



**PLANO CITY COUNCIL**  
**1520 K Avenue, Plano TX 75074 and via videoconference**

**DATE: SEPTEMBER 12, 2022**

**TIME: 5:00 PM**

**Our Vision - Plano is a global economic leader bonded by a shared sense of community where residents experience unparalleled quality of life.**

**This City Council Meeting will be held in person in the Senator Florence Shapiro Council Chambers and via videoconference. A quorum of the City Council, including the presiding officer, will participate in person. The facility will be open to members of the public.**

For those wanting to watch the meeting but not address the Council, the meeting will be live-streamed on Plano's website at [www.planotv.org](http://www.planotv.org) and Facebook.com/cityofplanotx.

To pre-register to speak at the City Council meeting, please visit [https://forms.plano.gov/Forms/Sign\\_Up\\_Citizen](https://forms.plano.gov/Forms/Sign_Up_Citizen). Online registration opens at 5:00 p.m. on the Wednesday prior to the meeting and closes at 4:00 p.m. on the day of the meeting. Onsite registration is available on the day of the meeting until 15 minutes prior to the start of the meeting.

Emails regarding agenda items may be submitted to: [councilcomments@plano.gov](mailto:councilcomments@plano.gov).

**CALL TO ORDER**

**EXECUTIVE SESSION**

I.	Legal Advice	Mims	15 min.
	a) Respond to questions and receive legal advice on agenda items		
II.	Litigation	Mims	30 min.
	a) Constance Swanston and Women's Elevated Sober Living vs. City of Plano, Civil Action No. 4:19-cv-412, in the US District Court, Eastern District of Texas		
III.	Real Estate	Yager	15 min.
	a) Downtown Plano		
IV.	Personnel -	Council	15 min.
	Discussion of all Council Appointees		

## **PRELIMINARY OPEN MEETING**

I.	Consideration and action resulting from Executive Session discussion	Council	5 min.
II.	Discussion and direction re: Plano's Sesquicentennial Celebrations	Hayley	15 min.
III.	Discussion and direction re: HOME-ARP Funds	Schwarz	15 min.
IV.	Short Term Rental Report Status Update ( <i>Brief Update Only. Full Report at October 10th Preliminary Open Meeting.</i> )	Israelson	15 min.
V.	Consent and Regular Agendas	Council	5 min.
VI.	Council items for discussion/action on future agendas	Council	5 min.

**In accordance with the provisions of the Open Meetings Act, during the Preliminary Open Meeting, agenda items will be discussed and votes may be taken where appropriate. The City Council may convene into Executive Session to discuss posted items in the session as allowed by law.**

***Municipal Center is wheelchair accessible. A sloped curb entry is available at the main entrance facing Municipal/L Avenue, with specially marked parking spaces nearby. Access and special parking are also available on the north side of the building. The Senator Florence Shapiro Council Chambers is accessible by elevator to the lower level. Requests for sign interpreters or special services must be received forty-eight (48) hours prior to the meeting time by calling the City Secretary at 972-941-7120.***



## CITY COUNCIL AGENDA MEMO

**MEETING DATE:** 9/12/2022

**DEPARTMENT:** City Secretary

**DIRECTOR:** Lisa Henderson, City Secretary

**PRESENTER:**

**TIME SPAN:**

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### **ITEM SUMMARY**

**This City Council Meeting will be held in person in the Senator Florence Shapiro Council Chambers and via videoconference. A quorum of the City Council, including the presiding officer, will participate in person. The facility will be open to members of the public.**

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## CITY COUNCIL AGENDA MEMO

**MEETING DATE:** 9/12/2022

**DEPARTMENT:** City Secretary

**DIRECTOR:** Paige Mims, City Attorney

**AGENDA ITEM:** Legal Advice

**PRESENTER:** Mims

**TIME SPAN:** 15 min.

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### **ITEM SUMMARY**

Legal Advice

a) Respond to questions and receive legal advice on agenda items



## CITY COUNCIL AGENDA MEMO

**MEETING DATE:** 9/12/2022

**DEPARTMENT:** City Secretary

**DIRECTOR:** Paige Mims, City Attorney

**PRESENTER:** Mims

**TIME SPAN:** 30 min.

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### **ITEM SUMMARY**

Litigation

a) Constance Swanston and Women's Elevated Sober Living vs. City of Plano, Civil Action No. 4:19-cv-412, in the US District Court, Eastern District of Texas



