GARLAND

MINUTES

The City Council of the City of Garland convened in regular session at 7:00 PM on July 7, 2026, in the Council Chambers at the William E. Dollar Municipal Building, 200 North Fifth Street, Garland, Texas, with the following members present:

Present:	Mayor Dylan Hedrick Mayor Pro Tem Christopher Ott Deputy Mayor Pro Tem Carissa Dutton Councilmember Jimmy Tran Councilmember Justin Caraway Councilmember Ed Moore Councilmember Christina Segoviano Councilmember Margaret Lucht Councilmember Joe Thomas Jr.
Staff Present:	Mike Betz, City Manager Crystal Owens, Assistant City Manager Matt Watson, Assistant City Manager Jeff Bryan, Police Chief Brian England, City Attorney Nabila Nurr, Planning Director Jennifer Stubbs, City Secretary Courtney Vanover, Deputy City Secretary

LEGISLATIVE PRAYER AND PLEDGE OF ALLEGIANCE

It is a custom and tradition of the City Council to have an invocation and recital of the Pledge of Allegiance prior to the beginning of each Regular Meeting. Members of the audience are invited but not required to participate. The decision to participate is strictly a matter of personal choice. It has no bearing on matters to be considered by the City Council and will not affect the decisions to be made during this meeting.

Deputy Mayor Pro Tem Dutton provided the legislative prayer and led those in attendance in reciting the Pledge of Allegiance to the Flag of the United States of America.

MAYORAL PROCLAMATIONS, RECOGNITIONS AND ANNOUNCEMENTS

The Mayor may present proclamations, recognize attendees or accomplishments, and make announcements regarding City events or other matters of interest to citizens including but not limited to listed items. There will be no Council discussion or votes on these matters.

- Pet of the Month
- Proclamation Recognizing The Garland Citizen Police Academy Alumni Association Hosting the 34th Annual TCPAAA Convention & Law Enforcement Training

Mayor Hedrick read the proclamation and presented it to members of the Garland Citizen Police Academy Alumni Association and those in attendance.

- Proclamation Recognizing Jamie Ratliff for Over 40 Years of Dedicated Service to the City of

Garland

Mayor Hedrick read the proclamation and presented it to Mr. Ratliff.

- Proclamation Recognizing Kim Nguyen Day

Mayor Hedrick read the proclamation and presented it to family members and friends of Kim Nguyen, and those in attendance.

CONSENT AGENDA

All items under this section are recommended for approval by a single motion of Council, without discussion. Council has had the opportunity to review each of these items at a previous Work Session, and approval of the consent agenda authorizes the City Manager or his designee to execute each item. The Mayor will announce the consent agenda and provide an opportunity for members of the audience, as well as Council, to request that any item be removed and considered separately.

Deputy Mayor Pro Tem Dutton made a motion to approve the consent agenda as presented. Councilmember Thomas Jr. seconded the motion. All voted in favor. The motion carried.

1. **Approve the minutes of the June 16, 2026 Regular Meeting**

2. **Approve the minutes of the June 6, 2026 Special Meeting**

3. **Approve the following bids:**

   a. **2026 Miscellaneous Repair Term Contract Award** **Bid No. REQ00001513**

      R & A Legacy Construction, LLC **$1,000,000.00**

      This request is to award a term concrete contract for miscellaneous street repairs. This term contract is for one year with a maximum of two renewal options.

   b. **Design Contract Award for Parkway Drive & Beasley Drive Reconstruction** **Bid No. REQ00002299**

      Lockwood, Andrews & Newnam, Inc. **$320,114.00**

      This request is to award a professional services contract to Lockwood, Andrews and Newnam, Inc. to provide design services for the reconstruction of Parkway Drive and Beasley Drive.

   c. **Recyclable Materials Processing Services** **Bid No. REQ00001871**

      NRC Gulf Environmental Services, Inc. **$916,500.00**

      This request is for the purchase of hauling and processing services for recyclable materials collected from residences by the Sanitation Department.

   d. **GP&L Transmission Line Conductor** **Bid No. REQ00002283**

      KBS Electrical Distributors, LLC **$2,439,332.17**

      This request is for the purchase of conductor and associated materials for the upgrade of the

GP&L Naaman to Walnut 138kV Transmission Line.

