



**Monday, April 18, 2022
City Council Meeting**

**Council Chambers
3815 Sachse Road, Building B
6:30 p.m.**

Members of the public who wish to submit their written comments on a listed agenda item can also submit their comments by filling out the public meeting speaker form at: <http://www.cityofsachse.com/328/Agendas-Minutes-Videos> or by visiting the Agendas & Minutes button on the homepage of the City's website.

Comments must be received before 4:00 p.m. on Monday, April 18, 2022.

The City of Sachse reserves the right to reconvene, recess, or realign the workshop meeting, regular meeting, called Executive Session, or order of business at any time prior to adjournment.

As authorized by Section 551.071(2) of the Texas Government Code, these meetings may be convened into closed Executive Session at any time during the City Council workshop or regular meeting for the purpose of seeking confidential legal advice from the City Attorney on any workshop or regular meeting agenda item listed herein.

A. 6:30 PM REGULAR MEETING

1. Call to Order: The City Council of the City of Sachse will hold a Regular Meeting on Monday, April 18, 2022, at 6:30 p.m. to consider the following items of business:
2. Invocation and Pledges of Allegiance.

B. Special Announcements

1. Mayor and City Council announcements regarding special events, current activities, and local achievements.
2. Recognize the 2022 Recycled Art Contest Winners.
3. Proclamation recognizing April 23, 2022, as Arbor Day in the City of Sachse.
4. Proclamation recognizing April 23, 2022, as Keep America Beautiful - Great American Cleanup Day in the City of Sachse.

C. Citizen Input

1. Citizen Input: The public is invited at this time to address the Council. Please come to the microphone and state your name and address for the record. However, if your remarks pertain to a specific agenda item, please hold them until that item, at which time the Mayor may solicit your comments. The time limit is 3 minutes per speaker. The City Council is prohibited by state law from discussing any item not posted on the agenda according to the Texas Open Meetings Act, but may take comments under advisement. Issues raised may be referred to City Staff for research and possible future action.

D. Consent Agenda - All items listed on the consent agenda will be considered by the City Council and will be enacted on by one motion. There will be no separate discussion of these items unless a Councilmember or citizen so requests.

1. Approve the April 4, 2022, combined meeting minutes.

2. Approve the Consent Agenda Items as presented.

E. Regular Agenda Items

1. Receive an update from the City's Neighborhood Services division.

2. Adjournment.

I, the undersigned authority, do hereby certify that this notice of meeting was posted in accordance with the regulations of the Texas Open Meetings Act and was posted on the bulletin board, an accessible location at Sachse City Hall.



Leah K Granger, City Secretary

Accommodation requests for persons with disabilities should be made at least 48 hours prior to the meeting by contacting Amanda Chi, ADA Coordinator, via phone at 972.429.4770, via email at achi@cityofsachse.com, or by appointment at 3815 Sachse Road, Building B, Sachse, Texas 75048.



Agenda Item Details

Meeting	Apr 18, 2022 - City Council Meeting
Category	B. Special Announcements
Subject	2. Recognize the 2022 Recycled Art Contest Winners.
Access	Public
Type	Recognition
Goals	Provide a high quality of life environment for families, individuals, businesses, and other organizations in Sachse.

Public Content

BACKGROUND

In honor of Arbor Day, students at Armstrong Elementary were challenged to design art pieces using recycled materials. Rules were not set for this contest other than all artwork should be made from recycled old magazines, boxes, scrap paper, etc. All the students did an excellent job creating masterpieces from recycled materials.

OVERVIEW

The City will recognize one student contest winner from each grade who was selected for having the best recycled art project. The winning projects will be on display in the rotunda of City Hall, then moved to be displayed in the Michael J. Felix Community Center until April 23, 2022.

RECOMMENDATION

Recognize winners from the 2022 Recycled Art Contest.

The Principal of Armstrong Elementary, Brandy Schneider, will be present for this recognition.

Kindergarten Winner: Cara Anderson

1st Grade Winner: Amelia Brown

2nd Grade Winner: Ellena Quan

3rd Grade Winner: Shayla Trott

4th Grade Winner: Kimberly Argueta

5th Grade Winner: Corvan Brandenburg



Agenda Item Details

Meeting	Apr 18, 2022 - City Council Meeting
Category	B. Special Announcements
Subject	3. Proclamation recognizing April 23, 2022, as Arbor Day in the City of Sachse.
Access	Public
Type	Recognition
Goals	Provide a high quality of life environment for families, individuals, businesses, and other organizations in Sachse.

