



Manager's Notes

To: Mayor and City Council Members

From: Paul G. Grimes, City Manager 

CC: Department Directors

Date: January 15, 2021

ADMINISTRATION:

Vaccination "Mega" Center: Ongoing discussions among Collin County, various cities, and providers are occurring in an effort to establish and operate one or more "mega"-vaccination centers in the County. MISD and Collin College have offered their assistance, and McKinney FD and Emergency Management folks are actively engaged in preparing for this scenario. We intend to bring a discussion item for council to consider and/or direct staff. The intent is to have a mega-center in Collin County operational by Feb. 1st, if not sooner. Doses continue to be the major constraining factor at this time, but we do expect that dosage numbers will begin to increase rapidly in March-April and after.

New York Times Media Request: We received a voicemail from the *New York Times* looking to confirm the employment of a man named Keith Lee in the MPD from 2005-2010. HR did confirm we had a police officer with the name of Keith J. Lee employed from 11/07/2005 - 07/09/2010. The reporter confirmed that Keith James Lee and was involved in the Capitol events last week. There is no connection to the City of McKinney, aside from the fact that he was last employed here over a decade ago.

Sister Grove Regional Water Resource Recovery Facility: As part of the North Texas Municipal Water District's commitment to provide you updates on the Sister Grove Regional Water Resource Recovery Facility (Sister Grove RWRRF), the District is making us aware that their contractor is preparing to mobilize equipment for construction. They anticipate equipment being delivered to the site to begin work the week of Jan. 11th. The Sister Grove RWRRF is located just north of the Town of New Hope, approximately 1.1 miles east and 0.17 miles south of the FM 2933 and County Road 336 intersection.

NTMWD is also contacting nearby property owners to let them know this information.

You can find more information on this project by visiting <https://www.ntmwd.com/projects/new-regional-water-resource-recovery-facility/> and then selecting the Sister Grove project.

CITY SECRETARY:

Campaign Finance Reports are due on January 15, 2021

Due Date Notice, Forms and Instructions have been mailed to officeholders, candidates, and campaign treasurers
2021 General Election

Candidate Packet is now available online at the [2021 City Elections](#) webpage and from the City Secretary

Candidate Application Deadline is close of business, February 12

See 2021 Candidate Packet attached

Boards & Commissions

Attached: Report for all approved applicants as of 1/14/21

Candidate	Office Sought	Date Approved
Beller, Justin	District 1	01/13/21
Philips, Charlie	At Large	01/13/21

COMMUNICATIONS and MARKETING:

Hot Topic FAQs

New FAQs have been posted to the Transparency page of the city's website. These include FAQs on the [TUPPS Brewery](#) project and the [Municipal Community Complex](#).

Covid-19 communications

The city is regularly updating its [Covid-19 webpage](#). We have also started regularly communicating with the McKinney residents on the Collin County Health Services vaccine waitlist. The McKinney Office of Emergency Management has created a Covid-19 Daily Report to share information related to case numbers and vaccine distribution. [Subscribe to the Covid-19 Daily Report](#). If you would prefer not to subscribe, the report can be found daily on our [Covid-19 webpage](#).

Citizen Survey Mailings

The upcoming citizen survey will be mailed in early to mid-January. The National Research Center conducts this scientific and nationally benchmarked survey bi-annually. NCS conducted McKinney's last two scientific surveys in 2017 and 2019. Therefore, in addition to benchmarking against other cities for 2021, we will be able to directly benchmark against our own 2017 and 2019 results. As in previous years, the survey consists of primarily standardized questions, with a limited number of custom questions.

This community survey provides a comprehensive and statistically valid picture of community quality and resident perspectives about local government services, policies, and management. After the scientifically valid sampling is conducted, the survey will also be posted online for completion by anyone who so chooses. Results will be tabulated, tracked and reported separately to protect the integrity of the scientifically valid portion of the polling.

East McKinney Projects Website

The East McKinney Project Outreach and Coordination leadership team has launched the [East McKinney Redevelopment and Preservation website](#). The site is the central location and resource center for all East McKinney Redevelopment and Preservation projects east of State Highway 5. This site will preserve and revitalize McKinney with infrastructure improvements, new and enhanced public facilities, and business expansion development and redevelopment opportunities. The new public engagement process is starting with the [Municipal Community Complex survey](#). This questionnaire is intended to help better understand the site and surrounding areas as the design process begins. The hope is to design and build a site that provides the greatest benefit to the surrounding properties and neighborhoods as well as to the City of McKinney.

Great turnout by staff for Santa's Helpers Toy Drive challenge

As an organization, we donated a total of 647 toys to WFAA's Santa's Helpers Toy Drive, an increase of more than 100 over last year. The community showed up too and the combined total of collected toys and bicycles was 3,102.

DEVELOPMENT SERVICES:

1) Interactive Development Snapshot Portal – December Update!

- The Interactive Development Snapshot Portal www.mckinneytexas.org/snapshot is available to view and interact with the details of this month's development-related data. Please note that the Interactive Development Snapshot Portal works best in the following browsers: Google Chrome, Mozilla Firefox, Apple Safari, or Microsoft Edge.
- Items to note in December:

- A) The Family Health Center, located on the north side of Virginia Street and just west of Graves Street, received their Certificate of Occupancy. The new 25,231 square foot facility has a total valuation of \$7.0 million.
- B) New commercial development in 2020 closed above the overall construction valuation totals from 2019. While only 69 new commercial permits were issued throughout 2020, the total construction valuation of those permits is \$372.6 million (including two Prosper ISD and Melissa ISD elementary schools with a combined valuation of \$41.5 million). In comparison, there were a total of 87 new commercial permits issued in 2019 with a total valuation of \$235.8 million (including a Frisco ISD high school with a valuation of \$96 million).
- C) New single family residential permit activity in 2020 closed slightly above permit totals in 2019. 1,544 new single family residential permits were issued throughout 2020 with a total valuation of \$505.8 million. In comparison, there were a total of 1,500 new single family residential permits issued in 2019 with a total valuation of \$491.6 million. Our record for the most new single family permits issued within a calendar year is 3,400 which occurred in 2005.

