



AGENDA

City of Lucas City Council Meeting April 6, 2017

7:00 PM

**City Hall – Council Chambers
665 Country Club Road – Lucas, Texas**

Notice is hereby given that a City of Lucas meeting of the City Council will be held on Thursday, April 6, 2017 at 7:00 pm at Lucas City Hall, 665 Country Club Road, Lucas, Texas, 75002-7651 at which time the following agenda will be discussed. As authorized by Section 551.071 of the Texas Government Code, the City Council may convene into closed Executive Session for the purpose of seeking confidential legal advice from the City Attorney on any item on the agenda at any time during the meeting.

Call to Order

- Roll Call
- Determination of Quorum
- Reminder to turn off or silence cell phones
- Pledge of Allegiance

Citizen Input

The Citizens' Input portion of the agenda is an opportunity for the public to address the City Council on any subject. By completing a "Request to Speak" form and submitting it to the City Secretary, citizens have an opportunity to speak at the City Council meeting. However, in accordance with the Texas Open Meetings Act, the City Council cannot discuss issues raised or make any decisions but may refer items to City Staff for research and possible inclusion on a future agenda.

1. Citizens' Input

Community Interest

Pursuant to Section 551.0415 of the Texas Government Code, the City Council may report on the following items: 1) expression of thanks, congratulations or condolences; 2) information about holiday schedules; 3) recognition of individuals; 4) reminders about upcoming City Council events; 5) information about community events; and 6) announcements involving imminent threat to public health and safety.

2. Items of Community Interest.

- A. Presentation of Proclamation to Deputy Brent Collins of the Collin County Sheriff's office honoring his extraordinary efforts.
- B. Discuss pending legislation that is being considered by the 85th Legislature and provide guidance to City Staff and City Attorney.

Executive Session

The City Council may convene in a closed Executive Session pursuant to Chapter 551.071 of the Texas Government Code.

3. Pursuant to Section 551.074 of the Texas Government Code, the City Council will convene into Executive Session to conduct an interview for appointment consideration to the Board of Adjustment.
4. Reconvene into open session and take any action necessary as a result of the Executive Session.

Consent Agenda

5. Approval of the minutes of the March 16, 2017 City Council meeting. (**City Secretary Stacy Henderson**)
6. Approval of Resolution R 2017-04-00458 authorizing the Mayor to enter into an interlocal agreement between the City of Lucas and the North Central Texas Council of Governments (NCTCOG) for 911 data for emergency service notifications. (**Assistant Fire Chief/Emergency Management Coordinator Lance Gant**)

Public Hearing

7. Hold a public hearing and consider adopting Ordinance 2017-04-00853 amending the City of Lucas Code of Ordinances, Chapter 14 Zoning, Article 14.03, Division 15 titled "Schedule of Uses" by removing self-storage as a permitted use within the Village Center (VC) zoning district. (**Development Services Director Joe Hilbourn**)
 - A. Presentation by Development Services Director Joe Hilbourn
 - B. Conduct Public Hearing
 - C. Take action regarding proposed amendments to the Schedule of Uses
8. Hold a public hearing and consider adopting Ordinance 2017-04-00852 amend the existing specific use permit for Lucas Self Storage, a self-storage facility located at 575 Angel Parkway, on a parcel of land containing 4.417 acres and expanding their facility by including an additional 2.963-acre parcel, adding additional buildings and caretaker living facilities. (**Development Services Director Joe Hilbourn**)
 - A. Presentation by Development Services Director Joe Hilbourn
 - B. Conduct Public Hearing
 - C. Take action regarding proposed zoning change

Regular Agenda

9. Consider adopting Ordinance 2017-04-00851 amending Chapter 3 of the City of Lucas Code of Ordinances by adopting a Building and Standards Commission for the purposes of hearing cases involving the enforcement of municipal ordinances including substandard buildings. (**Development Services Director Joe Hilbourn**)
10. Consider nomination of City Councilmember(s) to a Request for Qualifications selection committee for the evaluation of professional engineering services and appointment by the Mayor to said committee. (**Public Works Director/City Engineer Stanton Foerster**)

11. Consider setting a time to begin the April 20, 2017 Fire Control Prevention and EMS District meeting and the City Council meeting/Mid-Year Budget review meeting. **(Mayor Jim Olk)**
12. Consider and authorize the City Manager to proceed with a professional services contract with BW2 Engineers, Inc. in the amount not to exceed of \$185,000 for the design of the Single Pressure Plane Facilities (water tower, pressure regulating valves, Wiltshire connections, and pump house). **(Public Works Director/City Engineer Stanton Foerster)**
13. Consider approving the entire common boundary with the City of Parker and direct the City Manager to draft a new ordinance that defines the entire boundary with the City of Parker and repeals any previous such ordinances and agreements. **(Public Works Director/City Engineer Stanton Foerster)**
14. Discussion regarding the provision of law enforcement services by the Collin County Sheriff's Office. **(Mayor Jim Olk, City Manager Joni Clarke)**
15. Consider approving Resolution R-2017-04-00459 authorizing an interlocal agreement with Collin County, Texas concerning the acquisition of real property needed to realign and improve sections of existing Lucas Road (FM 1378) and Southview Drive (FM 3286) at or adjacent to their intersection in the City of Lucas, Collin County, Texas, and appropriating funds from the FY 16/17 General Fund Reserves. **(City Manager Joni Clarke)**
16. Consider accepting the resignation of Parks and Open Space Board Member Amber Patteson and promote Alternate Member 1 and 2 positions. **(Mayor Jim Olk)**
17. Discuss and finalize the Streets System section of the Capital Improvement Plan. **(Development Services Director Joe Hilbourn)**
18. Consider authorizing the City Manager to purchase 25 Hydro-Guard HG-6 Hydrant Automatic Flushing Units with test ports through the BuyBoard Competitive Purchasing (501-15) in an amount not to exceed \$59,396.55 plus shipping using Account 21-8210-490-123 Dead End Connections funds. **(Public Works Director/City Engineer Stanton Foerster)**
19. Adjournment.

Certification

I hereby certify that the above notice was posted in accordance with the Texas Open Meetings Act on the bulletin board at Lucas City Hall, 665 Country Club Road, Lucas, TX 75002 and on the City's website at www.lucastexas.us on or before 5:00 p.m. on March 31, 2017.

Stacy Henderson, City Secretary

In compliance with the American with Disabilities Act, the City of Lucas will provide for reasonable accommodations for persons attending public meetings at City Hall. Requests for accommodations or interpretive services should be directed to Stacy Henderson at 972.912.1211 or by email at shenderson@lucastexas.us at least 48 hours prior to the meeting.



City of Lucas City Council Agenda Request April 6, 2017

Item No. 01

Requester: Mayor Jim Olk

Agenda Item:

Citizens' Input

Background Information:

NA

Attachments/Supporting Documentation:

NA

Budget/Financial Impact:

NA

Recommendation:

NA

Motion:

NA



City of Lucas Council Agenda Request April 6, 2017

Item No. 02

Requester: Mayor Jim Olk, City Manager Joni Clarke

Agenda Item:

Items of Community Interest:

- 2a. Presentation of Proclamation to Deputy Brent Collins of the Collin County Sheriff's office honoring his extraordinary efforts.
- 2b. Discuss pending legislation that is being considered by the 85th Legislature and provide guidance to City Staff and City Attorney.

Background Information:

NA

Attachments/Supporting Documentation:

1. Proclamation to Deputy Brent Collins

Budget/Financial Impact:

NA

Recommendation:

NA

Motion:

NA



Proclamation

Honoring Extraordinary Efforts

WHEREAS, during the time period from February 17 through March 16, 2017, the citizens of Lucas and the traveling public experienced several situations involving criminal mischief where moving vehicles were targeted by an individual using a BB gun; and

WHEREAS, for the past several weeks deputies and investigators with the Collin County Sheriff's Office have been working to identify and locate the individual shooting a BB gun at vehicles traveling on Country Club Road in the Lucas area; and

WHEREAS, Deputy Brent Collins being a dedicated public servant and law enforcement professional worked diligently on behalf of our Lucas citizens to solve this crime; and

WHEREAS, during an investigation on March 20, 2017, a suspect shot a vehicle operated by Collin County Sheriff's Deputy Brent Collins while traveling on Country Club Road in Lucas. Deputy Collins apprehended the suspect near Forest Grove and Country Club and the suspect was taken into custody and transported to the Collin County Detention Facility.

WHEREAS, Due to the extraordinary effort made by Deputy Collins and many other law enforcement professionals with Collin County Sheriff's Office, the peaceful and safe environment that we in Lucas enjoy has been restored.

NOW, THEREFORE, I, Jim Olk, Mayor of the City of Lucas, Texas, do hereby commend Collin County Sheriff Deputy Brent Collins for his extraordinary service and express our sincere gratitude and appreciation for his service to the Lucas community.

PROCLAIMED, this 6th day of April 2017.

Jim Olk, Mayor

Stacy Henderson, City Secretary



City of Lucas Council Agenda Request April 6, 2017

Requester: Mayor Jim Olk

Agenda Item:

Executive Session:

Pursuant to Section 551.074 of the Texas Government Code, the City Council will convene into Executive Session to conduct an interview for appointment consideration to the Board of Adjustment.

Background Information:

NA

Attachments/Supporting Documentation:

NA

Budget/Financial Impact:

NA

Recommendation:

NA

Motion:

NA



City of Lucas Council Agenda Request April 6, 2017

Requester: Mayor Jim Olk

Agenda Item:

Reconvene into open session and take any action necessary as a result of the Executive Session.

Background Information:

NA

Attachments/Supporting Documentation:

NA

Budget/Financial Impact:

NA

Recommendation:

NA

Motion:

NA



City of Lucas Council Agenda Request April 6, 2017

Item No. 05-06

Requester: City Secretary Stacy Henderson, Assistant Fire Chief/Emergency Management Coordinator Lance Gant

Consent Agenda Items:

5. Approval of the minutes of the March 16, 2017 City Council meeting.
6. Approval of Resolution R 2017-04-00458 authorizing the Mayor to enter into an interlocal agreement between the City of Lucas and the North Central Texas Council of Governments (NCTCOG) for 911 data for emergency service notifications.

Background Information:

Agenda Item No. 6:

The City of Lucas has purchased the Nixle mass communication notification system. This system allows the City to notify residents and City staff of real-time localized emergency situations and relevant community advisories.

The Nixle system notifies citizens in three (3) ways either text, email, or voice dialing. Currently, the City is unable to utilize the voice dialing system offered by Nixle without the 911 data. The 911 data provided by the NCTCOG will allow the City to directly reach the number registered in the 911 system at the resident's home via voice dialing. This will also allow the City to geographically target a specific area in an emergency situation. Once the agreement is signed by both parties, the NCTCOG will release the 911 data to the City and then the information will be forwarded onto Nixle to be uploaded into the City's voice dialing system.

Attachments/Supporting Documentation:

1. Minutes of the March 16, 2017 City Council meeting
2. Resolution 2017-04-00458
3. Interlocal Agreement with NCTCOG for Emergency Service Notification

Budget/Financial Impact:

NA

Recommendation:

City Staff recommends approval of the Consent Agenda.

Motion:

I make a motion to approve/deny the Consent Agenda as presented.



**City of Lucas
City Council Meeting
March 16, 2017
7:00 P.M.**

**City Hall - 665 Country Club Road – Lucas Texas
Minutes**

Call to Order

Mayor Olk called the meeting to order at 7:00 p.m.

City Councilmembers Present:

Mayor Jim Olk
Mayor Pro Tem Kathleen Peele
Councilmember Wayne Millsap
Councilmember Tim Baney
Councilmember Steve Duke
Councilmember Philip Lawrence
Councilmember Debbie Fisher

Staff Present:

City Manager Joni Clarke
City Attorney Joe Gorfida
City Secretary Stacy Henderson
Development Services Director Joe Hilbourn
Public Works Director/City Engineer Stanton Foerster
Finance Director Liz Exum
Executive Assistant/Special Projects Coordinator Cathey Bonczar

Mayor Olk determined that a quorum was present. Everyone was reminded to turn off or silence their cell phones and the Pledge of Allegiance was recited.

Citizen Input

1. Citizen Input.

There was no citizen input.

Community Interest

2. Community Interest Items.

Discuss pending legislation that is being considered by the 85th Legislature and provide guidance to City Staff and City Attorney.

Councilmember Fisher stated that she along with Councilmember Duke and other citizens of Lucas went to Austin, Texas to testify at the State Legislature in favor of Senate Bill 2 which would lower the rollback rate from eight percent to four percent and require a mandatory rollback election for city's that choose to adopt a tax rate that exceeds the four percent.

City Manager Joni Clarke and Fire Chief Ted Stephens discussed the new communication tool being used by the City of Lucas through Nixle Communications to notify residents via their phone or email of emergencies and notices sent by the City of Lucas. Various ways in which citizens could register their phones and electronic devices was discussed.

Consent Agenda

3. Approval of the minutes of the March 2, 2017 City Council meeting.
4. Approval of the City of Lucas Investment Report for quarter ending December 31, 2016.

***MOTION:** A motion was made by Mayor Pro Tem Peele, seconded by Councilmember Lawrence to approve the Consent Agenda and the minutes as amended. The motion passed unanimously by a 7 to 0 vote.*

Public Hearing

- 5. Continuation of a public hearing to consider the 2017 Comprehensive Plan for the City of Lucas including the Sewer Master Plan Map, Water System Map, Thoroughfare Plan Map, and Land Use Map.**

Mayor Olk opened the public hearing at 7:09 pm and called the following individuals forward that requested to speak.

Brenda Rizos, 1200 Winningkoff, spoke in favor of Agenda Item No. 8 and keeping Barnes Waste Disposal as the City's trash service provider. She also discussed proposed updates to the Comprehensive Plan and that she was in favor of maintaining the four properties along Estates Parkway as a residential designation not Village Center.

Michael Churchill, 1125 Brockdale Park, spoke in opposition to changing the designation of the four residential lots along Estates Parkway from residential to Village Center and the potential for increased traffic in the area.

Christine Churchill, 1125 Brockdale Park, also spoke in opposition of changing the designation of the four residential lots along Estates Parkway from residential to Village Center zoning.

Rebecca Mark, 2550 Estates Parkway, spoke in favor of changing the designation to Village Center zoning for the four lots along Estates Parkway, discussing the thoroughfare plan, sewer plan, and surrounding land uses that would be complimentary to Village Center zoning. Ms. Mark also read into the record an email from realtor Hank Wright with SRS Real Estate Partners discussing the best use of the four residential properties along Estates Parkway as being commercial.

Darrin Williams, 1407 Sweetgum, Allen, Texas stated he was a local realtor and expressed his opinion that the best long term use for the property was commercial use such as office or retail.

Councilmember Fisher noted that she received an email from Tom Redman, 1930 Mary Lee Lane, noting his support for the land use designation to remain as residential for the four lots along Estates Parkway, and that he was in favor of maintaining Barnes Waste Disposal as the City's waste disposal provider.

Mayor Olk closed the public hearing at 7:27 pm.

The City Council had general discussion relating to possible sewer changes to the sewer master plan map should properties be zoned commercial and the possible effect it could have with NTMWD.

The Council also discussed various comments received from citizens that were not in support of creating additional commercial zoning in the city.

MOTION: *A motion was made by Councilmember Fisher, seconded by Councilmember Baney to adopt Ordinance 2017-03-00850 approving the 2017 Comprehensive Plan including the amendments made to the Street and Water sections, and the Sewer Master Plan Map, Water System Map, Thoroughfare Plan Map and the Land Use Map as submitted with the R-2 designation for the four lots along Estates Parkway. The motion passed unanimously by a 7 to 0 vote.*

Regular Agenda

Mayor Olk announced that he would be moving Agenda Item No. 11 to the beginning of the Regular agenda for discussion.

11. Receive update from the Collin County Sheriff's Office regarding recent criminal activity in the City related to vehicle and/or property damage caused by criminal mischief and provide any necessary direction to staff as a result of such report.

Collin County Sheriff's Deputy Brent Collins gave a presentation detailing incidents that occurred thus far regarding recent criminal activity in the City of Lucas and the manpower being dedicated to resolve the situation. Deputy Collins discussed with audience member's ways to report any issues or questions to the Sheriff's office.

6. Presentation and discussion regarding the provision of law enforcement services by the Collin County Sheriff's Office.

Collin County Sheriff Jim Skinner discussed the law enforcement services provided to Lucas, the current contract cost for one deputy and one vehicle, and the number of calls and average response time of 14 minutes associated with having only one deputy dedicated to Lucas. Sheriff Skinner reviewed the Collin County district map and the increasing need to raise the minimum staffing levels to two deputies per patrol district. Sheriff Skinner proposed the City of Lucas, based on call volumes, add two additional deputies, that would be utilized in Lucas but also surrounding communities as needed. Sheriff Skinner explained that one deputy would work from 6:00 am to 4:00 pm and two deputies would work from 4:00 pm to 12:00 am.

The Council discussed how prioritization of the calls would be assessed, implementation time frame, and what other communities would be taking part to assist with funding for additional deputies and associated expenses.

The Council discussed concerns associated with paying for additional deputies that would not be dedicated to Lucas full-time and sharing boundaries with other communities. The Council was in agreement to consider as part of the fiscal year 2017-2018 budget funding one additional deputy dedicated to Lucas and directed the City Manager to prepare that information as part of the 2017-2018 fiscal year budget.

7. Consider the approval of the City of Lucas Comprehensive Annual Financial Report (CAFR) for Fiscal Year 2015-2016 presented by BrooksCardiel, PLLC.

Mike Brooks with BrooksCardiel, PLLC gave a brief presentation regarding the City's financial status, assets, fund balance, and debt service. He noted that the City received an unmodified opinion, which was the highest level of assurance.

MOTION: *A motion was made by Councilmember Millsap, seconded by Councilmember Fisher to approve the City of Lucas Comprehensive Annual Financial Report for fiscal year 2015-2016. The motion passed unanimously by a 7 to 0 vote.*

8. Consider the provision of residential and commercial solid waste collection/disposal, recycling related services including curbside residential recycling and e-waste/household hazardous waste removal, residential bulk/brush/yard waste collection services and provide direction to staff regarding the types of refuse-related services to be provided to the citizens of Lucas and the process to consider in acquiring a provider for those services and the negotiation of contract with selected contractor.

City Manager Joni Clarke noted that many calls received at the City were related to disposal of large brush items. Ms. Clarke stated that she would like the opportunity to address brush pickup needs as part of proposals being requested for waste disposal services.

