



# City of Mesquite, Texas

## Minutes - Final City Council

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Monday, October 4, 2021

6:30 PM

City Hall | Council Chamber  
757 N. Galloway Avenue | Mesquite, Texas

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Present: Mayor Pro Tem Robert Miklos and Councilmembers Dan Aleman, Tandy Boroughs, B. W. Smith, Kenny Green and Assistant City Manager Ted Chinn and City Secretary Sonja Land.

Absent: Mayor Bruce Archer, Councilmember Sherry Wisdom and City Manager Cliff Keheley.

### **PRE-MEETING - TRAINING ROOMS A&B - 6:30 P.M.**

#### **AGENDA REVIEW**

### **REGULAR CITY COUNCIL MEETING - CITY COUNCIL CHAMBER - 7:02 P.M.**

#### **INVOCATION**

Pastor Michael Luster, Sr., New Beginning Fellowship Church, Mesquite, Texas.

#### **PLEDGE OF ALLEGIANCE**

City Staff.

#### **SPECIAL RECOGNITION**

- 1 Recognize Mesquite's Deja Young for her career as a Paralympian.

Deja Young-Craddock was born with brachial plexus that caused nerve damage and limited mobility to her right shoulder. She graduated from Dr. John D. Horn High School in 2014. A standout on her high school track team, she lettered all four years while competing in volleyball and softball. Deja earned a track scholarship to Wichita State University, where she earned All-Conference recognition, and graduated in 2014 with a degree in social work.

Deja represented Team USA as a Paralympian competing in the 100-meter and 200-meter competitions and has earned multiple medals. She has retired from competing but will still be involved in the sport as an athlete advisor on the Athlete Advisor Committee for Team USA.

A brief video was shown highlighting Deja's accomplishments in track and field. Mayor Pro Tem Miklos read a proclamation into the record proclaiming Monday, October 4, 2021, as "Deja Young-Craddock Day" in the City of Mesquite. He stated that Honoray Road, between Scyene Road and Military Parkway, will temporarily be renamed "Deja Young Drive" in her honor and presented her with an honorary street sign.

**SPECIAL ANNOUNCEMENTS**

1. Mr. Green stated that a Special Election will be held on November 2, 2021, for voters to consider Proposition A regarding a tax rate that exceeds the 3.5 percent voter-approval tax rate. State law requires that this proposition be presented to the voters to vote "FOR" or "AGAINST" the proposition. Three public meetings will be held with the first meeting being on October 7, 2021, at 7:00 p.m., at Florence Recreation Center, 2501 Whitson Way. For more details regarding the Special Election and public meetings, visit [www.cityofmesquite.com/2021TaxElection](http://www.cityofmesquite.com/2021TaxElection).
2. Mr. Boroughs expressed appreciation to all volunteers who participated in last Saturday's Addressing Mesquite Day (AMD) event. Over 500 volunteers participated. Additional volunteer groups will continue working over the next few weeks on additional AMD projects. He thanked all sponsors who provided funds and supplies for this successful event.
3. Mr. Smith thanked all of the volunteers who participated in the September 25, 2021, Trash Bash. Over 500 volunteers collected more than 4,300 pounds of litter. These efforts support the Clean City Initiative program to help improve community appearance.
4. Mr. Aleman reminded residents of the new solid waste requirements that became effective on October 1, 2021. Residents are required to place their trash in a bag and place the bag into a trash can. A public meeting will be held on Tuesday, October 12, 2021, at 7:00 p.m., at City Hall, 757 North Galloway Avenue, regarding the new requirements.
5. Mr. Aleman thanked all of the volunteers that participated in the recent Addressing Mesquite Day event.
6. Mr. Miklos thanked the Animal Services Division for their efforts on September 23, 2021, regarding the rescue of 111 dogs from a local residence. The property owner surrendered the dogs to the City and all of the dogs were made available for immediate rescue to the City's animal rescue partners. This event was a success due to the City's hard-working staff and their relationships with many animal rescue partners.
7. Mr. Miklos stated that two homicides took place this past Friday night and Saturday night. He asked for prayers for these families.
8. Mr. Miklos announced that Chris Sanchez has been promoted to Assistant City Manager and David Gill has been appointed as the new Police Chief.

**CITIZENS FORUM**

1. Shirley Weddle, 4222 Seedling Lane, commended the City of Mesquite for offering residents access to free mental health counseling and referral services. She shared information regarding free training opportunities for mental health and suicide prevention. She invited residents to a free training session on Saturday, Nov. 6, 2021, for mental health first aid for youth. For additional information, email [swbrainhealth@gmail.com](mailto:swbrainhealth@gmail.com). Residents can contact the National Suicide Prevention Lifeline at 1-800-273-TALK or [www.suicidepreventionlifeline.org](http://www.suicidepreventionlifeline.org).
2. Wanda Gray, 900 Ember Lane, expressed concerns regarding the increased number of outside investors building in the City of Mesquite.

