



MINUTES

Of A

REGULAR COUNCIL MEETING

February 11, 2021

This meeting will be conducted utilizing a videoconferencing tool. City Council members, staff, and citizens will participate via audio only. Instructions and direct links to view the meeting or speak during citizen comment can be found at LongviewTexas.gov/Tele.

To participate in citizen comment, please plan to arrive early to give yourself time to register to the videoconference tool. After registering, you will receive a confirmation email containing information about joining the webinar. The virtual conference meeting room will open at 5:15 p.m., and the meeting will begin at 5:30 p.m.

For assistance or questions related to participating in the meeting, please contact the City Secretary's Office at 903-237-1080.

I. Call to Order

II. Roll Call

Mayor Andy Mack: Here
Ed Moore, District 1 - Here
Nona Snoddy, District 2 - Here
Wray Wade, District 3 – Here
Kristen Ishihara, District 4 – Here
David Wright, District 5 - Here
Steve Pirtle, District 6 – Here

City Staff:

City Manager, Keith Bonds – Here
City Attorney, Jim Finley – Here
City Secretary, Angie Shepard – Here

III. Citizen Comment – There were no citizens registered to speak.

IV. Consent Items

- A. **Consider a Resolution awarding a contract to and authorizing and directing the City Manager or his designee to execute any necessary documents with Reynolds and Kay, LTD, of Tyler, Texas in the amount of \$403,930.25 for construction of the Loop 281 and Nealy Way Traffic Signal Intersection Improvements Project –**

Rolin McPhee, P.E., Director of Public Works was present and requested the Council to consider the approval of a Resolution awarding a contract in the amount of \$403,930.25 to Reynolds & Kay, LTD of Tyler, TX for the construction of the referenced project. The following bids were opened on December 17, 2020:

Bidder	Amount
Reynolds & Kay, LTD Tyler, TX	\$403,930.25
L.S. Equipment Co., Inc. Henderson, TX	\$479,517.22
East Texas Bridge, Inc. Longview, TX	\$517,514.65

The scope includes the installation of a four way traffic signal at the intersection of Loop 281 and Nealy Way and the construction of an additional left turn lane.

Johnson & Pace Inc. has examined the bids and the qualifications of the low bidder, and recommends award of the contract to Reynolds & Kay, LTD. of Tyler, TX in the amount of \$403,930.25. Staff concurs with their recommendation.

The following Resolution was approved:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LONGVIEW, TEXAS, ACCEPTING THE BID OF REYNOLDS & KAY, LTD., OF TYLER, TEXAS, FOR CONSTRUCTION OF THE PROJECT ENTITLED "LOOP 281 AND NEALY WAY INTERSECTION IMPROVEMENTS"; AUTHORIZING AND DIRECTING THE CITY MANAGER OR HIS DESIGNEE TO EXECUTE ANY DOCUMENTS NECESSARY BETWEEN THE CITY OF LONGVIEW AND REYNOLDS & KAY, LTD. FOR THE

ABOVE REFERENCED PROJECT; CONDITIONING THE ACCEPTANCE AND AUTHORIZATIONS PROVIDED HEREIN ON CERTAIN FUNDING AND SECURITY FOR SAME TO BE PROVIDED BY FUTURE FRONTIERS, LLC; DETERMINING THAT THE CITY COMPLIED WITH ALL APPLICABLE BIDDING REQUIREMENTS IN ACCEPTING SAID BID; FINDING AND DETERMINING THAT THE MEETING AT WHICH THIS RESOLUTION WAS PASSED WAS IN ACCORDANCE WITH THE REQUIREMENTS OF THE TEXAS OPEN MEETINGS ACT; MAKING OTHER FINDINGS AND PROVISIONS RELATED TO THE SUBJECT; AND DECLARING AN EFFECTIVE DATE.

Such Resolution No. 5747 appears in the Resolution and Ordinance records of the City of Longview.