The following individuals spoke in favor of maintaining Barnes Waste Disposal as the City's waste disposal provider and their exceptional customer service:

- Jennifer Cooke, 1125 Bloom Street, Lucas
- David Keer, 1850 Travis
- Kathleen LoSapio, 650 Scarlett Drive, did not speak but submitted a comment card stating her support for Barnes Waste Disposal

The following individuals submitted emails in support of maintaining Barnes Waste Disposal as the City's waste disposal provider:

- Lynne Dodson, 1675 Lynn
- Jeff and Kelly Hayward, 406 Spurgin
- Russ and Deborah Carlson, 38 Citrus Way
- Terrie Park, 1725 Lynn
- M. Miller (*no other name or address given*)
- Ross and Neva Riney, 2 Mandarin Cove
- Pam Dumas, 6 Cedar Bend Trail
- Sarah Kelldorf, 600 Long Road
- Tim Flick, 1215 Galway Drive

Chuck Vavra, 15 North Star emailed in opposition of Barnes Waste Disposal citing odorous wastewater that was dumped from their trucks during their routes.

Councilmember Fisher noted that she had received 15 emails in support of maintaining Barnes Waste Disposal. Ms. Fisher noted that she was in favor of using the smaller trucks that Barnes provides for trash pickup so as to not tear up the City streets, and was in favor of looking into options for large brush pickup services.

Councilmember Millsap noted that the proposals submitted include a proposal from CWD that included trash and recycling and was less expensive than was proposed by Barnes Waste Disposal for trash only. Councilmember Millsap suggested bringing these proposals back to another council meeting allowing the citizens to review the proposals.

A majority of the Council was in agreement to direct the City Manager to move forward with a contract with Barnes Waste Disposal for trash services only and to review options for large brush pickup services.

The Council was in agreement to review options for offering recycling services to the 700 plus residents that currently participate in the City's recycling program. The Council did not want to require a mandatory city-wide recycling program.

- 9. Consider authorizing the City Manager to proceed with the acquisition of emergency radio hardware and software in the amount of \$83,764.87 from Motorola and to appropriate funding from the unrestricted General Fund reserves to Account 11-6300-420 in the 2016-2017 budget.**

***MOTION:** A motion was made by Councilmember Millsap, seconded by Councilmember Lawrence to approve authorizing the City Manager to proceed with the acquisition of emergency radio hardware and software in the amount of \$83,765 from Motorola and to appropriate funding from the unrestricted General Fund reserves to Account 11-6300-420 in the 2016-2017 budget. The motion passed unanimously by a 7 to 0 vote.*

- 10. Receive update regarding the Collin County Roadway Action Plan and proposed Collin County Bond election for future funding.**

Mayor Olk noted that he and Public Works Director/City Engineer Stanton Foerster recently attended the Collin County Transportation Bond Program meeting regarding transportation updates and proposed limited access roadways (LARs). Mayor Olk noted that the purpose of the meeting was to gather support from various Collin County cities for a bond election in November 2017 in the amount of \$400 to \$560 million to assist with transportation projects in conjunction with TxDOT. Mayor Olk discussed maps that had been updated to reflect the accurate north/south street proposals reflective of the court order by the Collin County Commissioners Court. Mayor Olk also noted that in discussions with the County, he could not support a bond until decisions had been made regarding the placement of the north/south corridor between US 75 and Lake Lavon.

Executive Session

The City Council may convene in a closed Executive Session pursuant to Chapter 551.071 of the Texas Government Code.

- 11. Executive Session.**

An Executive Session was not scheduled for this meeting.

12. Adjournment.

MOTION: *A motion was made by Councilmember Millsap, seconded by Councilmember Duke to adjourn the meeting at 10:01 pm. The motion passed unanimously by a 7 to 0 vote.*

APPROVED:

ATTEST:

Jim Olk, Mayor

Stacy Henderson, City Secretary



RESOLUTION NO. R-2017-04-00458

[Approving Interlocal Agreement for Emergency Service Notification]

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LUCAS, TEXAS, APPROVING THE INTERLOCAL AGREEMENT BY AND BETWEEN THE CITY OF LUCAS AND NORTH CENTRAL TEXAS COUNCIL OF GOVERNMENTS (“NCTCOG”) FOR THE PURPOSE OF THE IMPLEMENTATION AND USE OF THE CITY’S EMERGENCY NOTIFICATION SYSTEM; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Chapter 791 of the Texas Government Code and Chapter 344 of the Texas Local Government Code authorize local governments and special districts to contract with each other and provide services and governmental functions; and

WHEREAS, the City Council of the City of Lucas, Texas, has been presented with a proposed Interlocal Agreement by and between the City and NCTCOG (“Interlocal Agreement”) for the purpose of the implementation and use of the City’s Emergency Notification Service;

WHEREAS, upon full review and consideration of the Interlocal Agreement and all matters related thereto, the City Council is of the opinion and finds that the terms and conditions thereof should be approved, and that the Mayor should be authorized to execute the Interlocal Agreement on behalf of the City.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LUCAS, TEXAS, THAT:

SECTION 1. The Interlocal Agreement by and between the City of Lucas and NCTCOG attached hereto as Exhibit “A” is hereby approved, and the Mayor is hereby authorized to execute said Interlocal Agreement and all documents related thereto.

SECTION 2. This Resolution shall take effect immediately upon its passage.

DULY PASSED AND APPROVED by the City Council of the City of Lucas, Texas, on this the 6th day of April, 2017.

ATTEST:

APPROVED:

Stacy Henderson, City Secretary
(03-24-2017/84766)

Jim Olk, Mayor

EXHIBIT "A"
Interlocal Agreement

**City of Lucas
INTERLOCAL AGREEMENT
FOR EMERGENCY SERVICE NOTIFICATION**

STATE OF TEXAS §

City of Lucas §

This Interlocal Agreement (**Agreement**) is entered into between the North Central Texas Council of Governments (**NCTCOG**), and the City of Lucas, political subdivisions of the State of Texas, and herein referred to as **City**.

W I T N E S E T H:

WHEREAS, the **City** has expressed interest in providing an emergency alerting system to the citizens of their respective service area, and;

WHEREAS, Nixle provides a service to assist municipalities and other organizations in large scale telephone communications, and;

WHEREAS, it would be to the mutual benefit of the **City** to establish the City of Lucas Emergency Notification Service, and;

WHEREAS, **NCTCOG**, and the **City** believe that it is in their mutual interest to enter into this **Agreement**, and;

WHEREAS, **NCTCOG** and the **City** agree to abide by all pertinent federal, state and local laws

NOW, THEREFORE, IT IS HEREBY AGREED AS FOLLOWS:

ARTICLE I.

The purpose of this **Agreement** is to establish the responsibilities of **NCTCOG**, the **City** and all other participating entities (**Participants**) in regard to the implementation and use of the City of Lucas Emergency Notification Service.

ARTICLE II.

This **Agreement** is effective as of the date both **NCTCOG** and the **City** execute this **Agreement** and shall continue for a period of two (2) years unless terminated earlier as provided for in this **Agreement**. Thereafter, this **Agreement** shall automatically renew each year on the anniversary of the Effective Date until a Party provides written a notice of termination to the other Party no less than sixty (60) days prior to the end of the current term.

ARTICLE III.

The cost for operation of the City of Lucas Emergency Service Notification, to include charges by the Nixle, shall be the sole responsibility the City. Charges for activation of the system will be the sole responsibility of the **City** and or **Participants** initiating the alerting event. **NCTCOG** will not be liable for any costs incurred by the **City** or **Participants** associated with the City of Lucas Emergency Notification Service.

ARTICLE IV.

The **City** and all other **Participants** shall provide **NCTCOG** with the name or names and contact information of the person or persons responsible for the City of Lucas Emergency Notification Service.

ARTICLE V.

Release of the data contained in the 9-1-1 database is to be used for the purpose of warning or alerting citizens regarding information in an emergency situation where property or human life is in jeopardy and is to be maintained as confidential and not subject to public inspection in accordance with Texas Health and Safety Code, Section 771.061 (a). It is not to be sold or provided in any way to any agency/business etc, but is to be used for the sole purpose of protecting life and property.

ARTICLE VI.

The **City** and or Participant will notify NCTCOG, on the implementation and status of any emergency notification services that utilize the 9-1-1 database information within its region and/or when the emergency notification services are withdrawn, especially when the withdrawal is based on misuse of the confidential information.

ARTICLE VII.

This **Agreement** may only be amended by the mutual agreement of the parties' hereto in writing and any amendments shall be attached to and incorporated into this **Agreement**.

ARTICLE VIII.

In case any one or more of the provisions contained in this **Agreement** shall be held to be invalid, illegal, or unenforceable in any respect, such validity, illegality or unenforceability shall not affect any other provision thereof and this **Agreement** shall be construed as if such invalid, illegal, or unenforceable provision had never been contained herein.

ARTICLE IX.

This **Agreement** supersedes any and all other agreements, either oral or in writing, between the parties hereto with respect to the subject matter hereof, and no other agreement, statement or promises relating to the subject matter of this **Agreement** which is not contained herein shall be valid or binding.

EXECUTED by the City this _____ day of _____, 2017.

City of Lucas

By: _____

North Central Texas Council of Governments

By: _____

Mike Eastland
Executive Director



City of Lucas City Council Agenda Request April 06, 2017

Requester: Development Services Director Joe Hilbourn

Agenda Item:

Hold a public hearing and consider adopting Ordinance 2017-04-00853 amending the City of Lucas Code of Ordinances, Chapter 14 Zoning, Article 14.03, Division 15 titled "Schedule of Uses" by removing self-storage as a permitted use within the Village Center (VC) zoning district.

- A. Presentation by Development Services Director Joe Hilbourn
- B. Conduct Public Hearing
- C. Take action regarding proposed amendments to the Schedule of Uses

Background Information:

During a recent City Council meeting, staff was made aware of an issue with the current zoning use chart. The Planning and Zoning Commission recommended unanimously to amend the Schedule of Uses and remove self-storage as a permitted use within the Village Center zoning district.

Attachments/Supporting Documentation:

- 1. Zoning Use chart
- 2. Ordinance 2017-04-00853

Budget/Financial Impact:

NA

Recommendation:

The Planning and Zoning Commission approved this item 5-0.

Motion:

I recommend to approve/deny adopting Ordinance 2017-04-00853 amending the City of Lucas Code of Ordinances, Chapter 14 Zoning, Article 14.03, Division 15 titled "Schedule of Uses" by removing self-storage as a permitted use within the Village Center (VC) zoning district.

(e) Schedule of uses chart.

Use	AO	R2	R1.5	R1	VC	CB	OS	MH	LI	ED
Residential uses										
Accessory buildings	X	X	X	X	S		X	X		X
Accessory buildings with habitable space	X	X	X	X						
Caretaker/guard residence	X					X			X	
Community home	X	X	X	X						
Home occupation	X	X	X	X				X		X
Mobil home on individual lot								X		
Mobile home park								X		
Multifamily residence								X		
Registered family home	S	S	S	S						
Single-family dwelling (detached)	X	X	X	X		X	X			X
Temporary field construction office	X	X	X	X	X	X			X	X
Educational, institutional, public and special uses										
Athletic stadium or field (not with public school)	S	S	S	S	S	S			S	
Adult, child care or day care center	S				S	X		S	X	S
Church including church related activities	X	X	X	X	X	X		S	X	S
College, university or private boarding school	S				S	X		S	X	
Community center (public)	X	X	X	X	X	X	X	X	X	
Equestrian facilities	X	S			X	X	X		X	
Equestrian boarding	X	X			X	X	X		X	
Farm, ranch, garden or orchard	X	X	X	X	S	X	X	X	X	
Fire or police station	X	X	X	X	X	X		X	X	
Amateur communications antenna	X	X	X	X						
Government offices (federal, state, county, city)	X	X	X	X	X	X	X	X	X	
Halfway house								S	X	

Hospital						S			X	
Clinic					S	X			X	
Library (public)	X	X	X	X	X	X		X	X	
Movie theater						X			X	
Municipal uses operated by the city	X	X	X	X	X	X	X	X	X	
Museum	X	S	S	S	X	X		X	X	
Nursing home					S	S			S	
Public park or playground	X	X	X	X	X	X	X	X	X	
Radio, TV antenna or tower					S	X			X	
Recreation area					S	X			X	
Religious or philanthropic institutions not listed					S	X			X	
Retirement home/senior independent living facility					S	S			S	
School (private)	S	S	S	S	S	X		S	X	
School (public)	X	X	X	X	X	X	X	X	X	
School, trade or commercial	S				S	S			X	
Trade days/periodic or seasonal open market	S					S			X	
Office and Professional										
General professional office					X	X			X	
Bank or credit union					X	X			X	
Medical/dental clinic					X	X			X	
Medical laboratory					S	S			X	
Medical minor emergency clinic					S	S			X	
Radio broadcasting without tower					S	X			X	
Real estate sales office (permanent)					X	X			X	
Retail and Related Uses										
Antique shop					X	X			X	
Art and craft supply store					X	X			X	
Bakery (retail)					X	X			X	

Barber shop or beauty salon					X	X			X	
Bicycle, lawnmower sales, repair enclosed					S	X			X	
Bookstore					X	X			X	
Building materials and hardware (inside)					X	X			X	
Camera store					X	X			X	
Ceramics store					X	X			X	
Clothing, apparel or shoe store (new)					X	X			X	
Coffee house					S	X			X	
Computer sales and repair (new and used)					X	X			X	
Convenience store with refueling station					S	S			X	
Convenience store without refueling station					X	X			X	
Dance studio or gymnastics					S	X			X	
Department store (retail)					S	S			S	
Donut shop					X	X			X	
Driving school					X	X			X	
Dry cleaning/laundry (no plant on site)					X	X			X	
Dry cleaning plant									X	
Fabric store					X	X			X	
Farmer's market	X				S	S			X	
Feed store					X	X			X	
Fish and tackle store					S	X			X	
Florist					X	X			X	
Funeral home					S	X			X	
Furniture store, home furnishings					X	X			X	
Gift shop (new merchandise)					X	X			X	
Grocery store					X	X			X	
Gunsmith					S	S			S	
Hobby or toy store					X	X			X	

Ice cream or frozen yogurt sales					X	X			X	
Kennels	S								S	
Key shop or locksmith					X	X			X	
Laundromat (self-service)								S		
Meat market (retail)					X	X			X	
Medical aids and equipment					X	X			X	
Musical instrument sales and repair					X	X			X	
Nursery (retail)	X				S	X			X	
Outside display of merchandise	S				S	S			S	
Optical store					X	X			X	
Paint store					S	S			X	
Pet shop					S	S			S	
Pharmacist or drug store (without drive thru)					X	X			X	
Pharmacist or drug store (with a drive thru)					S	S			S	
Printing shop					S	X			X	
Produce stand (including wood and seasonal items)	X				S	X			X	
Recycling collection center						X			X	
Refueling station					S	S			X	
Restaurant, cafe or cafeteria (excluding smoked on site)					X	X			X	
Restaurant drive in					S	S			X	
Restaurant (food smoked on site)					S	S			X	
Self-storage					X	S			S	
Sporting goods					X	X			X	
Tack and saddle shop	S	S			X	X			X	
Therapeutic message					S	S			S	
Used clothing store					S	S			S	
Veterinarian office (with outside pens)	S				S	S			X	
Veterinarian office (without outside pens)	X				X	X			X	

Wallpaper, flooring and carpet supply					S	X			X	
Automobile, Transportation, Utility, Communication and Related Uses										
Auto paint (in building)						S			S	
Automotive repair minor						S			S	
Automobile sales (new)						S			X	
Automobile sales (used)						S			X	
Boat sales (new or used)						S			X	
Communication towers						S			S	
Electrical substation	S	S	S	S	S	S	S	S	S	
Manufacturing (light industrial - enclosed only)									X	
Mobile home sales (new or used)									S	
Motorcycle repair/paint (enclosed)						S			X	
Recreation vehicle sales (new or used)									X	
Telephone exchange	S	S	S	S	S	S	S	S	S	
Truck sales (new)									X	
Truck sales (used)									X	
Truck rental, leasing									X	
Trailer rental/sales									X	
Tractor sales (new or used)									X	
Vehicle leasing or rental						S			X	
Vehicle wash						S			X	
Water utilities	X	X	X	X	X	X	X	X	X	
Other uses										
Forestry	X									
Mining	X									
RV, boat, motorized or non-motorized vehicles, (inside or outside storage)									S	
Temporary real estate sales office		X	X	X	X					

(Ordinance 2012-05-00715, sec. 4, adopted 5/17/12; Ordinance 2012-10-00737 adopted 10/4/12; Ordinance 2016-03-00832 adopted 3/3/16; Ordinance 2016-10-00845 adopted 10/20/16)



**ORDINANCE 2017-04-00853
[ORDINANCE AMENDING ZONING
SCHEDULE OF USES CHART]**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LUCAS, COLLIN COUNTY, TEXAS, AMENDING THE LUCAS CODE OF ORDINANCES BY AMENDING CHAPTER 14 TITLED “ZONING” BY AMENDING ARTICLE 14.03 TITLED “DISTRICTS” BY AMENDING DIVISION 15 TITLED “SCHEDULE OF USES” BY AMENDING SECTION 14.03.801 TITLED “USE DESIGNATIONS” BY AMENDING SUBSECTION (e) TITLED “SCHEDULE OF USES CHART” BY REMOVING THE PERMITTED USE OF SELF-STORAGE FROM WITHIN THE VILLAGE CENTER DISTRICT (“VC”), AND DESIGNATING SUCH USE AS PROHIBITED; PROVIDING A REPEALING CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000) FOR EACH OFFENSE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Planning and Zoning Commission of the City of Lucas, Texas and the City Council of the City of Lucas, Texas, in compliance with the laws of the State of Texas with reference to the granting of zoning classifications and changes, have given the requisite notices by publication and otherwise, and have held due hearings and afforded a full and fair hearing to all property owners generally and to all persons interested and situated in the affected area and in the vicinity thereof, and the City Council of the City of Lucas, Texas is of the opinion and finds that said zoning change should be granted and that the Comprehensive Zoning Ordinance and Map should be amended;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LUCAS, TEXAS:

Section 1. The Code of Ordinances of the City of Lucas, Texas, is hereby amended by amending Chapter 14 titled “Zoning” by amending Article 14.03 titled “Districts” by amending Division 15 titled “Schedule of Uses” by amending Section 14.03.801 titled “Use designations” by amending Subsection (e) titled “Schedule of uses chart”, to read as follows: That the Comprehensive Zoning Ordinance and Map of the City of Lucas, Texas,

“CHAPTER 14

ZONING

...