**CONSENT AGENDA****Approval of the Consent Agenda**

Mr. Aleman requested that Item No. 15 be removed from the Consent Agenda to be considered separately. Mr. Boroughs requested that Item No. 18 be removed from the Consent Agenda to be considered separately. Mr. Green moved to approve the remaining items on the Consent Agenda, as follows. Motion was seconded by Mr. Aleman and approved unanimously.

- 2 Minutes of the regular City Council meeting held September 20, 2021.

**Approved on the Consent Agenda.**

- 3 A resolution authorizing the City Manager to execute Amendment No. 4 to the Dallas Area Household Hazardous Waste Network Interlocal Agreement with Dallas County for Fiscal Year 2021-22 for an amount not to exceed \$123,566.00.

**Approved on the Consent Agenda.**

**Resolution No. 63-2021, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MESQUITE, TEXAS, AUTHORIZING THE CITY MANAGER TO EXECUTE AMENDMENT NO. 4 TO THE DALLAS AREA HOUSEHOLD HAZARDOUS WASTE NETWORK INTERLOCAL AGREEMENT WITH DALLAS COUNTY FOR FISCAL YEAR 2021-22 FOR AN AMOUNT NOT TO EXCEED \$123,566.00. (Resolution No. 63-2021 recorded in Resolution Book No. 63.)**

- 4 A resolution authorizing the City Manager to execute the 2021 Edward Byrne Memorial Justice Assistance Grant ("JAG") Program Funds Sharing and Fiscal Agency Agreement between Dallas County and the Cities of Balch Springs, Carrollton, Dallas, DeSoto, Duncanville, Garland, Grand Prairie, Irving, Lancaster, Mesquite and Richardson; authorizing an equitable redistribution of grant funds thereby reducing Mesquite's formula allocation to the revised amount of \$31,576.76; designating the City of Dallas as the applicant and fiscal agent; and designating the Police Chief of the City of Mesquite as the responsible officer for the purpose of signing all documents associated with the grant.

**Approved on the Consent Agenda.**

**Resolution No. 64-2021, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MESQUITE, TEXAS, AUTHORIZING THE CITY MANAGER TO EXECUTE THE 2021 EDWARD BYRNE MEMORIAL JUSTICE ASSISTANCE GRANT ("JAG") PROGRAM FUNDS SHARING AND FISCAL AGENCY AGREEMENT BETWEEN DALLAS COUNTY AND THE CITIES OF BALCH SPRINGS, CARROLLTON, DALLAS, DESOTO, DUNCANVILLE, GARLAND, GRAND PRAIRIE, IRVING, LANCASTER, MESQUITE AND RICHARDSON; AUTHORIZING AN EQUITABLE REDISTRIBUTION OF GRANT FUNDS THEREBY REDUCING MESQUITE'S FORMULA ALLOCATION TO THE REVISED AMOUNT OF \$31,576.76; DESIGNATING THE CITY OF DALLAS AS THE APPLICANT AND FISCAL AGENT; AND DESIGNATING THE POLICE CHIEF OF THE CITY OF MESQUITE AS THE RESPONSIBLE OFFICER FOR THE PURPOSE OF SIGNING ALL DOCUMENTS ASSOCIATED WITH THE GRANT. (Resolution No.**

**64-2021 recorded in Resolution Book No. 63.)**

- 5 A resolution accepting additional funding in connection with the 2019 Homeland Security Grant Program and execution of the sub-recipient agreements with the Office of the Governor, Texas Homeland Security State Administrative Agency, in the amount of \$60,000.00; authorizing the Emergency Management Coordinator as the authorized official to apply for, accept, reject, alter or terminate the grant on behalf of the City and agreeing to return the \$60,000.00 grant in the event of loss or misuse of the \$60,000.00 grant funds.

**Approved on the Consent Agenda.**

**Resolution No. 65-2021, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MESQUITE, TEXAS, ACCEPTING ADDITIONAL FUNDING IN CONNECTION WITH THE 2019 HOMELAND SECURITY GRANT PROGRAM AND EXECUTION OF THE SUB-RECIPIENT AGREEMENTS WITH THE OFFICE OF THE GOVERNOR, TEXAS HOMELAND SECURITY STATE ADMINISTRATIVE AGENCY IN THE AMOUNT OF \$60,000.00; AUTHORIZING THE MAYOR TO EXECUTE ALL DOCUMENTS IN CONNECTION WITH THE AWARD OF THE \$60,000 GRANT; AUTHORIZING THE EMERGENCY MANAGEMENT COORDINATOR AS THE AUTHORIZED OFFICIAL TO APPLY FOR, ACCEPT, REJECT, ALTER, OR TERMINATE THE GRANT ON BEHALF OF THE CITY OF MESQUITE; AND AGREEING TO RETURN THE \$60,000 GRANT IN THE EVENT OF LOSS OR MISUSE OF THE \$60,000 GRANT FUNDS. (Resolution No. 65-2021 recorded in Resolution Book No. 63.)**

- 6 A resolution expressing official intent to reimburse, from the proceeds of obligations to be issued by the City, the costs of street, road, alley, sidewalk and screening wall projects, water and sewer system improvements, municipal building improvements and acquisition of vehicles and equipment and computer equipment and software for municipal departments.