## CITY COUNCIL AGENDA MEMO

**MEETING DATE:** 9/12/2022

**DEPARTMENT:** City Secretary

**DIRECTOR:** Mark D. Israelson, City Manager

**AGENDA ITEM:** Real Estate

**PRESENTER:** Yager

**TIME SPAN:** 15 min.

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### **ITEM SUMMARY**

Real Estate

a) Downtown Plano



## CITY COUNCIL AGENDA MEMO

**MEETING DATE:** 9/12/2022

**DEPARTMENT:** City Secretary

**DIRECTOR:** Mark D. Israelson, City Manager

**AGENDA ITEM:** Discussion of all appointees

**PRESENTER:** Council

**TIME SPAN:** 15 min.

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### **ITEM SUMMARY**

Personnel -

Discussion of all Council Appointees



## CITY COUNCIL AGENDA MEMO

**MEETING DATE:** 9/12/2022

**DEPARTMENT:** City Secretary

**DIRECTOR:** Lisa Henderson, City Secretary

**PRESENTER:** Council

**TIME SPAN:** 5 min.

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### **ITEM SUMMARY**

Consideration and action resulting from Executive Session discussion





## CITY COUNCIL AGENDA MEMO

**MEETING DATE:** 9/12/2022

**DEPARTMENT:** City Secretary

**DIRECTOR:** Shannah Hayley, Director of Communications & Community Outreach

**PRESENTER:** Hayley

**TIME SPAN:** 15 min.

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### **ITEM SUMMARY**

Discussion and direction re: Plano's Sesquicentennial Celebrations



## CITY COUNCIL AGENDA MEMO

**MEETING DATE:** 9/12/2022

**DEPARTMENT:** City Secretary

**DIRECTOR:** Lori Schwarz, Director of Neighborhood Services

**AGENDA ITEM:** HOME-ARP Funds

**PRESENTER:** Schwarz

**TIME SPAN:** 15 min.

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### **ITEM SUMMARY**

Discussion and direction re: HOME-ARP Funds

### **ATTACHMENTS:**

Description	Upload Date	Type
Memo	9/7/2022	Informational

**Date:** September 7, 2022

**To:** Mark Israelson, City Manager

**From:** Lori F. Schwarz, AICP  
Director of Neighborhood Services

**Subject:** HOME-ARP funding: Discussion and Direction

**Background:**

On March 28, 2022, Neighborhood Services staff provided a homeless update to City Council. Additionally, there was also a presentation on the results of outreach to the local homelessness non-profit providers on the local needs for the community in relation to the use of HOME-ARP funds. The POM presentation is attached for reference.

At that time, City Council directed staff to apply for the HOME-ARP funds and to hire a consultant to determine the best use of the funds, which must be used for:

- Production or preservation of affordable housing;
- Purchase or development of non-congregate shelter;
- Tenant-based rental assistance; and
- Support services, including homelessness prevention services and housing counseling

In May 2022, City Council determined one of their 2022-2023 Council Strategic Goals to be Homelessness with an initiative focusing on investing in homelessness prevention programs and developing public-private partnerships. Homelessness Prevention is an allowable use of funds for HOME ARP funds, which includes utility assistance. The City of Plano currently has such a program that is administered by the Assistance Center of Collin County, so utilizing the funds in this manner is consistent with activities already being undertaken through the use of U.S. Department of Housing and Urban Development (HUD) funds.

During a presentation at the July 25, 2022 meeting, City Council requested the use of the HOME-ARP funding be brought back for further discussion and direction.

**Next Steps:**

Staff is seeking direction on the manner in which City of Plano HOME-ARP funds will be used.