ARTICLE 14.03 DISTRICTS

...

Division 15. Schedule of uses

Sec. 14.03.801 Use designations

...

Use	AO	R2	R1.5	R1	VC	CB	OS	MH	L1	ED
...										
Retail and Related Uses										
...										
Self-storage						S			S	
...										

Section 2. That all ordinances of the City of Lucas in conflict with the provisions of this Ordinance shall be, and same are hereby, repealed, provided, however, that all other provisions of said Ordinances are not in conflict herewith shall remain in full force and effect.

Section 3. That should any word, sentence, paragraph, subdivision, clause, phrase or section of this Ordinance of the City of Lucas Code of Ordinances, as amended hereby, be adjudged or held to be voided or unconstitutional, the same shall not affect the validity of the remaining portions of said Ordinances or the City of Lucas Code of Ordinances, as amended hereby, which shall remain in full force and effect.

Section 4. An offense committed before the effective date of the Ordinance is governed by prior law and the provisions of the City of Lucas Code of Ordinances in effect when the offense was committed and the former law is continued in effect for this purpose.

Section 5. That any person, firm or corporation violating any of the provisions or terms of this Ordinance shall be subject to the same penalty as provided for in the Code of Ordinances, as amended, and upon conviction in the municipal court shall be punished by a fine not to exceed the sum of Two Thousand Dollars (\$2,000.00) for each offense, and each and every day such violation shall continue shall be deemed to constitute a separate offense.

Section 6. That this Ordinance shall take effect immediately from and after its passage and publication in accordance with the provisions of the Charter of the City of Lucas, and it is accordingly so ordained

DULY PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF LUCAS, COLLIN COUNTY, TEXAS, ON THIS 6th DAY OF APRIL, 2017.

APPROVED:

Jim Olk, Mayor

APPROVED AS TO FORM:

ATTEST:

Joseph J. Gorfida, Jr., City Attorney
(03-28-2017/84828)

Stacy Henderson, City Secretary



City of Lucas City Council Agenda Request April 6, 2017

Item No. 08

Requester: Development Services Director Joe Hilbourn

Agenda Item:

Hold a public hearing and consider adopting Ordinance 2017-04-00852 amend the existing specific use permit for Lucas Self Storage, a self-storage facility located at 575 Angel Parkway, on a parcel of land containing 4.417 acres and expanding their facility by including an additional 2.963-acre parcel, adding additional buildings and caretaker living facilities.

- A. Presentation by Development Services Director Joe Hilbourn
- B. Conduct Public Hearing
- C. Take action regarding proposed zoning change

Background Information:

The existing parcel is located behind Walmart and east of the KWIK Lube. The applicant would like to purchase the parcel of land located just north of the existing self-storage facility to expand their property and enlarge their self-storage facility with four additional buildings and care taker living facilities. The property is currently zoned Commercial Business.

Existing Buildings on Site:

- 1. Air conditioned self-storage - 38,000 square feet
- 2. Unconditioned self-storage - 56,888 square feet
- 3. Office space – 1,800 square feet
- 4. Total square footage - 96,688 square feet

Proposed Amendment Includes:

- 1. New Building F - 14,400 square feet
- 2. New Building G - 27,200 square feet
- 3. New Building H - 19,200 square feet
- 4. New Building I – 3,400 square feet

Attachments/Supporting Documentation:

- 1. Ordinance 2017-04-00852
- 2. Proposed site plan
- 3. Proposed elevations
- 4. Ordinance 2015-03-00426 – Existing specific use permit, site plan, elevation
- 5. Public hearing notice
- 6. Letter from property owner



City of Lucas
City Council Agenda Request
April 6, 2017

Item No. 08

Budget/Financial Impact:

NA

Recommendation:

The Planning and Zoning Commission approved this item by a 3-2 vote, including the caretaker residence, the additional acreage for storage, and one additional requirement of two indoor parking spaces for the caretaker residence. Their concerns ranged from the proposed number of parking spaces to the total number of units.

Staff feels the current parking proposed is adequate, but does not the City needs additional self-storage. Staff would recommend approving the care taker residence, but deny the additional storage space.

Motion:

I make a motion to approve/deny adoption of Ordinance 2017-04-00852 to amend the existing specific use permit for a self-storage facility located at 575 Angel Parkway, on a parcel of land containing 4.417 acres and expanding their facility by including an additional 2.963-acre parcel, adding additional buildings and caretaker living facilities.



ORDINANCE 2017-04-00852
[Granting Special Use Permit]

AN ORDINANCE OF THE CITY OF LUCAS, TEXAS, AMENDING THE COMPREHENSIVE ZONING ORDINANCE AND MAP OF THE CITY OF LUCAS, TEXAS, AS HERETOFORE AMENDED, BY GRANTING A SPECIFIC USE PERMIT WITH SPECIAL EXCEPTIONS TO ALLOW FOR A SELF-STORAGE FACILITY AND CARETAKER LIVING FACILITIES ON LAND ZONED COMMERCIAL BUSINESS (“CB”) FOR A TRACT OF LAND IN THE CITY OF LUCAS, TEXAS, CONSISTING OF AN APPROXIMATELY 4.417 ACRE-TRACT (LOT 1, BLOCK A) AND A 2.963-ACRE TRACT (LOT 2, BLOCK A) AND SITUATED IN THE WILLIAM SNIDER SURVEY, ABSTRACT NO. 821, OF THE SC LUCAS ADDITION, AND BEING MORE PARTICULARLY DESCRIBED AND IDENTIFIED IN EXHIBIT “A” ATTACHED HERETO; PROVIDING FOR THE APPROVAL OF THE SITE PLAN ATTACHED HERETO AS EXHIBIT “B”; PROVIDING FOR THE APPROVAL OF THE ELEVATIONS PLAN ATTACHED HERETO AS EXHIBIT “C”; PROVIDING FOR SPECIAL CONDITIONS; PROVIDING A REPEALING CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City Planning and Zoning Commission of the City of Lucas, Texas, and the governing body of the City of Lucas in compliance with the laws of the State of Texas and the ordinances of the City of Lucas, have given requisite notice of publication and otherwise, and after holding due hearings and affording a full and fair hearing to all property owners generally and to all persons interested and situated in the affected area, and in the vicinity thereof, and in the exercise of its legislative discretion have concluded that the Comprehensive Zoning Ordinance and Map of the City of Lucas, Texas, as previously amended, should be amended.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LUCAS, TEXAS, THAT:

Section 1. That the Comprehensive Zoning Ordinance and Map of the City of Lucas, Texas, as heretofore amended, be and the same are hereby amended, by granting a Special Use Permit with special conditions to allow for a self-storage facility on land zoned Commercial Business (“CB”), for an approximately 4.417-acre tract of land (Lot 1, Block A) and an approximately 2.963-acre tract of land (Lot 2, Block A), situated in the William Snider Survey, Abstract No. 821, of the SC Lucas Addition (the “Property”), and being more particularly described and identified in Exhibit “A” attached hereto and made a part hereof for all purposes.

Section 2. That the above-described Property shall be used only in the manner and for the purposes provided for by the Comprehensive Zoning Ordinance of the City of Lucas as heretofore

amended, and the regulations imposed within the Commercial Business District, subject to the following conditions and requirements:

- A. The Property shall be developed in accordance with the Site Plan attached hereto as Exhibit “B” and made a part hereof for all purposes;
- B. The Property shall be developed in accordance with the Elevations Plan attached hereto as Exhibit “C” and made a part hereof for all purposes;
- C. The buildings shall consist of 100% Austin Stone on east and west elevations;
- D. All colors for all buildings shall be neutral tan and browns;
- E. The monument sign frame shall be in the shape of an L with Austin Stone to match existing signage frames on Angel Parkway;
- F. An eight foot (8’) masonry screening wall shall be added on the west side of the detention pond with one three-inch (3”) large caliper tree every twenty feet, and a small tree between each large tree staggered in two rows on the east side of the masonry screening wall;
- G. The conduct of sales or other business activity other than storage shall be prohibited within any individual storage unit;
- H. On-site residence for caretaker/manager shall be permitted;
- I. No storage of U-Haul type truck or trailer shall be permitted on site;
- J. No on-site storage of commercial or recreational vehicles;
- K. No outside storage shall be permitted on-site; and
- L. All fencing shall be wrought iron with masonry and stone posts; and, shall be 8 feet in height as shown on Exhibit “B”.

Section 3. To the extent of any irreconcilable conflict with the provisions of this ordinance and other ordinances of the City of Lucas governing the use and development of the Property and which are not expressly amended by this ordinance, the provisions of this ordinance shall be controlling.

Section 4. That all ordinances of the City of Lucas in conflict with the provisions of this Ordinance shall be, and same are hereby, repealed, provided, however, that all other provisions of said Ordinances are not in conflict herewith shall remain in full force and effect.

Section 5. That should any word, sentence, paragraph, subdivision, clause, phrase or section of this Ordinance or of the City of Lucas Code of Ordinances, as amended hereby, be adjudged or held to be voided or unconstitutional, the same shall not affect the validity of the remaining

portions of said Ordinances or the City of Lucas Code of Ordinances, as amended hereby, which shall remain in full force and effect.

Section 6. An offense committed before the effective date of the Ordinance is governed by prior law and the provisions of the City of Lucas Code of Ordinances in effect when the offense was committed and the former law is continued in effect for this purpose.

Section 7. That any person, firm or corporation violating any of the provisions or terms of this Ordinance shall be subject to the same penalty as provided for in the Code of Ordinances, as amended, and upon conviction in the municipal court shall be punished by a fine not to exceed the sum of Two Thousand Dollars (\$2,000.00) for each offense, and each and every day such violation shall continue shall be deemed to constitute a separate offense.

Section 8. That this Ordinance shall take effect immediately from and after its passage and publication in accordance with the provisions of the Charter of the City of Lucas, and it is accordingly so ordained

DULY PASSED AND APPROVED BY THE CITY COUNSEL OF THE CITY OF LUCAS, COLLIN COUNTY, TEXAS, ON THIS 6th DAY OF APRIL, 2017.

APPROVED:

Jim Olk, Mayor

APPROVED AS TO FORM:

ATTEST:

Joseph J. Gorfida, Jr., City Attorney
(03-28-2017/84843)

Stacy Henderson, City Secretary

EXHIBIT "A"
Legal Description – Lot 1

WHEREAS **SC Lucas Rd, LP** are the owners of a tract of land situated in the State of Texas, County of Collin, and City of Lucas, being part of the William Snider Survey, Abstract No. 821, and being all of Lot 1, Block A of SC Lucas Addition, and addition to the city of Lucas, Collin County, Texas, according to the plat thereof recorded in Volume 2015, page 380 of the Plat Records of Collin County, Texas and being more particularly described as follows:

BEGINNING at a 1/2 inch iron rod capped "Roome" set for corner in the east right-of-way line of Farm to Market Road 2551 (South Angel Parkway) and marking the northwest corner of Lot 2, Block A of said SC Lucas Addition and the most westerly southwest corner of said Lot 1;

THENCE with the east right-of-way line of FM 2551 and the west line of said Lot 1, North 00°37'30" West, 25.00 feet to a 1/2 inch iron rod capped "Roome" set for corner in the south line of a tract of land conveyed to Pennington Partners, Ltd by deed recorded in Volume 5184, Page 1102 of the Deed Records of Collin County, Texas and marking the northwest corner of a 45 foot wide right-of-way dedicated by said plat of SC Lucas Addition and the northeast corner of said Lot 1;

THENCE with the south line of said Pennington Partners, Ltd tract and the north line of said Lot 1, North 89°44'30" East, 895.07 feet to a 1/2 inch iron rod capped "Roome" set for corner marking the northwest corner of a 45 foot wide right-of-way dedicated by said plat of SC Lucas Addition and the northeast corner of said Lot 1;

THENCE with west line of said right-of-way dedication and the east line of Lot 1, South 00°43'30" East, 294.89 feet to a 5/8 inch capped iron rod found for corner marking the northeast corner of Lot 1, Block A of Walmart Lucas Addition, an addition to the City of Lucas, Collin County, Texas, according to the plat thereof recorded in Volume 2012, Page 457 of the Plat Records of Collin County, Texas and the southeast corner of said Lot 1 of SC Lucas Addition;

THENCE with the north line of said Lot 1 of Walmart Lucas Addition and with the south line of said Lot 1 of SC Lucas Addition, South 89°44'30" West, 562.28 feet to a 3/8 inch iron rod found for corner marking the southeast corner of called 1.175 acre tract conveyed to Murphy Oil USA, Inc by deed recorded in document No. 20130823001198600 of the Deed Records of Collin County, Texas and the southwest corner of said Lot 1 of SC Lucas Addition;

THENCE with the east line of said 1.175 acre tract and with the west line of said Lot 1, North 00°37'30" West, 147.00 feet to a 3/8 inch iron rod found for corner marking the northeast corner of said 1.175 acre tract and an ell corner of said Lot 1;

THENCE with the north line of said 1.175 acre tract and with a south line of said Lot 1, South 89°44'30" West, 38.30 feet to a 1/2 inch iron rod capped "Roome" set for corner marking the southeast corner of aforesaid Lot 2;

THENCE with the east line of said Lot 2 and a west line of said Lot 1, North 00°37'30" West, 122.89 feet to a 1/2 inch iron rod capped "Roome" set for corner marking the northeast corner of said Lot 2 and an ell corner of said Lot 1;

THENCE with the north line of said lot 2 and a south line of said lot 1, south 89°44'30" West, 295.01 feet to the Point of Beginning and containing 4.104 acres of land, more or less.

EXHIBIT “A”
Legal Description – Lot 2, Block A

Part of Called 21.751 Acres Pennington Partners, Ltd, Vol. 5184, Pg. 1102, D.R.C.C.T.

Meets and Bounds Description:

Being a tract of land, situated in the W.M. Snider Survey, Abstract No. 821, in the City of Lucas, Collin County, Texas, and being all of that called 21.751 acre tract of land, described by deed to Pennington Partners, Ltd., as recorded in Volume 5184, Page 1102, of the Deed Records, Collin County, Texas (D.R.C.C.T.), said tract being more particularly described as follows:

COMMENCING at a ½” iron rod with a plastic cap found for the northeasterly corner of said 21.751 acre tract, same being the northwesterly corner of FOX GLEN ADDITION, an addition to the City of Lucas, as recorded in Volume 2007, Page 142, of the Map Records, Collin County, Texas (M.R.C.C.T.), and also being in McGarity Lane (a.k.a. County Road No. 224);

THENCE South 00°39’26” East, THENCE South 00°39’26” East, continuing along the westerly line of said FOX GLEN ADDITION, same being the westerly monumented line of Allison Lane, as dedicated by said FOX GLEN ADDITION, same also being the easterly line of said 21.751 acres, a distance of 200.00’ to a ½” iron rod with a yellow plastic cap stamped, “RPLS 5686” found for the southeasterly corner of said 21.751 acre tract, said corner also being the northeasterly corner of a 45’ right-of-way dedication, as dedicated by SC LUCAS ADDITION, an addition to the City of Lucas, as recorded in Volume 2015, Page 380, M.R.C.C.T;

THENCE South 89°44’30” West, along the southerly line of said 21.751 acre tract, same being the northerly line of said SC LUCAS ADDITION, a distance of 645.01’ to a ½” iron rod with a plastic cap stamped “ARTHUR SURVEYING” found for the southwesterly corner of the herein described property;

THENCE over and across said 21.751 acre tract, the following courses and distances:

North 00°48’59” West, passing a ½” iron rod with a plastic cap stamped “ARTHUR SURVEYING”, at a distance of 135.00’ and continuing and continuing in all a total distance of 200.00’ to a capped iron rod set for corner;

North 89°44’30” East, a distance of 645.57 to the POINT OF BEGINNING and containing 129,052 square feet or 2.963 acres of land more or less.

