



**NOTICE OF A
MEETING OF THE
FAIRVIEW TOWN COUNCIL
TOWN HALL COUNCIL CHAMBERS
372 TOWN PLACE, FAIRVIEW, TEXAS
TUESDAY, MAY 5, 2015
5:30 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 the CPDD, Comprehensive Plan; legal issues regarding May 9, 2015 municipal elections; anticipated litigation regarding public facilities.

Section 551.074 Personnel- including – all non-advisory boards and commissions, including appointments to the events committee.

Section 551.072 Real property - land acquisition for town facilities.

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 (1). Proposed commercial/retail developments.

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. Proclamation – Motorcycle Safety and Awareness Month

6. Appointments and Reports

- a. Receive a report from Events Committee on Gus Macker Event and take any necessary action.
- b. Receive a report from Municipal Mosquito regarding mosquito testing and control efforts and take any necessary action

7. Consent agenda

- a. Approve minutes of the March 3, 2015 council meeting, March 26, 2015 special council meeting and April 7, 2015 council meeting.
- b. Approve a budget amendment pertaining to items needing to be re-appropriated from Fiscal Year 2013-2014 to the current Fiscal Year.
- c. Approve an office space lease with Baxter IT Consulting Services, Inc.
- d. Approve a services agreement for information services provided by Baxter IT Consulting Services, Inc.
- e. Approve an ordinance that revises the regulations governing the Town Events Committee.
- f. Approve an abandonment of a sanitary sewer easement for a sewer line that was rerouted in the Village of Fairview Phase II Addition.

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.

8. Public Hearings

- a. Conduct a public hearing, consider, and take any necessary action on a request by Paul Raehpour, Jacob Miller, and James Campbell for a Replat of Lots 51 and 52,

Block A of The Village of Fairview Phase II Addition and Lot 2 of the proposed Campbell/Knight Place Addition in order to convey segments of the proposed Lot 2, Campbell/Knight Place Addition to Lots 51 and 52, The Village of Fairview Phase II Addition. The subject properties are zoned Commercial Planned Development District (CPDD) – Neighborhood General Sub-District and One-Acre Ranch Estate (RE-1) and are generally located east of Emerson Court and South of Murray Road. **(R2015-03)**.

- b. Conduct a public hearing, consider, and take any necessary action on a request by Paul Raehpour and Jacob Miller for a zoning change for 2,200 SF segments of proposed Lots 51R and 52R, Block A of The Village of Fairview Phase II Addition. The segments of the subject properties are currently zoned One-Acre Ranch Estate (RE-1), and the requested zoning change is for the Commercial Planned Development District (CPDD) – Neighborhood General Sub-District. **(ZA2015-05)**.
- c. Conduct a public hearing, consider, and take any necessary action on a request by M. Christopher Custom Homes for a zoning change 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 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 residential uses. **(ZA2015-03)**.
- d. Conduct a public hearing, consider, and take any necessary action on a request by Levinson Alcoser Associates for Major Warrants pertaining to land use, site configuration standards, building type standards, architectural standards, and parking standards for a proposed financial institution with drive-in facilities on a 1.368± acre tract of land that is zoned Commercial Planned Development District (CPDD) – Urban Village Sub-District, and is generally located east of US 75 and north of Stacy Road, being Lot 9E, Block A, of the Village at Fairview Addition. **(MW2014-04)**.

9. Action/Discussion Items

- a. Consider, discuss and take any necessary action on a request by James Campbell to approve a Final Plat for Campbell/Knight Place, a proposed subdivision comprised of two residential lots. The 2.628 acre subject property is currently zoned One-Acre Ranch Estate (RE-1) and is generally located south of the intersection of Blue Bonnet St. and Murray Rd. **(FP2015-02)**.
- b. Consider, discuss, and take any necessary action on the need to direct staff to prepare a Service Plan and to establish public hearing dates for the proposed voluntary annexation of a 16.484± acres tract of land situated in the Samuel Sloan

Survey – Abstract No. 791, and that is generally located north of Country Club Road and west of Rowley Mile.

- c. Discuss the status of the County regional dispatch system and take any necessary action.
- d. Discuss water planning options for the town and take any necessary action.
- e. Discuss setting a date for a long range strategic initiatives planning session and take any necessary action.

10. 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.

- 11. Receive reports from Staff, including any updates on project tracking reports, and department activities.
 - a. Monthly Financial Report – Period ending March 31, 2015
 - b. Quarterly Investment Report – Quarter ended March 31, 2015
 - c. Water conservation status and update

- 12. 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."*

13. Adjourn.

I, Adam Wilbourn, Assistant to the Town Manager, 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 1st day of May, 2015 at or before 5:00 p.m. and will remain continuously posted for at least 72 hours immediately preceding said meeting.

Adam Wilbourn, Assistant to the Town Manager

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 Town Secretary's office at 972-562-0522, ext 4234 or by fax at 972-886-4203.