



\*\*\*\*\*AMENDED\*\*\*\*\*

**DeSoto City Council Meeting Agenda**

City Council Chambers  
Jim Baugh Government Center  
DeSoto City Hall 211 E. Pleasant Run Road  
DeSoto, TX 75115 (972) 230-9646

**Mayor Rachel L. Proctor**  
**Mayor Pro Tem Letitia Hughes**  
**Councilmember Pierette Parker**  
**Councilmember Nicole Raphiel**  
**Councilmember Andre Byrd, Sr.**  
**Councilmember Dinah Marks**  
**Councilmember Crystal Chism**

DATE: Tuesday, January 16, 2024

REGULAR SESSION: 6:00pm Council Chambers

*(Executive Session immediately following  
Regular Session)*

*As authorized by Section 551.071(2) of the Texas Government Code, this meeting may be convened into closed Executive Session for the purpose of seeking confidential legal advice from the City Attorney on any agenda item listed herein. Pursuant to Texas Government Code 551.127, one or more members of the governing body may appear via video conference call. The presiding officer and a quorum of the City Council will be physically present at this meeting.*

DeSoto City Council Meetings are open to the public and will be live-streamed on DeSoto's website at [www.desototexas.gov](http://www.desototexas.gov) for those wanting to view the meeting online.

Attendees may speak on any item listed on the agenda during that portion of the agenda; however, for topics not scheduled, attendees will speak during Citizen Appearances. The standard time limit is 3 minutes per speaker and may be modified at the Mayor's discretion to maintain an efficient flow of the meeting. **Comment cards related to specific agenda items are due prior to the introduction of an agenda item.**

**A. REGULAR SESSION AGENDA - CALL TO ORDER**

1. Invocation by: Pastor Ron Bivins, Mt. Zion Missionary Baptist Church
2. Pledge of Allegiance led by: Jadon Willis, Katherine Johnson Technology Magnet Academy
3. Student Ambassador: Jadon Willis, Katherine Johnson Technology Magnet Academy

**B. ITEMS OF COMMUNITY INTEREST**

1. Pursuant to Texas Government Code Section 551.0415 the City Council may report on the following items: ( 1) expression of thanks, congratulations or condolences; ( 2) information about holiday schedules; 3) recognition of individuals; ( 4) reminders about upcoming City Council events; ( 5) information about community events; and ( 6) announcements involving imminent threat to public health and safety.

2. Liaison Updates

**C. CITIZEN APPEARANCES**

The City Council invites citizens to address the Council on any topic not already scheduled for Public Hearing. Citizens wishing to speak should complete a "Citizen Comment Card" and present it to the City Secretary or return to the Ambassador table prior to the meeting. In accordance with the Texas Open Meetings Act, the City Council cannot take action on items not listed on the agenda. However, your concerns may be addressed by City Staff, placed on a future agenda, or responded to by some other course.

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D. CONSENT AGENDA

Items are listed on the Consent Agenda by the City Manager and are recommended to the City Council for single vote approval. An item( s) may be removed from the Consent Agenda for separate vote at the request of a Councilmember, the Mayor, or the City Manager.

1. Approval of City Council Minutes

- a. Regular City Council Meeting Minutes  
July 06, 2021

2. Other Items

- a. Recognition of proclamation honoring Dr. MLK Jr. Day of Service
- b. Recognition of proclamation honoring DeSoto School Choice Week
- c. Consider an Ordinance of the City Council of the City of DeSoto ordering a General Election for the purpose of electing a Councilmember for Place 6 and Councilmember for Place 7; designating polling places; ordering notices of election to be given; authorizing the Mayor to execute a Joint Election Agreement and Election Services Contract with Dallas County Elections Department; providing a repealing clause; providing a severability clause; and providing for an effective date
- d. Consider ratifying the emergency procurement of sanitary sewer repair services in the amount of \$54,695.75 from Texas Standard Construction for the emergency repair of an 18-inch sanitary sewer line on Methodist Way and authorizing the Interim City Manager to execute all necessary documents.
- e. Consider an Ordinance amending the fee schedule for Ambulance Service Charges

- f. Consider an Interlocal Agreement between the City of DeSoto, on behalf of the DeSoto Police Department, and Dallas County, on behalf of the Dallas County Criminal District Attorney for the DeSoto Police Department's participation in the Dallas County District Attorney's Harm Reduction and Overdose Prevention Program

E. **EXECUTIVE SESSION AND RESULTING POTENTIAL ACTION (AS NEEDED)**

- 1. The City Council will convene into Executive Session pursuant to Section 551.087(1) of the Texas Government Code, Deliberation Regarding Economic Development Negotiations and 551.071(2), Consultation with the City Attorney, for the purposes of seeking legal advice and to receive a presentation from a business prospective regarding development within the City.