ENGINEERING:

Light Up Louisiana Update: As planned, Phase 2 of the “Light up Louisiana” improvements began on January 4 with major utility work underway. A continuation of bi-weekly “Coffee with the Contractor” meetings will be held every other Friday on site at 9:30 am. City representatives and council members are welcome to attend these meetings, which provide an opportunity for businesses to get construction updates and ask questions to our project contractor. In addition to the planned construction efforts along Phase 2 (Tennessee Street to SH 5), the Engineering Department will be utilizing some construction contingency funding to make minor sidewalk improvements between Church Street and Bengé Street upon completion of Phase 2. It was determined that incorporating this additional work now would be the most cost effective solution to enhance walkability and general downtown aesthetics along the Louisiana corridor. Update to date information on the Light Up Louisiana project can be found at www.mckinneytexas.org/Louisiana.

Custer Road, US 380 to FM 1461, TxDOT Reconstruction Update: The Texas Department of Transportation (TxDOT) has awarded the reconstruction of Custer Road/FM 2478 to Austin Bridge & Road, and construction is scheduled to begin on January 25. The project will reconstruct the roadway from a 2-lane undivided roadway to a 4-lane divided roadway between US 380 and FM 1461 with the ability to expand to 6 lanes in the future. Construction is estimated to be complete in late 2022. Although TxDOT is leading the construction of this project, the Engineering Department will continue to stay involved in the construction efforts and coordinate construction-related communications as appropriate.

US 380 Virtual Public Scoping Meeting Reminder: TxDOT will be providing a pre-recorded virtual public scoping meeting presentation at 6:00 pm on Thursday, January 21, which will remain available for viewing through the comment deadline period of Friday, February 5. Meeting materials will be posted to www.keepitmovingdallas.com/US380EISScopingMeeting. This virtual public scoping meeting is specific to freeway segment alternatives being evaluated between Coit Road and FM 1827.

Attachment #1: Stormwater Management Program Update

Attachment #2: Engineering CIP Report

HOUSING & COMMUNITY SERVICES:

Community Services:

- The CDBG-CV McKinney Living Assistance Program will launch the week of January 20. Funding will come from HUD for rental, mortgage and utility assistance. A second program is expected to launch the first week in February with the funding that comes from the State of TX and Collin County.
- The Community Grants Advisory Commission will meet January 21, 2021 at 6:30 PM, 2nd Floor Conference Room. Staff will provide general program updates, including highlights of the 2019-2020 CDBG Program Year End report and the start of the upcoming Consolidated Grants Application process for 2021-2022.

- The 2021-2022 Consolidated Grants Application Process will begin for interested agencies to apply for funding under the Community Development Block Grant (CDBG) and Community Support Grant (CSG). Applicants will be able to attend one information workshop on the dates of February 18 or February 25 at 2:00 PM. The online application will launch February 26, 2021. Applications will be due in April 9, 2021.
- The City received a certificate and was recognized by the U.S. Census Bureau as “an invaluable member of the 2020 Census Community Partnership and Engagement Program.”

Transit:

- The McKinney Urban Transit District (MUTD) met on Wednesday, December 16, 2020, and approved the extension of the fare reduction through June 30, 2021. The MUTD, through grant funding, pays 85% of the cost of a trip, while the rider pays 15%. The cost to the rider is approximately \$3 for an average trip.
- In order to market MUTD Transit program, water bill inserts will be going out to McKinney residents informing them of available transit service. Also, a billboard message will be going up on Highway 5 informing residents of MUTD transit service options.
- Staff has completed the FTA triennial desk review. The FTA-contracted auditor will reach out to schedule virtual meeting, anticipated Spring 2021.

Grants Administration:

- On Monday, January 11, 2021, Collin County Commissioners Court approved the application for Collin County's 2021 emergency housing funding allocation from the latest COVID Relief Bill signed into law by President Trump on December 27, 2020.
- The National Association of Counties estimates Collin County's allocation to be \$18,851,770. If approved by City Council, the City of McKinney will receive direct funding from the County, based on our population.

Housing Services:

- Staff is currently overseeing two major homeowner renovations for low-income McKinney residents.
- Staff is qualifying nine (9) additional and one Property Maintenance Code referral for housing rehabilitation.

LIBRARY:

“The Library is very excited to share that the Saloon Walking Tour of the Historic McKinney Square is now complete and ready to go! It can be accessed by [clicking here](#) or downloading the GuidoGo app and searching for McKinney, TX. We owe special thanks for the great audio narration by McKinney resident Steve Powell and to our local history and genealogy librarian Stephanie Harrison for putting this tour together.

This self-guided tour allows for anyone to get a taste for the history of McKinney's downtown square as they stroll the 1 Kilometer route at their leisure.”

MCDC:

FY 21 Grants

Promotional and Community Event Grants

Below is information about the Promotional and Community Event grant applications submitted for consideration in Cycle I. Total funding available is \$100,000. The requests were presented to the MCDC board at the meeting on December 17th, board action will be scheduled for the January 28th meeting.

Promotional & Community Event Grants -- 2021 Cycle I

	Applicant	Event(s)	Amt. Requested
21-01	Kiwanis Club of McKinney	2021 Triathlon	\$2,500.00
21-02	SBG Hospitality	2021 Spring Sip & Stroll Series	\$15,000.00
21-03	Heritage Guild of CC	Farmers Market, Education, Murder Mystery, Farm to Table Dinner, Crank-off	\$12,500.00
21-04	CC History Museum	2021 Then & Now	\$10,025.00
21-05	Colorful Collaborations	Legacy Keepers 2021 events	\$2,000.00
21-06	McKinney Garden Club	2021 Art Meets Floral	\$7,700.00
21-07	Ovation Academy of Performing Arts	2021 Spring/Summer Productions	\$11,500.00
21-08	St. Peter's Episcopal Church	2021 Empty Bowls	\$7,500.00
21-09	McKinney Main Street	Arts in Bloom	\$7,500.00
21-10	Virtual Town Tours	Virtual McKinney tour	\$15,000.00
			\$91,225.00

Project Grants:

2021 Project Grants -- Cycle I Applications Discretionary Fund Allocation			
			Requested
21-02	Ovation Academy	Theatre space	\$35,000.00
21-03	Heritage Guild	Repairs and updates to Chestnut Square: Dulaney Cottage, Dulaney House and Chapel	\$32,750.00
21-04	CC Historical Society	Private Statue at CC History Museum	\$73,600.00
21-05	McKinney Roots	Hydroponic Greenhouse	\$15,000.00
21-06	McKinney Lacrosse	Wall Ball structure and gated playing surface	\$30,000.00
21-07	Sanchez Charities	The Mustard Seed - Center for Not-for- Profits343917	\$343,917.00

On Hold

Withdrawn

\$530,267.00

2021 Project Grant Applications			
Capital/Economic Development			
			Requested
21-01	Hub Partners, LLC	Construction of open space/landscaped area with LED Screen, sound, seating, tables, children's play area and will include 21,000 sf of retail/restaurant space	\$2,600,000.00
21-08	McKinney Parks & Rec	Design for Apex Expansion (\$2.5 mil); Apex landscape improvements (\$100k); ninja course (\$330k); outdoor aquatic enhancements (\$126k); sauna (\$100k); outdoor fitness court (\$256k)	\$3,637,040.00

\$6,237,040.00

Public hearings will be scheduled for all project grant applications, except 21-01 The Hub, at the January 28th board meeting. A public hearing was conducted on The Hub application at the December meeting. Board action on that funding request will be scheduled for the January meeting.

TUPPS Brewery Expansion: Bi-weekly progress meetings continue to monitor progress, scope, and budget for this project.

MCVB:

- **Events:**
 - Staff attended the Springs Bridal Show/Open House – January 5, 2021
 - Staff attended the Sanctuary Bridal Show/Open House – January 9, 2021

Advertising/Marketing/Promotions:

- We are in the process of getting bids from influencer tracking services that help with vetting of influencers and provide ROI on their social media postings and blogs.
- We are working with Team Texas for a booth at the American Bus Association tour operators marketplace show in Baltimore June 18-22, 2021 to attract bus tour groups to our area. We are not attending, but we are sending along with materials for presentation to conference-goers.
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- We're working with City Communications to create a 15-second video for inclusion in a co-op campaign with Travel Texas (the state travel office). The inclusion of our video is a free placement.
- The Daytripper included McKinney's The Yard as having his top burger of the year in his 2020 "Best Of" blog!

- We will be previewing and approving the prototype of our new website in the next couple of weeks, and we continue working on and training on the new CRM.

We continue to get influencer inquiries. The two who reached out in the past two weeks are:

[@therealkika](#) (Kika Cm) – We will be hosting her and her boyfriend for one night and two days the first weekend in May.

[@_Atomoli](#) (Olivia Ebrotie), a 24-year old world traveler and lifestyle Instagram blogger based in Texas. She has a following in the United States, Africa, and France.

Stop by and see our beautiful winter windows, painted by local artist Cody Phillips (The Dude Art). They're getting noticed, and it's bringing people into the Visitors Center and store. We see people stop to look at them, and even had someone come in last week just because the window caught their eye from across the street.

PARKS:

Parks & Recreation Admin

- We are pleased to announce that the City of McKinney has been chosen to host the USA Mid-South Regional Championship Pickleball Tournament from April 22-25, 2021. The 4-day event will take place at the Courts of McKinney in Gabe Nesbitt Community Park and will draw over 1000 players from across the region and country competing for a slot in this year's National tournament. The USA Pickleball Association awarded this tournament to us (previously held in College Station) based largely upon the quality and size of our recently updated and expanded tennis complex.

Parks Maintenance

- Marty Sillito, Parks Maintenance Superintendent, is assisting the MPAC team with design plans to deliver improvements to the MPAC landscape areas, to include the installation of new planting and street furniture. This project is being funded by MCDC, coordinated with the McKinney Main Street Board, and should be completed this spring.

Athletics

- Our winter/spring outdoor sports season will kick-off on January 14th with the year's first soccer tournament, which will feature over 300 teams competing at the Craig Ranch Soccer Complex. Note that four fields (Fields 9 -12) at the 13-field complex are in sub-par condition due to weather and other factors and do not reflect our high standards of maintenance; fortunately these specific fields are scheduled to be fully renovated later this year.

Parks Development

- The Parks, Recreation & Open Space Advisory Board reviewed design contracts for two new projects: Robinson Ridge Neighborhood Park and Gabe Nesbitt Community Park athletic field construction (adding four new baseball/softball fields). Both of these projects will be forwarded to City Council in February for consideration.
- Our Department has submitted a grant request to the MCDC for assistance with improvements at the Apex Centre. This includes funding the completion of design plans for an expansion and funding near-term physical improvements, such as outdoor fitness, building signage, aquatics cross-fit elements, and a sauna. We will be presenting this project at the January 28th meeting of the MCDC.

Attachment #3: Parks Projects

PLANNING:

The following is a brief listing and summary of notable Planning projects and activities:

1. Annual Population Estimate

The Planning Department has completed its annual population estimate for the City of McKinney. The official population estimate as of January 1, 2021 is 198,507, which is a 1.6% increase in population from January 2020 (195,342). Please see the attached memo, including a map of our population for additional details. We also encourage you to visit <https://www.mckinneytexas.org/294/Demographics-Census-Reports> for more information about McKinney's population and demographics.

2. **Personnel Updates**

Over the last several months, the Planning Department has been working to fill the Planning Manager (Current Planning) position, which has been vacant since September 2019.

We are excited to announce that **Ms. Caitlyn Strickland** will be joining the McKinney team on February 1, 2021. Caitlyn comes to us from Hays County, where she has served as the Director of Development Services since 2018. Caitlyn has a Bachelor of Arts degree in Political Science/History and a minor in Business Administration. During her time in Hays County, she has had extensive experience with administering and overseeing development and subdivision regulations, as well as budgeting, team leadership and process management. We look forward to having her join our team.

In her new role as the Planning Manager in McKinney, she will become a friendly resource to the Council, Planning and Zoning Commission, the development community, and residents for matters related to development in McKinney.