Public Content

BACKGROUND

This year marks the 13th celebration of Arbor Day within the City of Sachse and the 14th year the city has received the designation as a "Tree City USA". Sachse is proud to be an active community that recognizes the importance of having healthy trees and understands the long-term benefits of tree conservation.

[Arbor Day Proclamation_2022.pdf \(11 KB\)](#)

PROCLAMATION

WHEREAS, in 1872, J. Sterling Morton proposed to the Nebraska Board of Agriculture that a special day be set aside for the planting of trees; and

WHEREAS, this special day, called Arbor Day, is now observed throughout the nation and the world; and

WHEREAS, trees can reduce erosion of our precious topsoil by wind and water, decrease heating and cooling costs, clean the air, produce life-giving oxygen, and provide a habitat for wildlife; and

WHEREAS, trees are a renewable resource giving us paper, wood for our homes, fuel for our fires, and beautify our community; and

WHEREAS, trees in our city increase property values and enhance the economic vitality of business areas; and

WHEREAS, trees wherever they are planted, are a source of joy and spirituality.

I, THEREFORE, Mike Felix, Mayor of the City of Sachse, do hereby proclaim: **April 23, 2022, as Arbor Day in the City of Sachse**. I encourage all citizens to celebrate Arbor Day and support efforts to protect our trees and woodlands.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the Seal of the City of Sachse, Texas to be affixed this the 18th day of April, 2022.

Mike J. Felix, Mayor



Agenda Item Details

Meeting	Apr 18, 2022 - City Council Meeting
Category	B. Special Announcements
Subject	4. Proclamation recognizing April 23, 2022, as Keep America Beautiful - Great American Cleanup Day in the City of Sachse.
Access	Public
Type	Recognition

Public Content

BACKGROUND

The Keep America Beautiful - Great American Cleanup is the nation's largest annual community improvement program that the City of Sachse has participated in for the past 11 years. This is an outstanding community program where citizens of all ages can participate. In 2021, 3,150 pounds of trash was collected throughout the city as a part of the event. More than 170 individuals participated in the cleanup and put in over 340 volunteer hours collectively on beautification and cleanup projects at 13 sites across the City of Sachse. This year's event will be hosted on Saturday, April 23, 2022.

[Great American Cleanup Proclamation_2022.pdf \(13 KB\)](#)

PROCLAMATION

WHEREAS, Keep America Beautiful, Inc., a national not-for-profit organization dedicated to helping individuals improve their community environment, has established the Great American Cleanup as its signature national effort for involving American citizens in environmental stewardship; and

WHEREAS, the City of Sachse is proud of its natural resources and its neighborhoods and seeks to protect and improve the community through the action of citizens, schools, governments, and businesses working together; and

WHEREAS, the President of the United States of America has recognized the important commitment to improve American communities through litter prevention, beautification, and solid waste management initiatives and has assumed the title of Honorary Chair of the Keep America Beautiful - Great American Cleanup.

I, THEREFORE, Mike Felix, Mayor of the City of Sachse, do hereby proclaim: **April 23, 2022, as Keep America Beautiful - Great American Cleanup Day in Sachse**. I call upon all citizens to join in activities that promote responsible environmental stewardship and help us renew our commitment to building a better world for future generations.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the Seal of the City of Sachse, Texas to be affixed this the 18th day of April, 2022.

Mike J. Felix, Mayor



Agenda Item Details

Meeting	Apr 18, 2022 - City Council Meeting
Category	D. Consent Agenda - All items listed on the consent agenda will be considered by the City Council and will be enacted on by one motion. There will be no separate discussion of these items unless a Councilmember or citizen so requests.
Subject	1. Approve the April 4, 2022, combined meeting minutes.
Access	Public
Type	Action (Consent), Minutes
Recommended Action	Approve the minutes as presented.
Minutes	View Minutes for Apr 4, 2022 - City Council Combined Meeting

Public Content

BACKGROUND

Minutes of the April 4, 2022, combined meeting.

POLICY CONSIDERATIONS

There are no policy considerations affiliated with this item.

RECOMMENDATION

Approve the minutes as presented.

[04.04.22 City Council Minutes.pdf \(92 KB\)](#)

All items listed on the consent agenda will be considered by the City Council and will be enacted on by one motion. There will be no separate discussion of these items unless a Councilmember or citizen so requests.