EXHIBIT "B"
Site Plan – Lot 1, Block A

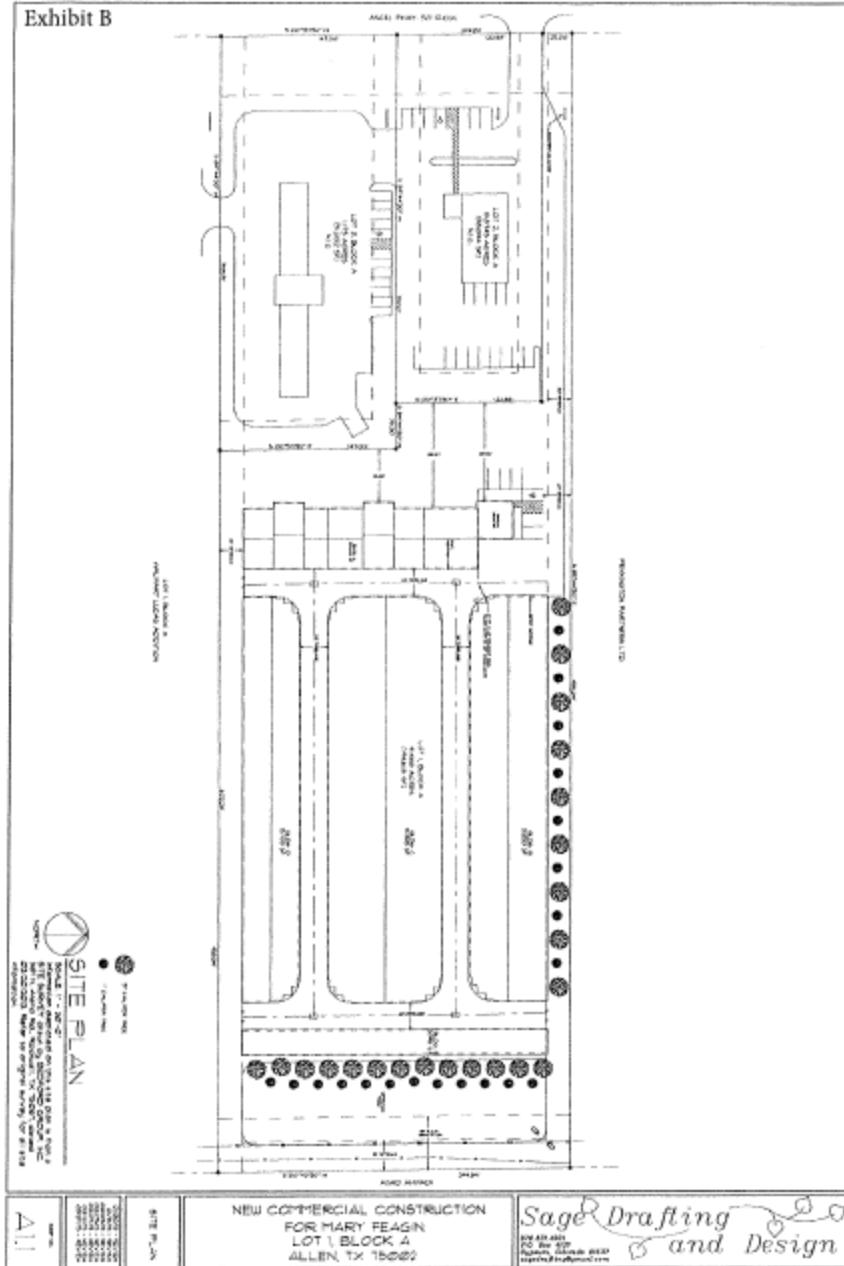


EXHIBIT "B"

Site Plan – Lot 2, Block A

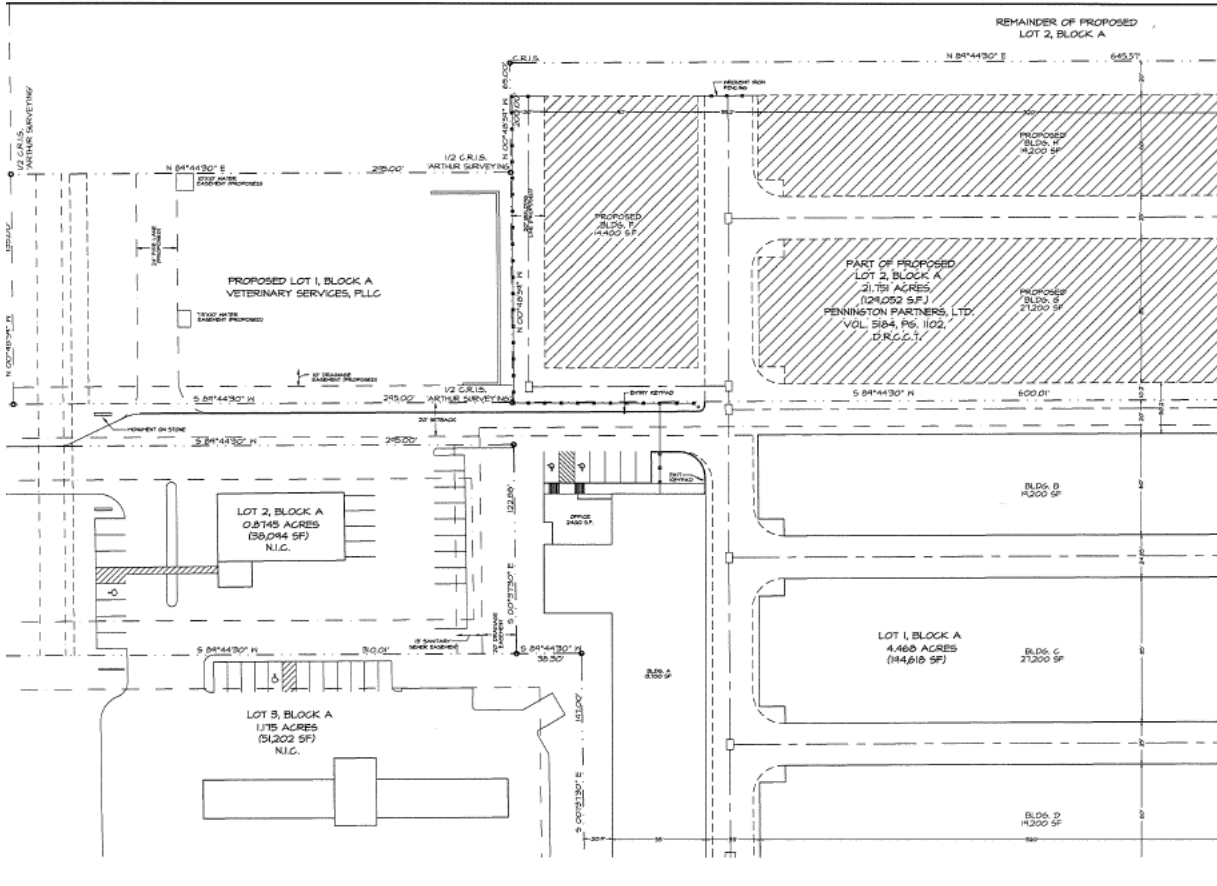


EXHIBIT "C"
Elevations Plan – Lot 1, Block A

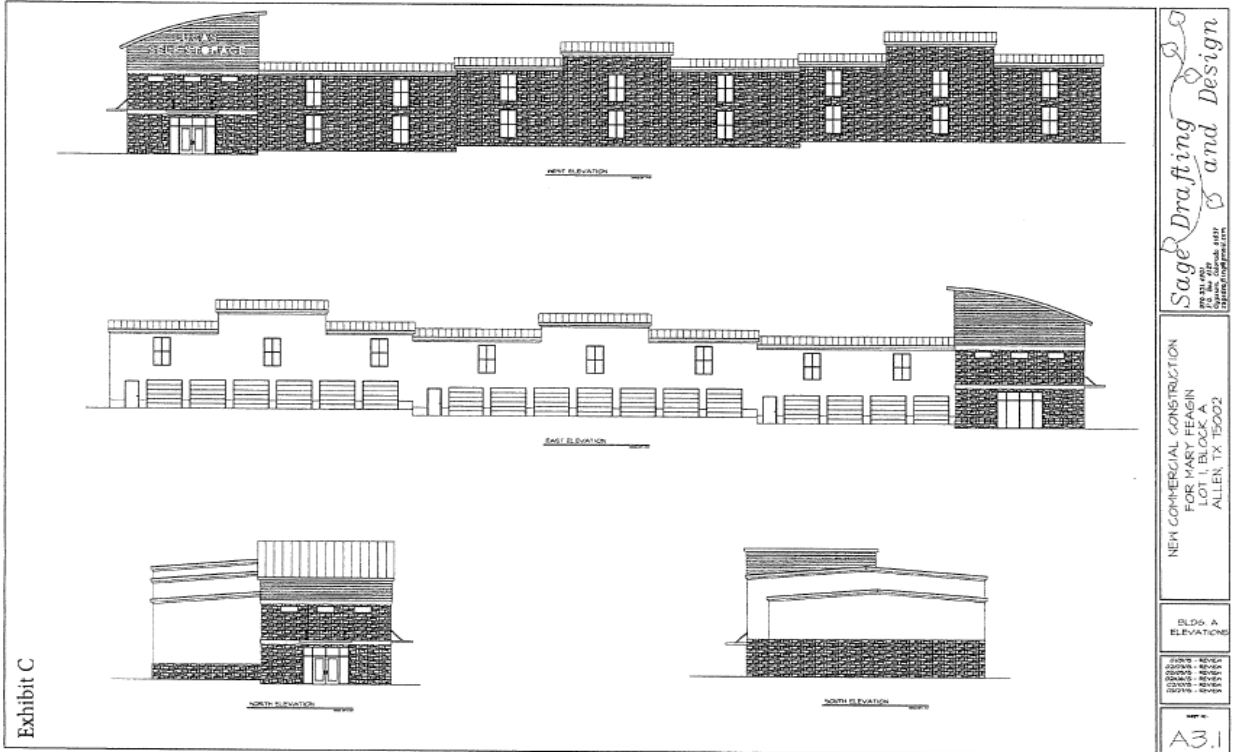


EXHIBIT "C"
Elevations Plan – Lot 1, Block A

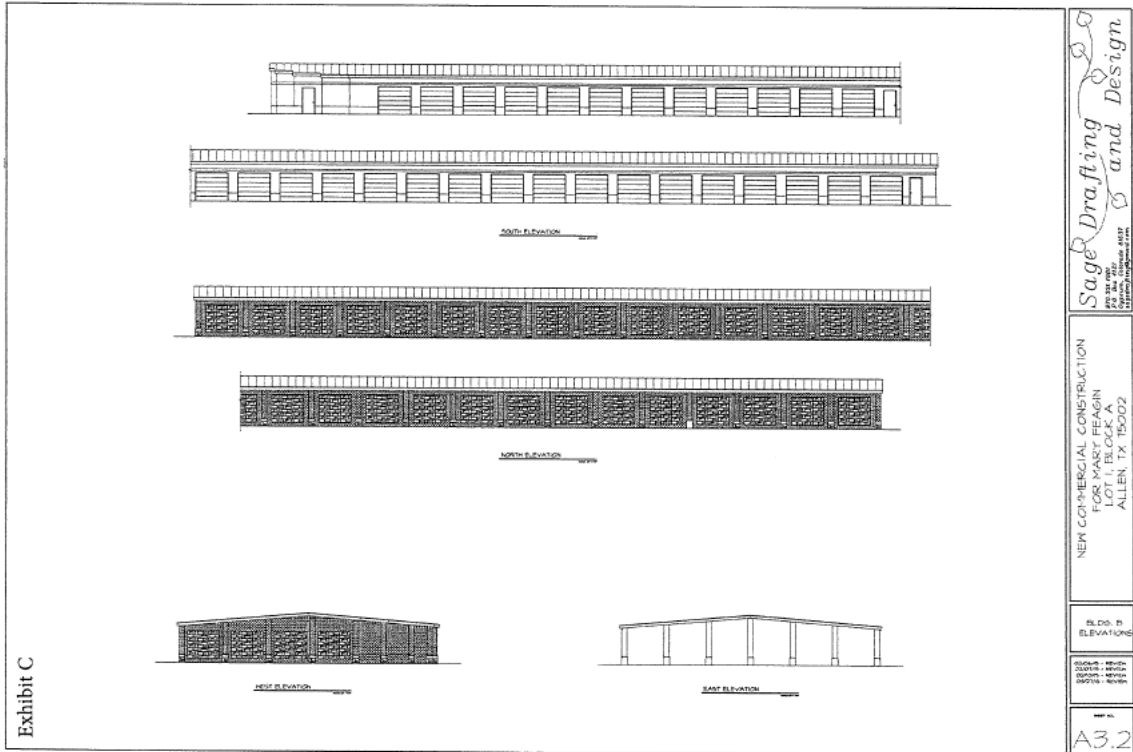


Exhibit C

Sage Drafting and Design
 PRO. ARCH. DRAFTER
 10000 W. 10TH ST.
 CANTON, OHIO 44705-1000

NEW COMMERCIAL CONSTRUCTION
 FOR MARY FEAGIN
 LOT 1, BLOCK A
 ALLEN, TX 75002

BLDG. B
 ELEVATIONS

DATE: 04/05/17
 DRAWN: MFE
 CHECKED: MFE
 SCALE: AS SHOWN

APP. NO.
 A3.2

EXHIBIT "C"
Elevations Plan – Lot 2, Block A

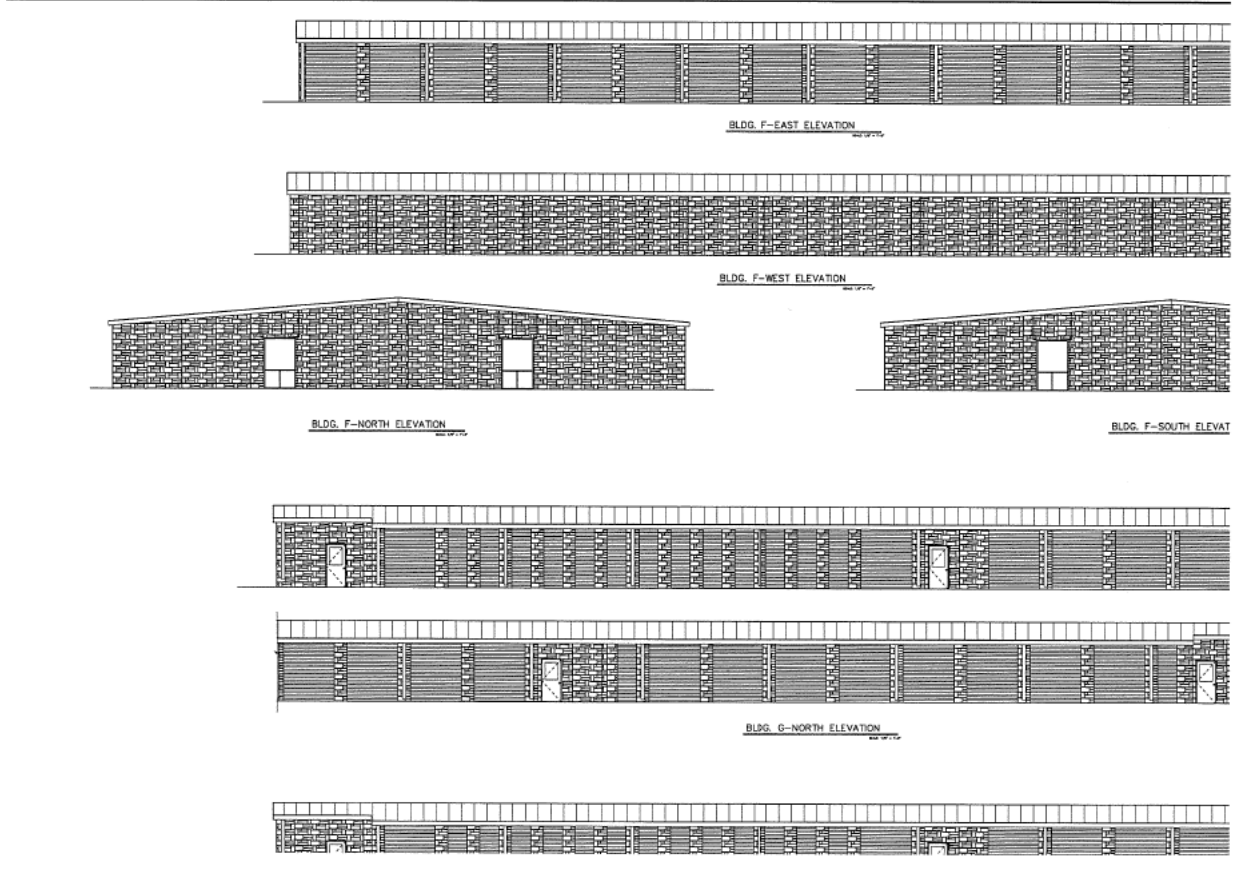
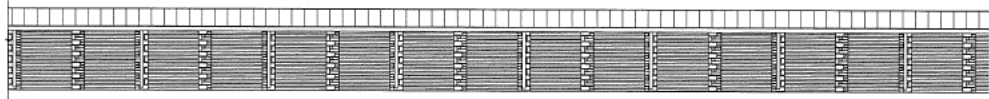
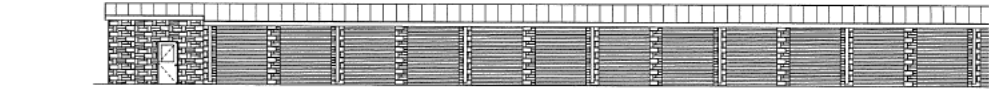
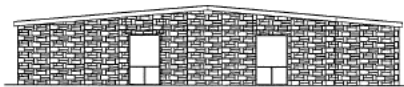
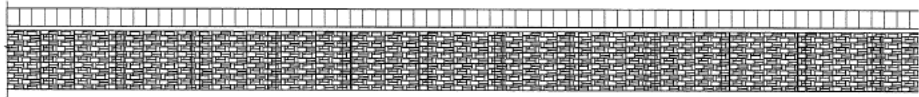
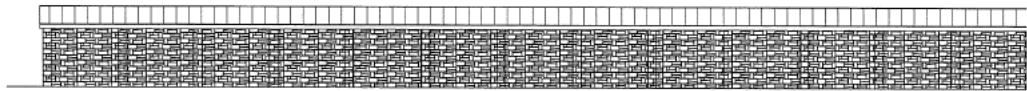


EXHIBIT "C"
Elevations Plan – Lot 2, Block A



BLDG. H-SOUTH ELEVATION

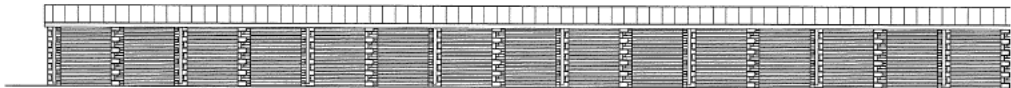


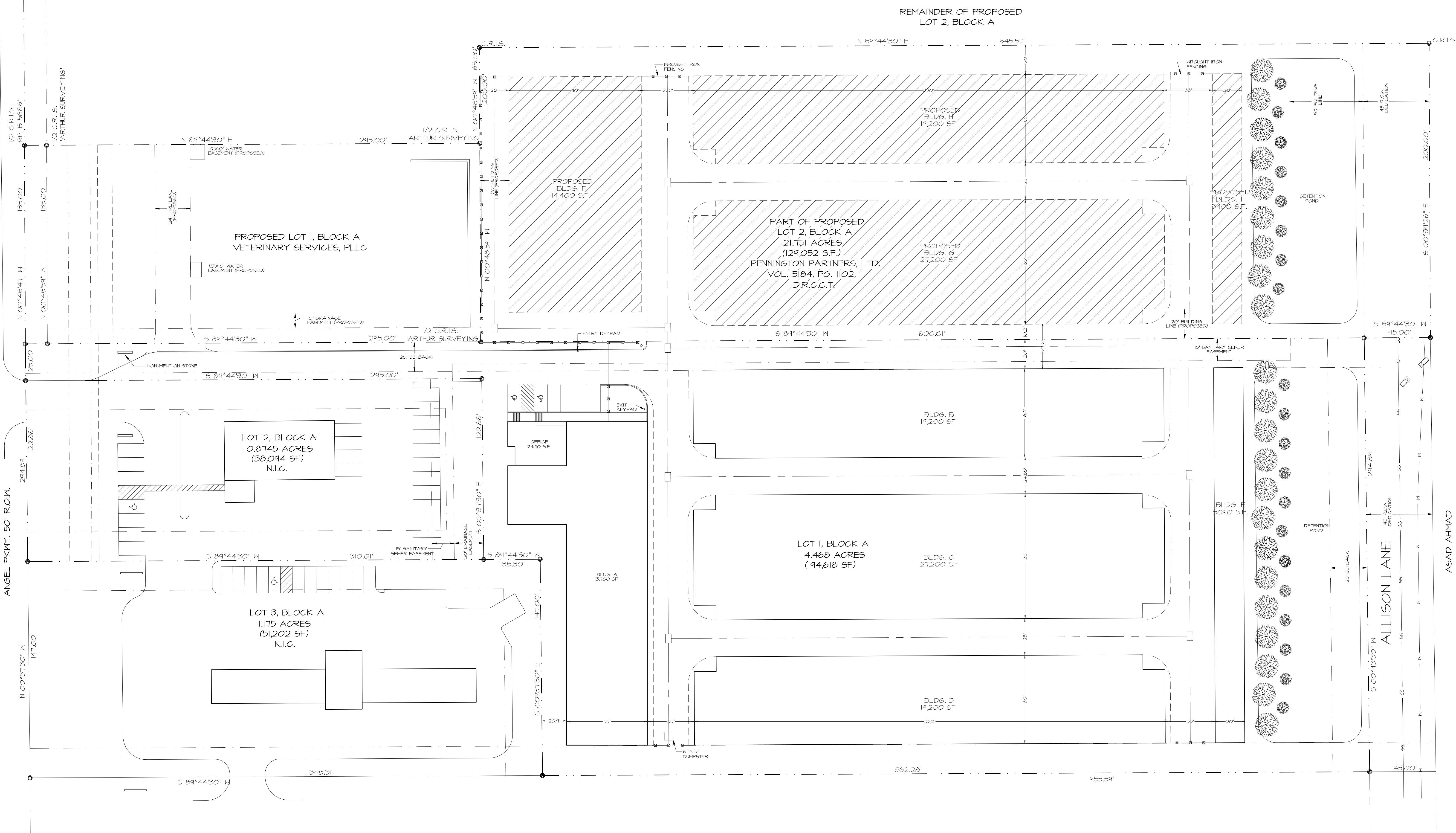
BLDG. H-NORTH ELEVATION



BLDG. H-WEST ELEVATION

BLDG. I





LOT 1, BLOCK A
WALMART LUCAS ADDITION


SITE PLAN
 SCALE: 1" = 30'-0"
 Information depicted on this site plan is from a SITE SURVEY drawn by BEDFORD GROUP, INC. 301 N. Alamo Rd., Rockwall, TX 75087, dated 03/20/2013. Refer to original survey for all site information.