3. **SEC Virginia and Hardin Multi-family Rezone (Version II)**

- Case Number: **20-0140 Z** *new case number*
- Location: South of Virginia Parkway and east of Hardin Boulevard
- Anticipated Public Hearing Dates: 01/12/21 (PZ) / 02/02/21 (CC)
- Staff Recommendation: Denial

The Planning Department received a new rezoning request for the 12.6 acre property located at the southeast corner of Virginia Parkway and Hardin Boulevard. As you may recall, a previous rezoning request for this tract was submitted earlier this year to allow for multi-family residential uses. The previous request (20-0006Z) received a tremendous amount of public interest and was ultimately withdrawn by the applicant in August (prior to Council consideration).

The new rezoning request is similar to the previous one and is, again, seeking to rezone the property for multi-family residential uses. Due to concerns with introducing multi-family uses at a commercial corner and with the proposed building heights of 4-stories in an otherwise suburban area, Staff is recommending denial of the rezoning request. Given the amount of public interest that the original request received, we wanted to make the Council aware of the upcoming public hearings.

The request was heard by the Planning and Zoning Commission at the January 12th meeting. At the meeting, the Commission voted 4-3 to recommend approval of the request with some clarifying language to unit caps, building heights, and setbacks..

For reference, information about the original request is provided below.

Original Case Background and Details

As part of the original rezoning request earlier this year (Case No. 20-0006Z), the applicant requested to rezone approximately 12.6 acres to generally allow for four-story multi-family residential uses at 22 units/acre. They indicated that the four-story buildings were expected to look and feel like three-story buildings from the street due to the changes in topography. The property is currently zoned "C2" – Local Commercial District and is designated as the Urban Living placetype on the Comprehensive Plan.

Although the Urban Living placetype allows for higher density residential products such as multi-family, it is also expected to provide commercial retail and service uses. The site has some topography and floodplain constraints that may pose challenging for commercial development in today's market. As such, consideration for multi-family is not unreasonable. However, given the fact that the site was just recently zoned to "C2" – Local Commercial District (in 2019), it is located at the hard corner of two major arterials (Hardin and Virginia), and the Council has a desire to preserve as much commercial opportunities as possible, we are unable to recommend approval of the request. Within the last week, Staff has received several letters of opposition for this item.

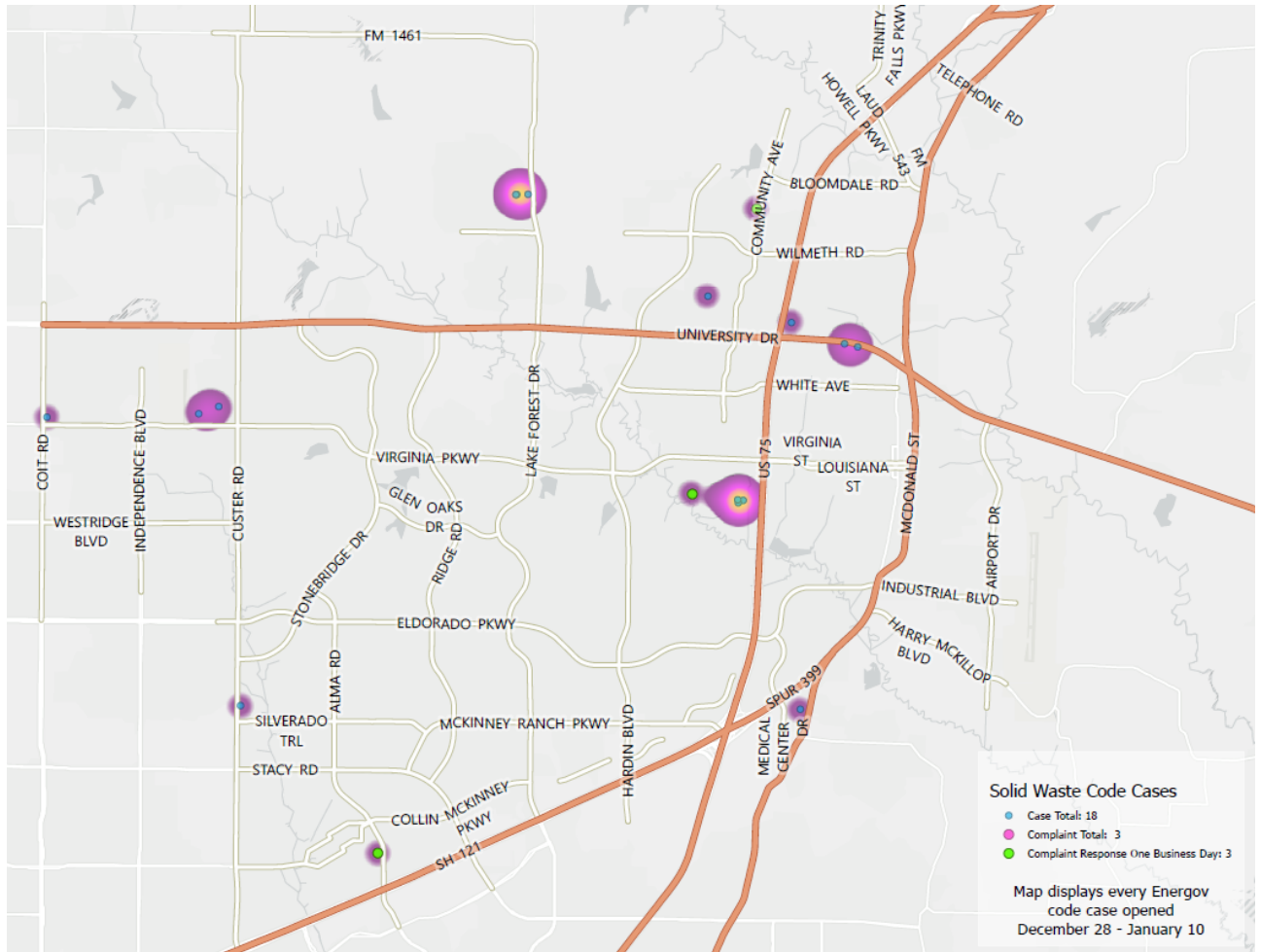
The original item was heard by the Planning and Zoning Commission at the July 14 meeting. At the meeting, the Commission voted 4-3 to recommend approval of the request with some clarifying language to the setbacks. However, the applicant withdrew the request prior to consideration/action by Council.