**CITY COUNCIL OF THE CITY OF SACHSE
MEETING MINUTES
APRIL 4, 2022**

The City Council of the City of Sachse held a regular meeting on Monday, April 4, 2022, at 6:30 p.m. at Sachse City Hall, 3815-B Sachse Road. Those present were Mayor Mike Felix; Mayor Pro Tem Jeff Bickerstaff; Councilmembers Brett Franks, Michelle Howarth, Frank Millsap, Chance Lindsey, and Cullen King; City Manager, Gina Nash; City Secretary, Leah Granger; Assistant City Manager, Lauren Rose; Help Desk Technician, James Burns; Director of CIP and Engineering, Corey Nesbit; Finance Director, David Baldwin; Police Chief, Bryan Sylvester; Fire Chief, Marty Wade; Deputy Fire Chief, Lee Richardson; Development Services Director, Matt Robinson; Human Resources Director, Kristi Wong; Assistant to the City Manager, Amanda Chi; Library Services Manager, Daniel Laney; and Library Assistants, Damaris Renedo and Julie Bird.

Mayor Felix called the workshop meeting to order at 6:30 p.m.

WORKSHOP:

Receive an update on Trinity Regional Hospital.

Mr. Sean Johnson, CEO of Trinity Regional Hospital, gave an update to Council regarding the progress of the hospital since they opened in November 2021. They have received Medicare certification and are working on Medicaid certification.

Conduct and discuss boards and commissions interviews.

Council conducted interviews for an open board position.

The Mayor adjourned the workshop and opened the regular meeting at 7:21 p.m.

INVOCATION AND PLEDGES OF ALLEGIANCE TO THE U.S. AND TEXAS FLAGS:

Councilmember Franks lead the invocation and Councilmember Lindsey led the pledges.

MAYOR AND CITY COUNCIL ANNOUNCEMENTS REGARDING SPECIAL EVENTS:

Mayor and City Council announcements regarding special events, current activities, and local achievements.

Councilmember King said he was honored to attend the Fire-Rescue and Police Department award banquets the previous week. He noted they are an awesome group of professionals and he appreciates all they do. Councilmember King reminded everyone that elections are approaching and encouraged residents to research and ask questions to decide who will earn their vote. Finally, he expressed the need for donations at 5 Loaves Food Pantry particularly for jelly, instant potatoes, and ramen. 5 Loaves will be hosting an online auction April 21-24.

Councilmember Franks promoted the upcoming Easter egg hunts hosted by the Parks Department.

Councilmember Millsap advertised the upcoming presentations at the Library and encouraged residents to check the website and newsletters for details.

Mayor Felix announced that City facilities will be closed April 15 in observance of Good Friday. The Great American Cleanup will be Saturday, April 23, starting at 9 a.m. at the Community Center. He encouraged groups and families to register on the website.

The X-treme Green Event will be Saturday, May 21, from 8 a.m. to 1 p.m. in the City Hall parking lot. Residents may drop off trash, debris, brush, and appliances at the event, and CWD will be collecting e-waste, hazardous waste, and shredding documents. This event is for Sachse residents only, and attendees may be asked to show proof of residency.

Early voting runs from Monday, April 25 through Tuesday, May 3 and Election Day is Saturday, May 7. Dallas County residents may vote in the City Hall Courtroom and Collin County residents may vote in the Community Center Reservation Room A and B. Check out the elections page on the City website or call the City Secretary with any questions.

Proclamation recognizing the week of April 3-9, 2022, as National Library Week in the City of Sachse.

Library Services Manager, Daniel Laney, and Library Assistants, Damaris Renedo and Julie Bird, accepted the proclamation recognizing April 3-9 as National Library Week. Mayor Felix thanked them for all they do at the Library and in strengthening the community. Mr. Laney thanked Council for supporting the Library and for the opportunity to serve the residents of Sachse.

CITIZEN INPUT:

Yasin Omer Polat, 2805 Southridge Drive, spoke regarding the construction next to his business. He is concerned about the safety of motorists as well as workers in the new building set 10 feet from the highway. He also noted that the new building is blocking visibility of his business and asked for consideration to change the situation.

Adam Polat, 2805 Southridge Drive, said he loves Sachse but does not like that the City let the new building be constructed zero feet from the highway. He said there have been many accidents and it is an eyesore. He said new buildings should make the area better and not just be about personal gain. City leaders should think about what is best for Sachse and correct this mistake.