Sage Drafting and Design

970-331-4901
P.O. Box 4727
Gypsum, Colorado 81637
sagedrafting@gmail.com

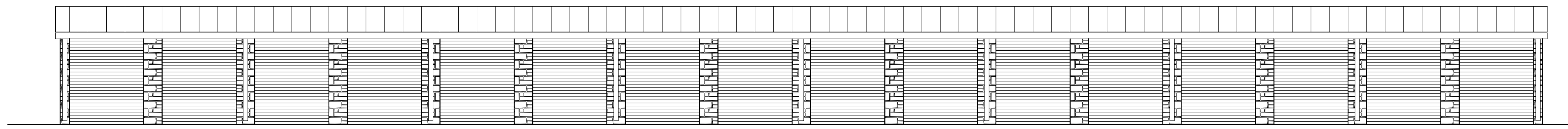
ASAD AHMADI

**NEW COMMERCIAL CONSTRUCTION
FOR MARY FEAGIN
LOT 1, BLOCK A
ALLEN, TX 75002**

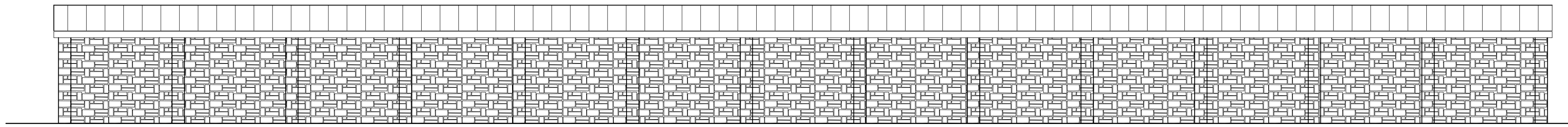
SITE PLAN

01/08/17 - REVIEW

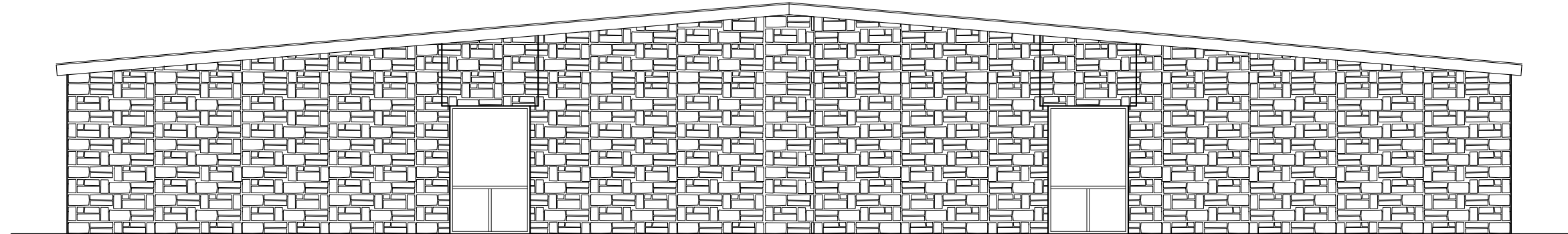
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A1.1



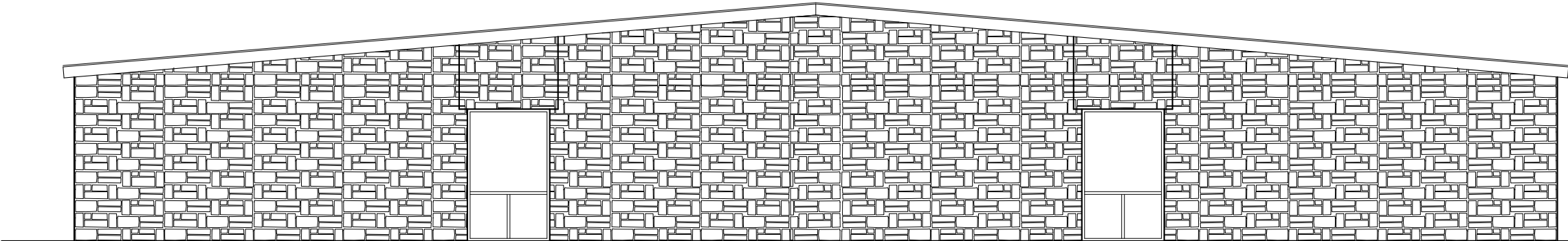
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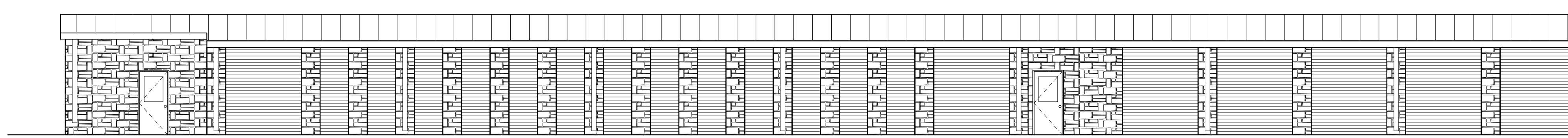
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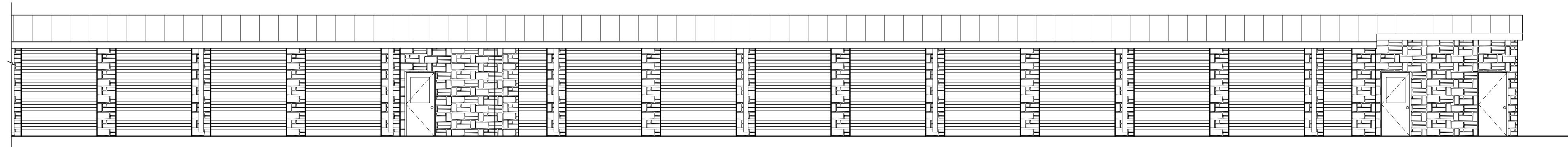
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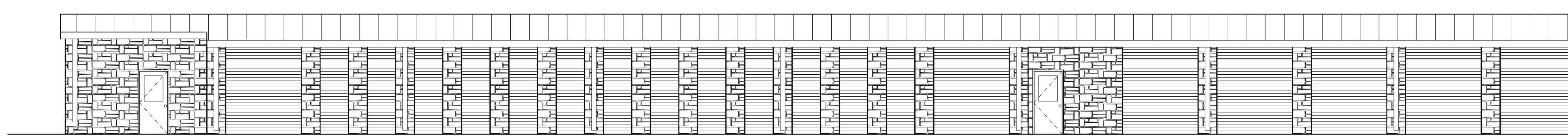
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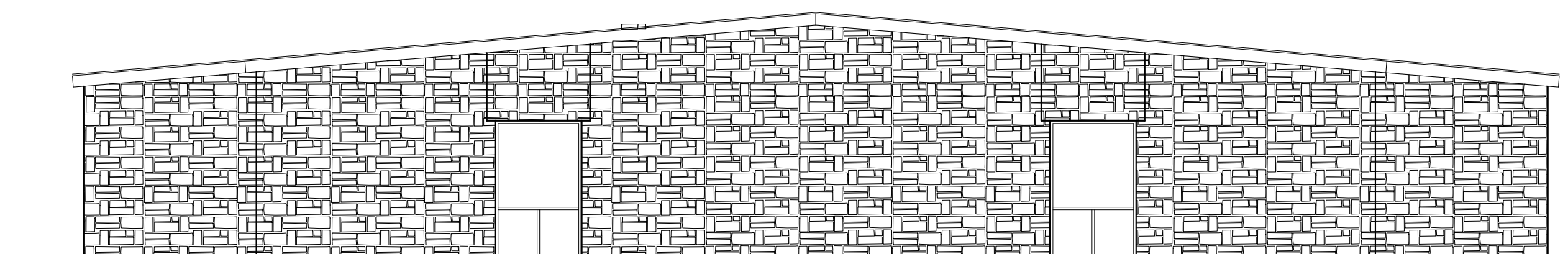
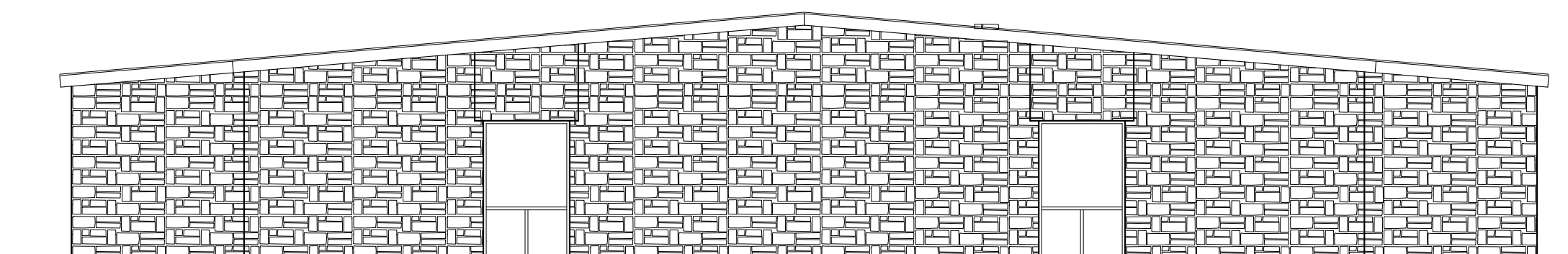
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BLDG. G—SOUTH ELEVATION
SCALE: 1/8" = 1'-0"



BLDG. G—WEST ELEVATION
SCALE: 1/8" = 1'-0"



BLDG. G—WEST ELEVATION
SCALE: 1/8" = 1'-0"

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P.O. Box 4127
Gypsum, Colorado 81637
sagedrafting@gmail.com

NEW COMMERCIAL CONSTRUCTION
FOR MARY FEAGIN
LOT 2, BLOCK A
ALLEN, TX 75002

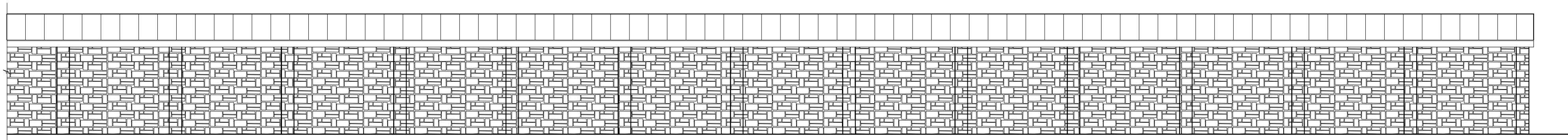
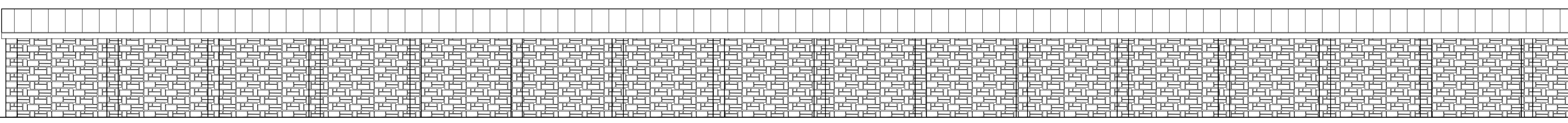
BLDG. F & G
ELEVATIONS

01/25/17 - REVIEW

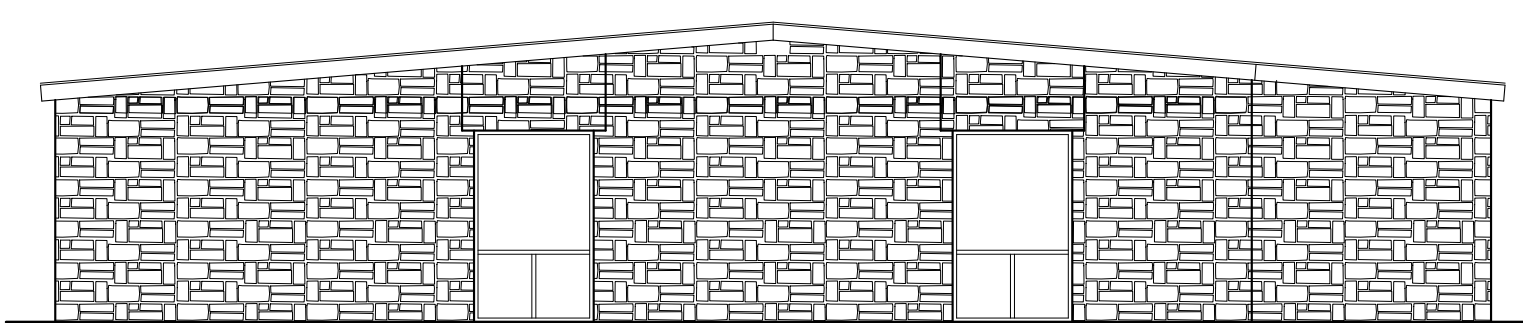
SHEET NO.
A3.1



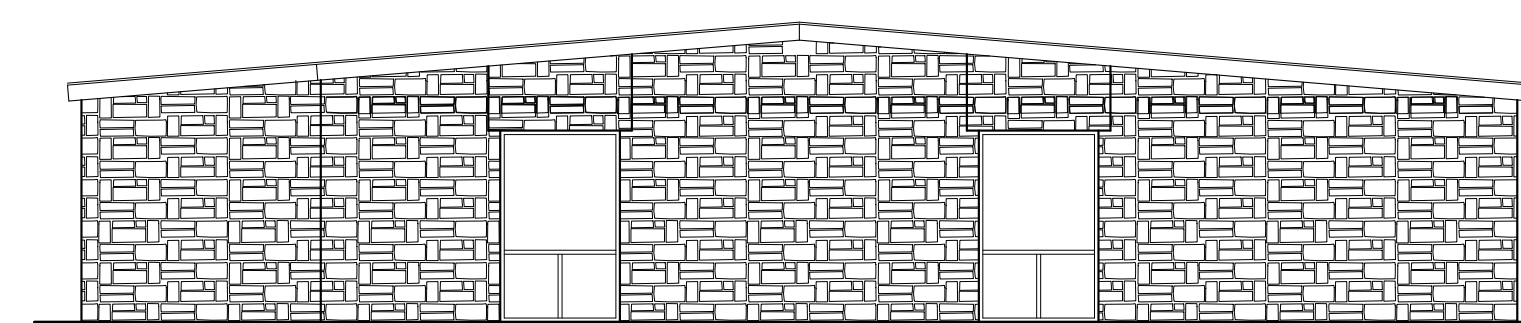
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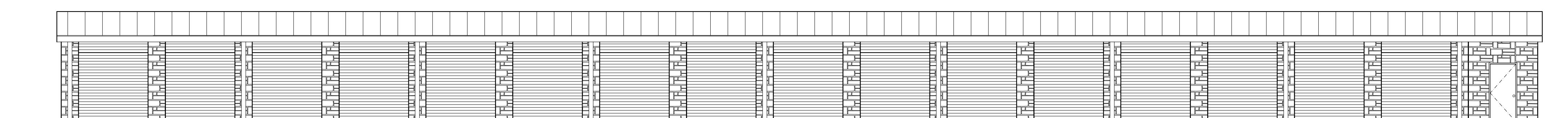
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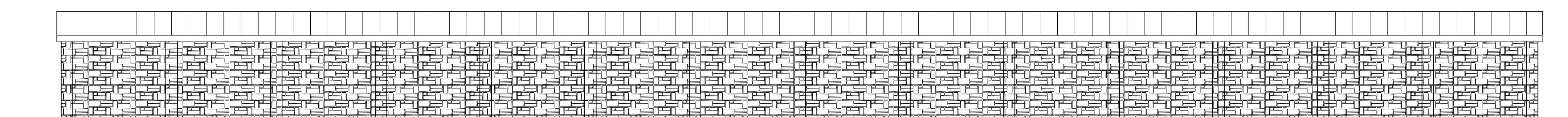
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SCALE: 1/8" = 1'-0"