**Attachments:**

March 28, 2022 City Council Presentation

xc: Jack Carr, Deputy City Manager  
Shanette Eaden, Housing and Community Services Manager



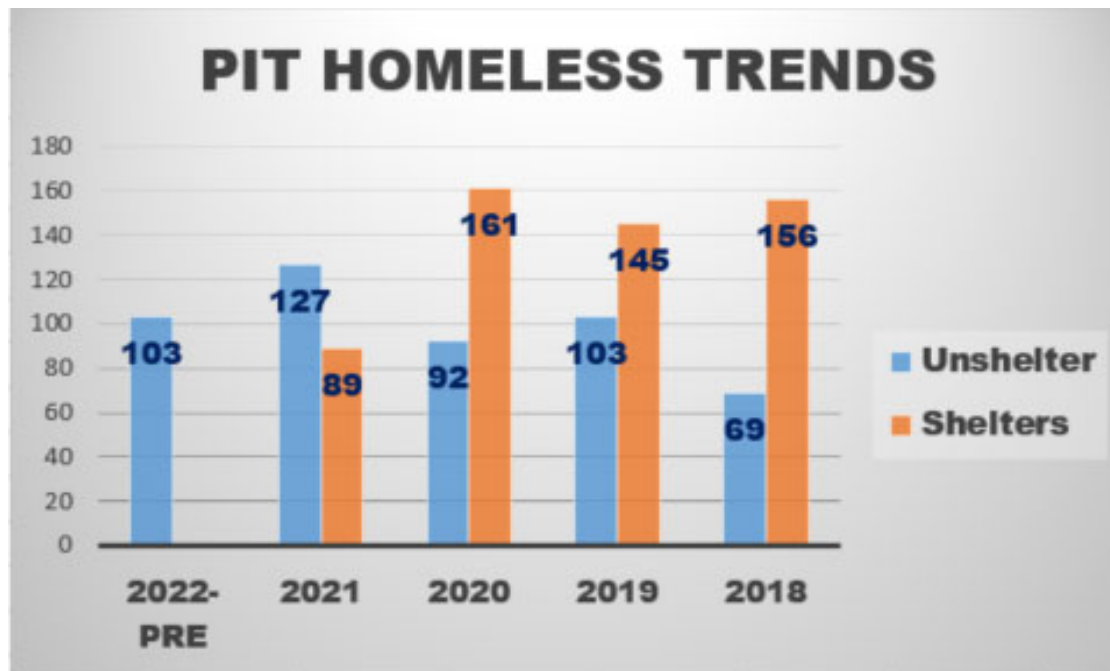
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## City of Plano Homeless Update

Shanette Eaden, Housing and Community Services Manager

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## Point In Time “PIT” Five Year Trend



