

**PLANO CITY COUNCIL
PRELIMINARY OPEN MEETING
November 12, 2007**

COUNCIL MEMBERS

Pat Evans, Mayor
Sally Magnuson, Mayor Pro Tem
Jean Callison, Deputy Mayor Pro Tem
Shep Stahel
Scott Johnson
Loretta Ellerbe
Harry LaRosiliere
Lee Dunlap

STAFF

Thomas H. Muehlenbeck, City Manager
Frank Turner, Executive Director
Bruce Glasscock, Executive Director
Rod Hogan, Executive Director
Diane C. Wetherbee, City Attorney
Diane Zucco, City Secretary

Mayor Evans called the meeting to order at 5:07 p.m., Monday, November 12, 2007, in Training Room A of the Municipal Center, 1520 K Avenue. All Council Members were present. Deputy Mayor Pro Tem Callison arrived at 5:17 p.m. and Council Member Johnson arrived at 5:20 p.m. Mayor Evans then stated that the Council would retire into Executive Session in compliance with Chapter 551, Government Code, Vernon's Texas Codes, Annotated, in order to consult with an attorney and receive Legal Advice, Section 551.071 and to discuss Personnel, Section 551.074 for which a certified agenda will be kept in the office of the City Secretary for a period of two years as required.

Mayor Evans reconvened the meeting back into the Preliminary Open Meeting at 6:28 p.m. in the Council Chambers where the following matters were discussed:

Consideration and Action Resulting From Executive Session

No items were brought forward for consideration.

Personnel Appointments

Civil Service Commission

City Manager Muehlenbeck spoke to a recommendation of Patrick Gallagher and upon a motion made by Council Member Dunlap and seconded by Council Member Johnson, the Council voted 8-0 to appoint Mr. Gallagher as an interim member with a term expiring 2010.

Cultural Affairs Commission

The Council deferred appointment.

Library Advisory Board

Upon a motion made by Council Member Johnson and seconded by Council Member LaRosiliere, the Council voted 8-0 to appoint Gilbert Saulter as an interim member with a term expiring October 2009.

Retirement Security Plan Committee

City Manager Muehlenbeck spoke to a recommendation of Stephen Doud as Chair and upon a motion made by Council Member Dunlap and seconded by Council Member Stahel, the Council voted 8-0 to appoint Mr. Doud as Chair.

Plano Chamber of Commerce Presentation

Brad Shanklin, President and CEO of the Plano Chamber of Commerce spoke to the process of strategic planning and “*Good to Great*” representing the direction of the Chamber. He spoke regarding open discussion of all programs and the four building blocks going forward: having the right people in the right place, prestigious and unique programs, facilitating the success of members and strong community relationships.

Mr. Shanklin reviewed the new board and staff structure reorganized around the components of advocacy, education and networking. He spoke to the reduction in the executive committee, new vice-president of communications and an audit committee in place to ensure adherence to acceptable accounting practices. Mr. Shanklin spoke to retooling events and programs and to addressing facilitation of the success of members in 2008 when a new board is in position. He spoke to building on the relationships with entities in the community, possibly identifying projects to work on with the Council and providing orientation for future elected officials. Mr. Shanklin spoke to the Chamber’s commitment to helping member businesses and working together for success in Plano. He responded to the Council that the next meeting will be held on November 14, 2007.

Discussion and Direction Regarding Workforce Housing Study

Long Range Planning Manager Zimmerman spoke to the adoption of a Workforce Housing Study in December 2006 and to reporting this evening on the implementation status and two conceptual proposals. He spoke to the importance of existing housing stock in meeting the needs of Plano and progress made toward increasing public awareness. Mr. Zimmerman spoke to the study’s recommendation to begin Employer Assisted Housing for City employees, providing the opportunity to receive a one-time grant for closing costs and initial improvements which will require a minimum continued employment and residency in the home.

Mr. Zimmerman further spoke to the objectives of a housing reinvestment incentive program to maintain housing stock affordable to the workforce category, encourage reinvestment and reinforce other efforts to stabilize neighborhoods. He spoke to guidelines including minimum and maximum costs, age of homes, possible reinvestment refund of 10% of the total improvement and the option to implement the program Citywide or targeted geographically. He spoke to programs in other cities and regarding improvements that do not increase the taxable value of the property. Mr. Zimmerman requested direction on the following: whether the two programs serve a valid public purpose, if the basic parameters for the proposed programs are appropriate for the development of more details and whether there a preference for targeting the housing reinvestment program.

The Council stated a concurrence that the programs serve a valid public purpose and that the basic parameters are appropriate for development of details. Mr. Zimmerman stated that a geographically targeted program would offer a concentration of efforts and involvement by the neighborhood. He spoke to a range of 1,000-2,000 homes in an area and Mayor Evans spoke to the benefits in utilizing a targeted area.

City Attorney Wetherbee responded to the Council regarding employer assisted housing and the deference given the Council in determining a public purpose and to ensuring that the reasons are credible and reasonable. She spoke to issues of retention and recruitment as well as commuting concerns and advised that if reasons for adoption are attached, that they should be acceptable to reasonable individuals. Mr. Zimmerman responded to Council Member Dunlap regarding discussions held at the Employee Advisory Committee regarding the issue of Employer Assisted Housing. Mr. Dunlap spoke to community development benefits and assessing the overall benefits when the program is related to granting one employee funding for a down payment. Ms. Wetherbee spoke to the general acceptance and support of low to moderate income programs and the Council expressed concurrence with a targeted approach for the reinvestment program.

Council Items for Discussion/Action on Future Agendas

No further items were discussed.

Consent and Regular Agendas

Council Member Stahel advised that he would be stepping down on Consent Agenda Items "E," to authorize the renewal of the Maintenance Agreement for CommVault Backup Software, in the amount of \$61,096 from Dell; "F," to approve the purchase of servers for the Event Log Management Implementation and blade enclosure, in the amount of \$65,565 from Hewlett Packard Company; "G," to approve of a contract/agreement to obtain Security Consulting Services from Internetwork Experts (INX), in the amount of \$64,299; and "H," to approve purchase from an existing contract/agreement to authorize the purchase of Gartner Membership Seats in the amount of \$51,510 from Gartner.

Council Reports

Council Member Johnson spoke regarding the Arbor Day Celebration at Bob Woodruff Park and the 540 year-old oak tree on the southern portion of the grounds.

Council Member Stahel spoke regarding presentation of a Veteran's Day proclamation at the Senior Center and the number of veterans in attendance and in uniform. He further spoke regarding presentation of a Veteran's Day proclamation at Mathews Elementary School.

Nothing further was discussed. Mayor Evans adjourned the Preliminary Meeting directly into the Regular Session at 7:05 p.m.

Pat Evans, Mayor

ATTEST

Diane Zucco, City Secretary