**Approved on the Consent Agenda.**

**Resolution No. 66-2021, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MESQUITE, TEXAS, EXPRESSING INTENT TO REIMBURSE EXPENDITURES FROM PROCEEDS OF FUTURE OBLIGATIONS. (Resolution No. 66-2021 recorded in Resolution Book No. 63.)**

- 7 A resolution authorizing the Mayor to finalize and execute all documents necessary to designate the positions of Director of Finance, Manager of Accounting, and Manager of Budget and Treasury to act as the City of Mesquite's authorized representatives for Texas Local Government Investment Pool ("TexPool/TexPool Prime").

**Approved on the Consent Agenda.**

**Resolution No. 67-2021, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MESQUITE, TEXAS, AUTHORIZING THE MAYOR TO FINALIZE AND EXECUTE ALL DOCUMENTS NECESSARY TO DESIGNATE THE POSITIONS OF DIRECTOR OF FINANCE, MANAGER OF ACCOUNTING, AND MANAGER OF BUDGET AND TREASURY TO ACT AS THE CITY OF MESQUITE'S AUTHORIZED REPRESENTATIVES FOR TEXAS LOCAL GOVERNMENT INVESTMENT POOL ("TEXPOOL/TEXPOOL PRIME"). (Resolution No. 67-2021 recorded in Resolution Book No. 63.)**

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- 8 RFP No. 2021-084 - Basic Term Life, Voluntary Life and Voluntary AD&D Insurance.  
(Authorize the City Manager to finalize and execute a contract with Dearborn Life Insurance Company, d/b/a Blue Cross and Blue Shield of Texas (Dearborn Life Insurance), effective January 1, 2022, through December 31, 2022. The term of this contract is for one year, with four additional one-year renewal options. The City Manager is authorized to exercise the renewal options, subject to appropriation of funds.)  
**Approved on the Consent Agenda.**
- 9 Bid No. 2021-117 - Annual Purchase of Cleaning Supplies for Warehouse Stock.  
(Staff recommends award to Eagle Brush and Chemical, Inc., through BuyBoard Contract No. 649-21, in an amount not to exceed \$102,000.00. The term of this contract is for one year, with two additional one-year renewal options. The City Manager is authorized to exercise the renewal options, subject to annual appropriation of sufficient funds.)  
**Approved on the Consent Agenda.**
- 10 Bid No. 2022-003 - Annual Supply of International Truck Parts.  
(Staff recommends award to Southwest International Trucks, Inc., through BuyBoard Contract No. 601-19, sponsored by the Texas Association of School Boards, in an amount not to exceed \$130,000.00. The term of this contract is for one year, with one additional one-year renewal option. The City Manager is authorized to exercise the renewal option subject to annual appropriation of sufficient funds.)  
**Approved on the Consent Agenda.**
- 11 Bid No. 2022-004 - Annual Supply of Toro Commercial Mower Parts.  
(Staff recommends award to Professional Turf Products, LP, through BuyBoard Contract No. 611-20, sponsored by the Texas Association of School Boards, in an amount not to exceed \$65,000.00. The term of this contract is for one year, with one additional one-year renewal option. The City Manager is authorized to exercise the renewal option subject to annual appropriation of sufficient funds.)  
**Approved on the Consent Agenda.**
- 12 Bid No. 2021-006 - Mesquite-Garland Trail Connector.  
(Authorize the City Manager to finalize and execute a contract with low bidder Wall Contractors, LLC, in the amount of \$563,893.75.)  
**Approved on the Consent Agenda.**
- 13 Bid No. 2022-008 - Purchase of One 1500 GPM Pumper Truck.  
(Staff recommends the purchase of one Spartan Emergency Response Pumper Truck offered by Metro Fire Apparatus Specialists, Inc., an approved vendor of the Houston-Galveston Area Council of Governments Cooperative Purchasing Program (HGAC Buy) Contract No. FS12-19, in the amount of \$681,744.00.)  
**Approved on the Consent Agenda.**
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- 14 Authorize the City Manager to finalize and execute a Professional Engineering Services Contract with Kimley-Horn and Associates, LLC for the survey, engineering design and preparation of bidding and construction documents for the rehabilitation of the ground storage tank roofs at the Barnes Bridge Pump Station in the amount of \$168,700.00.