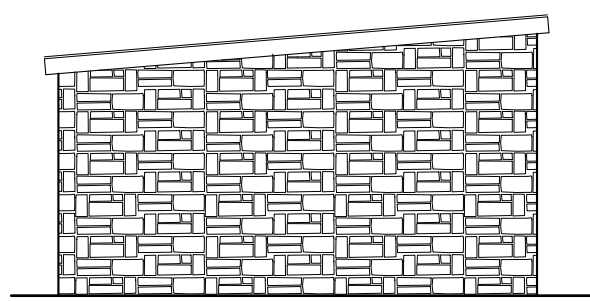
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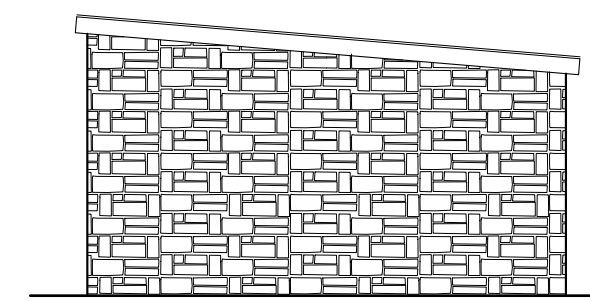
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BLDG. I—EAST ELEVATION
SCALE: 1/8" = 1'-0"



BLDG. I—SOUTH ELEVATION
SCALE: 1/8" = 1'-0"



BLDG. I—NORTH ELEVATION
SCALE: 1/8" = 1'-0"

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 Cypsum, Colorado 81637
 sagedrafting@gmail.com

NEW COMMERCIAL CONSTRUCTION
 FOR MARY FEAGIN
 LOT 2, BLOCK A
 ALLEN, TX 75002

BLDG. H & I
 ELEVATIONS

01/25/17 – REVIEW

SHEET NO.
 A3.2

ORDINANCE #2015-03-00426

[Special Use Permit for Self-Storage Facility SC Lucas Addition]

AN ORDINANCE OF THE CITY OF LUCAS, TEXAS, AMENDING THE COMPREHENSIVE ZONING ORDINANCE AND MAP OF THE CITY OF LUCAS, TEXAS, AS HERETOFORE AMENDED, BY GRANTING A SPECIFIC USE PERMIT WITH SPECIAL EXCEPTIONS TO ALLOW FOR A SELF-STORAGE FACILITY ON LAND ZONED COMMERCIAL BUSINESS (“CB”) FOR A TRACT OF LAND IN THE CITY OF LUCAS, TEXAS, CONSISTING OF APPROXIMATELY 4.417 ACRES AND SITUATED IN THE WILLIAM SNIDER SURVEY, ABSTRACT NO. 821, TRACT 32, LOT 1, OF THE SC LUCAS ADDITION, AND BEING MORE PARTICULARLY DESCRIBED AND IDENTIFIED IN EXHIBIT “A” ATTACHED HERETO; PROVIDING FOR THE APPROVAL OF THE SITE PLAN ATTACHED HERETO AS EXHIBIT “B”; PROVIDING FOR THE APPROVAL OF THE ELEVATIONS PLAN ATTACHED HERETO AS EXHIBIT “C”; PROVIDING FOR SPECIAL CONDITIONS; PROVIDING A REPEALING CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City Planning and Zoning Commission of the City of Lucas, Texas, and the governing body of the City of Lucas in compliance with the laws of the State of Texas and the ordinances of the City of Lucas, have given requisite notice of publication and otherwise, and after holding due hearings and affording a full and fair hearing to all property owners generally and to all persons interested and situated in the affected area, and in the vicinity thereof, and in the exercise of its legislative discretion have concluded that the Comprehensive Zoning Ordinance and Map of the City of Lucas, Texas, as previously amended, should be amended.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LUCAS, TEXAS, THAT:

Section 1. That the Comprehensive Zoning Ordinance and Map of the City of Lucas, Texas, as heretofore amended, be and the same are hereby amended, by granting a Special Use Permit with special conditions to allow for a self-storage facility on land zoned Commercial Business (“CB”), for a tract of land consisting of approximately 4.417 acres and situated in the William Snider Survey, Abstract No. 821, Tract 32, Lot 1, of the SC Lucas Addition (the “Property”), and being more particularly described and identified in Exhibit “A” attached hereto and made a part hereof for all purposes.

Section 2. That the above-described Property shall be used only in the manner and for the purposes provided for by the Comprehensive Zoning Ordinance of the City of Lucas as heretofore amended, and the regulations imposed within the Commercial Business District, subject to the following conditions and requirements:

- A. The Property shall be developed in accordance with the Site Plan attached hereto as Exhibit "B" and made a part hereof for all purposes;
- B. The Property shall be developed in accordance with the Elevations Plan attached hereto as Exhibit "C" and made a part hereof for all purposes;
- C. The buildings shall consist of 100% Austin Stone on east and west elevations;
- D. All colors for all buildings shall be neutral tan and browns;
- E. The monument sign frame shall be in the shape of an L with Austin Stone to match existing signage frames on Angel Parkway;
- F. An eight foot (8') masonry screening wall shall be added on the west side of the detention pond with one three-inch (3") large caliper tree every twenty feet, and a small tree between each large tree staggered in two rows on the east side of the masonry screening wall;
- G. The conduct of sales or other business activity other than storage shall be prohibited within any individual storage unit;
- H. No on-site residence for caretaker/manager shall be permitted;
- I. No storage of U-Haul type truck or trailer shall be permitted on site;
- J. No on-site storage of commercial or recreational vehicles outside the storage building;
- K. No outside storage shall be permitted on-site; and
- L. All fencing shall be wrought iron with masonry and stone posts; and, shall be 8 feet in height as shown on Exhibit "B".

Section 3. To the extent of any irreconcilable conflict with the provisions of this ordinance and other ordinances of the City of Lucas governing the use and development of the Property and which are not expressly amended by this ordinance, the provisions of this ordinance shall be controlling.

Section 4. That all ordinances of the City of Lucas in conflict with the provisions of this Ordinance shall be, and same are hereby, repealed, provided, however, that all other provisions of said Ordinances are not in conflict herewith shall remain in full force and effect.

Section 5. That should any word, sentence, paragraph, subdivision, clause, phrase or section of this Ordinance or of the City of Lucas Code of Ordinances, as amended hereby, be adjudged or held to be voided or unconstitutional, the same shall not affect the validity of the remaining portions of said Ordinances or the City of Lucas Code of Ordinances, as amended hereby, which shall remain in full force and effect.

Section 6. An offense committed before the effective date of the Ordinance is governed by prior law and the provisions of the City of Lucas Code of Ordinances in effect when the offense was committed and the former law is continued in effect for this purpose.

Section 7. That any person, firm or corporation violating any of the provisions or terms of this Ordinance shall be subject to the same penalty as provided for in the Code of Ordinances, as amended, and upon conviction in the municipal court shall be punished by a fine not to exceed the sum of Two Thousand Dollars (\$2,000.00) for each offense, and each and every day such violation shall continue shall be deemed to constitute a separate offense.

Section 8. That this Ordinance shall take effect immediately from and after its passage and publication in accordance with the provisions of the Charter of the City of Lucas, and it is accordingly so ordained

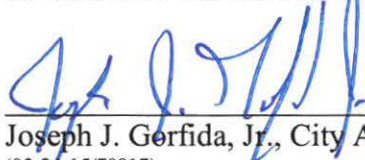
DULY PASSED AND APPROVED BY THE CITY COUNSEL OF THE CITY OF LUCAS, COLLIN COUNTY, TEXAS, ON THIS 2nd DAY OF April, 2015.

APPROVED:



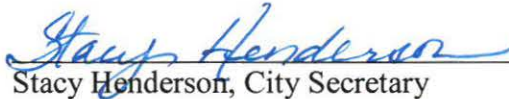
Rebecca Mark, Mayor

APPROVED AS TO FORM:



Joseph J. Gorfida, Jr., City Attorney
(03-24-15/70817)

ATTEST:



Stacy Henderson, City Secretary

Exhibit A

FIELD NOTE DESCRIPTION

LOT 1

BEING a 4.417 acre tract of land situated in the William Snider Survey, Abstract No. 821, Collin County, Texas and being all of a 6.467 acre tract of land according to the Deed recorded in Instrument Number 20070604000748030, Official Public Records of Collin County, Texas and being more particularly described as follows:

BEGINNING at an "x" in concrete set for the northwest corner of said 6.476 acre tract of land and being located in the east line of F.M. 2551 (variable width);

THENCE departing the east line of said F.M. 2551, NORTH 89°44'30" EAST a distance of 955.09 feet to a 5/8 inch iron rod set for corner;

THENCE SOUTH 00°43'30" EAST a distance of 294.89 feet to a 5/8 inch iron rod set for the southeast corner of said 6.467 acre tract of land and being the northeast corner of Lot 1, Block A of Walmart Lucas Addition recorded in Cabinet 2012, Page 457 of the Plat Records of Collin County Texas ;

THENCE along the south line of said 6.467 acre tract of land, SOUTH 89°44'30" WEST a distance of 607.28 feet to a 5/8 inch iron rod set for corner;

THENCE departing the south line of said 6.467 acre tract of land, NORTH 00°37'30" EAST a distance of 147.00 feet to a 5/8 inch iron rod set for corner;

THENCE SOUTH 89°44'30" WEST a distance of 38.28 feet to a 5/8 inch iron rods set for corner;

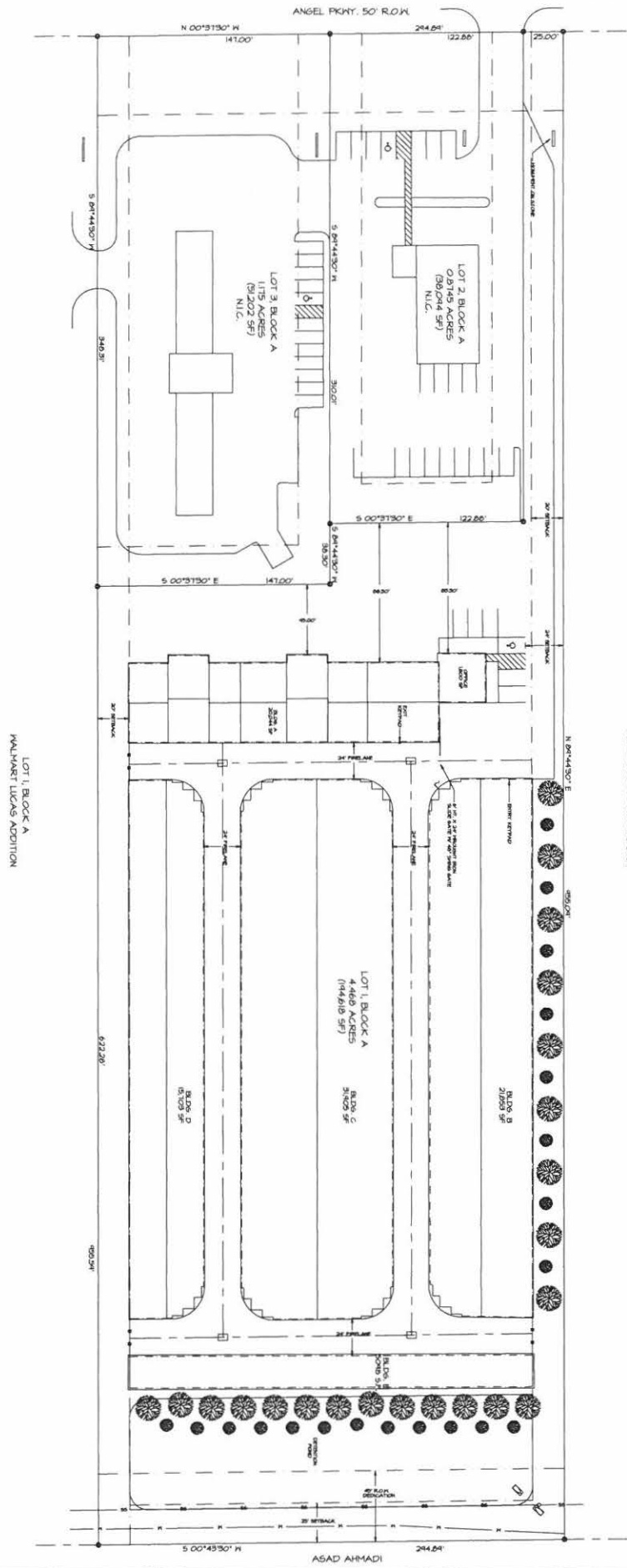
THENCE NORTH 00°37'30" EAST a distance of 122.88 feet to a 5/8 inch iron rod set for corner;

THENCE SOUTH 89°44'30" WEST a distance of 310.03 feet to a 5/8 inch iron rods set in the east line of said F.M. 2551;

THENCE with the east line of said F.M. 2551, NORTH 00°37'30" WEST a distance of 25.00 feet to the POINT OF BEGINNING;

CONTAINING 4.417 acres or 192,411 square feet of land more or less.

Exhibit B



SITE PLAN

SCALE: 1" = 30'-0"

Information depicted on this site plan is from a site plan prepared by the author, ASAD AHMADI, P.E., 3801 N. Alamo Rd., Suite 111, TX 75008, Dallas, TX 03/20/2013. Refer to original survey for all site information.

3" CALIPER TREE
1" CALIPER TREE

NORTH

SITE PLAN

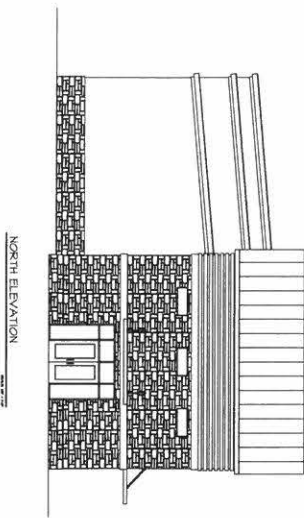
NEW COMMERCIAL CONSTRUCTION
FOR MARY FEAGIN
LOT 1, BLOCK A
ALLEN, TX 75002

Sage Drafting and Design

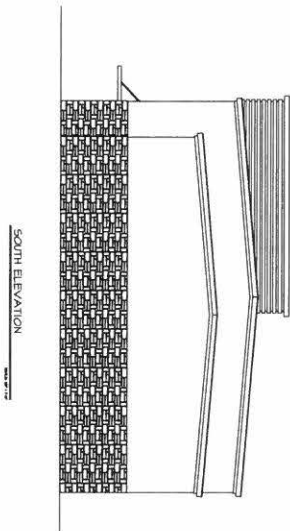
970.331.4901
P.O. Box 4127
Cypress, Colorado 81637
sagedrafting@gmail.com

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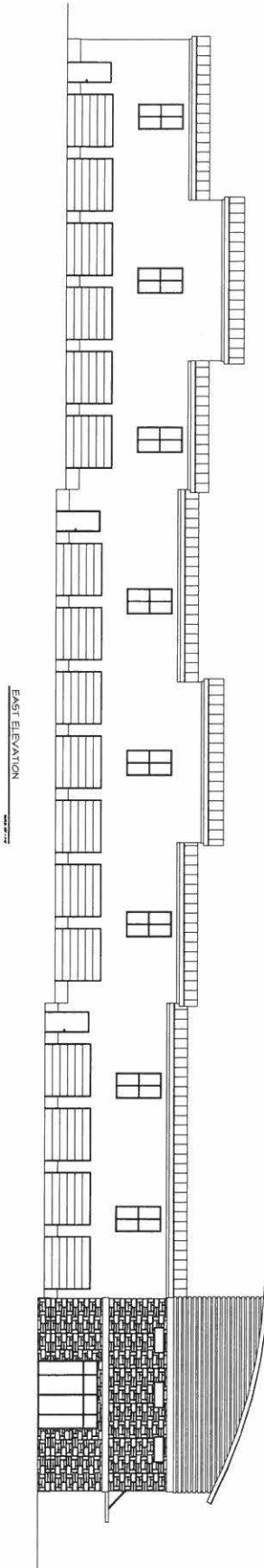
Exhibit C



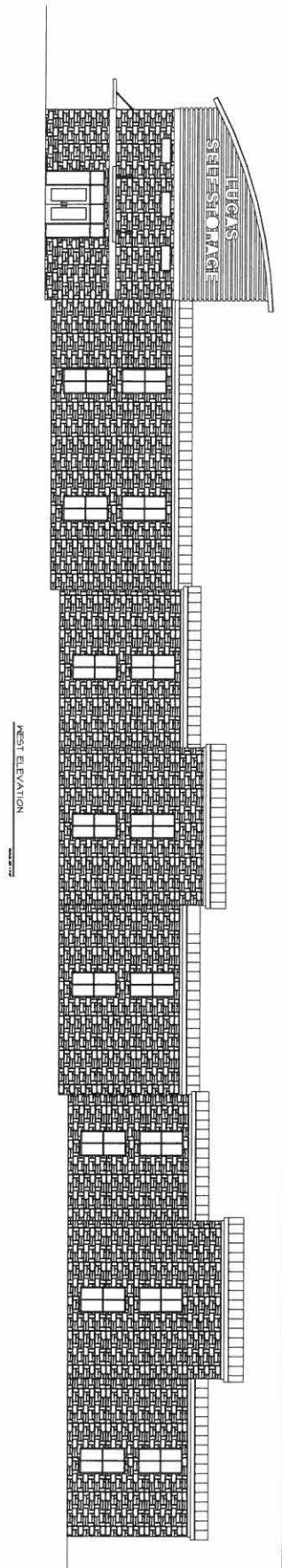
NORTH ELEVATION



SOUTH ELEVATION



EAST ELEVATION



WEST ELEVATION

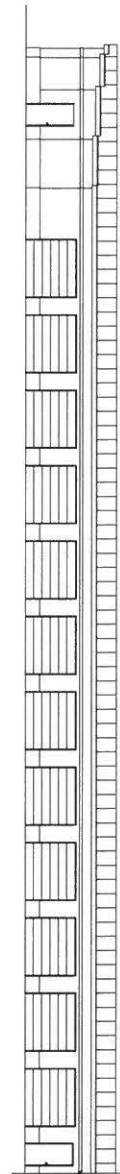
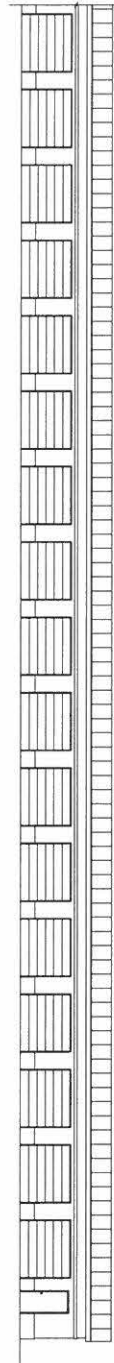
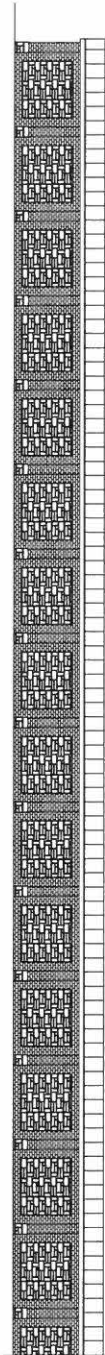
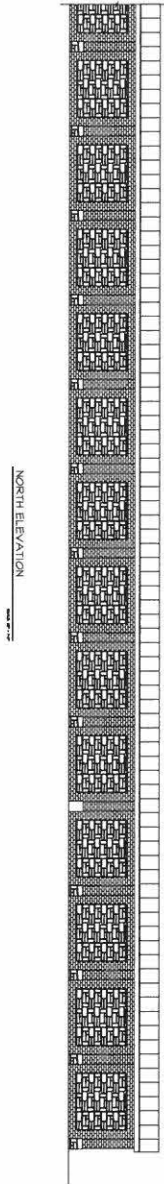
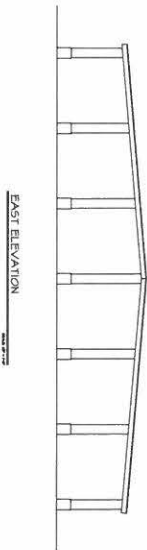
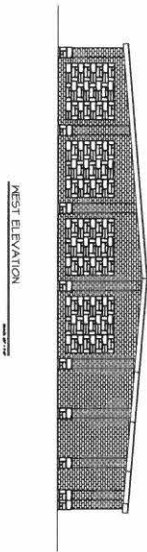
3.1

BLDG. A
ELEVATIONS

NEW COMMERCIAL CONSTRUCTION
FOR MARY FEAGIN
LOT 1, BLOCK A
ALLEN, TX 75002

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Exhibit C



A3.2
SHEET NO.

