

ALLEN CITY COUNCIL

REGULAR MEETING

MARCH 23, 2021

Present:

Kenneth Fulk, Mayor

Councilmembers:

Baine Brooks, Mayor Pro Tem

Kurt Kizer

Carl Clemencich

Lauren Doherty

Chris Schulmeister

City Staff:

Eric Ellwanger, City Manager

Eric Strong, Deputy City Manager

Tim Dentler, Assistant City Manager

Rebecca Vice, Assistant City Manager

Shelley B. George, City Secretary

Teresa Warren, Director, Public and Media Relations

Rocio Gonzalez, Deputy City Secretary

Pete Smith, Attorney

Workshop Session

With a quorum of the Councilmembers present, the Workshop Session of the Allen City Council was called to order by Mayor Fulk at 6:00 p.m. on Tuesday, March 23, 2021, in the Basement Meeting Rooms of Allen City Hall, 305 Century Parkway, Allen, Texas.

- 1. Introduction of Ryan Smith, Keep Allen Beautiful Board Chair.**
- 2. Introduction of Scott Phillips, Library Board Chair.**
- 3. Discussion on Central Business District (CBD).**
- 4. Discussion on Term Limits for City of Allen Boards, Commissions and Committees.**
- 5. Committee Updates from City Council Liaisons.**
- 6. Questions on Current Agenda.**

With no further discussion, the Workshop Session of the Allen City Council was adjourned at 6:36 p.m. on Tuesday, March 23, 2021.

Call to Order and Announce a Quorum is Present

With a quorum of the Councilmembers present, the Regular Meeting of the Allen City Council was called to order by Mayor Fulk at 7:00 p.m. on Tuesday, March 23, 2021, in the Basement Meeting Rooms of Allen City Hall, 305 Century Parkway, Allen, Texas.

Pledge of Allegiance

1. Boys Scouts from Troop #79 posted the Colors.

Public Recognition

2. Citizen Comments.

Collin Packer, 921 Dunleer Drive, Allen, Texas, commended Chief Harvey on the response to the recent tragedy of Marvin Scott III and to ensuring mental health education for our officers.

3. **Recognition of the Purchasing Division for Receipt of the 2020 Achievement of Excellence in Procurement Award.**
4. **Recognition of the Accounting Division for Receipt of the GFOA Certificate of Achievement in Excellence in Financial Reporting Award for the Fiscal Year Ending September 30, 2019.**
5. **Recognition to the Allen Public Library for Receipt of the Texas Municipal Library Directors Association (TMLDA) 2020 Achievement of Excellence in Libraries Award.**
6. **Presentation of Proclamations by the Office of the Mayor.**
 - Presentation of a Proclamation to the Allen High School Theatre Proclaiming March 2021 as Theatre in Our Schools Month.
 - Presentation of a Proclamation to Author Allen Mesch and Paula Ross of the Allen Heritage Guild Proclaiming April 8, 2021, as Ebenezer Allen Day.
 - Presentation of a Proclamation to the City of Allen Purchasing Division Proclaiming March 2021 as Purchasing Month.
 - Presentation of a Proclamation to the Allen Public Library Proclaiming April 4-10, 2021, as Library Week.
 - Presentation of a Proclamation to the Keep Allen Beautiful Board Proclaiming April 17, 2021, as Great American Cleanup Day.
7. **Presentation of the Keep Allen Beautiful Board's Annual Report by Chair Ryan Smith.**
8. **Presentation of the Library Board's Annual Report by Chair Scott Phillips.**
9. **Presentation of the May 1, 2021, Allen Independent School District Attendance Credit Election by Johnny Hill, AISD Chief Financial Officer.**

Consent Agenda

MOTION: Upon a motion made by Mayor Pro Tem Brooks and a second by Councilmember Clemencich, the Council voted six (6) for and none (0) opposed to adopt all items on the Consent Agenda as follows:

10. **Approve Minutes of the March 9, 2021, Regular City Council Meeting.**
11. **Set August 13-15, 2021, as the Dates for the City Council Budget Workshop with City Council and Executive Staff.**

The motion carried.

Regular Agenda

12. **Conduct a Public Hearing and Adopt an Ordinance to Amend the Development Regulations of Planned Development No. 142 Mixed Use, Adopt a Concept Plan for Single-Family Residential and Single-Family Residential Cross Sections, and to Amend Appendix 5 "Street Sections" and Appendix 7 "Ridgeview Drive Conceptual Landscape Plan" for the Property Generally Located South of State Highway 121 and West of Alma Drive. [The Avenue - Single-Family].**

Mayor Fulk opened the public hearing and asked anyone wishing to speak for or against this item to do so at this time.