**Approved on the Consent Agenda.**

- 16 Authorize the City Manager to finalize and execute a grant agreement with the Dallas Area Agency on Aging (DAAA), to receive funds that provide meals for senior citizens, in an amount not to exceed \$144,043.00.

**Approved on the Consent Agenda.**

- 17 Ratification of Bid No. 2022-010 - Senior Citizen Meal Delivery Program.  
(Staff recommends ratification of a one-year contract with the Visiting Nurse Association of Texas (VNA), in an amount not exceed \$114,000.00, through an Interlocal Cooperative Purchasing Agreement with the City of Grand Prairie, Texas. The term of this contract is for one year, with no renewal options.)

**Approved on the Consent Agenda.**

#### **CONSENT AGENDA ITEMS TO BE CONSIDERED SEPARATELY**

- 15 Authorize the City Manager to execute an advance funding agreement with the Texas Department of Transportation for participation in the Lawson Road Highway Safety Improvement Program Project.

**Ron Ward, 430 Running Brook Lane, expressed support for the Lawson Road Highway Safety Improvement Program Project.**

**No others appeared regarding the agreement.**

**Mr. Aleman moved to authorize the City Manager to execute an advance funding agreement with the Texas Department of Transportation for participation in the Lawson Road Highway Safety Improvement Program Project. Motion was seconded by Mr. Green and approved unanimously.**

- 18 Approve Amendment No. 1 to the Fiscal Year 2021-22 Police State Seizure Budget in accordance with Title 28, Section 524, of the United States Code and Chapter 59 of the Texas Code of Criminal Procedure in the amount of \$276,000.00.

**Chief Faaborg stated that the seizure funds will be used to purchase various items and services to enhance public safety such as branding initiatives to maximize the recruiting effort, tactical team helmets, camera trailers, narcotics wireless headsets, crime scene cameras, global positioning for police and fire radios, fixed cameras for the North Peachtree Road and Gross Road area and fixed license plate readers. He stated that a GPS system for the K-9 officers is being considered for future purchase.**

**Mr. Boroughs moved to approve Amendment No. 1 to the Fiscal Year 2021-22 Police State Seizure budget in the amount of \$276,000.00. Motion was seconded by Mr. Smith and approved unanimously.**

**End of Consent Agenda****PUBLIC HEARINGS****19**

Conduct a public hearing and consider an ordinance for Zoning Application No. Z0821-0211, submitted by Iresha Hayes of Little Texans, for a change of zoning from General Retail to General Retail with a Conditional Use Permit to allow a child daycare facility, located at 1515 East Kearney, Suite 500.

(No responses in favor or in opposition to the application have been received from property owners within the statutory notification area. The Planning and Zoning Commission recommends approval.)

**A public hearing was held for Zoning Application No. Z0821-0211.**

Jeff Armstrong, Director of Planning and Development Services, stated that earlier this year the City Council approved a Conditional Use Permit for a daycare at 1515 East Kearney Street, Suite 402. The applicant is seeking to expand the existing daycare into the adjacent Suite 500 for after-school programs and all-day virtual learning.

Applicant Iresha Hays, representing Little Texans, stated that the daycare is open from 5:00 a.m. until 7:00 p.m. to provide quality daycare for citizens who work early or late shifts. She stated that the business adjacent to the daycare closed and she is seeking to expand into that space.

**No others appeared regarding Zoning Application No. Z0821-0211.**

Mr. Smith moved to approve Zoning Application No. Z0821-0211, as recommended by the Planning and Zoning Commission, and to approve Ordinance No. 4901, AN ORDINANCE AMENDING THE MESQUITE ZONING ORDINANCE BY APPROVING A CHANGE OF ZONING FROM GENERAL RETAIL TO GENERAL RETAIL WITH A CONDITIONAL USE PERMIT ON PROPERTY LOCATED AT 1515 EAST KEARNEY STREET, SUITE #500 TO ALLOW A DAY CARE CENTER; REPEALING ALL ORDINANCES IN CONFLICT WITH THE PROVISIONS OF THIS ORDINANCE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A PENALTY NOT TO EXCEED \$2,000.00; AND PROVIDING AN EFFECTIVE DATE. Motion was seconded by Mr. Aleman and approved unanimously. (Ordinance No. 4901 recorded in Ordinance Book No. 125.)

**ADJOURNMENT**

Mr. Smith moved to adjourn the meeting. Motion was seconded by Mr. Green and approved unanimously. The meeting adjourned at 7:57 p.m.

Attest:

Approved:

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Sonja Land, City Secretary

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Robert Miklos, Mayor Pro Tem