



City of Lucas
Joint Meeting of the City Council &
Lucas Fire Control Prevention and EMS District
July 16, 2015
6:00 PM
City Hall - 665 Country Club Road – Lucas Texas

Minutes

Call to Order

Mayor Olk called the meeting to order at 6:00 p.m.

Council Members Present:

Mayor Jim Olk
Councilmember Debbie Fisher
Councilmember Tim Baney
Councilmember Steve Duke
Councilmember Philip Lawrence

Staff Present:

City Manager Joni Clarke
City Secretary Stacy Henderson
City Attorney Joe Gorfida
Public Works Director Stanton Foerster
Public Works Intern Reese Jackson
Building Inspector Jim Hurley

Council Members Absent:

Mayor Pro Tem Kathleen Peele
Councilmember Wayne Millsap

It was determined that a quorum was present.
Everyone was reminded to turn off or silence their cell phones.
Building Inspector Jim Hurley led the Pledge of Allegiance.

Executive Session

Mayor Olk announced that the City Council would convene into Executive session at 6:03 p.m. to discuss the following:

1. **Consultation with the City Attorney – Texas Government Code, Section 551.071: to seek legal advice regarding the classification of full time, part time, exempt, non-exempt employees and volunteers.**
2. **Discuss land acquisition – Texas Government Code, Section 551.072: Discuss purchase, exchange, sale, lease, or value of real property located in the City of Lucas.**
3. **Reconvene into Regular Session and take any action necessary as a result of the closed Executive Session.**

The City Council reconvened from Executive Session at 7:12 p.m. and Mayor Olk announced that no action would be taken as a result of the Executive Session.

Citizen Input

4. Citizen Input

There was no citizen input at this meeting.

Community Interest

There were no Community Interest items for this meeting.

Consent Agenda

The following items were considered as part of the Consent Agenda.

5. Consider approval of the minutes of the July 2, 2015 City Council meeting.
6. Consider authorizing the City Manager to enter into Amendment No. 10 of an Interlocal Agreement between the City of Lucas and Collin County for Jail Services for a period of one (1) year ending September 30, 2016.
7. Consider calling two public hearings regarding the City of Lucas Tax Rate and Fiscal Year Budget for 2015-2016 with the first public hearing to be held on August 20, 2015 and the second public hearing to be held on September 3, 2015.
8. Consider calling two public hearings regarding the Lucas Fire Control, Prevention and EMS District Fiscal Year Budget for 2015-2016 with the first public hearing to be held on August 20, 2015 and the second public hearing to be held on September 3, 2015.

MOTION: A motion was made by Councilmember Fisher, seconded by Councilmember Lawrence to approve the Consent Agenda as presented. The motion passed unanimously by a 5-0 vote.

Regular Agenda

9. Consider the Acknowledgement to Assignment of Development Agreement (commonly referred to as the "Development Agreement") and the First Amendment to Utilities Escrow Agreement from HHEC Spinco LLC to JCBR Holdings, LLC.

A presentation was given by Building Inspector Jim Hurley.

City Attorney Joe Gorfida stated that the amendments to both Agreements were necessary due to the escrow agreement in place and the representative of the property owner also requested the City amend the agreements reflecting the current owner. Mr. Gorfida stated that currently both agreements were being reviewed by the property owner and comments had not been received to date. Mr. Gorfida recommended the City Council approve the contracts and allow for minor amendments to be approved by the City Attorney.

MOTION: *A motion was made by Councilmember Fisher, seconded by Councilmember Lawrence to assign the Development Agreement and the First Amendment to the Utilities Escrow Agreement to JCBR Holdings, LLC, with the stipulation that any amendments made by the new owners require approval by legal counsel. The motion passed unanimously by a 5-0 vote.*

10. Consider funding and scheduling of the following water infrastructure projects:

- A. Parker Road Waterline**
- B. Pressure Plains**
- C. Replacement of the Elevated Storage Tanks**
- D. Rock Ridge Road (Phase 2) 12-inch Waterline**
- E. Dead-end Waterlines**
- F. Osage Lane Six-Inch Waterline**
- G. Third Pump at McGarity Pump Station**
- H. North Pump Station Improvements**
- I. Stinson Road 12-Inch Waterline**
- J. Rock Ridge (Phase 1) 12-Inch Waterline**
- K. White Rock Creek 12-Inch Waterline Relocation**
- L. Abandonment of the 8-Inch Asbestos Cement Waterline**

Stanton Foerster, Public Works Director/City Engineer gave a presentation discussing the current conditions of the City's waterline infrastructure system and the need for repairs and funding in the current and next fiscal year's budget.

Mr. Foerster discussed water line connections to Stinson Road, Rock Ridge Road, as well as the Estates Parkway intersection. Dead-end connections and leaks throughout the system were also discussed.

Mr. Foerster discussed needed repairs and budget recommendations for those repairs needed to maintain a healthy water infrastructure system.

This was an informational item for the City Council, no formal action was taken.

11. Provide update regarding parking on Estates Parkway.

Stanton Foerster, Public Works Director/City Engineer stated that staff would like the opportunity to view the parking concerns on Estates Parkway during the school year and event season to determine what may be a dangerous situation and report back to the City Council on their findings.

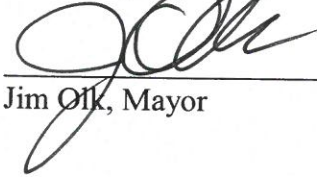
Councilmember Lawrence suggested that staff also review with the City Attorney any legal requirements regarding what legally can be done with parking on Estates Parkway.

The City Council agreed to allow staff additional time to review parking that occurs on Estates Parkway during school events.

12. Adjournment.

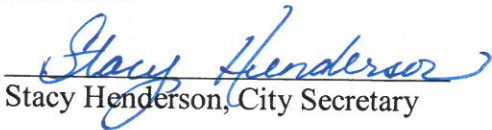
MOTION: *A motion was made by Councilmember Fisher, seconded by Councilmember Lawrence to adjourn the meeting at 8:06 p.m. The motion passed unanimously by a 5-0 vote.*

APPROVED:



Jim Oik, Mayor

ATTEST:



Stacy Henderson, City Secretary