Afrdita Topcin, 2805 Southridge Drive, was very concerned about the health of her son's business at 6120 TX-78 with the new construction so close to the road next door. She noted that 20% of businesses fail in the first year and 50% fail within the first five years. The business survived COVID, but she does not think it will survive these circumstances. Every business benefits from being visible, but her son's sales have declined as will his property value. The location of the new construction next door will even make it difficult to sell the business because no future businesses will like the lack of prominence. She asked Council to do something about this situation.

After a couple of questions from Council, Ms. Nash affirmed that an Emergency Executive Session was not possible without an attorney present, but she will share the information she has with Council and get back with the family about the situation. The Council could discuss zoning at an upcoming meeting if they would like.

Matthew Holboke, 5511 Oakridge Circle, understood after the previous meeting that Bailey Road could not be reconstructed faster because of allotted funds. He noted several expenditures and referenced the Tax Increment Reinvestment Zone. He expressed frustration that he had to wait 20 years for Bailey Road and thought they should have to wait too. He urged Council to think more carefully about what items are funded.

CONSENT AGENDA: All items listed on the consent agenda will be considered by the City Council and will be enacted on by one motion. There will be no separate discussion of these items unless a Councilmember or citizen so requests.

- 1. Approve the minutes of the March 21, 2022, combined meeting.**
- 2. Accept the monthly revenue and expenditure report for the period ending February 28, 2022.**
- 3. Approve a resolution authorizing the City Manager to enter into an Interlocal Agreement with North Texas Municipal Water District for participation in the Merritt Road Widening Project.**
- 4. Approve the Consent Agenda Items as presented.**

Mayor Pro Tem Bickerstaff made a motion to approve the consent agenda as presented. Councilmember King seconded the motion and it carried unanimously.

REGULAR AGENDA ITEMS:

Receive an update on employment trends and "The War for Talent".

Ms. Nash mentioned that the War for Talent is a topic that was to be discussed at the cancelled Council retreat. She noted the difficulty that all businesses are experiencing with hiring new and qualified personnel. Ms. Rose and Ms. Wong collaborated to prepare the presentation describing the issues the City has been facing.

Ms. Rose described the significant shift in employment trends following the COVID-19 pandemic. Expectations and workforce dynamics are changing, and "The Great Resignation" reflects the change in the way people want to work. Comparator cities are experiencing the same challenges and are competing for the same positions. Ms. Rose gave an overview of Sachse's workforce retention changes and reasons employees have been leaving. Recent studies have shown that the 'do more with less' philosophy that many cities adopted following the 2008 financial crisis may be a detriment in the current employment climate.

In an effort to retain talent and attract qualified candidates, Ms. Rose recommended reviewing compensation, reviewing low-cost/high-reward strategies for meeting expectations and needs of

employees, and addressing work environment and culture to suit the current needs of employees and candidates. Staff will conduct a market study to reflect the considerable changes to market conditions. Human Resources has implemented some new and unique recruiting strategies. She also mentioned that employee recognition was scaled back/put on hold during the pandemic and leadership has started to bring that back. Ms. Rose also briefly discussed employee burnout and stress and noted that benefits will be evaluated to ensure the City is supporting employee's physical, mental, and financial wellness. The City of Sachse would like to be an employer of choice in the Metroplex. Staff will return to a future Council meeting to provide options that will help the City to adjust behavior and programs to retain great talent and attract strong candidates to build toward the future of the City.

Councilmember Franks agreed that the issues Ms. Rose described are the same experienced all over the world. He is looking forward to hearing the suggestions and thinks staff is doing the right thing. Councilmember King was glad to see a recognition program come back and noted the strategies discussed sound reasonable. Councilmember Millsap encouraged Ms. Rose to continue looking at options. He suggested that competitions and extracurricular activities may help build interest in the community as well as attract and retain employees.

Mayor Felix adjourned the meeting to Executive Session at 8:09 p.m.

EXECUTIVE SESSION:

The City Council shall convene into Executive Session pursuant to Texas Government Code Section §551.087: Deliberation regarding Economic Development Negotiations: Discussion of an Economic Development incentive for Dutch Bros, LLC, or affiliated entities.

The City Council shall convene into Executive Session pursuant to Texas Government Code, Section §551.087 Economic Development Deliberations: to deliberate the offer or other financial incentive to a business prospect generally located along the President George Bush Turnpike.

Mayor Felix reconvened the regular session at 8:55 p.m.