Attachment #4: Population Estimate Memo

PUBLIC WORKS:
Public Works Department

Work activities for the department are outlined in each of the sections below.

Environmental Services Division



Below are performance metrics for Environmental Services over the last few weeks

- 99% of solid waste collection contractor service issues resolved within 24 hours for the preceding 2 weeks (137 service issues were logged)
- 100% of solid waste code compliance cases were identified and investigated within 1 business day including 3 complaint for the preceding 2 weeks (21 code cases logged)
- 98% (210) of household hazardous waste collections competed same week, 2% (5) pushed out 1 week during the preceding 2 weeks

- Responded to 95% of sight restrictions, tree and vegetation hazards, and illegal dumping in the right-of-way within 1 business day for the preceding 2 weeks (86 activities logged)
- Upcoming “green” seminars and outreach events:
 - at McKinney Garden Club – January 12
 - Habitat for Humanity Green Home Habits – January 13
 - at Kiwanis Club – 14 January

Streets & Drainage Division-

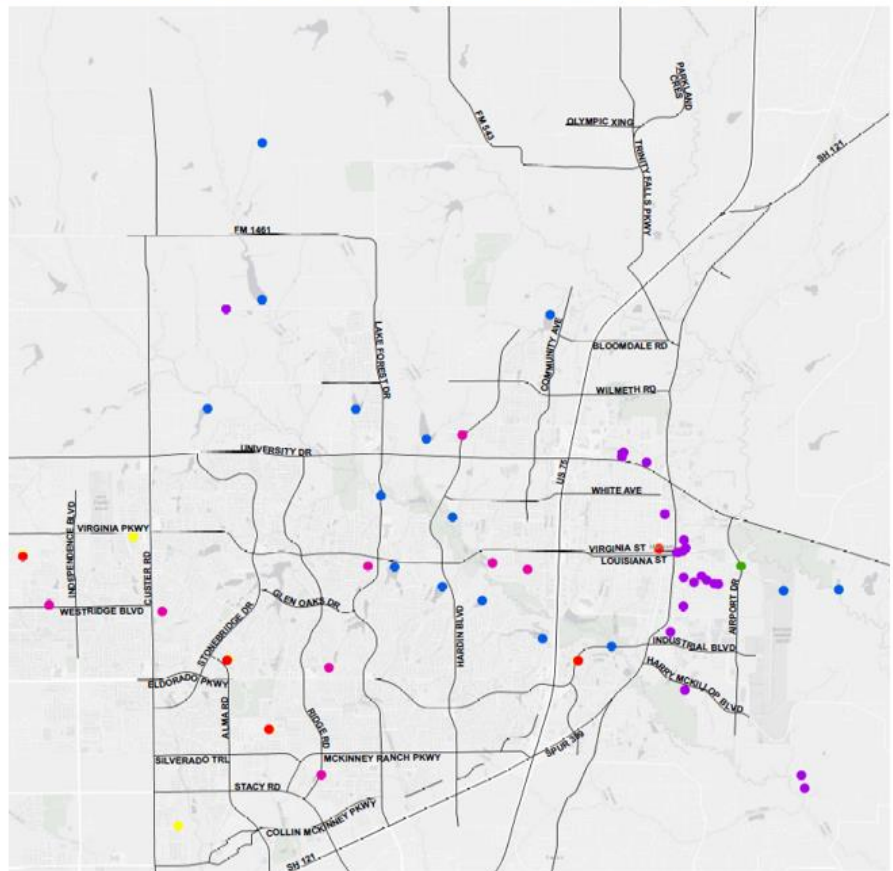
- Streets staff has a contractor working on Tennessee Street sidewalk and drive approach and will be there for approximately 2 months. (weather permitting).
- Streets will have a concrete contractor begin working on Daniels Drive starting at the end of this month. They will be replacing all the pavement and sidewalk on that street and the project is expected to take 2 months to complete (weather permitting).

Maintenance activities over the last 2 weeks for Street & Drainage Divisions are outlined below:

City of McKinney Streets & Drainage Division

Maintenance, Work, and Repairs January 13, 2021

Streets and Drainage Division conducted regular maintenance. Distribution of the activity is shown below.



Fleet Service & Facilities Maintenance Division

January 13, 2021

City of McKinney Building and Equipment Services Division

Maintenance, Work, and Repairs

Covid-19 & CARES ACT Assignment

- **Development Services** - window weather stripping (need to schedule install)

HVAC Schedule Replacement (Bay Heaters)

- **Fire Station #3** - Schedule TBD
- **Fire Station #2** - Schedule TBD
- **Development Services Unit #4** - Schedule TBD

Public Safety

- **Fire Station #7** - carpet replacement - Waiting for quote

Gate Replacement

- **Industrial Water Tower** - Schedule TBD
- **Virginia Water Tower** - Schedule TBD

Ice Machine Replacement

- **Airport Storage Room** - Schedule TBD
- **Fire Station #1 Laundry Room** - Schedule TBD

Water Heaters Replacement

- **Fire Station #6** - Schedule TBD
- **Fire Station #1** - Schedule TBD
- **Fire Station #7** - Schedule TBD
- **City Hall** - Schedule TBD

Fleet Services

- A total of 270 workorders were entered, 34 are still pending, and 234 have been completed (2 had been cancelled)
- 94.81% of maintenance was completed at Fleet Maintenance and 5.19% was completed at Station 8
- Currently there are 20 units out of service for maintenance and/or accident damage