- B. Consider a Resolution authorizing and directing the City Manager or the City Manager's designee to execute any necessary documents for an interlocal agreement with the City of Midlothian and enter into a contract for EMS supplies for the Fire Department –**

J.P. Steelman, Fire Chief was present and requested the Council to consider the approval of a Resolution adopting and allowing the City of Longview to enter into a cooperative purchasing agreement with the City of Midlothian, Texas. The City of Midlothian competitively bid a contract for EMS Supplies for their Fire Department. The bid was awarded to Boundtree Medical, LLC. out of Dublin, OH. The Longview EMS Section wishes to utilize this contract. By entering into a cooperative purchasing agreement with the City of Midlothian, the City of Longview will be able to use the EMS supplies contract obtained by the City of Midlothian. Use of this cooperative purchasing contract will satisfy the competitive bidding laws for the purchase of said EMS supplies for the EMS Section.

Contracts that the City of Longview may utilize in the future with the City of Midlothian are pre-bid and therefore meet all of the competitive purchasing laws.

The following Resolution was approved:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LONGVIEW, TEXAS, APPROVING AND AUTHORIZING THE CITY MANAGER TO EXECUTE AND THE CITY SECRETARY TO ATTEST TO AN INTERLOCAL AGREEMENT BY AND BETWEEN THE CITY OF LONGVIEW AND THE CITY OF MIDLOTHIAN PROVIDING

FOR COOPERATIVE PURCHASING; AUTHORIZING THE CITY MANAGER TO DESIGNATE AN OFFICIAL REPRESENTATIVE TO ACT FOR THE CITY OF LONGVIEW IN ALL MATTERS RELATING TO SAID PURCHASING AGREEMENT; AUTHORIZING A CONTRACT FOR EMS SUPPLIES VIA THE COOPERATIVE PURCHASING AGREEMENT WITH THE CITY OF MIDLOTHIAN; DETERMINING THAT SAID PURCHASE IS EXEMPT FROM STATE BIDDING REQUIREMENTS FINDING AND DETERMINING THAT THE MEETING AT WHICH THIS RESOLUTION WAS APPROVED COMPLIED WITH THE OPEN MEETINGS ACT MAKING OTHER FINDINGS AND PROVISIONS RELATED TO THE SUBJECT; AND DECLARING AN EFFECTIVE DATE.

Such Resolution No. 5748 appears in the Resolution and Ordinance records of the City of Longview.

- C. **Consider an Ordinance authorizing the sale of real property described as 0.6122 acres located in the D. Sanchez Survey, A-186, City of Longview, Gregg County, Texas, (Account # 200239) for the cash sum of \$89,745.00 for FM 2275 (E. George Richey Rd) Widening Project by TXDOT –**

Rolin McPhee, P.E. Director of Public Works was present and requested the Council to consider the approval of an Ordinance authorizing the sale of real property described as 0.6122 acres located in the D. Sanchez Survey, A-186, City of Longview, Gregg County, Texas, (Account #200239); Parcel P00021136 (98) for the cash sum of \$89,745.00 for the FM 2275 (E. George Richey Road) Widening Project by TXDOT.

The following Ordinance was approved:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LONGVIEW, TEXAS, AUTHORIZING THE CONVEYANCE TO THE TEXAS DEPARTMENT OF TRANSPORTATION OF REAL PROPERTY KNOWN AS 0.6122 ACRES PART OF THE ORIGINAL 3.5 ACRES D. SANCHEZ SURVEY A-186, CITY OF LONGVIEW, GREGG COUNTY, TEXAS (GCAD ACCOUNT #200239) LOCATED AT 2022 E. GEORGE RICHEY ROAD (FIRE STATION 4), LONGVIEW, AND DESIGNATED WITH THE UNIQUE

PARCEL NUMBER P0021136(98); BEING THAT PROPERTY MORE PARTICULARLY DESCRIBED IN THE ATTACHED EXHIBIT "A" AND "B", FOR THE CASH SUM OF \$89,745.00; FINDING THAT THE MEETING AT WHICH THIS ORDINANCE WAS APPROVED COMPLIED WITH THE TEXAS OPEN MEETINGS ACT; MAKING OTHER FINDINGS AND PROVISIONS RELATED TO THE SUBJECT; AND DECLARING AN EFFECTIVE DATE.