REGULAR AGENDA ITEMS:

Take action as a result of executive session: Consider authorizing the City Manager, as Executive Director of EDC, to negotiate and execute an economic development agreement on behalf of the City Council with Dutch Bros, LLC, or affiliated entities, and any amendments and instruments related thereto.

Councilmember Howarth made a motion to approve the item as presented. Councilmember King seconded the motion, and it carried unanimously.

Take action as a result of executive session: Consider authorizing the City Manager to negotiate an economic development incentive for a business prospect generally located along the President George Bush Turnpike.

No action at this time.

ADJOURNMENT:

Mayor Felix adjourned the meeting at 8:57 p.m.

Mike J. Felix, Mayor

ATTEST:

Leah K Granger, City Secretary



Agenda Item Details

Meeting	Apr 18, 2022 - City Council Meeting
Category	E. Regular Agenda Items
Subject	1. Receive an update from the City's Neighborhood Services division.
Access	Public
Type	Discussion
Goals	Provide excellent government services to Sachse citizens.

Public Content

BACKGROUND

In November 2019, the City's Neighborhood Services division provided an update to the City Council regarding a change in philosophy, shifting away from reactive enforcement to a more proactive enforcement model. In addition, the division would begin engaging in more neighborhood vitality efforts. In August 2020, the division launched the SeeClickFix platform as a way for residents to report and monitor code complaints submitted to the City. The purpose of this presentation is to provide the City Council with an update on division activities and an overview of plans for 2022.

POLICY CONSIDERATIONS

There are no policy considerations affiliated with this item.

RECOMMENDATION

Receive an update from the City's Neighborhood Services division.

[Neighborhood Services Update 4.18.22.pdf \(247 KB\)](#)