02/01/15 - REVIEW
02/04/15 - REVIEW
02/17/15 - REVIEW

BLDG. B
ELEVATIONS

NEW COMMERCIAL CONSTRUCTION
FOR MARY FEAGIN
LOT 1, BLOCK A
ALLEN, TX 75002

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Coppermine, Colorado 81637
sagedrafting@gmail.com



NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN, that the Planning & Zoning Commission of the City of Lucas, Texas (the “City”), will conduct a public hearing on Thursday, **March 9, 2017 at 7:00 p.m.** and City Council will conduct a second public hearing on **April 6, 2017 at 7:00 p.m.** in the City Council Chambers, 665 Country Club, Lucas, Texas to consider an application request from Aziz Rasul, Lucas Storage for approval of an amendment to an existing Specific Use Permit (SUP) for the addition of self-storage facilities with care taker living facilities. The property to be considered is located in Collin County, Texas, and described as follows:

A parcel of land containing 2.963 acres situated in the William Snider survey, Abstract number 821, being a part of tract 16, more commonly known as the Pennington Parcel immediately. Located 1/4 mile south of the intersection of McGarity and Angel Parkway on the East side of Angel Parkway.

Those wishing to speak for or against the above item are invited to attend. If you are unable to attend and have comments you may send them to City of Lucas, Attention: City Secretary, 665 Country Club Road, Lucas, Texas 75002, email shenderson@lucastexas.us, or fax 972-727-0091 and it will be presented at the hearing.

SHIPLEY DEVELOPMENT CORPORATION

3445 Shenandoah • Dallas, Texas 75205

03/01/2017

Joe Hilbourn
Development Services Director
665 Country Club Road
Lucas, TX 75002-7651

Re: Lucas Self Storage

Dear Joe:

Pennington Partners hereby authorizes the applicant for self-storage to request an SUP for the 2.963 acres in the Southwest corner of our 20.8 acres on Angel Parkway identified in the March 9, 2017 P&Z agenda.

Sincerely,



Pennington Partners

ShIPLEY Development Corp, GP

William Wade Shipley, President



City of Lucas

City Council Agenda Request

April 6, 2017

Requester: Development Services Director Joe Hilbourn

Agenda Item:

Consider adopting Ordinance 2017-04-00851 amending Chapter 3 of the City of Lucas Code of Ordinances by adopting a Building and Standards Commission for the purposes of hearing cases involving the enforcement of municipal ordinances including substandard buildings.

Background Information:

Chapter 54 of the Texas Local Government Code provides for the ability of a City to implement a process that would allow for quasi-judicial enforcement of health and safety ordinances. By implementing this process, the City Council would provide for the appointment of a Building and Standards Commission. The Ordinance is proposing that the Zoning Board of Adjustments shall also serve as the Building and Standards Commission. The Commission would then hear cases that are brought forward by the City staff. The Ordinance is proposing that the Development Services Director or designee is the city staff member that will be responsible for bringing cases before the Commission. The Commission has the authority to enforce the City's health and safety ordinances including substandard buildings. The commission has the authority to issue orders to repair, demolish substandard structures, abate nuisances and declare building substandard. The Commission may also assess civil penalties up to a maximum of \$1,000.00 per day for a violation of an ordinance. Any determination made by the Commission is final and binding and may only be appealed to the district court. Review by the district court is limited to a hearing under the substantial evidence rule.

Attachments/Supporting Documentation:

1. Ordinance 2017-04-00851

Budget/Financial Impact:

NA

Recommendation:

Recommend approval

Motion:

I make a motion to approve ordinance 2017-04-00851 of the City Council of the City of Lucas, amending the Code of Ordinances by amending Chapter 3, Titled "Building Regulations" by adding a new article 3.20 titled "Building and Standards Commission" providing provisions for determining cases concerning alleged violations of ordinances including substandard buildings;



Item No. 09

City of Lucas
City Council Agenda Request
April 6, 2017

providing for the powers and duties of the Building and Standards Commission that are consistent with State law; providing for provisions regarding notice of hearings before the Building and Standards Commission and providing provisions for the appeal process.



**ORDINANCE 2017-04-00851
[AMENDING CODE OF ORDINANCE CHAPTER 3]**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LUCAS, COLLIN COUNTY, TEXAS, AMENDING THE LUCAS CODE OF ORDINANCES BY AMENDING CHAPTER 3 TITLED “BUILDING REGULATIONS” BY ADDING A NEW ARTICLE 3.20 TITLED “BUILDING AND STANDARDS COMMISSION” PROVIDING PROVISIONS FOR DETERMINING CASES CONCERNING ALLEGED VIOLATIONS OF ORDINANCES INCLUDING SUBSTANDARD BUILDINGS; PROVIDING FOR THE POWERS AND DUTIES OF THE BUILDING AND STANDARDS COMMISSION THAT ARE CONSISTENT WITH STATE LAW; PROVIDING PROVISIONS REGARDING NOTICE OF HEARING BEFORE THE BUILDING AND STANDARDS COMMISSION; PROVIDING PROVISIONS FOR THE APPEAL PROCESS; PROVIDING A REPEALING CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; AND PROVIDING FOR AN EFFECTIVE DATE.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LUCAS, COLLIN COUNTY, TEXAS, THAT:

Section 1. The Code of Ordinances of the City of Lucas, Texas, is hereby amended by amending Chapter 3 titled “Building Regulations” by adding a new Article 3.20 titled “Building and Standards Commission”, to read as follows:

“CHAPTER 3

BUILDING REGULATIONS

...

ARTICLE 3.20 BUILDING AND STANDARDS COMMISSION

Sec. 3.20.001 Created, composition

There is hereby created the building and standards commission, composed of five members and two alternates, which shall consist of the members of the zoning board of adjustment. The alternates shall serve in the absence of one or more of the regular members. Persons appointed to the zoning board of adjustment shall also automatically be appointed to the building and standards commission. The zoning board of adjustment shall not assume or perform any duties or

responsibilities of the building and standards commission, nor shall the building and standards commission assume or perform any duties or responsibilities of the zoning board of adjustment, each such board being separate and distinct boards. Members must be residents of the city. Their appointment is for a term of two years or until replacements are appointed and qualified.

Sec. 3.20.002 Powers and duties

(a) The building and standards commission has the authority to enforce the enumerated health and safety ordinances authorized by V.T.C.A., Local Government Code ch. 54, subch. C, as amended. Specifically, the commission shall have the following powers and duties:

- (1) To require the reduction in occupancy load of an overcrowded structure or vacation of a structure that is reasonably dangerous to the health, safety or welfare of the occupants.
- (2) To require, as an alternative to demolition of a structure found to be substandard, the repair of the structure by the owner or by the city.
- (3) To require the demolition of a structure found to be substandard.
- (4) To require the removal of personal property from a structure ordered vacated or demolished. Removal may be accomplished by use of city forces or a private transfer company if the owner of the personal property is not known, or the whereabouts of the owner cannot be ascertained, or the owner fails to remove the personal property. The commission may cause any personal property removed to be stored in the care and custody of a bonded warehouse facility. Cost of removal and storage are the responsibility of the owner of the personal property.
- (5) To require a vacant structure or vacant portion of a structure constituting a dangerous condition or nuisance to be securely closed and made safe.
- (6) To require or cause the correction of a dangerous condition on the land. Correction of a dangerous condition may be accomplished by city forces or private contract. Costs of correction are the responsibility of the owner.
- (7) To assess a civil penalty, not to exceed \$1,000.00 a day, against a property owner for each day or part of a day that he fails to repair or demolish a structure in compliance with a commission order issued under this article.
- (8) To cause an act to be brought in district court in accordance with V.T.C.A., Local Government Code § 214.003, as amended, for the appointment of a receiver for property found to be an urban nuisance.
- (9) To declare a building substandard in accordance with the powers granted by V.T.C.A., Local Government Code ch. 54, subch. C [§54.031 et seq.], as amended.

- (10) To issue orders or directives to any peace officer of the state, including a sheriff or constable, to enforce and carry out the lawful orders or directives of the commission.
- (11) To enforce ordinances relating to the condition caused by the accumulations of refuse, vegetation, or other matter that creates breeding and living places for insects and rodents.
- (12) To enforce ordinances relating to a building code or to the condition, use, or appearance of property within the city.
- (13) Any other powers granted by granted by V.T.C.A., Local Government Code ch. 54, subch. C [§54.031 et seq.], as amended.

(b) The authority granted in this section is in addition to that granted by V.T.C.A., Local Government Code §214.001.

Sec. 3.20.003 Procedure

(a) The building and standards commission may adopt rules not inconsistent with this article. Meetings of the commission will be held at the call of the chairman, or in his absence the acting chairman, or as the board may determine from time to time. The chairman or in his absence, the acting chairman may administer rolls and compel the attendance of witnesses. All meetings are open to the public. The Development Services Director or designee shall present the cases to the commission.

(b) A designated representative shall act as secretary to the commission, but shall not be a member. The secretary shall keep a record of the cases, activities, and actions of the commission and its determinations, give notice of the date and time of hearings, and perform such other duties as are consistent with or may be necessary for the enforcement of this article.

Sec. 3.20.004 Notice of Proceedings; conduct of hearings

(a) Notice of all proceedings before the building and standards commission shall be given:

- (1) By personal delivery, by certified mail with return receipt requested, or by delivery by the United States Postal Service using signature confirmation service, to the record owners of the affected property and each holder of a recorded lien against the affected property, as shown by the records of the office of the county clerk in which the affected property is located if the address of the lienholder can be ascertained from the deed of trust establishing the lien or other applicable instruments on file in the office of the county clerk.
- (2) To all unknown owners by posting a copy of the notice on the front door of each improvement situated on the affected property or as close to the front as practicable.

- (3) The notice must be posted and either personally delivered or mailed on or before the tenth day before the date of the hearing before the commission and must state the date, time and place of the hearing. In addition, the notice must be published in a newspaper of general circulation in the city on one occasion on or before the tenth day before the date fixed for the hearing.
- (4) The notice shall contain the following:
 - (A) An identification, which is not required to be a legal description of the building and the property on which it is located.
 - (B) A description of the violation of the municipal standards that is present at the building.
 - (C) A statement that the city will vacate, secure, remove, repair or demolish the building or relocate the occupants of the building if the ordered action is not taken within a reasonable time.
- (5) If the notice sent to the last known address of the person being notified is returned undelivered, the Development Services Director or designee may serve the notice personally if the person to be notified can be found in Dallas or Collin County, Texas. If notice sent to an owner is returned undelivered, and after diligent search, the Development Services Director or designee is unable to discover a correct address for the owner or is unable to serve the owner personally, then the Development Services Director or designee shall give notice by publication in the official newspaper of the city at least five days before the hearing.

(b) At each hearing of the commission an owner, lessor, occupant, or lienholder may present witnesses in his own behalf and is entitled to cross examine any witnesses appearing against him.

(c) After a public hearing, the decision of the commission is final as to the administrative remedies.

Sec. 3.20.005 Appeals

(a) Any owner, lienholder, or mortgagee of record, jointly or severally aggrieved by any final decision of the commission may appeal such decision by filing a verified petition in state district court setting forth that the commission's decision is illegal, in whole or in part, and specifying the grounds of the illegality. The petition must be filed by an owner, lienholder, or mortgagee of record within 30 calendar days after the date(s) a copy of the commission's order is personally delivered in the manner required by V.T.C.A., Local Government Code ch. 54, as amended, to all persons to which notice is required to be sent in compliance with V.T.C.A., Local Government Code ch. 54, as amended. Such appeal shall be as set forth in V.T.C.A., Local Government Code ch. 54, except that an appeal in state district court shall be trial de novo.

(b) This subdivision does not affect the ability of the municipal court to proceed under the jurisdiction of the municipal court.

Sec. 3.20.006 Failure to comply with order

(a) A person commits an offense if he fails to correct a violation of this article in compliance with a building and standards commission order that has become final.

(b) It is a defense to prosecution under subsection (a) of this section that the commission order has been appealed to the state district court.”

Section 2. All ordinances of the City of Lucas in conflict with the provisions of this Ordinance shall be, and same are hereby, repealed, provided, however, that all other provisions of said Ordinances are not in conflict herewith shall remain in full force and effect.

Section 3. Should any word, sentence, paragraph, subdivision, clause, phrase or section of this Ordinance or of the City of Lucas Code of Ordinances, as amended hereby, be adjudged or held to be voided or unconstitutional, the same shall not affect the validity of the remaining portions of said Ordinances or the City of Lucas Code of Ordinances, as amended hereby, which shall remain in full force and effect.

Section 4. An offense committed before the effective date of the Ordinance is governed by prior law and the provisions of the City of Lucas Code of Ordinances in effect when the offense was committed and the former law is continued in effect for this purpose.

Section 5. Any person, firm or corporation violating any of the provisions or terms of this Ordinance shall be subject to the same penalty as provided for the in the City of Lucas Code of Ordinances, as amended, and upon conviction shall be punished by a fine not to exceed the sum of Two Thousand Dollars (\$2,000.00) for each offense, and each and every day such violation shall continue shall be deemed to constitute a separate offense.

Section 6. This Ordinance shall take effect immediately from and after its passage and publication in accordance with the provisions of the Charter of the City of Lucas, and it is accordingly so ordained.

DULY PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF LUCAS, COLLIN COUNTY, TEXAS, ON THIS 6th DAY OF APRIL 2017.

APPROVED:

Jim Olk, Mayor

APPROVED AS TO FORM:

ATTEST:

Joseph J. Gorfida, Jr., City Attorney
(03-14-2017/84534)

Stacy Henderson, City Secretary



City of Lucas City Council Agenda Request April 6, 2017

Requester: Public Works Director/City Engineer Stanton Foerster

Agenda Item:

Consider nomination of City Councilmember(s) to a Request for Qualifications selection committee for the evaluation of professional engineering services and appointment by the Mayor to said committee.

Background Information:

As the City of Lucas embarks on the largest set of public works projects in the history of the city, staff is forming a committee for evaluate Statements of Qualifications submitted to the city. In recent years, this selection was made by Public Works Director/City Engineer Stanton Foerster after consultation with other staff members.

Attachments/Supporting Documentation:

Request for Qualifications

Budget/Financial Impact:

NA

Recommendation:

NA

Motion:

NA



REQUEST FOR QUALIFICATIONS #xx INSTRUCTIONS FOR SUBMISSION OF STATEMENTS OF QUALIFICATIONS FOR ENGINEERING CONSULTING SERVICES WITH THE CITY OF LUCAS

I. Introduction

The City of Lucas is accepting Statements of Qualifications (SOQ) from qualified firms to establish a list of approved firms to provide professional engineering services in accordance with the terms, conditions, and requirements set forth in this Request for Qualifications. This SOQ provides interested firms with the information necessary to prepare and submit their qualifications for consideration.

The selected firms will be retained for a period of three years, with the option to renew for an additional two years at the discretion of the city, for a possible full term of five years. Projects ready for design during the three-year period will be assigned to a firm on the approved list by the City Engineer or designee. Upon assignment of a project, the firm will be requested to provide a proposal for review and approval by the City. A consulting fee will be negotiated based upon the design or study proposal. The project proposal shall include an Opinion of Probable Cost for construction of the project, if applicable.

II. Scope of Services

Provide a full-service engineer team for engineering design and/or contract documents suitable for bidding purposes. Construction project types may include, but are not limited to the following: roadway construction, roadway reconstruction, water infrastructure, wastewater infrastructure, storm sewer, transportation infrastructure, all-purpose trails, parks, lighting, and landscaping. Provide a full-service engineer regiment for infrastructure master plans, engineering studies, project scheduling, and cost estimating. Construction-phase services are included in the scope for each project type, as appropriate.

III. Insurance

All resonances must submit proof of insurance with the SOQ. Proof shall be by submission of copies of current policies or current Certificates of Insurance, including the effective dates of coverage. Upon selection, the City of Lucas shall be listed as an Additional Insured.