Water Division

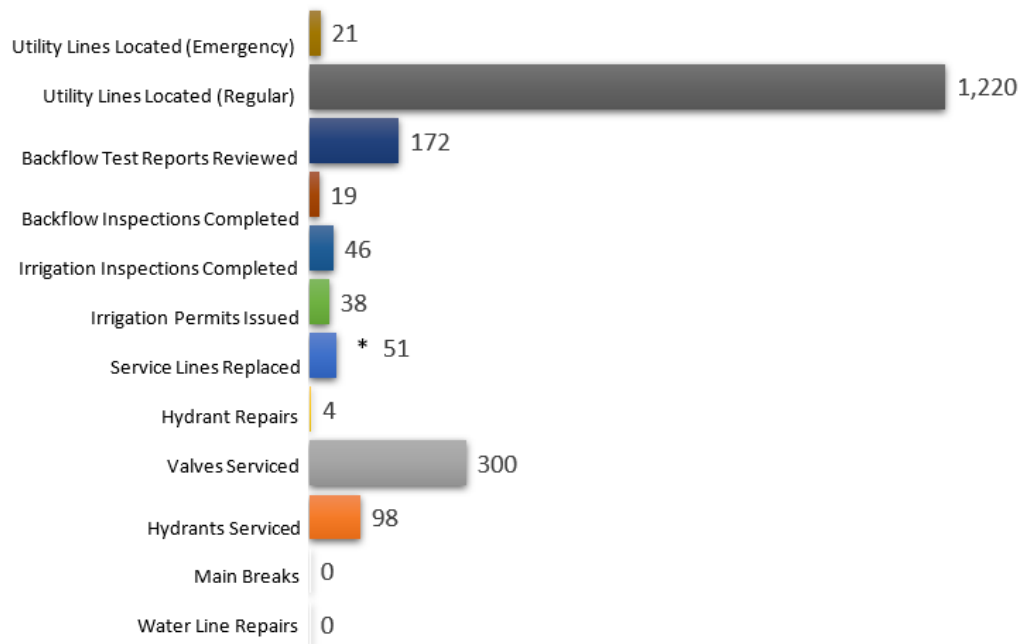
Water Utilities Division activities for the last 2 weeks are highlighted below:

January 13, 2021

City of McKinney

Water Utilities Division

Maintenance, Work, and Repairs



*4,699 Service lines to date since April 2017

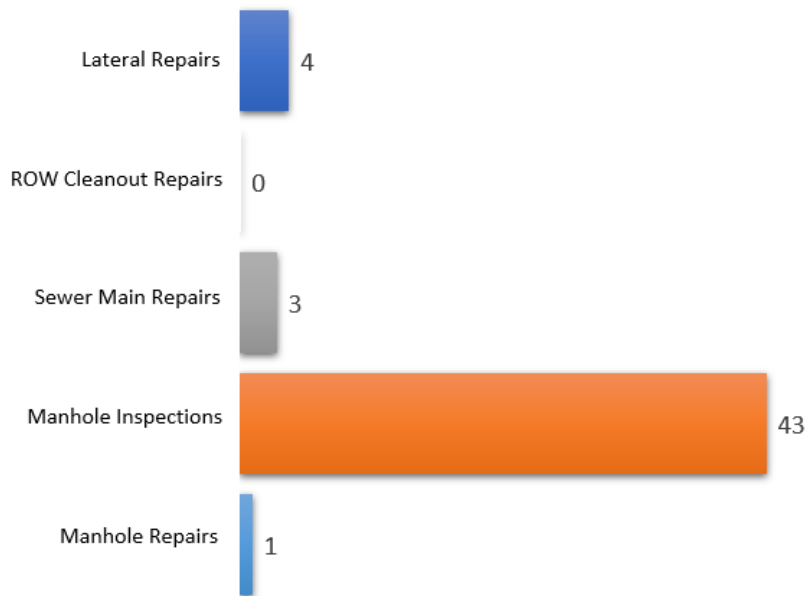
Wastewater Division

City of McKinney Wastewater Utilities Division

January 13, 2021

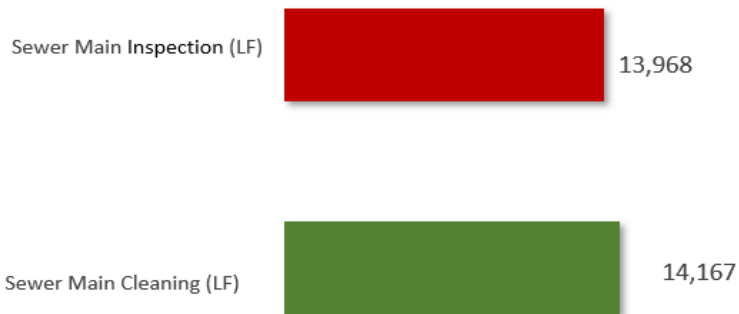
Maintenance, Work, and Repairs

Regular maintenance activity is shown below.



City of McKinney Wastewater Utilities Division

Maintenance, Work, and Repairs Continuation



Facilities Construction (FC) Division:

- **Airport Executive Terminal:** The CMAR, McRight-Smith, is on site; remedial work is underway and new construction is starting for a late summer completion; some non-conforming work placed by the previous contractors has been removed and will be replaced.
- **Tupps Brewery Project:** MCDC has contracted with Tupps Brewery for them to develop a new project located at the old McKinney Granary site; FC is serving as the City's liaison and is working with MCDC's owner's rep and Tupps along with their consultants; a CMAR has been selected.
- **Senior Recreation Center Renovations:** The CMAR, Balfour Beatty Construction, continues renovating the interior existing and new spaces; final finishes are in process; the Senior Recreation Center will remain closed during renovations; an additional parking project is under design.
- **Old Settler's Recreation Center Renovations Phase 2:** Renovations on the south side continue with the Scobilt design/build (D/B) team; finish work is in process in multiple trades and the original scope should be complete in January; the new plaza construction will continue through April.
- **Public Safety Phase 5 Expansion and Renovations Project:** The CMAR, Pogue Construction, has mobilized and site work construction activities are in process.
- **Public Safety Gun Range Restrooms:** A design proposal has been requested from one of the City vendor pool architects and will be received for review soon.
- **Fire Station 10 (Trinity Falls):** This project is being closed out immediately after the one year warranty walk.
- **Fire Station 11 (Craig Ranch):** The CMAR, Crossland Construction, is on site and construction is underway with site work and utilities in progress; structural piers are beginning.
- **Fire Station 8 (Alma Road):** The development of an A/E design proposal for demolition and reconstruction is in process and should be coming to City Council for consideration in early 2021.
- **McKinney Municipal Service Center - South Campus (Public Works):** Discussions have resumed with Quorum Architects to fully define the scope of the project including the potential new facilities; plans for renovations at the existing College Street facility will be for the future.
- **McKinney Municipal Service Center – North Campus (formerly John Deere Facility):** Meetings are ongoing with Quorum Architects to plan the required renovations; schematic designs have been shared with the PW team and the design development phase is in process.
- **Municipal Complex:** The first steering committee meeting with the City Council liaisons has been held and tours of DFW city halls and other municipal spaces have been rescheduled for January; full project funding needs to be discussed.
- **Redbud Pump Station Project:** Facilities Construction is assisting Engineering in the management of the project and oversight of the construction process for the pump station; final construction inspections and punch list work near completion; operations are ongoing with some pump issues.
- **McKinney Ranch Parkway Pump Station:** Facilities Construction is assisting Engineering in the management and oversight of the construction process for the pump station improvements both Phase 1 and Phase 2; a 60% set of consolidated plans has been received for review.
- **APEX Centre Expansion Project:** Meetings are restarting to discuss the requirements for various options for the expansion and funding requirements are being discussed.
- **Recreation Center at Towne Lake (formerly called the McKinney Community Center) Renovations:** Existing restroom and other area renovations are being planned to kick off soon.
- **ADA Compliance Projects:** Reviews of city facilities' entrances, restrooms and accessible paths from parking to buildings are being reviewed for prioritization of facility improvements.
 - Reviews of city facility entrances are in process for potential future projects; the existing Public Works facility is a prime candidate.
 - In response to an accessibility complaint at Adriatica, additional on street ADA parking spaces has been designed with construction slated for February 2021.
- **Public Safety Projects:** Various future projects including potential additions and reconfigurations at the existing facility along with options for separate and additional facilities are being reviewed.
- **New Senior Center Master Planning:** Preliminary discussions for master planning for a new future senior center have begun.
- **The Courts Indoor Tennis Expansion Project:** the design team is working on schematics for this 6 court indoor facility with fitness and exercise rooms and offices.
- **McKinney StarCenter Expansion Project:** The project is currently on hold; project pricing will need to be revisited before the project could proceed.

Miscellaneous Projects:

- **Fire Marshal's Office Renovations:** A new customer service counter and end user interface has been designed and construction is now complete.
- **CARES Funding Projects:** All additional reconfigurations have been installed for Public Works Admin, Codes, Engineering, Procurement Services and Plans Review departments.
- **Planning Area:** Partitions and new cubicles for better workflow and more physical separation have been installed; final punch list work is in progress.
- **MPAC Master Plan Update:** McKinney Performing Arts Center at the Historic Collin County Courthouse was selected to participate in the THC (Texas Historic Commission) sponsored update of the restoration master plan; potential restorations, including historical seating replacement are in process with new chairs ordered, although delivery has been delayed.

Franchise Utilities Coordination: Multiple franchise utility coordination projects for engineering and other departments continue and include:

- AI2068 TKI Executive Terminal – working with AT&T
- FI1731 MFS11 – working with CoServ Electric and Gas, Charter / Spectrum and Capco
- CO1817 Flour Mill Infrastructure Ph. 1 – working with Oncor, Atmos, AT&T, Spectrum, Zayo, Capco, GCEC Telecom (MISD fiber)
- CO1902 Substandard Mains Northwood-Westwood – working with Oncor, Atmos, AT&T, Spectrum and Zayo
- CO2006 Griffin & Pine – working with Oncor, Atmos, AT&T, Spectrum, GCEC/MISD fiber, Capco and Zayo
- CO4238 Town Center Infrastructure Improvements – working with Oncor, Atmos, AT&T, GCEC Telecom, Capco, and Zayo
- ST1617 Ridge Rd Extension US 380 to Wilmeth – working with GCEC, AT&T (long distance and local), Spectrum and Zayo
- ST1719 Wilmeth Road (Hardin to Lake Forest Dr.) – working with Oncor, Atmos, AT&T, Spectrum, GCEC Electric, GCEC Telecom, Capco, and Zayo
- ST1723 Wilmeth Road (East of Redbud Blvd. to SH 5) – working with Oncor, Atmos, AT&T, Spectrum, GCEC Telecom, Capco, and Zayo
- ST1834 Accessibility Improvements Eastside Ph. 2 – working with Oncor, Atmos, GCEC Telecom, AT&T, Capco, Spectrum and Zayo
- ST1835 Arterial Capacity Improvements FY20 – working with Oncor, Atmos, AT&T, Spectrum, GCEC Telecom, Grande, Capco, CoServ Electric, CoServ Gas, and Zayo
- ST1838 Eldorado / Custer intersection and bridge improvements – working with Atmos, CoServ Electric and Gas, AT&T, Spectrum, Zayo, Capco and Grande
- ST1839 Virginia Pkwy. Lanes 5 & 6 from Custer to Virginia Parklands – working with Atmos, CoServ Gas, CoServ Electric, AT&T, Grande, Spectrum, Capco and Zayo
- ST1841 Collin McKinney Pkwy – Hardin to Lake Forest – working with Atmos, Oncor, CoServ Electric and Gas, Zayo, and Spectrum
- ST1910 Bloomdale Alignment Study – working with Atmos and ONEOK
- ST3212 Stacy Road – Custer to Ridge – working with CoServ Electric, Atmos Energy, AT&T, Spectrum, Capco, GCEC Telecom (MISD fiber)
- ST4227 Bloomdale Ext. Community to Hardin – working with Oncor, GCEC, Atmos, ONEOK, AT&T, Capco, Spectrum and Zayo

STATUS AND SCHEDULE FOR MAJOR FACILITIES CONSTRUCTION PROJECTS



Updated 01/21/21

Master Planning	Design	Construction
Active Project	Completed Project	Future Project