e. GP&L Substation Instrumentation Supplier Contract **Bid No. REQ00002093**

Keasler Sales, LLC **$900,000.00**

This request is to obtain a supplier contract for the as-needed purchase of instrumentation devices to be used in GP&L and TMPA substations.

f. GP&L Field Engineering Services Change Order No. 1 **Bid No. REQ00001783**

Knight Erosion Control, Inc. **$1,760,000.00**

This request is for change order No. 1 to Supplier Contract SCON00000710 issued for GP&L Field Engineering Services to add additional projects and engineering personnel for GP&L and TMPA CIP projects.

g. GP&L Relay Support Services Change Order No. 1 **Bid No. REQ00000505**

WSP USA, Inc. **$190,000.00**

This request is for change order No. 1 to Supplier Contract SCON00000499 issued for GP&L relay support services.

h. GMRS MDR/EDR Cybersecurity Services **Bid No. REQ00002403**

Motorola Solutions, Inc. **$798,681.07**

This request is for the purchase of MDR and EDR cybersecurity services from Motorola Solutions to monitor and protect City of Garland network infrastructure supporting the GMRS regional trunked radio system.

i. Bottleneck Improvements Package 3 - Construction Services **Bid No. REQ00001450**

Garret Shields Infrastructure **$5,903,515.92**

This request is to award the construction contract for Bottleneck Intersections Improvements, Package 3 Project, which consists of five (5) intersections throughout the City of Garland.

j. Trailridge Drive and Foliage Drive Water, Wastewater and Paving Improvements **Bid No. REQ00002038**

Iron T Construction, Inc. **$2,205,982.55**

This request is to reconstruct two residential streets: 1) Trailridge Dr. from Independence Dr. to University Dr. and 2) Foliage Dr. from Nettle Dr. to Clover Ln. This project will also include the replacement of the water and sewer infrastructure within these segments. This project was selected for reconstruction as part of Year 1 of the Grow Garland Bond Program - Proposition A.

k. Running River, Plantation, Indian School, Patricia, Morningside, Oldgate, Newcastle, Axe, Almeta, and Old Orchard Water Replacements **Bid No. REQ00002439**

Shield Engineering Group, PLLC **$431,705.00**

This request is to provide professional engineering services to support the replacement of water mains using pipe bursting method on various streets within Garland.

l. GMRS Radio System Infrastructure Platform Modernization Agreement **Bid No. REQ00002453**

Motorola Solutions, Inc. **$12,600,000.00**

This request is for the authorization of the City Manager or his designee to negotiate and execute an agreement with Motorola Solutions for a lifecycle platform upgrade and contract extension of City of Garland-owned infrastructure supporting the GMRS regional radio system.

m. Purchase of Seven Replacement Ford Pickup Trucks **Bid No. REQ00002377**

Sames Bastrop Ford, Inc. **$346,567.00**

This request is for the purchase of six replacement Ford pickup trucks for GP&L and one replacement Ford pickup truck for Water.

4. Mayor Appointments to Council Committees and Outside Boards

Approve the Mayor's appointments to Council Committees and Outside Boards. Council considered this item at the July 6, 2026 Work Session.

5. Sale of Certain GP&L Transmission Facilities

Approve the City Manager, or his designee, the authority to effectuate the sale of certain GP&L Transmission Facilities related to the Permian Basin Reliability Plan for an estimated approximate cost of $5 million. Council considered this item at the June 15, 2026 Work Session.

6. First Baptist Church of Garland: Alley Abandonment

Approve a resolution authorizing the abandonment of the remainder of Alley Rights-of-Way for redevelopment of First Baptist Church of Garland site. Council considered this item at the June 1, 2026 Work Session.

7. Notice of Intent for Sale of Certificates of Obligation, Series 2026

Approve a resolution directing the publication of notice of intention to issue certificates of obligation to fund Capital Projects.

8. 2025 Edward Byrne Memorial Justice Assistance Grant (JAG)

Approve the City Manager to execute a Funds Sharing and Fiscal Agency Agreement Memorandum of Understanding (MOU) with the City of Dallas in order to obtain funding for the FY25 Edward Byrne Memorial Justice Assistance Grant (JAG) program. Council considered this item at the July 6, 2026 Work Session.

9. TWDB - Grant Application - Firewheel Pump Station Project

Approve a resolution authorizing the submission of an application to the Texas Water Development Board (TWDB) for up to $35 million in grant funding for the Firewheel Pump Station Project. Council considered this item at the July 6, 2026 Work Session.