Neighborhood Services Update

City Council Meeting

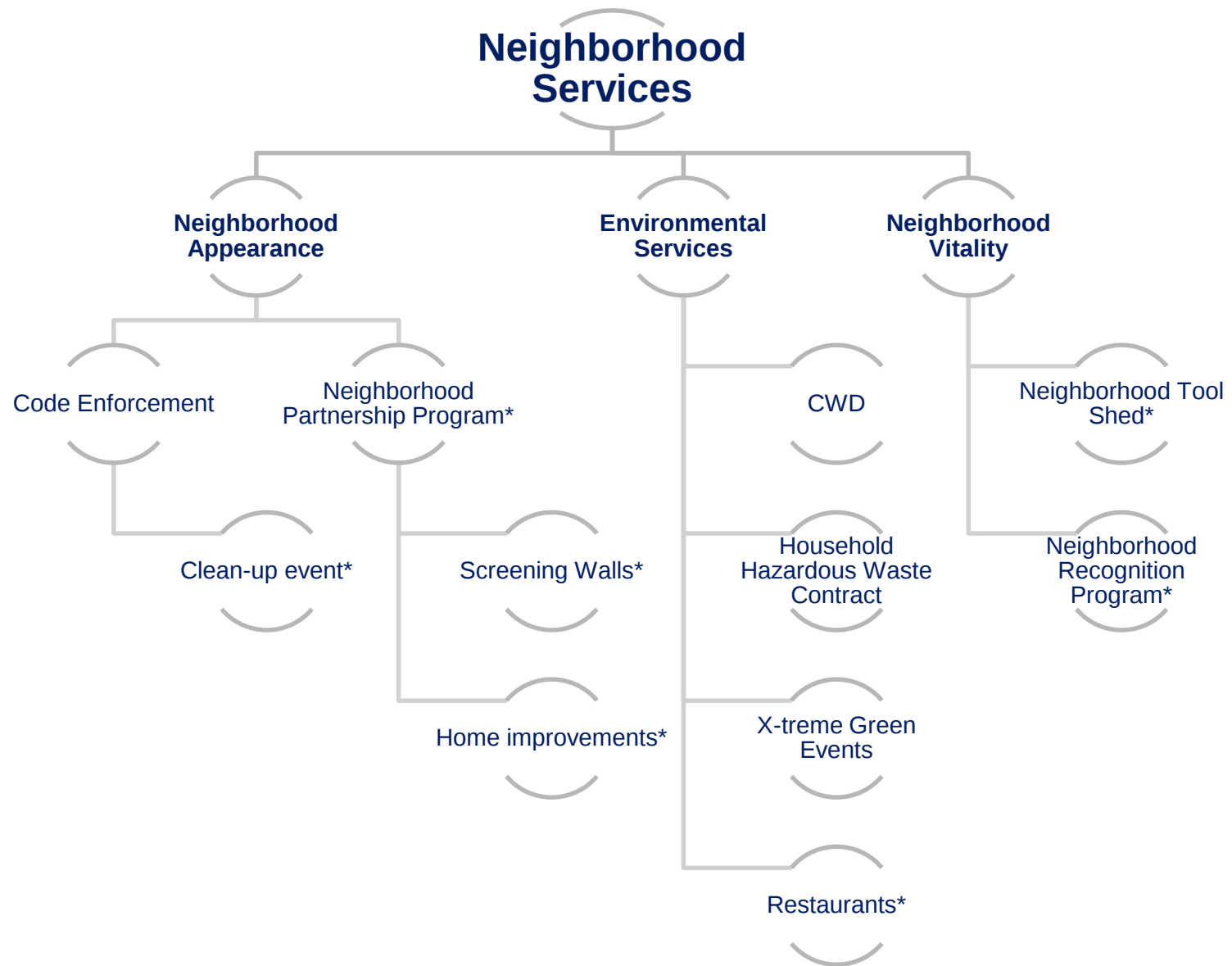
April 18, 2022



Overview

- Recap of Division Activity and Accomplishments
- Top Violations
- Comprehensive Plan Projects
- Next Steps





Recap of Division Activity and Accomplishments

- Presentation to Council November 2019 signaling a change in philosophy for the division that is more congruent with shifting away from high-growth to maintenance mode in the community
- Launch of SeeClickFix platform – 2020
- Bulk trash ordinance change – 2020
- Abatement ordinance change – 2021
- More aggressive enforcement of abandoned properties – 2021
- Discussion of screening walls solution as a part of the Bond process – 2021



Recap of Division Activity and Accomplishments

- Coordinated several successful X-treme Green events in collaboration with CWD
- Continued tracking and gathering data relative to ongoing issues in neighborhoods throughout the city
- Coordinated several volunteer clean-up events in partnership with area churches and volunteer groups
- Recovered fees from abatements conducted
- Worked towards achieving voluntary compliance
- Assisted CWD with bulk trash route transition for Woodbridge West
- Began preparations for closeout of Neighborhood Vitality projects in the City's Comprehensive Plan



Recap of Division Activity and Accomplishments

Activities	FY 19/20 Actual	FY 20/21 Actual	FY 21/22 Target
Total # of Code Enforcement cases (SCF)	658	845	1200
Percentage of cases closed through voluntary compliance	80	85	85
Total # of days to close case	31	25	< 30
Total # of contractor abatements (forced compliance) new measure*	n/a*	10	15



Top Violations

1. Bulk trash	320
2. Vegetation	139
3. Blight	123
4. Comm. vehicles	67
5. Inoperable vehicles	64

- Bulk trash violations accounted for 38% of the total number of violations
- While the ordinance revision helped, unprecedented delays from winter weather and COVID-19 continued to cause issues with bulk trash
- The entire top five made up 84% of all violations seen throughout Sachse



Comprehensive Plan Projects

- Comprehensive Plan identifies several items relative to “Neighborhood Integrity”:
 - Create new neighborhoods that retain values long-term
 - Reduce code enforcement issues
 - Retain residents
- Affiliated with these items are recommended projects including:
 - Rental Inspection Program
 - Update ordinances
 - Neighborhood Partnership Program
- Staff recommends undertaking several of the aforementioned programs in addition to items previously referenced



Proposed Program Updates

Neighborhood Appearance

- Continue updating ordinances to modernize and clarify appearance items for residents
- Host inaugural clean-up event
- Launch Neighborhood Partnership Program
 - Screening walls, monument entry signs, street toppers
 - Formal application process where priority ranking given
 - Will return to City Council with a specific request this summer



Proposed Program Updates

Environmental Services

- Streamline contractual services and identify potential cost-savings
- Evaluate ability to conduct restaurant inspections in-house

Neighborhood Vitality

- Education campaigns (bandit signs, code violations)
- Neighborhood Tool Shed tool lending program
- Strengthen relationships with existing HOAs
- Create a neighborhood recognition program



Next Steps

- Begin work on Neighborhood Partnership Program – anticipated presentation to Council in summer
- Neighborhood Tool Shed project
- X-treme Green – Saturday, May 21
- Begin developing Neighborhood Vitality projects
- Identify a date for a clean-up event in 2023
- Feedback, discussion, and questions from Council