Project #	Project Name	Phase	Start	Finish	% Complete	2020												2021												Project Budget	Comments
						Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec		
A17447	TK Executive Terminal	Design	Jul-20	Sep-20	100%																							\$ 9,000,000	McFlight-Smith is the CMAR; CaCo Architects is the architect of record. Construction has begun; remedial work is in process.		
A12068	1508 Industrial Blvd	Construction	Nov-20	Aug-21	33%																								Will need reworking with changes since 2017.		
FC1202	Public Works Facility - Master Planning	Master Planning	Mar-16	Feb-17	100%																								Updating spatial requirements with new north campus in mind.		
FC1202	McKinney Municipal Service Center - South Campus	Design	Dec-20	Sep-21	5%																								\$8 mill from previous plus \$34 mill from May 2019 Bond Election.		
FC2058	1550 S. College Street, Buildings A, B, C & D	Construction	Not Known	Not Known	0%																								Quorum developing concepts. P.W DLT determining groups for move Phase 1 construction will start June 2021; \$13.25 mil spent acquiring property.		
FC2058	McKinney Municipal Service Center - North Campus	Design	May-20	Dec-20	55%																								LakeFazio + Parkhill A/E team selected for master planning thru SDs.		
FC1707	3601N Central Expressway	Construction	Jun-21	Jun-22	0%																								Add'l funding req'd; LakeFazio + Parkhill contract is fully executed.		
FC1707	New City Hall - Municipal Complex - Master Plan	Master Planning	Nov-20	Jun-21	5%																								On hold for now - project costs will need to be re-evaluated.		
FC1709	McKinney StarCenter Expansion	Construction	Not Known	Not Known	Not Known																								Contracts are with legal for a new Design/Build Firm.		
FC1729	6933 Stars Avenue	Design	Apr-20	Oct-20	100%																								VAI Architects is the design team of record.		
FC1729	2200 Tailor Burk Drive	Construction	Nov-20	Nov-21	10%																								Construction has begun, fiber reouting has been completed.		
FC1820	Public Safety Gun Range Restrooms	Design	Not Known	Not Known	Not Known																								An A/E team has been selected from vendor pool and a proposal is in process.		
FC2239	505 Interchange Street	Design	Ongoing	Ongoing	Not Known																								Project in process at Adlatias for public accessible parking.		
FC2239	Accessibility Improvements for Facilities	Construction	Ongoing	Ongoing	Not Known																								Miscellaneous projects ongoing.		
4B20-09	Various Locations	Design	Ongoing	Jun-20	15%																								Conduit A-D is the design team of record.		
4B20-09	TUPPS Brewery Project	Construction	Jun-20	Sep-22	Not Known																								MCDC Project, CMAR selection has occurred.		
4B20-09	The Granary/McKinney - 402 E Louisiana	Construction	Jun-20	Sep-22	Not Known																								Land acquisition for new FD Headquarters facilities closes soon.		
F11730	Future Fire Stations Land Acquisitions	Land Acquisition	Ongoing	Ongoing	Not Known																								Contract amendment for GMP is fully executed and construction has begun.		
F11731	Fire Station 11 - Craig Ranch	Design	Dec-19	Sep-20	100%																								Work will begin in FY21.		
F11732	6260 Rundell Way	Construction	Nov-20	Dec-21	8%																								Project complete - training props install CMAR amendment has been completed.		
F11732	Upgrade Security in Apparatus Bays at FS 1-8	Construction	Not Known	Not Known	Not Known																								A proposal for A/E services will be presented for consideration soon.		
F11734	Fire Station #10 - Trinity Falls	Design	May-18	Oct-18	100%																								Crossland Construction was selected as the CMAR by BFG along with MFSH.		
F12001	1150 Olympic Crossing	Construction	Jan-19	Feb-20	100%																								The top ranked A/E firm is being presented for Council consideration in February.		
F12111	Fire Station 8 - Alma Road Piedo	Design	Not Known	Not Known	Not Known																								Working towards defining funding sources for full expansion project.		
F12111	3445 Alma Road	Construction	Not Known	Not Known	Not Known																								A proposal will be presented for consideration in 2021 for full A/E services.		
F12111	Fire Department Headquarters	Design	Not Known	Not Known	Not Known																								Design is in progress, with review of 50% SD package ongoing.		
PK1825	2100 Taylor Burk Drive	Construction	Not Known	Not Known	Not Known																								Master Plan in process for new Senior Center.		
PK1825	APEX Centre - Phase 2 Conceptual Design	Design	Dec-19	Mar-20	100%																								Senior Center will be closed during renovations.		
PK2042	3003 Alma Road	Construction	Not Known	n/a	n/a																								GMP established for multiple phases of renovation.		
PK2042	The Courts Indoor Tennis Expansion	Design	Not Known	Not Known	Not Known																								Construction complete on north site.		
PK2042	3253 Alma Road	Construction	Not Known	Not Known	Not Known																								Construction in process on south - new plaza design extended construction.		
PK4394	Senior Center - Master Planning	Master Planning	Jan-19	Not Known	75%																								Phase 1 and Phase 2 now combined.		
PK4394	Senior Center Renovations	Design	Jan-19	Jan-20	100%																								Day to day by Engineering - assistance as needed.		
PK4398	1400 S College	Construction	Feb-20	Jan-21	80%																								Operations are in process with ongoing pump challenges.		
PK4398	Old Settler's Recreation Center Renovations	Design	Jul-18	Mar-20	100%																								Day to day by Engineering - assistance as needed.		
V/A1826	1201 E Louisiana	Construction	Jun-19	Apr-21	78%																								Fire Marshal's customer service area furniture will be delivered in January.		
V/A1826	McKinney Ranch Pump Station - Phases 1 and 2	Design	Not Known	Not Known	Not Known																								Furniture, Data and Electrical work - P.W/DS, Codes, PS completed.		
V/A8132	3620 McKinney Ranch Parkway	Construction	Not Known	Not Known	Not Known																										
V/A8132	Redbud Pump Station	Design	Not Known	Not Known	Not Known																										
V/A8132	3601 Redbud Boulevard	Construction	Not Known	Not Known	Not Known																										
MISC	Miscellaneous Cubicle Reconfigurations - COVID	Design	May-20	Nov-20	100%																										
MISC	Multiple Facilities - P.W/DS, Codes, PS, FM	Construction	Aug-20	Dec-20	100%																										