

ALLEN CITY COUNCIL

REGULAR MEETING

APRIL 13, 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, April 13, 2021, in the Basement Meeting Rooms of Allen City Hall, 305 Century Parkway, Allen, Texas.

- 1. Introduction of Deborah Michnick, Animal Shelter Advisory Committee Chairperson.**
- 2. Update on Public Art at the Don Rodenbaugh Natatorium.**
- 3. Committee Updates from City Council Liaisons.**
- 4. Questions on Current Agenda.**

With no further discussion, the Workshop Session of the Allen City Council was adjourned at 6:25 p.m. on Tuesday, April 13, 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 7:07 p.m. on Tuesday, April 13, 2021, in the City Council Chambers of Allen City Hall, 305 Century Parkway, Allen, Texas.

Pledge of Allegiance

Public Recognition

1. Citizen Comments.

Council recognized Boy Scouts in attendance for a merit badge.

Terry Ramsey, 519 White Oak, Allen, Texas, spoke regarding the Police Department's responses to recent marches.

2. Presentation of the Animal Shelter Advisory Committee's Annual Report by Chairperson Deborah Michnick.

Consent Agenda

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

- 3. Approve Minutes of the March 23, 2021, Regular City Council Meeting.**
- 4. Authorize the City Manager to Execute a Contract with Hidell and Associates Architects, Inc., for Phase 1 Architectural Services of the Expansion of the Allen Public Library in the Amount of \$260,900.**
- 5. Authorize the City Manager to Execute a Professional Services Agreement with the McCoy Collaborative for the Design of the Heritage Village in the Amount of \$190,000.**
- 6. Award Bid and Authorize the City Manager to Execute the Purchase of Third-Party Audio/Visual Production Services for Allen Event Center with Epicenter Productions, Onstage Systems, Stage Corps, LLC, StageTex Productions, Inc., and Upstage Center, Inc., in the Amount of \$200,000.**
- 7. Award Bid and Authorize the City Manager to Execute a Contract with Eco Engineering, Inc., for Allen Event Center South Parking Garage Lighting Replacement in the Amount of \$403,323**

The motion carried.

Regular Agenda

- 8. Conduct a Public Hearing and Adopt an Ordinance to Amend the Development Regulations for a Portion of District H of Planned Development No. 108 Mixed Use and Adopt a Zoning Exhibit, Concept Plan, and Building Elevations for Approximately 4.998± Acres in the John Fyke Survey, Abstract No. 325; Generally Located North of Bossy Boots Drive and Approximately 400± Feet West of Stockton Drive. [Priya Senior Independent Living]**

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

The following individuals spoke in support of the item:

Vikas Sharma, 1230 Palo Duro Drive, Allen, Texas
Shreya Bhat, 1450 N. Watters Rd., Allen, Texas
Praveen Jhurani, 3101 Great Southwest Drive, Plano, Texas
Murali Krishna, 1507 Bear Creek Drive, Allen, Texas
Hitesh Lad, 1513 Bear Creek Drive, Allen, Texas
Sunil Modi, 968 Shaddock Park Lane, Allen, Texas
Naresh Merchant, 908 Cougar Drive, Allen, Texas
Pooja Raghunath, 1507 Bear Creek Drive, Allen, Texas
Kalpan K Vyas, 1305 Caliche Traill, Allen, Texas
Vatsa Ramanathan, 1407 Farmington Drive, Allen, Texas
Shahmeen Khan, 1618 Tulare Drive, Allen, Texas
Rafael Lizardi, 413 Woodlake Drive, Allen, Texas.

The following individuals spoke in opposition of the item:

Carol Cook, 1160 Montgomery Blvd., Allen, Texas
Dave Cornette, 310 Willow Brook Drive, Allen, Texas.

The following individuals did not speak, but wished their support be recorded:

Gopal Vanamamalai, 314 Leameadow, Allen, Texas
Karuora Talati, 6404 Lambeau Court, McKinney, Texas
Ratilal N. Kyada, 13281 Juliet Way, Frisco, Texas
Prateek Chaturvedi, 1505 Riverdale Drive, Allen, Texas
Nilesh Doke, 1502 Astoria Drive, Allen, Texas
Suchi Gupta, 1044 Everglades Drive, Allen, Texas
Kevin Patel, 1503 Astoria Drive, Allen, Texas
Nilesh Patel, 1600 Meg Drive, Allen, Texas
Shitlesh Patel, 2209 Loring Drive, Allen, Texas
Hemen Patel, 1484 Wesley Drive, Allen, Texas
Mahesh Parikh, 955 Pheasant Drive, Allen, Texas
Sameer Shelke, 13777 Regents Park, Frisco, Texas
Sangeeta Shelke, 13777 Regents Park, Frisco, Texas
Subhah Shah, 4601 Hershey Lane, Plano, Texas
Subhash Talah, 6404 Lambeau Court, McKinney, Texas
Bin Wang, 509 Lakeway Drive, Allen, Texas
Bindu Kancharla, 609 Woodlake Drive, Allen, Texas
Nanda Kishore Kancharla, 609 Woodlake Drive, Allen, Texas
Manny Gonzalez Faia, 30700 Russell Ranch, Westlake, Texas
Tejal Jasani, 1513 Bear Creek Drive, Allen, Texas
Elizabeth Hicks, 1401 Woodlake Drive, Allen, Texas
Mark Penkhus, 404 Woodlake Drive, Allen, Texas
Umesh Gahlot, 1292 Bossy Boots Drive, Allen, Texas
Chittrananu Mohan Gupta, 324 Tam O Shanter Lane, Richardson, Texas
Anurag Jagota, 702 Baldwin, Allen, Texas
Scott Jensen, 1400 Corporate Center Curve, Suite 100, Eagan, Minnesota
Shikha Johri, 954 Park Ridge Drive, Allen, Texas
Santosh Patel, 12080 Shoal Creek drive, Frisco, Texas
Laxmi Tummala, 14852 Luceme Drive, Frisco, Texas
Prakasarao V. Velagapudi, 14726 Harmony Lane, Frisco, Texas.

The following individuals did not speak, but wished their opposition be recorded:
Srini Raghavan, 1041 Hot Springs Drive, Allen, Texas
Jayanta Chowdhury, 965 Cougar Drive, Allen, Texas.

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

ORDINANCE NO. 3814-4-21: 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 REGULATIONS RELATING TO THE USE AND DEVELOPMENT OF 4.998± ACRES LOCATED IN THE JOHN FYKE SURVEY, ABSTRACT NO. 325 DESCRIBED IN EXHIBIT “A” HERETO AND LOCATED IN DISTRICT “H” OF PLANNED DEVELOPMENT “PD” NO. 108 MIXED USE “MIX,” ADOPTING ZONING EXHIBIT, CONCEPT PLAN AND BUILDING ELEVATIONS; PROVIDING FOR A CONFLICTS RESOLUTION CLAUSE; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR A SAVINGS CLAUSE; PROVIDING FOR A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000) FOR EACH OFFENSE; AND PROVIDING FOR AN EFFECTIVE DATE.

MOTION: Upon a motion made by Councilmember Doherty and a second by Councilmember Clemencich, the Council voted four (4) for and with (2) opposed with Mayor Pro Tem Brooks and Councilmember Schulmeister casting the negative votes, to adopt Ordinance No. 3814-4-21, as previously captioned, to amend the Development Regulations of District H of Planned Development No. 108 Mixed Use and adopt a Zoning Exhibit, Concept Plan, and Building Elevations for the property generally located north of Bossy Boots Drive and approximately 400± feet west of Stockton Drive. The motion carried.

9. Conduct a Public Hearing and Adopt an Ordinance to Amend the Development Regulations for a Portion of District F of Planned Development No. 108 Office O and Adopt a Concept Plan and Building Elevations for Lot 7, Block G, Bray Central One; Generally Located at the Southwestern Corner of the Intersection of Exchange Parkway and Raintree Circle. [Medical Office and Convenience Store with Fuel Station]

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

The following individuals did not speak, but wished their support be recorded:
Elizabeth Hicks, 1401 Woodlake Drive, Allen, Texas
Bin Wang, 509 Lakeway Drive, Allen, Texas
Mark Penkhus, 404 Woodlake Drive, Allen, Texas.

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

ORDINANCE NO. 3815-4-21: 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 REGULATIONS RELATING TO THE USE AND DEVELOPMENT OF LOT 7, BLOCK G, BRAY CENTRAL ONE, LOCATED IN DISTRICT F OF PLANNED DEVELOPMENT “PD” NO. 108 OFFICE “O” AND ADOPTING A CONCEPT PLAN AND BUILDING ELEVATIONS; PROVIDING FOR A CONFLICTS RESOLUTION CLAUSE; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR A SAVINGS CLAUSE; PROVIDING FOR A

PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000) FOR EACH OFFENSE; AND PROVIDING FOR AN EFFECTIVE DATE.