10. Amendment to the Civil Service Classifications Ordinance for Police and Fire

Approve an amendment to the Civil Service Classifications and Compensation Ordinance, pursuant to Chapter 143 of the Texas Local Government Code. Council considered this item at the July 6,

2026 Work Session.

ITEMS FOR INDIVIDUAL CONSIDERATION

Members of the audience may provide public comment in favor, in opposition or about any of the items for individual consideration. Anyone wishing to speak must fill out a speaker card (located at the entrance to the Council Chambers) and give it to the City Secretary in advance of the respective agenda item. Speakers are grouped by agenda item and will be called in the order of the agenda. All comments and testimony are to be presented from the podium. The Mayor may impose a time limit and may provide for rebuttal.

11. Hold public hearings on the following Zoning Cases:

a. Consider a request by Shan Namkeen, Inc., requesting approval of 1) a Specific Use Provision (SUP) to allow a Food Processing & Storage use and 2) a Concept Plan for the Food Processing & Storage use. The site is located at 201 Range Drive, Suite 201B on a property zoned Industrial (IN) District in District 8.

Consider and take appropriate action on the application of Shan Namkeen, Inc., requesting approval of 1) a Specific Use Provision (SUP) to allow a Food Processing & Storage use and 2) a Concept Plan for the Food Processing & Storage use. The site is located at 201 Range Drive, Suite 201B on a property zoned Industrial (IN) District. (District 8) (File Z 26-09)

Presenter: Nabila Nur, Planning & Development Director

Mayor Hedrick announced that item 13 would be pulled as Mr. Enoch is already seated as a DART Board Member.

Ms. Nur provided a presentation on the item. She stated that staff recommended a time period of 8 years and approval of the request and that the Plan Commission recommended approval of a 15 year SUP with installed improvements within a year. She answered questions of the Council.

Applicant present wishing to speak on the item: Sean Patel.

Mayor Pro Tem Ott made a motion to approve the request with a 15-year SUP. Deputy Mayor Pro Tem Dutton seconded the motion. The vote was: Mayor Pro Tem Ott, yes; Mayor Hedrick, yes; Councilmember Tran, yes; Councilmember Caraway, yes; Councilmember Moore, yes; Councilmember Segoviano, yes; Councilmember Lucht, no; Deputy Mayor Pro Tem Dutton, yes; and Councilmember Thomas Jr., yes. The motion carried.

b. Consider a request by Sweetness Sweets, requesting approval of 1) a Specific Use Provision (SUP) to allow a Tattooing/Body Piercing Establishment use and 2) a Planned Development (PD) amendment to allow the establishment to be located within 500 feet of another Tattooing/Body Piercing Establishment. The site is located at 410 Town Center Boulevard on a property zoned Planned Development (PD) District 25-29 for mixed uses in District 1.

Consider and take appropriate action on the application of Sweetness Sweets, requesting approval of 1) a Specific Use Provision (SUP) to allow a Tattooing/Body Piercing Establishment use and 2) a Planned Development (PD) amendment to allow the establishment to be located within 500 feet of another Tattooing/Body Piercing Establishment. The site is located at 410 Town Center Boulevard on a property zoned Planned Development (PD) District 25-29 for mixed uses. (District 1) (File Z 26-12)

Presenter: Nabila Nur, Planning & Development Director

Ms. Nur provided a presentation on the item. She stated that staff and the Plan Commission recommended approval of the SUP limited to Body Piercing only with a 5-year SUP. She answered questions of the Council.

Councilmember Tran made a motion to approve the request with a 5-year SUP. Councilmember Moore seconded the motion. The vote was: Councilmember Tran, yes; Councilmember Caraway, no; Councilmember Moore, yes; Councilmember Segoviano, yes; Councilmember Lucht, no; Deputy Mayor Pro Tem Dutton, no; Councilmember Thomas Jr., no; Mayor Pro Tem Ott, yes; and Mayor Hedrick, no. The motion failed.

The City Attorney explained that, although Robert's Rules of Order does not require a separate motion to deny after a motion to approve fails, it would be better practice for a zoning case to make the record clearer. Since the motion for approval failed, another Councilmember could still make a new motion to approve the item with different conditions. To ensure a clean record, the City Attorney recommended returning to Item 11b and taking another vote.