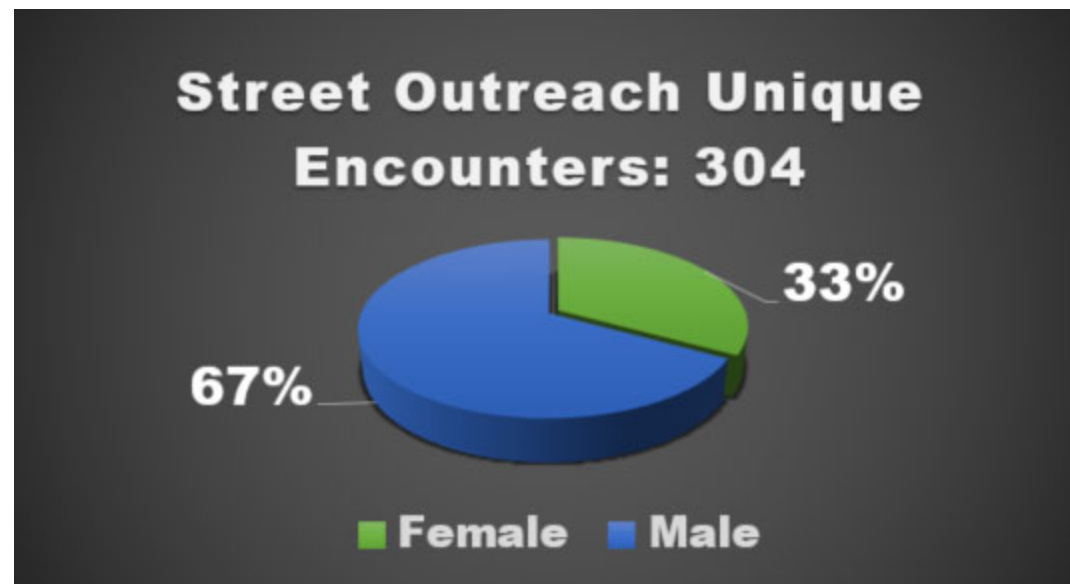
### PIT Totals by Year

- 2018: 225
- 2019: 248
- 2020: 253
- 2021: 216
- 2022: Unavailable



## Street Outreach Data

January 2021 – December 31, 2021



# State Law Impacting Homeless Options: HB 1925

## Law Basics

1. Prohibits “camping” in public places
2. Requires that the City provide resources for homeless, included but not limited to camping sites

## City Actions During Encounters

1. Education on the law and potential consequences
2. Homeless resources provided



# Current Unsheltered Homeless Approach





# HOME-ARP Funds

## Allowable Activities:

- Production or preservation of affordable housing;
- Purchase or development of non-congregate shelter;
- Tenant-based rental assistance; and
- Support services, including homelessness prevention services and housing counseling



# Hotel Conversion to Affordable Housing Units

Use of HOME-ARP Funds – Action 1

## **Pros:**

- Creates housing for homeless individuals and families
- Allows for the creation of rental history
- Provides a long-term solution for homeless residents to become self-sufficient
- Operated by a non-profit agency
- Onsite services
- Provides a triage for those in need of emergency housing

## **Cons:**

- On-going operational costs



# Tenant Based Rental Assistance

Use of HOME-ARP Funds – Action 2

## **Pros:**

- Provides financial housing support for homeless individuals and families
- Operated by a non-profit agency
- Provides location choice

## **Cons:**

- Availability of affordable units for rent
- Off-site support services
- More intensive administration due to scattered locations



# Hotel Conversion to Non-congregate Emergency Shelter

## Use of HOME-ARP Funds – Action 3

### **Pros:**

- Provides emergency shelter homeless individuals and families
- Operated by a non-profit agency
- On-site services
- Provides location choice

### **Cons:**

- Temporary housing solution
- State approval required
- On-going operational costs



# Individualized “Community Circle”

Does not require the use of HOME-ARP Funds – Action 4

## **Pros:**

- Focuses on one homeless individual or family at a time
- Utilizes nonprofit and/or faith-based service providers
- Creates a sense of community support for homeless persons

## **Cons:**

- Relies on other housing programs to obtain housing
- No dedicated case manager
- Incremental approach



# Homeless Housing Options: Nonprofit Shelter Provider Meeting

## Participants

2 Domestic Violence Shelters  
1 Youth Shelter  
2 General Population Shelters  
1 Street Outreach  
1 Emergency Financial Assistance  
1 Collin County Homeless Coalition

## Homeless Options Discussed

1. Conversion for Affordable Housing
2. Conversion for non-congregate
3. Tenant Based Rental Assistance
4. Community Circle



