



**NOTICE OF A
MEETING OF THE
FAIRVIEW TOWN COUNCIL
TOWN HALL COUNCIL CHAMBERS
372 TOWN PLACE, FAIRVIEW, TEXAS
TUESDAY, OCTOBER 7, 2014
6:30 P.M.
AGENDA**

1. Call to order.
2. Town Council recesses into executive session.

The Town Council will meet in closed session regarding the following items and/or any item posted on the agenda notice for this meeting as necessary under the following exceptions to the Open Meetings Act under Texas Government Code:

Section 551.071 – to consult with legal counsel regarding pending or contemplated litigation and/or on matters in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Government Code including town property and construction issues.

Section 551.087 – to discuss or deliberate Economic Development Negotiations: (1) To discuss or deliberate regarding commercial or financial information that the Town of Fairview has received from a business prospect that the Town seeks to have locate, stay, or expand in or near the territory of the Town of Fairview and with which the Town is conducting economic development negotiations; or (2) To deliberate the offer of a financial or other incentive to a business prospect described by subdivision (3); including business prospects in the Commercial Planned Development District.

Section 551.074 Personnel- including – all non-advisory boards and commissions.

The council further reserves the right to enter into executive session at any time throughout any duly noticed meeting under any applicable exception to the Open Meetings Act.

3. Town Council reconvenes into regular session and may consider and take action as appropriate on any executive session item. (*approximately 7:30*)
4. Pledge of allegiance.
5. Proclamations, Recognition, and Awards
 - a. Mayor Culbertson presents Scramble for Soldiers Proclamation.
 - b. Town of Fairview receives Certificate of Achievement for Planning Excellence from the TxAPA.
 - c. Town of Fairview receives Certificate of Achievement for Excellence in Financial Reporting from the GFOA.
6. Consent agenda.
 - a. Approve minutes of the August 19, 2014 special council meeting.
 - b. Approve minutes of the August 25, 2014 special council meeting.
 - c. Approve minutes of the August 27, 2014 special council meeting.
 - d. Approve minutes of the August 27, 2014 Community Open House.
 - e. Approve minutes of the September 2, 2014 regular council meeting.
 - f. Approve minutes of the September 3, 2014 special council meeting.
 - g. Approve an Interlocal Agreement with the Collin County Sheriff's Office regarding child abuse investigation services.
 - h. Approve a planning services agreement between the town and Townscape Planning, Inc. for Urban Design Officer Services.

All items listed under the Consent Agenda are considered routine and will be 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 considered separately.

7. Public Hearings
 - a. Conduct a public hearing, consider, and take any necessary action on a request by Mr. David Field of Edward Jones Investments for approval of an ordinance that shall amend Ordinance No. 2013-8-6A, the Planned Center Zoning District for 430 S. State Highway 5, a 0.5-acre property specifically defined as Lot 1, LA Caldwell's Dreamland Addition - 1st Installment, generally in order to amend the definition for office uses permitted on the site and to update the development plan and standards for the PC district. (**ZA2014-19**).
 - b. Continue a public hearing, consider, and take any necessary action on a request by Toll Brothers, Inc. to approve an ordinance amending the Future Land Use Plan component of the Comprehensive Plan for a 111.453± acre tract of land situated in the Calvin Boles Survey, Abstract No. 28, and generally located south of Stacy Road

and 1,300' west of Orr Road. The subject property is currently designated as Residential Estate Country and the requested designation is for the Open Space Preservation land use. **(PA2014-01)**