Such Ordinance No. 4296 appears in the Resolution and Ordinance records of the City of Longview.

D. Consider a Resolution denying the application to increase rates filed by Southwestern Electric Power Company on or about October 13, 2020 –

Jim Finley, City Attorney was present and requested the Council to consider the approval of a Resolution denying Southwestern Electric Power Company's proposed increase in rates.

The following Resolution was approved:

RESOLUTION BY THE CITY OF LONGVIEW ("CITY") DENYING THE APPLICATION TO INCREASE RATES FILED BY SOUTHWESTERN ELECTRIC POWER COMPANY ON ABOUT OCTOBER 13, 2020; FINDING THAT THE MEETING COMPLIES WITH THE OPEN MEETINGS ACT; MAKING OTHER FINDINGS AND PROVISIONS RELATED TO THE SUBJECT

Such Resolution No. 5749 appears in the Resolution and Ordinance records of the City of Longview.

E. Consider approval of minutes of the January 14, 2021 City Council meeting–

Angie Shepard, City Secretary was present and requested the Council to consider the approval of the January 14, 2021 minutes.

MOTION: Council Member Ishihara made a motion to approve the consent agenda.

SECOND: Council Member Pirtle seconded the motion.

VOTE: Council Member Moore Yes
Council Member Snoddy Yes
Council Member Wade Yes
Council Member Ishihara Yes
Council Member Wright Yes
Council Member Pirtle Yes
Mayor Mack Yes

VOTE: The motion carried unanimously (7, 0).

V. Zoning Item

- A. **A PUBLIC HEARING will be held to consider application #Z21-01 filed by Charles and Valinda Chargois requesting a rezone from Heavy Commercial (C) to Single Family (SF-5) Zoning District for Lot 5, Block "A" of Sunny Side Estates Unit 3 located at 103 St Clair Drive –**

Angela Choy, AICP, City Planner was present and presented the staff report:

APPLICATION #Z21-01

STAFF REPORT

February 11, 2021

APPLICANT: Charles and Valinda Chargois
LOCATION: Lot 5, Block "A" of Sunny Side Estates Unit 3 located at 103 St Clair Drive.
REQUEST: Rezone from Heavy Commercial (C) to Single Family (SF-5) Zoning District.

	<u>ZONING</u>	<u>LAND USE</u>
SUBJECT PARCEL	C	Proposed Residential
NORTH	SF-4	Residential
SOUTH	SF-4 & C	Residential
WEST	C	Vacant
EAST	SF-4	Vacant

COUNCIL DISTRICT:

District 5 – Council Member David Wright

FUTURE LAND USE:

The Comprehensive Plan designates this area for Low Density Residential (LDR).

STAFF COMMENTS:

The applicant is requesting a rezone for Lot 5, Block "A" of Sunny Side Estates Unit 3 from Heavy Commercial (C) to Single Family (SF-5) Zoning District located at 103 St Clair Drive. The applicant would like to subdivide the lot into two and build a single family home on each lot.

St Clair Drive is classified as a local roadway and is maintained by the City of Longview. Residential uses are appropriate along this roadway.

Staff finds the proposed zoning change is consistent with future land use map and surrounding uses.

STAFF RECOMMENDATION:

The Planning and Zoning Commission (9-0) and Staff recommend approval for this request.

The public hearing was declared open.

There were no citizens in the audience to speak on this matter.

The public hearing was declared closed.

