

**TOWN COUNCIL
MEETING MINUTES
AUGUST 1, 2017**

The Town Council met in regular session on Tuesday, August 1, 2017 at 6:00 p.m. at 372 Town Place, Fairview, Texas. Those present were Mayor Darion Culbertson, Mayor Pro Tem John Adler as well as Councilmembers Bill Nicol, Henry Lessner, Pam Little, Paul Hendricks and Renee Powell. Staff present included Town Manager, Julie Couch; Assistant to the Town Manager, Adam Wilbourn; Chief Financial Officer, Jason Weeks; Planning Manager, Israel Roberts; Economic Development Manager, Ray Dunlap; Town Engineer, James Chancellor; Police Chief, Granver Tolliver; Town Secretary, Elizabeth Cappon; and Town Attorney, Clark McCoy.

Mayor Culbertson called the meeting to order at 6:02 p.m. and declared a quorum was present. At 6:03 p.m., the council then adjourned into executive session regarding Section 551.071: consult with legal counsel, Section 551.072: property acquisition, Section 551.074: personnel and Section 551.087: economic development negotiations.

At 7:40 p.m., Mayor Culbertson reconvened back into regular session and invited everyone to stand for the Pledge of Allegiance.

PROCLAMATIONS, RECOGNITION AND AWARDS: Chief Tolliver introduced newly hired Police Officer, Stephen Tomlinson and Ms. Cappon administered the Oath of Honor.

Mayor Darion Culbertson presented a proclamation naming Milo Wentz of Puster Elementary as Mayor of the Town of Fairview for Tuesday August 1, 2017.

CONSENT AGENDA: All items listed under the Consent Agenda are considered routine and are acted on by one motion, with no separate discussion of these items. If discussion is desired, an item may be removed from the consent agenda and be considered separately. A) Approve the minutes of the June 6, 2017, regular Council meeting. B) Approve the minutes of the July 5, 2017, regular Council meeting. C) Approve a resolution establishing an ad-hoc 2017 Capital Improvements Program (CIP) Committee. D) Approve an ordinance amending the solid waste ordinance regarding section 12.02.034 on collection and disposal. E) Approve a reimbursement resolution for the resolution for the November 2017 bond election.

Councilmember Lessner asked to pull agenda item B as he needed to abstain as he was absent from the meeting. Councilmember Powell made a motion to approve items A, C, D and E of the consent agenda. Mayor Pro Tem Adler seconded the motion and the motion was unanimously approved. Councilmember Hendricks made a motion to approve item B of the consent agenda. Councilmember Little seconded the motion and the motion was unanimously approved with one abstention from Councilmember Lessner.

PUBLIC HEARING – CUP – CREEKWOOD UMC EXPANSION: Mr. Roberts gave a presentation on agenda item 5(a), a request for approval of a Conditional Use Permit (CUP) for the Creekwood United Methodist Church to reflect an expansion to the existing building to

Councilmember Hendricks made a motion to approve a revised final plat for the Harper Landing Addition subject to the change regarding the landscape buffer and final plan review by the Town Engineer. The 72.9-acre site is located on the east side of Country Club, between Farmstead Street and Camino Real and is zoned for the (RE-2) Two-acre Ranch Estate District. Applicant: Dave Wilcox: Wilco Partners LLC, representing Liberty Bank Life Insurance (FP2016-04). Councilmember Nicol seconded the motion and the item was unanimously approved.

SCHEDULE PROPOSED TAX RATE PUBLIC HEARINGS: Mr. Weeks gave a presentation on agenda items 6(c) and 6(d): consider and act on a proposed tax rate for FY 2017-2018 and placement of a proposal to adopt the proposed tax rate on the agenda of a future meeting as well as consider and act on a resolution scheduling public hearings on the Town of Fairview proposed tax rate.

Mr. Weeks stated that the Town is required to hold two public hearings regarding the tax rate as the Town has raised more property tax revenue due to an increase in values from appraisals. Mr. Weeks stated that Staff additionally has presented Council with a balanced budget at their budget retreat but only one public hearing on the budget is required.