Muhammad Musaab, 605 Falling Leaf Drive, Allen, Texas, spoke in support of the item.

With no one else speaking, Mayor Fulk closed the public hearing.

ORDINANCE NO. 3813-3-21: AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ALLEN, COLLIN COUNTY, TEXAS, AMENDING THE ALLEN LAND DEVELOPMENT CODE ZONING REGULATIONS AND ZONING MAP, AS PREVIOUSLY AMENDED, BY AMENDING THE DEVELOPMENT REGULATIONS OF PLANNED DEVELOPMENT DISTRICT NO. 142 ("PD-142") ADOPTED BY ORDINANCE NO. 3732-2-20 RELATING TO SINGLE-FAMILY DETACHED RESIDENCES (PATIO HOMES) AND SCREENING ALONG RIDGEVIEW DRIVE; PROVIDING FOR A CONFLICTS RESOLUTION CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000) FOR EACH OFFENSE; AND PROVIDING AN EFFECTIVE DATE.

MOTION: Upon a motion made by Councilmember Kizer and a second by Councilmember Doherty, the Council voted six (6) for and none (0) opposed to adopt Ordinance No. 3813-3-21, as previously captioned, to amend the development regulations of Planned Development 142 previously adopted by Ordinance 3732-2-20 relating to Single-Family detached residences and screening along Ridgeview Drive for The Avenue. The motion carried.

13. **Authorize the City Manager to Negotiate and Execute a Project Development Agreement with Thakkar Development Group, LLC, for The Avenue Project, and Execute any Amendments or Instruments Related Thereto.**

MOTION: Upon a motion made by Councilmember Schulmeister and a second by Councilmember Clemencich, the Council voted six (6) for and none (0) opposed to authorize the City Manager to negotiate and execute a Project Development with Thakkar Development Group, LLC, for

The Avenue Project, and execute any amendments or instruments related thereto. The motion carried.

14. Motion to Accept the Fiscal Year 2019-2020 Comprehensive Annual Financial Report.

MOTION: Upon a motion made by Councilmember Kizer and a second by Mayor Pro Tem Brooks, the Council voted six (6) for and none (0) opposed accept the Fiscal Year 2019-2020 Comprehensive Annual Financial Report. The motion carried.

Other Business

16. Calendar.

17. Items of Interest.

- Mayor Fulk wished his daughter, Erin, a happy birthday.
- Mayor Fulk announced the recipient of his March stipend would be the Boy Scouts of America, Circle Ten Council.

15. Appoint to Fill Vacancies on the Following Boards, Commissions, and Committees: Board of Adjustment/Building and Standards Commission/Sign Control Board; Allen Economic Development Corporation, and Public Art Committee.

MOTION: Upon a motion made by Councilmember Kizer and a second by Mayor Pro Tem Brooks, the Council voted six (6) for and none (0) opposed to nominate Gary Stocker, Place No. 2 and Hemen Patel, Alternate No. 1 to the Board of Adjustment / Building & Standards Commission / Sign Board and Sandra Midkiff, Place No. 5 to the Public Art Committee, as recommended by the Council Nominating Committee. The motion carried.

MOTION: Upon a motion made by Mayor Fulk and a second by Mayor Pro Tem Brooks, the Council voted six (6) for and none (0) opposed to nominate Carl Clemencich, Place No. 1 to the Allen Economic Development Corporation. The motion carried.

Executive Session

18. Personnel Pursuant to Section 551.074 of the Texas Government Code — Discuss Appointments to the Board of Adjustment/Building and Standards Commission; Allen Economic Development Corporation.

The Executive Session was not held.

19. Reconvene and Consider Action on Items Resulting from Executive Session.

Adjournment

MOTION: Upon a motion made by Mayor Pro Tem Brooks and a second by Councilmember Kizer, the Council voted six (6) for and none (0) opposed to adjourn the Regular Meeting of the Allen City Council at 9:20 p.m. on Tuesday, March 23, 2021. The motion carried.

These minutes approved on the 13th day of April 2021.

APPROVED:

Kenneth M. Fulk, MAYOR

ATTEST:

Shelley B. George, TRMC, CITY SECRETARY