MOTION: Council Member Wright made a motion the following Ordinance be approved:

AN ORDINANCE AMENDING THE ZONING ORDINANCE OF THE CITY OF LONGVIEW, TEXAS, ORDINANCE NO. 96, AS AMENDED, WHICH SAID ORDINANCE ADOPTS THE ZONING REGULATIONS, USE DISTRICTS, AND A ZONING MAP IN ACCORDANCE WITH A COMPREHENSIVE PLAN, BY CHANGING THE ZONING AND CLASSIFICATION OF THE FOLLOWING DESCRIBED PROPERTY, TO-WIT: THAT LOT 5, BLOCK "A" OF SUNNY SIDE ESTATES UNIT 3, LOCATED AT 103 ST CLAIR DRIVE BE REZONE FROM HEAVY

COMMERCIAL (C) TO SINGLE FAMILY (SF-5) ZONING DISTRICT; FINDING THAT THE PLANNING AND ZONING COMMISSION MEETING AND THE CITY COUNCIL MEETING AT WHICH THIS ORDINANCE PASSED COMPLIED WITH THE OPEN MEETINGS ACT; PROVIDING THAT VIOLATIONS OF THIS ORDINANCE SHALL BE SUBJECT TO THE SAME PENALTIES AND ENFORCEMENT AS VIOLATIONS OF THE ZONING ORDINANCE OF THE CITY OF LONGVIEW, INCLUDING WITHOUT LIMITATION A FINE OF UP TO \$2,000.00 PER VIOLATION; REPEALING OTHER PROVISIONS IN CONFLICT HERewith; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR SEVERABILITY OF THE PROVISIONS HEREOF; MAKING OTHER FINDINGS AND PROVISIONS RELATED TO THE SUBJECT; AND ESTABLISHING AN EFFECTIVE DATE.

SECOND: Council Member Wade seconded the motion.

VOTE: The motion carried unanimously (7, 0).

Such Ordinance is No. 4297 and appears in the Resolution and Ordinance records of the City of Longview.

- B. **A PUBLIC HEARING will be held to consider application #Z21-02 filed by Tessa Bradley requesting a rezone from Office (O) to Single Family (SF-4) Zoning District for Lot 2, Block One of West View Villas located at 4350 McCann Road –**

Angela Choy, AICP, City Planner was present and presented the staff report:

APPLICATION #Z21-02

STAFF REPORT

February 11, 2021

APPLICANT: Tessa Bradley

LOCATION: Lot 2, Block One of West View Villas located at 4350 McCann Road.

REQUEST: Rezone from Office (O) to Single Family (SF-4) Zoning District.

	<u>ZONING</u>	<u>LAND USE</u>
SUBJECT PARCEL	O	Vacant
NORTH	O	Residential
SOUTH	O	Offices
WEST	A	Hospice Business
EAST	O	Vacant

COUNCIL DISTRICT:

District 5 – Council Member David Wright

FUTURE LAND USE:

The Comprehensive Plan designates this area for Office (OFF).

STAFF COMMENTS:

The applicant is requesting a rezone for Lot 2, Block One of West View Villas from Office (O) to Single Family (SF-4) Zoning District located at 4350 McCann Road. The applicant would like to further subdivide the lot and building single family homes.

This portion of McCann Road is classified as a Collector road. Collector roads provide for the collection and distribution of traffic between arterial and local streets. This type of development is appropriate along this roadway, as long as access management is followed. For this development, the applicant will be required to share a driveway to minimize the number of driveways along McCann Road.

Staff finds the proposed zoning change is consistent with surrounding uses.

STAFF RECOMMENDATION:

The Planning and Zoning Commission (9-0) and Staff recommends approval for this request.

The public hearing was declared open.

There were no citizens in the audience to speak on this matter.

The public hearing was declared closed.

MOTION: Council Member Wright made a motion the following Ordinance be approved:

AN ORDINANCE AMENDING THE ZONING ORDINANCE OF THE CITY OF LONGVIEW, TEXAS, ORDINANCE NO. 96, AS AMENDED, WHICH SAID ORDINANCE ADOPTS THE ZONING REGULATIONS, USE DISTRICTS, AND A ZONING MAP IN ACCORDANCE WITH A COMPREHENSIVE PLAN, BY CHANGING THE ZONING AND CLASSIFICATION OF THE FOLLOWING DESCRIBED PROPERTY, TO-WIT: THAT LOT 2, BLOCK ONE OF WEST VIEW VILLAS, LOCATED AT 4350 MCCANN ROAD BE REZONE FROM OFFICE (O) TO SINGLE FAMILY (SF-4) ZONING DISTRICT; FINDING THAT THE PLANNING AND ZONING COMMISSION MEETING AND THE CITY COUNCIL MEETING AT WHICH THIS ORDINANCE PASSED COMPLIED WITH THE OPEN MEETINGS ACT; PROVIDING THAT VIOLATIONS OF THIS ORDINANCE SHALL BE SUBJECT TO THE SAME PENALTIES AND ENFORCEMENT AS VIOLATIONS OF THE ZONING ORDINANCE OF THE CITY OF LONGVIEW, INCLUDING WITHOUT LIMITATION A FINE OF UP TO \$2,000.00 PER VIOLATION; REPEALING OTHER PROVISIONS IN CONFLICT HEREWITH; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR SEVERABILITY OF THE PROVISIONS HEREOF; MAKING OTHER FINDINGS AND PROVISIONS RELATED TO THE SUBJECT; AND ESTABLISHING AN EFFECTIVE DATE.

SECOND: Council Member Pirtle seconded the motion.

VOTE: The motion carried unanimously (7, 0).

Such Ordinance is No. 4298 and appears in the Resolution and Ordinance records of the City of Longview.

VI. Action Items

- A. **Consider a Resolution evidencing support for an application to the Texas Department of Housing and Community Affairs for 2021 Competitive 9% Housing Tax Credits for the Longview Square development to be built in Longview, and authorizing such other actions as may be necessary or convenient to carry out the purposes of said Resolution –**

Michael Shirley, AICP, Director of Development Services was present and requested the Council to consider the approval of a Resolution evidencing support for an application to the Texas Department of Housing and Community Affairs for 2021 Competitive 9% Housing Tax Credits for the Longview Square development to be redeveloped in Longview, and authorizing such other actions as may be necessary or convenient to carry out the purposes of said Resolution – Michael Shirley, AICP, Director of Development Services.

MOTION: Council Member Moore made a motion the following Resolution be approved:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LONGVIEW, TEXAS, SUPPORTING AN APPLICATION TO THE TEXAS DEPARTMENT OF HOUSING AND COMMUNITY AFFAIRS FOR 2021 HOUSING TAX CREDITS FOR A DEVELOPMENT NAMED LONGVIEW SQUARE TO DEVELOP AFFORDABLE RENTAL HOUSING; DETERMINING THAT THE MEETING AT WHICH THIS RESOLUTION WAS APPROVED COMPLIED WITH THE TEXAS OPEN MEETINGS ACT; MAKING OTHER FINDINGS AND PROVISIONS RELATED TO THE SUBJECT; AND ESTABLISHING AN EFFECTIVE DATE.

SECOND: Council Member Snoddy seconded the motion.

VOTE: The motion carried unanimously (7, 0).

Such Resolution No. 5760 and appears in the Resolution and Ordinance records of the City of Longview.

B. Consider a Resolution evidencing support for an application to the Texas Department of Housing and Community Affairs for 2021 Competitive 9% Housing Tax Credits for the Porter Place development to be built in Longview, and authorizing such other actions as may be necessary or convenient to carry out the purposes of said Resolution –

Michael Shirley, AICP, Director of Development Services was present and requested the Council to consider the approval of a Resolution evidencing support for an application to the Texas Department of Housing and Community Affairs for 2021 Competitive 9% Housing Tax Credits for the Porter Place to be developed in Longview, and authorizing such other

actions as may be necessary or convenient to carry out the purposes of said Resolution – Michael Shirley, AICP, Director of Development Services.

MOTION: Council Member Ishihara made a motion the following Resolution be approved:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LONGVIEW, TEXAS, SUPPORTING AN APPLICATION TO THE TEXAS DEPARTMENT OF HOUSING AND COMMUNITY AFFAIRS FOR 2021 HOUSING TAX CREDITS FOR A DEVELOPMENT NAMED PORTER PLACE TO DEVELOP AFFORDABLE SENIOR RENTAL HOUSING; DETERMINING THAT THE MEETING AT WHICH THIS RESOLUTION WAS APPROVED COMPLIED WITH THE TEXAS OPEN MEETINGS ACT; MAKING OTHER FINDINGS AND PROVISIONS RELATED TO THE SUBJECT; AND ESTABLISHING AN EFFECTIVE DATE.

