



TOWN OF FAIRVIEW, TEXAS

Agenda

Town Council Regular Meeting

July 7, 2026

7:00 PM

Town Hall Council Chambers
372 Town Place
Fairview, Texas

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This meeting will be broadcast live. Members of the public who wish to watch this meeting may watch the live broadcast by clicking the link below or scanning the QR Code:

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1. **Call to Order**
2. **Pledge of Allegiance: U.S. and Texas Flags**
3. **Citizen's Comment (for Non-Public Hearing Items)**
At this time, any person may address the Council regarding an item on this meeting agenda or on matters not on this meeting agenda. Each person will have up to five (5) minutes. The Mayor may reduce the speaker time limit uniformly to accommodate the number of speakers or improve meeting efficiency.

Pursuant to Section 551.007 of the Texas Government Code, any person wishing to address the Town Council for items listed as Public Hearings will be recognized when the Public Hearing is opened.

No discussion or action may be taken at this meeting on items not listed on this agenda, other than to make statements of specific factual information in response to a citizen's inquiry or to recite existing policy in response to the inquiry.

4. Consent Agenda

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.

- a. Approve the minutes of the June 2, 2026, regular meeting of the Town Council
- b. Approve the minutes of the June 4, 2026, joint meeting of the Town Council, Planning and Zoning Commission, and the Zoning Board of Adjustment
- c. Approve the minutes of the June 11, 2026, joint meeting of the Town Council, Planning and Zoning Commission, and the Zoning Board of Adjustment
- d. Approve the minutes of the June 15, 2026, special work session of the Town Council
- e. Approve a resolution designating an interim Town Secretary

5. Reports from Staff

Reports from Staff may include presentations from the Town Manager and department heads or their designees with respect to operational and administrative matters including tracked statistics and comparisons, expenditures, revenues, budget data, project timelines and progress, law enforcement and emergency calls and operations, and related matters.

- a. Monthly Finance, Police, Fire, Code, and Construction Project Reports on Department Updates and Operations for period ending May 31, 2026

6. Action/Discussion Items

- a. Discuss, consider and take any necessary action on an ordinance approving certain text amendments to the Comprehensive Zoning Ordinance regarding day care/childcare, schools, and religious assembly uses in residential zoning districts.
- b. First reading of a resolution approving a Fairview Community Development Corporation project to provide a grant to Fairview Youth Theater in support of maintaining its Fairview operation in the Fairview Town Center in an amount not to exceed \$65,155.
- c. Second reading of a resolution approving a Fairview Community Development Corporation project to provide a grant to Fairview Youth Theater in support of maintaining its Fairview operation in the Fairview Town Center in an amount not to exceed \$65,155.
- d. Discuss and consider approval of a resolution approving a Fairview Community Development Corporation project to provide a grant to Fairview

Youth Theater in support of maintaining its Fairview operation in the Fairview Town Center in an amount not to exceed \$65,155.

- e. Consider, discuss, and take any necessary action on a request for approval of an Amending Plat of Lots 18R and 20R, Block A of Harper Landing Addition. The 9.361-acre site is located at 1191, 1201, and 1211 Harper Landing and is zoned for the (RE-2) Two-acre Ranch Estate District. Owner/applicant: New Leaf Homes & Creative LLC/Huitt-Zollars Inc.
- f. Discuss, consider and take any necessary action related to approval of concept plan for entry feature at Fairview Parkway and in accordance with the Reimbursement Agreement with CB Sloan Creek 75, Ltd.
- g. Consider, discuss, and take any necessary action to appoint members to serve on the Advisory Committee for Impact Fees as required by Chapter 395 of the Texas Local Government Code.
- h. Discuss and consider approval of the purchase of computer hardware for Town IT system.
- i. Discuss and consider possible dates and topics for upcoming meetings.

7. Council and Staff Comments

Council and Staff Comments related to items of public interest limited to: expressions of thanks, congratulations, or condolence; information regarding holiday schedules; an honorary or salutary recognition of a public official, public employee, or other citizen (except that a discussion regarding a change in the status of a person's public office or public employment is not an honorary or salutary recognition); 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 political subdivision; and announcements involving an imminent threat to the public health and safety of people in the Town that has arisen after the posting of the agenda.

8. Closed Session

In accordance with Texas Government Code:

- a. **A. 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 CPDD development improvements, ordinances, agreements and financing; contracts for services; town property and infrastructure; administrative matters; drainage matters; town regulations; religious land use; transportation matters; 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 CPDD development improvements, ordinances, agreements and financing; contracts for services; town property and infrastructure; administrative matters; drainage matters; town regulations; religious land use; transportation matters; *Taylor v. Town of Fairview et al.*, Case No. 493-09048-2025, 493rd District Court of Collin County, Texas; *Williams v. Bd. of Adjustment of the Town of Fairview*, Case Number 471-00618-2026, 471st District Court of Collin County, Texas; *Michael Presti and Alice Presti vs. Bd. of Adjustment of the Town of Fairview*, Case No. 471-03388-2026, 471st District Court of Collin County, Texas; state law review and compliance.

B. Section 551.072 – discuss or deliberate the purchase, exchange, sale, lease, or value of real property, acquisition of right-of-way, easements, or land.

C. Section 551.074 Personnel – appointment of members of all non-advisory boards and commissions.

D. 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.

Under Texas Government Code Chapter 551, the Town Council may enter closed session to discuss any items listed or referenced on a posted agenda notice for this meeting as necessary under the listed exceptions to the Open Meetings Act.

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.

9. **Any Necessary Action(s) on Closed-session item(s)**

10. **Adjourn**

I, Laura J. Calcote, Interim Town Secretary, hereby certify that this notice was posted in accordance with Texas Government Code, Chapter 551, on or before the 30th day of

June 2026 at 6:00 p.m.

Laura J. Calcote, Interim Town Secretary

NOTICE OF ASSISTANCE AT THE PUBLIC MEETINGS:

The Town of Fairview Council Chambers is wheelchair 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, readers, or large print, are requested to contact the Town Secretary's office at least 48-hours prior to the meeting. Please e-mail your request to townsecretary@fairviewtexas.org or call at 972-886-4234. BRAILLE IS NOT AVAILABLE.

Median-valued Fairview homestead property per CCAD = \$939,198

- Current fiscal year property tax bill = \$2,914.15
- Estimated tax bill if proposed budget adopted = \$2,974.05
- Estimated tax bill under balanced budget funded at NNR tax rate = \$2,794.13