Action as a result.

F. **PUBLIC HEARINGS**

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- 1. Conduct a public hearing and consider an Ordinance for a Specific Use Permit (SUP) in order to establish and operate a restaurant with a drive-through on property that is currently zoned General Retail (GR). The property is legally described as being Lot 1A, Block A, Brouwer Addition. The applicant is T2D Concept, and the property owner is the City of DeSoto. (Case No. Z-1509-23)
- 2. Conduct a Public Hearing and consider an Ordinance amending Planned Development-20 (PD-20) to allow for a four (4) story hotel/motel (Avid/Staybridge Hotel Combo) with some deviations on a property located on the west side of N. I-35 E and north of The Meadows Parkway. The property is legally described as Lot 1 Block A, Holiday Inn I-35 Addition, consisting of 4.2 acres of land and is addressed as 1307 N I-35 E. The applicant is Ignacio Saucedo II and is owned by Mid-Continent Hospitality. (Case No. Z-1510-23)
- 3. Conduct Public Hearing and consider Ordinance for a Specific Use Permit (SUP) request in order to establish and operate a "Restaurant, Drive-Thru" at an existing restaurant located at 122 S. Hampton Road (BulleeZ). The property is legally described as being Tract 38.1 in the Original Town DeSoto Addition. The applicant and property owner is Traxion Holdings LLC.

4. Conduct a Public Hearing and consider an Ordinance a zoning change request from Commercial-1 (C-1) to Planned Development with base zoning district of C-1 with deviations to allow for mini-warehouse and truck rental on the undeveloped southern portion (1321 S. I-35E) of U-Haul properties. The U-Haul properties consist of approximately 6.33 acres of land legally described as Tract 11 and Tract 12, Block A, James Porter Survey, Abstract No. 1129, page 395 and Lots 9RR and 9RR.1, Block A, Meadow Acres/U-Haul Addition. **(Case No. Z-1512-23)**

G. **REGULAR AGENDA - New Business**

1. Consider making and approving a nomination to cast DeSoto's vote for the runoff election of the Suburban Cities' Representative to the Dallas Central Appraisal District Board of Directors and authorizing the Mayor to submit an Official Runoff Ballot Resolution for the approved nominee (Nominees are Mr. Michael Hurtt and Mr. Brett Franks)

H. **ADJOURNMENT OF REGULAR SESSION**

NOTICE OF ASSISTANCE AT THE PUBLIC MEETING

The building in which the above meeting will be conducted is wheelchair accessible. Person with disabilities who plan to attend this meeting and may require auxiliary aid or services such as readers or large print, or interpreters for persons who are deaf or hearing impaired, are requested to contact the Office of City Secretary at 972-230-9646 or by E-mail at [athomas@desototexas.gov](mailto:athomas@desototexas.gov) or by calling through a T.D.D. (Telecommunication Device for the Deaf) to Relay Texas 800-732-2989.

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 on the bulletin board located at the entrance to the City of DeSoto's Jim Baugh Government Center, a place convenient and readily accessible to the general public as well as to the City's website [www.desototexas.gov](http://www.desototexas.gov) and said Notice was posted on the following date and time: **Friday, January 12, 2024 by 6:00 P.M.** and remained so posted at least two (2) hours after said meeting was convened.



Alicia Thomas, City Secretary



DeSoto City Council Meetings are broadcast live in their entirety on DeSoto's City Website [www.desototexas.gov](http://www.desototexas.gov) Government Access Channel 16 available to Spectrum subscribers and Channel 99 available to AT&T U-verses subscribers on the first and third Tuesday of each month at 7:00 p.m. A taped broadcast is aired each day on Channel 16 and Channel 99 at 10:00 a.m., 2:00 p.m., 7:00 p.m., and 11:00 p.m. following the live broadcast. Questions regarding the broadcast schedules or internet viewing should be directed to Kathy Jones, Community Relations Manager, at 972-230-9648. These taped broadcasts are also available to view on the City's website ([www.desototexas.gov](http://www.desototexas.gov)) at your convenience.