SECOND: Council Member Moore seconded the motion.

VOTE: The motion carried unanimously (7, 0).

Such Resolution No. 5761 and appears in the Resolution and Ordinance records of the City of Longview.

- C. Consider a Resolution evidencing support for an application to the Texas Department of Housing and Community Affairs for 2021 Competitive 9% Housing Tax Credits for the Magnolia Gardens development to be built in Longview, and authorizing such other actions as may be necessary or convenient to carry out the purposes of said Resolution –**

Michael Shirley, AICP, Director of Development Services was present and requested the Council to consider the approval of a Resolution evidencing support for an application to the Texas Department of Housing and Community Affairs for 2021 Competitive 9% Housing Tax Credits for the Magnolia Gardens to be developed in Longview, and authorizing such other actions as may be

necessary or convenient to carry out the purposes of said Resolution – Michael Shirley, AICP, Director of Development Services.

MOTION: Council Member Pirtle made a motion the following Resolution be approved:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LONGVIEW, TEXAS, SUPPORTING AN APPLICATION TO THE TEXAS DEPARTMENT OF HOUSING AND COMMUNITY AFFAIRS FOR 2021 HOUSING TAX CREDITS FOR A DEVELOPMENT NAMED MAGNOLIA GARDENS TO DEVELOP AFFORDABLE SENIOR RENTAL HOUSING; DETERMINING THAT THE MEETING AT WHICH THIS RESOLUTION WAS APPROVED COMPLIED WITH THE TEXAS OPEN MEETINGS ACT; MAKING OTHER FINDINGS AND PROVISIONS RELATED TO THE SUBJECT; AND ESTABLISHING AN EFFECTIVE DATE.

SECOND: Council Member Wade seconded the motion.

VOTE: The motion carried unanimously (7, 0).

Such Resolution No. 5762 and appears in the Resolution and Ordinance records of the City of Longview.

- D. Consider a Resolution evidencing support for an application to the Texas Department of Housing and Community Affairs for 2021 Competitive 9% Housing Tax Credits for the Longview Crossing development to be built in Longview, and authorizing such other actions as may be necessary or convenient to carry out the purposes of said Resolution –**

Michael Shirley, AICP, Director of Development Services was present and requested the Council to consider the approval of a Resolution evidencing support for an application to the Texas Department of Housing and Community Affairs for 2021 Competitive 9% Housing Tax Credits for the Longview Crossing development to be built in Longview, and authorizing such other actions as may be necessary or convenient to carry out the purposes of said Resolution – Michael Shirley, AICP, Director of Development Services.

MOTION: Council Member Ishihara made a motion the following Resolution be approved:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LONGVIEW, TEXAS, SUPPORTING AN APPLICATION TO THE TEXAS DEPARTMENT OF HOUSING AND COMMUNITY AFFAIRS FOR 2021 HOUSING TAX CREDITS FOR A DEVELOPMENT NAMED LONGVIEW CROSSING TO DEVELOP AFFORDABLE SENIOR RENTAL HOUSING; PROVIDING FOR REDUCED FEES UP TO \$500.00; DETERMINING THAT THE MEETING AT WHICH THIS RESOLUTION WAS APPROVED COMPLIED WITH THE TEXAS OPEN MEETINGS ACT; MAKING OTHER FINDINGS AND PROVISIONS RELATED TO THE SUBJECT; AND ESTABLISHING AN EFFECTIVE DATE.

SECOND: Council Member Snoddy seconded the motion.

VOTE: The motion carried unanimously (7, 0).

Such Resolution No. 5763 and appears in the Resolution and Ordinance records of the City of Longview.

VII. Items of Community Interest and COVID update

VIII. Adjourn

The meeting was adjourned at 5:51 p.m.

[seal]

Angie Shepard
City Secretary