Deputy Mayor Pro Tem Dutton made a motion to deny the request. Councilmember Thomas Jr. seconded the motion. The vote was: Deputy Mayor Pro Tem Dutton, yes; Councilmember Thomas Jr., yes; Mayor Pro Tem Ott, no; Mayor Hedrick, yes; Councilmember Tran, no; Councilmember Caraway, no; Councilmember Moore, no; Councilmember Segoviano, no; and Councilmember Lucht, yes. The motion failed.

Discussion followed. The primary discussion centered on whether the Council should approve a PD amendment and SUP allowing the business to operate within 420 feet of another tattoo/body piercing establishment, despite the Garland Development Code's (GDC) 500-foot separation requirement.

Deputy Mayor Pro Tem Dutton made a motion to deny the request. Councilmember Caraway seconded the motion. The vote was: Deputy Mayor Pro Tem Dutton, yes; Councilmember Thomas Jr., yes; Mayor Pro Tem Ott, no; Mayor Hedrick, yes; Councilmember Tran, yes; Councilmember Caraway, yes; Councilmember Moore, yes; Councilmember Segoviano, yes; and Councilmember Lucht, yes. The motion carried.

c. Consider a request by All About Permits, requesting approval of 1) a Specific Use Provision (SUP) for a Food Processing and Storage use on property zoned Industrial (IN) District and 2) a concept plan for a Food Processing and Storage use. The site is located at 725 East Walnut Street in District 2.

Consider and take appropriate action on the application of All About Permits, requesting approval of 1) a Specific Use Provision (SUP) for a Food Processing and Storage use on property zoned Industrial (IN) District and 2) a concept plan for a Food Processing and Storage use. The site is located at 725 East Walnut Street. (District 2) (File Z 26-13)
Presenter: Nabila Nur, Planning & Development Director

Ms. Nur provided a presentation. She stated that staff and the Plan Commission recommended approval of the 15-year SUP subject to the improvements and conditions presented. She answered questions of the Council.

Applicant present wishing to speak on the item: Sevtap Cevirgen.

Councilmember Caraway made a motion to deny the request. There was no second on the motion. The motion failed.

Deputy Mayor Pro Tem Dutton made a motion to approve the request with a 10-year SUP. Councilmember Moore seconded the motion. The vote was: Deputy Mayor Pro Tem Dutton, yes; Councilmember Thomas Jr., yes; Mayor Pro Tem Ott, yes; Mayor Hedrick, yes; Councilmember Tran, yes; Councilmember Caraway, no; Councilmember Moore, yes; Councilmember Segoviano, yes; and Councilmember Lucht, yes. The motion carried.

The City Attorney asked for Council to return to Item 11b.

d. Consider a request by Hamza Iftikhar Saleemi, requesting approval of 1) a Specific Use Provision (SUP) to allow an Automobile Sales, New or Used use and 2) a Concept Plan for the Automobile Sales, New or Used use. The site is located at 1805 Reserve Street Suite 101 on a property zoned Industrial (IN) District in District 6.

Consider and take appropriate action on the application of Hamza Iftikhar Saleemi, requesting approval of 1) a Specific Use Provision (SUP) to allow an Automobile Sales, New or Used use and 2) a Concept Plan for the Automobile Sales, New or Used use. The site is located at 1805 Reserve Street Suite 101 on a property zoned Industrial (IN) District. (District 6) (File Z 26-15)

Presenter: Nabila Nur, Planning & Development Director

Ms. Nur provided a presentation. She stated that staff recommended approval of a 5–8 year SUP with conditions and that the Plan Commission recommended approval of a 5-year SUP subject to the improvements and conditions presented. She answered questions of the Council.

Applicant present wishing to speak on the item: Hamza Saleemi.

Citizens wishing to speak on the item: Kyle Stephens.

Deputy Mayor Pro Tem Dutton made a motion to deny the request. Councilmember Lucht seconded the motion. The vote was: Deputy Mayor Pro Tem Dutton, yes; Councilmember Thomas Jr., yes; Mayor Pro Tem Ott, yes; Mayor Hedrick, no; Councilmember Tran, yes; Councilmember Caraway, yes; Councilmember Moore, no; Councilmember Segoviano, yes; and Councilmember Lucht, yes. The motion carried.