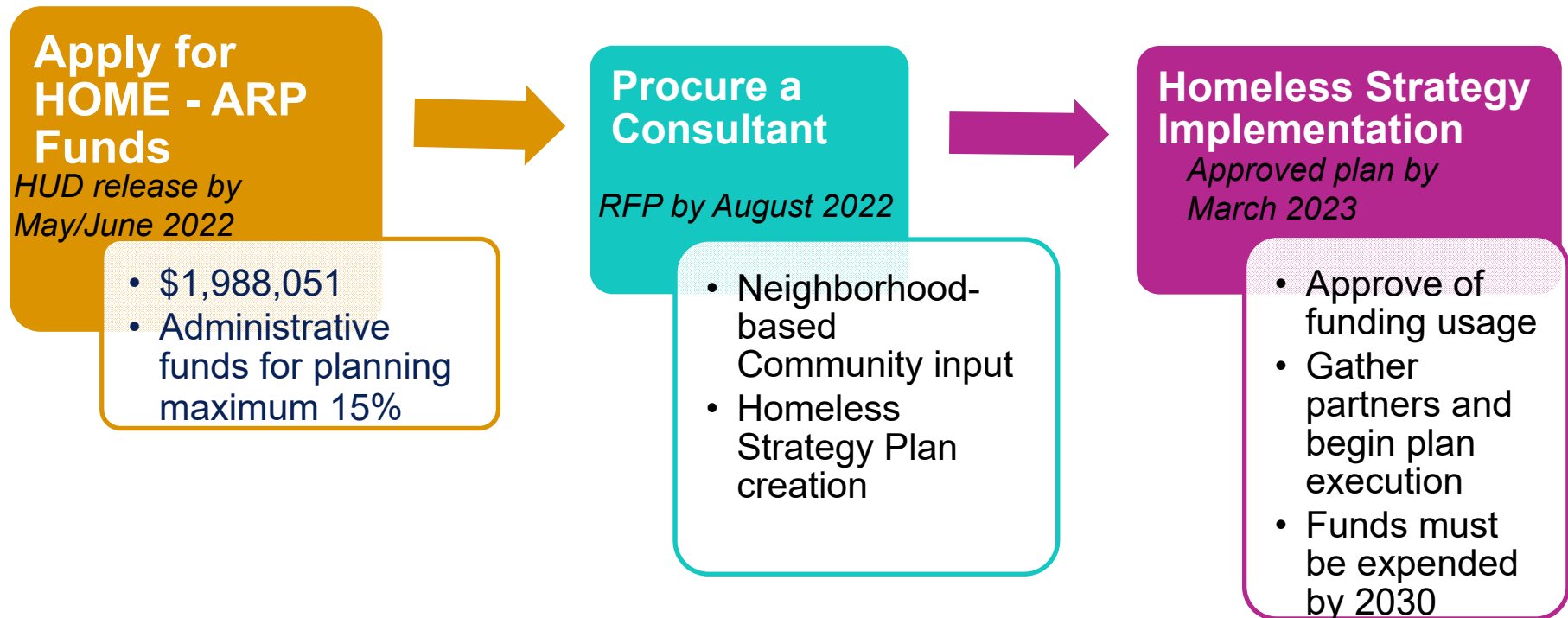
# Nonprofit Homeless Provider Meeting Results

## Homeless Housing Options by Group Preference

- 1. Conversion for Affordable Housing – Best Option**
  - a. Needs to include wrap around services
  - b. Solves the lack of available housing concern
- 2. Conversion for Non-Congregate – Second Best Option**
  - a. Needs to be a County-led initiative
- 3. Tenant Based Rental Assistance – Third Best Option**
  - a. The concern is the lack of affordable rental properties if housing assistance is provided
- 4. Community Circle – Not a Good Option**
  - a. Lack of funding



## Next Steps: ARP Funding







**Plano**  
*City of Excellence*

## Questions and Discussion





## CITY COUNCIL AGENDA MEMO

**MEETING DATE:** 9/12/2022

**DEPARTMENT:** City Secretary

**DIRECTOR:** Mark D. Israelson, City Manager

**AGENDA ITEM:** Short Term Rental Report Status Update (*Brief Update Only. Full Report at October 10th Preliminary Open Meeting.*)

**PRESENTER:** Israelson

**TIME SPAN:** 15 min.

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### **ITEM SUMMARY**

Short Term Rental Report Status Update (*Brief Update Only. Full Report at October 10th Preliminary Open Meeting.*)



## CITY COUNCIL AGENDA MEMO

**MEETING DATE:** 9/12/2022

**DEPARTMENT:** City Secretary

**DIRECTOR:** Lisa Henderson, City Secretary

**AGENDA ITEM:** Consent and Regular Agendas

**PRESENTER:** Council

**TIME SPAN:** 5 min.

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### **ITEM SUMMARY**

Consent and Regular Agendas

### **BACKGROUND**

Council or staff may remove items from the Consent Agenda for Individual Consideration.



## CITY COUNCIL AGENDA MEMO

**MEETING DATE:** 9/12/2022

**DEPARTMENT:** City Secretary

**DIRECTOR:** Mark D. Israelson, City Manager

**AGENDA ITEM:** Future Agenda Items

**PRESENTER:** Council

**TIME SPAN:** 5 min.

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### **ITEM SUMMARY**

Council items for discussion/action on future agendas

### **BACKGROUND**

Opportunity for Council to consider items for discussion or action on future agendas.