MOTION: Upon a motion made by Councilmember Clemencich and a second by Mayor Pro Tem Brooks, the Council voted six (6) for and none (0) opposed to adopt Ordinance No. 3814-4-21, as previously captioned, to amend the Development Regulations of District F of Planned Development No. 108 Office O and adopt a Concept Plan and Building Elevations for the property generally located at the Southwestern Corner of the Intersection of Exchange Parkway and Raintree Circle. The motion carried.

Mayor Fulk recessed for a brief break at 9:34 p.m.

Mayor Fulk reconvened the meeting at 9:38 p.m.

10. Appoint to Fill a Vacancy in Place No. 2 on the Central Business District Design Review 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 appoint Thomas Thomas, as recommended by the Council Nominating Committee, to fill the unexpired term in Place No. 2 on the CBD Design Review Committee. The motion carried.

11. Adopt an Ordinance Ordering a Special Election on a Proposed Charter Amendment on November 2, 2021.

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

The following individuals spoke in opposition to the item:

Scott Cote, 710 Rockcrossing Lane, Allen, Texas

Doug Gallaher, 204 Glenwick Place, Allen, Texas

Christopher Hardesty-Crouch, 1111 Easton Lane, Allen, Texas

The following individuals spoke in support of the item:

Jim Kerr, 406 Watson, Allen, Texas

Victoria Sublette, 1227 Palo Duro, Allen, Texas

Shahmeen Khan, 1618 Tulare Drive, Allen, Texas

Joey Herald, 1018 Michelson Lane, Allen, Texas

The following individual did not speak but wish their support be recorded:

Eileen Tollett, 404 Watson, Allen, Texas.

The following individuals did not speak but wish their opposition be recorded:

Margaret Ives, 401 W. Coats, Allen, Texas

Adelia D. (Deddie) Scaife, 403 W. Coats, Allen, Texas.

With no one else speaking, Mayor Fulk closed public comments.

ORDINANCE NO. 3816-4-21: AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ALLEN, COLLIN COUNTY, TEXAS, ORDERING A SPECIAL ELECTION ON A PROPOSED AMENDMENT TO THE HOME RULE CITY CHARTER OF THE CITY OF ALLEN TO BE HELD ON NOVEMBER 2, 2021; PROVIDING FOR THE PUBLICATION AND POSTING OF NOTICE; AUTHORIZING THE EXECUTION OF AN ELECTION CONTRACT; AND PROVIDING AN EFFECTIVE DATE.

MOTION: Upon a motion made by Councilmember Kizer and a second by Councilmember Clemencich, the Council voted six (6) for and none (0) opposed to adopt Ordinance No. 3816-4-21, as previously captioned, ordering a special election on proposed Charter Amendments to the Home Rule Charter of the City of Allen on November 2, 2021. The motion carried.

12. Motion to Adopt a Diversity, Equity and Inclusion Policy Statement and to Confirm Appointments to an Ad Hoc Committee as Recommended by Mayor Fulk

MOTION: Upon a motion made by Councilmember Doherty and a second by Councilmember Clemencich, the Council voted six (6) for and none (0) opposed to adopt a Diversity, Equity and Inclusion Policy Statement *“The Allen City Council supports a community where respect for and openness to all exists and everyone feels welcome, included, treated equally and where their participation is appreciated. We value the rich diversity that makes up the fabric of Allen and remain committed to building on the shared values that reach across our entire community.”* and to confirm the following appointments to an Ad Hoc Committee as Recommended by Mayor Fulk:

- | | |
|-----------------------------|--------------------|
| • John Gain (Chair) | • Nasima Chowdhury |
| • Robert Boone (Vice-Chair) | • Manita Moran |
| • Victoria Sublette | • Hemen Patel |
| • Ann Bargains | • Mahmood A. Umer |
| • Alex Evans | • Xi Breeding |
| • Rodrigo Vizcaino | • Veronica Yost |

The motion carried.

Other Business

13. Calendar.

14. Items of Interest.

- Council commended City Manager Ellwanger, Fire Chief Boyd and staff on their leadership throughout the Covid pandemic and for leading the way on responding to and successfully establishing and operating a vaccination site for our residents. They further commended CERT (Community Emergency Response Team) for their countless hours of volunteer service.

Executive Session

The Executive Session was not held.

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

Adjournment

MOTION: Upon a motion made by Councilmember Clemencich and a second by Mayor Pro Tem Brooks, the Council voted six (6) for and none (0) opposed to adjourn the Regular Meeting of the Allen City Council at 10:43 p.m. on Tuesday, April 13, 2021. The motion carried.

These minutes approved on the 27th day of April 2021.

APPROVED:

Kenneth M. Fulk, MAYOR

ATTEST:

Shelley B. George, TRMC, CITY SECRETARY