- c. Continue a public hearing, consider, and take any necessary action on a request by Toll Brothers, Inc. to approve an ordinance rezoning a 111.453± acre tract of land situated in the Calvin Boles Survey, Abstract No. 28, and generally located south of Stacy Road and 1,300' west of Orr Road. The subject property is currently zoned Two-Acre Ranch Estate (RE-2), and the requested zoning change is for the Planned Center (PC) Zoning District, specifically, to provide for single-family detached and open space uses. **(ZA2014-12)**
- d. Conduct a public hearing, consider, and take any necessary action on a request by M. Christopher and Company for approval of an ordinance that shall amend the Future Land Use Plan component of the Comprehensive Plan for six tracts of land comprised of 72.959± acres and generally located east of Country Club Road (FM 1378) and 1,600' north of Stacy Road. The subject properties are currently designated as Residential Estate Country and Floodplain and the requested designation is for the Open Space Preservation and Floodplain land uses. **(PA2014-02).**
- e. Conduct a public hearing, consider, and take any necessary action on a request by M. Christopher and Company for approval of an ordinance that shall rezone six tracts of land comprised of 72.959± acres and generally located east of Country Club Road (FM 1378) and 1,600' north of Stacy Road. The subject properties are currently zoned Agriculture (AG), Two-Acre Ranch Estate (RE-2), and the Open Space and Flood Hazard (FH) zones. The requested zoning change is for the Planned Center (PC) Zoning District, specifically, to provide for single-family detached and open space uses. **(ZA2014-15).**
- f. Conduct a public hearing, consider, and take any necessary action on a request by Brockette, Davis, and Drake, Inc. to replat a 4.185± acre tract of land that is zoned Commercial Planned Development District (CPDD), and is generally located east of US 75 and north of Stacy Road, being Lot 9C, Block A, of the Village at Fairview Addition. **(R2014-01).**

8. Action/Discussion Items

- a. Discuss town communication efforts, and take any necessary action.
- b. Discuss and consider adoption of an ordinance amending Chapter 6 (Health and Sanitation) of the Fairview Code establishing standards and regulating certain food establishments, temporary events, and farmers markets, and take any necessary action.
- c. Discuss and consider approval of a resolution adopting updates to the Town personnel policies, and take any necessary action.

- d. Discuss and consider approving a Pro Rata Ordinance for an 8" water line bore under SH5 just south of Indian Springs, and take any necessary action.
- e. Discuss and consider the purchase of a primary ambulance and a reserve ambulance, and take any necessary action.
- f. Discuss and consider approval of a request for sealed proposals and best-value criteria for emergency medical services billing and collection services, and take any necessary action.

9. Citizen's Input

At this time, any person with business before the council not scheduled on the agenda may speak. Each person will have up to five minutes. No formal discussion or action may be taken on these items at this meeting.

10. Receive reports from Staff, including any updates on project tracking reports, and department activities.

a. Monthly Financial Report – Period ending August 31, 2014

11. Receive reports from staff or the Town Council about items of community interest. *Items of community interest include: expressions of thanks, congratulations, or condolence; information regarding holiday schedules; an honorary or salutary recognition of a public official, public employee, or other citizen (but not including a change in status of a person's public office or public employment); a reminder about an upcoming event organized or sponsored by the governing body; information regarding a social, ceremonial, or community event organized or sponsored by an entity other than the governing body that was attended or is scheduled to be attended by a member of the governing body or an official or employee of the municipality; and announcements involving an imminent threat to the public health and safety of people in the municipality that has arisen after the posting of the agenda.*

12. Adjourn.

I, Caitlin Scalley, Town Secretary/Public Relations Coordinator, hereby certify that notice of the above named meeting was posted on the bulletin board of the Town Hall of the Town of Fairview, Texas, a place readily accessible to the public at all times, on the 3rd day of October, 2014 at or before 6:00 p.m. and will remain continuously posted for at least 72 hours immediately preceding said meeting.

Caitlin Scalley, Town Secretary/Public Relations Coordinator

NOTICE OF ASSISTANCE AT THE PUBLIC MEETINGS:

The Town of Fairview Council Chambers is wheel chair accessible. Access to the building and special parking is available at the primary southwest and northwest entrance into the Town Hall parking lot. Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for persons who are deaf or hearing impaired, or readers, are requested to contact the Interim Town Secretary's office at 972-562-0522, ext 4234 or by fax at 972-886-4203.