Mayor Hedrick announced that the Council was retiring into recess at 8:54 p.m. Council returned to the dais and Mayor Hedrick reconvened the meeting at 9:10 p.m.

e. Consider a request by FSG SIGNS, requesting approval of 1) an amendment to Planned Development (PD) District 02-48 to modify sign standards and 2) a Concept Plan for the location of the proposed signs on a property zoned for Commercial Retail (CR) uses. The site is located at 1040 West Centerville Road in District 5.

Consider and take appropriate action on the application of FSG SIGNS, requesting approval of 1) an amendment to Planned Development (PD) District 02-48 to modify sign standards and 2) a Concept Plan for the location of the proposed signs on a property zoned for Commercial Retail (CR) uses. The site is located at 1040 West Centerville Road. (District 5) (File Z 26-16)

Presenter: Nabila Nur, Planning & Development Director

Ms. Nur provided a presentation. She stated that staff recommends approval of the requested amendments and that the Plan Commission recommends approval of the staff recommendation. She answered questions of the Council.

Applicants present wishing to speak on the item: John Rose and Wendy Allgood.

Councilmember Lucht made a motion to approve the request in accordance with the staff recommendation, except to reduce the maximum front wall sign area to 569.712 square feet and increase the maximum pylon sign height to 65 feet, with all other recommended conditions remaining in effect. Deputy Mayor Pro Tem Dutton seconded the motion. All voted in favor. The motion carried.

12. Texas Municipal Power Agency Appointment

Consider by minute action the appointment of a City of Garland representative to the Texas Municipal Power Agency Board of Directors.

Deputy Mayor Pro Tem Dutton made a motion to appoint Tom Hancock. Councilmember Lucht seconded the motion. All voted in favor. The motion carried.

13. Consider Appointment of a DART Board Representative

Council is requested to consider appointing a representative to the Dallas Area Rapid Transit (DART) Board for the shared board seat. The City of Glenn Heights has declined to appoint the previously considered candidate and indicated a willingness to consider an alternate nominee.

Council action is requested to select a representative for consideration by the participating member cities.

Presenter: Mike Betz, City Manager

Mayor Hedrick announced earlier in the meeting that this item was pulled from the agenda.

CONSIDER APPOINTMENTS TO BOARDS AND COMMISSIONS

Terms are usually staggered whereby at least half of the membership has previous experience. Members are appointed based on qualifications.

14. Garland Youth Council Appointments

Approve the Garland Youth Council appointments for 2026-27. Council considered this item at the July 6, 2026 Work Session.

The Councilmembers read their nominations for the Garland Youth Council appointments. Mayor Pro Tem Ott read Mayor Hedrick's nominations.

Deputy Mayor Pro Tem Dutton made a motion to approve the nominations. Councilmember Tran seconded the motion. All voted in favor. The motion carried.

15. Councilmember Ed Moore

- **Mark "Vince" Falsarella - Parks & Recreation Advisory Board**

Councilmember Moore made a motion to nominate Mark "Vince" Falsarella to the Parks & Recreation Advisory Board. Councilmember Lucht seconded the motion. All voted in favor. The motion carried.

CITIZEN COMMENTS

Members of the audience wishing to address issues not on the meeting agenda may have three minutes to speak. However, according to the Texas Open Meetings Act, Council is prohibited from discussing any item not on the posted agenda.

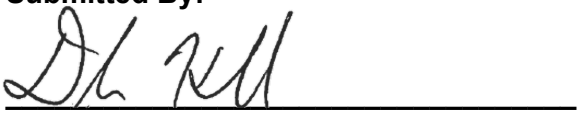
Danny Yates, Marcia Hiebsch, James Singleton, Stephanie Wilson, and Tiffany Linson.

ADJOURN

All Regular Meetings of the Garland City Council are broadcast live on CGTV, Time Warner Cable Channel 16 and Frontier FIOS TV 44. Meetings are rebroadcast at 9 a.m. and 7 p.m. Wednesdays - Sundays. Live streaming and on-demand videos of the meetings are also available online at GarlandTX.tv. Copies of the meetings can be purchased through the City Secretary's Office (audio CD's are $1 each and DVD's are $3 each).

Mayor Hedrick adjourned the meeting at 9:53 p.m.

Submitted By:



Dylan Hedrick, Mayor

Jennifer Stubbs

Jennifer Stubbs, City Secretary