Mr. Weeks stated that the public hearings would be held on Monday, August 14 at 6 p.m. and Monday, August 21 at 6 p.m. with the budget and tax rate to be approved at the regular Council meeting on Tuesday, September 5 at 7:30 p.m. with notice given in the Allen American.

Mayor Culbertson took a roll call vote to approve a resolution scheduling public hearings on the Town of Fairview proposed tax rate and the motion was unanimously approved by all of the Councilmembers and the Mayor.

Councilmember Powell made a motion to approve a resolution naming Monday, August 14 at 6 p.m. and Monday, August 21 at 6 p.m. as the dates for the public hearings on the Town of Fairview proposed tax rate to be held at Fairview Town Hall located at 372 Town Place. Mayor Pro Tem Adler seconded the motion and the motion was unanimously approved.

BUDGET AMENDMENT FOR SLOAN CREEK DAM TEST SECTION AGREEMENT:

Mr. Chancellor gave a presentation on agenda item 6(e), a request for approval on a supplemental budget amendment to the FY 2016-17 budget and allow the Town Manager to enter into a professional services agreement with Huitt-Zollars, Inc. for the creation of a dam test section on Sloan Creek.

Mr. Chancellor explained the use of check dams and the test section process, including how the dams fit into the Town's drainage master plan. Mr. Chancellor introduced, Robert Armstrong of Huitt-Zollars, Inc. to answer any questions. The Council, Mr. Armstrong and Mr. Chancellor discussed the check dam and test section process.

Councilmember Powell made a motion to approve a supplemental budget amendment to the FY 2016-17 budget not to exceed \$58,340 and authorize the Town Manager to enter into an agreement with Huitt-Zollars, Inc. for the creation of a dam test section on Sloan Creek. Councilmember Lessner seconded the motion and the motion was unanimously approved.

Mayor Pro Tem Adler made a motion to authorize the Town Manager to renew the Town's agreement with DART for public transit services. Councilmember Nicol seconded the motion and the motion was unanimously approved.

MCKINNEY AIRPORT UPDATE: Councilmember Hendricks and The Council discussed an update on agenda item 6(h) regarding an update from the McKinney Airport Advisory Committee meeting. The Council discussed the Airport Master Plan and Layout Plan update.

Councilmember Hendricks invited the Council to go on a tour of the Airport on Thursday.

MOVING OCTOBER AND NOVEMBER MEETING DATES: Ms. Couch gave a presentation on agenda item 6(i) regarding moving the regular October and November Council meetings date due to National Night Out and the bond election. The Council agreed to move the Council meetings in October and November to the first Wednesdays of each month, October 4 and November 1.

FY 2017-18 BUDGET PRIORITIES: Ms. Couch discussed with the Council agenda item 6(j), the fiscal year 2017-18 budget and related work session items.

Mayor Culbertson stated that the Council had held their annual budget workshop the day before and this was the next opportunity for the Council to discuss any questions before the budget is voted upon at the October regular Council meeting. Ms. Couch added the Council would have additional opportunities to discuss the budget at their upcoming special Council meetings in August. There was no further discussion.

CIP AND NOVEMBER BOND ELECTION: Ms. Couch discussed with the Council agenda item 6(j), the Capital Improvements Plan, the November bond election and other recent related work session items.

Ms. Couch stated that all the prospective CIP committee members are available on Monday at 6 p.m. for a meeting and tour of the existing facilities. Ms. Couch stated that the Council will need to call the election at the August 21 Special Council Meeting. Ms. Couch stated that the consultants would be reviewing some additional changes to the plans in order to reduce costs at the August 14 meeting. Ms. Couch stated that at an upcoming meeting, dates would need to be selected for Town Hall meetings.

BOARDS/COMMISSIONS: Discuss boards and commissions and take any necessary action.

Councilmember Adler made a motion to appoint Mike VanNatta, Phil Hamilton, John Hubbard, Ben Brown, Rich Hickman, Emile Bonneau and Richard DiVirgilio as members of the 2017 Capital Improvements Program (CIP) Committee. Councilmember Lessner seconded the motion and the motion was unanimously approved.

Mayor Culbertson stated that Zoning Board of Adjustments (ZBA) member and alternate, Glenn Carlin and Scott Almy, needed to be removed from that Board as they are also members of the Planning and Zoning Commission.