IV. Submittals

The SOQ is limited to seven sections with a total of nine pages plus attachments for resumes and proof of insurance. The minimum font size is 12 for the seven sections. The City may select multiple firms for each discipline depending on expected project needs during the next three to five years. For an SOQ to be considered responsive, the following information shall be included at a minimum in the following sections:

1. Qualifications and relevant project/study experiences of your firm in cities with populations less than 30,000. (One Page)
2. Qualifications and relevant project/study experiences of your firm with projects with a construction budget less than \$2,000,000 (Two Pages)
3. Reference contact information, including name, phone number, and address. The City reserves the right to check references from the list submitted. (Two Pages)
4. Length of time in business, business history, and description or details of quality assurance program information. (One Page)
5. If your firm has conducted business with the City of Lucas previously, please list the project(s). (One Page)
6. A list of specific services your firm is prepared to provide and ability to provide the services in a timely manner. (One Page)
7. A complete disclosure of any alleged significant prior or ongoing contract failures, any civil or criminal litigation or investigation pending which involves the proposer or in which the proposer has been judged guilty or liable. (One Page)

Attachment A – Resumes for the proposed project manager and other key personnel. Team roles and responsibilities for the various disciplines of engineering shall be identified. Note that team leadership tenure may factor into firm selection. All team members must be in good standing with the respective Texas professional governing board (e.g., TBPE, TBPG). (Two Pages Per Resume)

Attachment B – Proof of Insurance

V. Evaluation Criteria

The selection of firms to be placed on the qualified firms list will be based on the evaluation criteria listed below. The City reserves the right to select an appropriate number of firms, as determined by the City, to meet the City's projected needs for the next three to five years. The decision by the City is final:

1. Qualifications and relevant project/study experiences of the firm in cities with populations less than 30,000 (25%)
2. Qualifications and relevant project/study experiences of the firm with projects with a construction budget less than \$2,000,000 (25%)
3. References (10%)

4. Business history and quality assurance (10%)
5. Experience with Lucas (20%)
6. Location (10%)

VI. Interviews and Presentations

Requests for interviews prior to the closing time and date will not be permitted. Interviews with selected firms may or may not be requested by the City after the closing date. Selection may be made strictly from the information provided in the SOQ. However, the City of Lucas reserves the right to conduct interviews with, and request presentations from any, all or some respondents.

VII. Submission

Facsimile submissions will not be accepted. Submission by email will be accepted if in PDF file format and must be submitted to lmaduro@lucastexas.us and shenderson@lucastexas.us.

Submissions mailed or hand delivered to city hall shall include the following: one bound original, one unbound copy, and one PDF digital copy. Submissions shall be in one package and marked plainly as:

CITY OF LUCAS
RFQ #xxx
ENGINEERING CONSULTANT SERVICES
Purchasing Coordinator
LUCAS CITY HALL
665 COUNTRY CLUB ROAD
LUCAS, TX 75002-7651

All proposals shall be delivered to the address above no later than 2:00 P.M. on Friday, April 15, 2017. Submissions received after this time will not be opened and destroyed.

The City will coordinate all activities of the Professional Services contract that may result from this RFQ.

VIII. Questions

The City of Lucas requires all questions relating to this RFQ directed via email to Linezka Maduro, Purchasing Coordinator, at lmaduro@lucastexas.us by noon on Wednesday, April 12, 2017. No questions will be answered via the telephone.



City of Lucas City Council Agenda Request April 6, 2017

Requester: Mayor Jim Olk

Agenda Item:

Consider setting a time to begin the April 20, 2017 Fire Control Prevention and EMS District meeting and the City Council meeting/Mid-Year Budget review meeting.

Background Information:

Attachments/Supporting Documentation:

NA

Budget/Financial Impact:

NA

Recommendation:

NA

Motion:

NA



City of Lucas City Council Agenda Request April 6, 2017

Requester: Public Works Director/City Engineer Stanton Foerster

Agenda Item:

Consider and authorize the City Manager to proceed with a professional services contract with BW2 Engineers, Inc. in the amount not to exceed of \$185,000 for the design of the Single Pressure Plane Facilities (water tower, pressure regulating valves, Wiltshire connections, and pump house).

Background Information:

During the March 2, 2017, Lucas City Council meeting, the Lucas City Council prioritized water infrastructure projects and established funding for said projects. The first, fourth, and fifth items on the priority list were the 1) Elevated Water Tower, Wiltshire Court to the North Pump Station 8-Inch Connection and Pressure Regulating Valves, 4) Replace three existing pumps at the North Pump Station, and 5) Add new pump house at the North Pump Station with three 500 GPM pumps. Staff requested that BW2 Engineers, Inc. submit a single proposal for these three items.

Attachments/Supporting Documentation:

1. BW2 Proposal Letter

Budget/Financial Impact:

This design project will be funded as follows:

- a) \$176,464 from account number 21-8210-490-122, and
- b) \$8,536 from water fund reserves.

Recommendation:

Public Works Director/City Engineer Stanton Foerster recommends entering into a contract with BW2 Engineers, Inc.

Motion:

I move to authorized the City Manager to proceed with a professional services contract with BW2 Engineers, Inc. in the amount not to exceed \$185,000 for the design of the Single Pressure Plane Facilities using funds from account number 21-8210-490-122 in the amount of \$176,464 and water fund reserves of \$8,536.



BW2 ENGINEERS, INC.

March 29, 2017

Mr. Stanton Foerster, P.E.
Public Works Director/City Engineer
City of Lucas
665 Country Club Road
Lucas, Texas 75002

Re: Proposal for Engineering and Surveying Services
Single Pressure Plane Facilities

Dear Stanton:

BW2 Engineers, Inc. (BW2) is pleased to provide this proposal to the City of Lucas for the provision of professional surveying and engineering services associated with the proposed facilities required for the development of a single pressure plane for the City's water system. The proposed facilities include a 500,000 gallon elevated storage tank to be located at the North Pump Station site, restoration of the existing pump station at the North Pump Station site, a new pump station building (with three high service pumps) at the North Pump Station site, the Wiltshire Court Water Line Connection, and several pressure regulating valve installations to be installed in the distribution system (see attached map for location of the proposed facilities at the North Pump Station site).

The proposed elevated storage tank will replace the smaller Winningkoff elevated tank. This new, bigger tank will provide increased elevated storage capacity that is needed for water demands, and the location of this new elevated tank at the North Pump Station site will allow for operation of a single pressure plane in the system. The restoration of the existing pump station and the construction of a new pump station will provide the needed increase in pumping capacity at the North Pump Station site. The Wiltshire Court Water Line Connection will provide the City with more flexibility in utilization of water delivered at the City's two supply points. The system pressure regulating valves will provide the City with more control over the pressures in the system and will facilitate operation of the system.

The scope of services to be performed by BW2 is summarized below. The design phase services will include services required for the design and preparation of the plans and specifications for the proposed facilities and the site work and site piping associated with the proposed facilities. The design phase services will also include a condition assessment of the existing pump station to determine if it would be more cost effective to continue using the existing pump station with new pumps or instead increase the number of pumps in the new pump station. Also, during the design phase, BW2 will conduct a water system analysis to determine how the system will be operating once the new facilities are in place. The construction phase services will include the services required during construction of the proposed facilities.

Design Phase Services

- ❖ Participate in conferences with representatives of the City.
- ❖ Gather and analyze data to determine requirements and constraints as they relate to design of the proposed facilities.
- ❖ Establish horizontal and vertical control for the proposed facilities.
- ❖ Obtain topographic features at the North Pump Station site, along the alignment for the proposed water line, and at the sites for the proposed pressure regulating valves, as required for design of the proposed facilities.
- ❖ Perform preliminary design of the proposed facilities at the North Pump Station site, the proposed water line, and the proposed pressure regulating valve installations and prepare preliminary plans.

Mr. Stanton Foerster, P.E.
 Public Works Director/City Engineer
 City of Lucas
 March 29, 2017
 Page 2

- ❖ Perform a condition assessment of the existing pump station and determine if it would be more cost effective to restore the existing pump station or add more pumps in the proposed pump station.
- ❖ Perform a water system analysis to determine how the water system will be operating once the proposed facilities are placed in service.
- ❖ Prepare the following final construction plans for the proposed elevated storage tank, the proposed pumping facilities, the proposed water line, and the proposed system regulating valve installations:
 - Title Sheet/Location Map/General Notes/Quantities
 - Civil Plans
 - Mechanical Plans
 - Electrical Plans
 - Structural Plans
 - Plan Views and Elevations
 - Construction Details
 - Miscellaneous Details
- ❖ Prepare a project manual and specifications for the project in conjunction with the construction plans.
- ❖ Coordinate with the City during the review process for the construction plans.

Construction Phase Services

- ❖ Participate in conferences with representatives of the City.
- ❖ Assist the City in the advertising for bids and in distributing bid sets of plans and specifications, including preparation of addenda and fielding Contractors' questions.
- ❖ Prepare for and attend a pre-bid meeting and a pre-construction meeting.
- ❖ Attend the bid opening and assist the City in the opening, tabulating and analyzing of the bids.
- ❖ BW2 will also attend the City Council meeting for construction contract award in case there are any questions (at no charge to the City).
- ❖ Assist in the preparation of formal construction contract documents.
- ❖ Review monthly pay requests from the Contractor.
- ❖ Make site visits to assist City representatives with periodic observation of the project with regard to meeting general conformance with the design concept.
- ❖ Assist representatives of the City with the final walk-through of the project for general conformance with the design concept of the project and for compliance with the construction documents.
- ❖ Review final pay request from the Contractor.
- ❖ Provide As-built plans (hard copy and CD).

Fees

BW2 will complete the scope of services for the fees provided below.

❖ Surveying Services	\$ 7,500.00
❖ Engineering Services*	\$ 105,000.00
❖ Engineering Services**	\$ 10,000.00
❖ Water System Analysis	\$ 29,000.00
❖ Construction Phase Services	<u>\$ 19,000.00</u>
TOTAL FIXED FEE:	\$ 170,500.00
❖ Geotechnical Services*** (not to exceed)	\$ 10,000.00
❖ Preparation of Easement Documents**** (not to exceed)	<u>\$ 4,500.00</u>
TOTAL FEE (not to exceed):	\$ 185,000.00

Mr. Stanton Foerster, P.E.
Public Works Director/City Engineer
City of Lucas
March 29, 2017
Page 3

*Engineering Services for proposed elevated storage tank, new pump station, Wiltshire Court water line, and system pressure regulating valves.

**Engineering Services for restoration of existing pump station (these services will not be provided if it is determined, as a result of the condition assessment of the existing pump station, that it would be more cost effective to expand the new pump station rather than restore the existing pump station, and this fee will not be charged to the City since the plans for restoration of the existing pump station will not be needed).

***Estimated cost of geotechnical services is based upon two soil borings at the proposed elevated storage tank site and one soil boring at the proposed pump station site (geotechnical report included).

****Preparation of easement documents includes a legal description and exhibit for five properties (at \$900 per parcel).

Assumptions

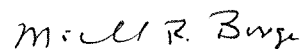
The following assumptions have been made in preparing this agreement:

- ❖ No traffic control will be required (other than requirements placed on the Contractor).
- ❖ Full time on-site representation services during construction are not included in this proposal.
- ❖ The City's SCADA provider will provide the information required for these new facilities.

Terms and Conditions

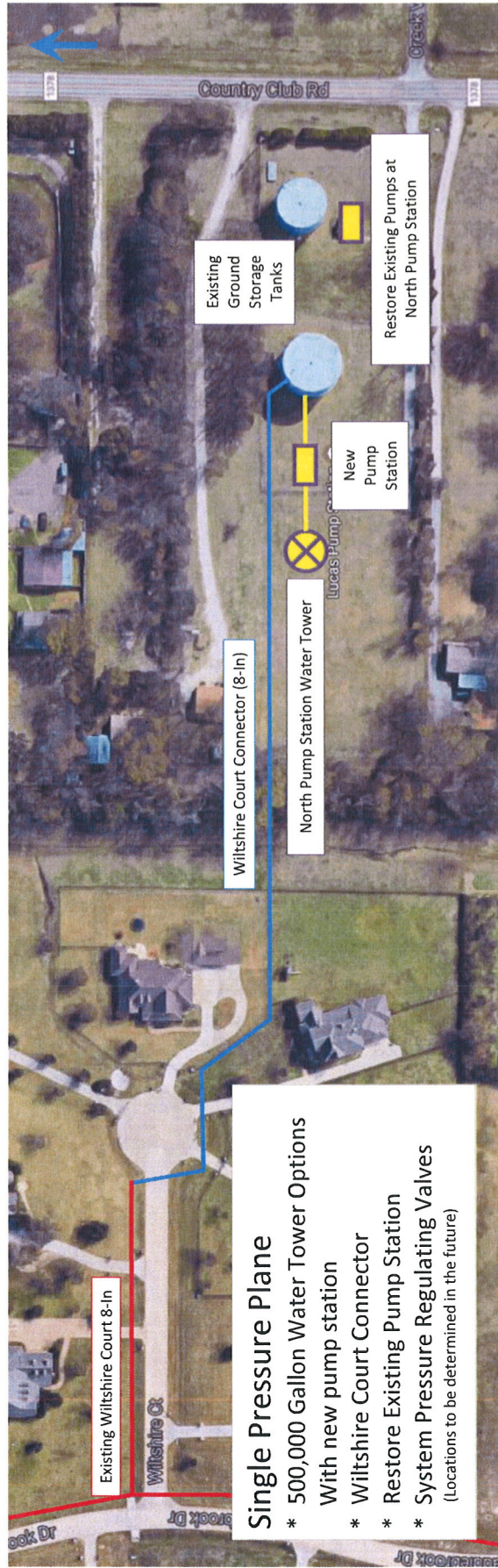
Terms and conditions for the engineering and surveying services to be provided for this project will be included in the Professional Services Agreement for this project. Acceptance of this proposal will be confirmed by the execution of the Professional Services Agreement for the project. Receipt of a fully executed copy of the Professional Services Agreement will be considered authorization for BW2 to proceed with the project.

Very truly yours,



Michael R. Burge, P.E.
Project Manager

MRB:maw



Single Pressure Plane

- * 500,000 Gallon Water Tower Options
- With new pump station
- * Wiltshire Court Connector
- * Restore Existing Pump Station
- * System Pressure Regulating Valves
(Locations to be determined in the future)

Existing Ground Storage Tanks

Restore Existing Pumps at North Pump Station

New Pump Station

Wiltshire Court Connector (8-In)

North Pump Station Water Tower

Existing Wiltshire Court 8-In

Wiltshire Ct

Lucas Pump

Country Club Rd

Creek

1376

1376

ook Dr

brook Dr

brook Dr



City of Lucas City Council Agenda Request April 6, 2017

Requester: Public Works Director/City Engineer Stanton Foerster

Agenda Item:

Consider approving the entire common boundary with the City of Parker and direct the City Manager to draft a new ordinance that defines the entire boundary with the City of Parker and repeals any previous such ordinances and agreements.

Background Information:

There are three ordinances defining the Parker/Lucas boundary. These three documents define various areas along Parker Road, Lewis Lane, and W. Lucas Road.

Ordinance 1974-11-00037 states clearly that the southern right-of-way line of Parker Road (aka FM 2514) separates the two cities from Bois D'arc Lane (just west of Stinson Road) to just east of Lewis Lane. The description is not clear if the boundary is on the east, west, or middle of Bois D'arc Lane.

Ordinance 1998-04-00372 defines the boundary along Lewis Lane except in an 800-foot section from the north side of 5480 Lewis Lane to midpoint of 5544 Lewis Lane. In this area, the ordinance is not clear if the boundary is on the east, west, or middle of Lewis Lane.

Ordinance 1993-01-00288 defines the boundary along the south right-of-way line of W. Lucas Road from the western edge of the Ann S. Hurt Survey, Abstract 428, to eastern Angel Parkway ROW.

Attachments/Supporting Documentation:

1. Ordinance 1974-11-00037
2. Ordinance 1998-04-00372
3. Ordinance 1993-01-00288
4. Boundary Map

Budget/Financial Impact:

NA



City of Lucas

City Council Agenda Request

April 6, 2017

Item No. 13

Recommendation:

Public Works Director/City Engineer Stanton Foerster recommends clarifying the description of the Lucas/Parker Boundary in the area of:

- A) the 800-foot section from the north side of 5480 Lewis Lane to midpoint of 5544 Lewis Lane with an accurate definition such as one of the following:
 - 1. East right-of-way line of Lewis Lane;
 - 2. Centerline of Lewis Lane; or
 - 3. West right-of-way line of Lewis Lane.

- B) The area near Bois D'arc Lane to be one the west right-of-way line of Bois D'arc Lane.

Motion:

I make a motion to directing the City Manager to draft a new ordinance that defines the entire boundary with the City of Parker and repeals any previous such ordinances and agreements.

ORDINANCE NO. 9742

AN ORDINANCE OF THE CITY OF LUCAS, TEXAS, ESTABLISHING THE COMMON EXTRATERRITORIAL JURISDICTION BOUNDARY LINE BETWEEN THE CITY OF LUCAS, TEXAS, AND THE CITY OF PARKER, TEXAS; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, it is the desire of the cities of Lucas and Parker to establish their common extraterritorial jurisdiction boundary line in accordance with Article 970a Section 3(B) V.A.T.S., and in order to accomplish this end, the governing bodies of the Cities of Lucas and Parker have met and entered into a contract, a copy of which is attached hereto and marked Exhibit "A", apportioning, by mutual agreement, the areas of overlapping extraterritorial jurisdiction;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LUCAS, TEXAS:

SECTION 1. That the following-described boundary line be and the same is hereby declared to be the official common extraterritorial jurisdiction boundary line between the City of Lucas and the City of Parker in order to accomplish the purposes set forth above, said boundary line being more particularly described as follows, to-wit:

BEGINNING at a point in the Lewis M. Marshall Survey, Abstract 594, Collin County, Texas, said point being South $1^{\circ}16'52''$ West, 2016.04 feet and East $0^{\circ}00'$, 2309 feet from the Northwest corner of said Survey, said beginning point being in Muddy Creek;

THENCE North $41^{\circ}00'$ West along the West Bank of Muddy Creek 145.00 feet to a point for a corner,

THENCE North $1^{\circ}00'$ West and along a fence on the bank of Muddy Creek 180.25 feet to a point for a corner in the center of Muddy Creek;

THENCE along the meanderings of Turner Branch as follows:

South $65^{\circ}40'$ West, 65 feet;
North $57^{\circ}15'$ West, 60 feet;
North $29^{\circ}15'$ East, 80 feet;
South $77^{\circ}30'$ West, 170 feet;
South $15^{\circ}-00'$ East, 55 feet;
South $44^{\circ}15'$ West, 90 feet;
South $59^{\circ}50'$ West, 292.00 feet to a point for a corner in the center of Turner Branch;

THENCE North $0^{\circ}44'$ East, along a fence line a distance of 1103.00 feet to a point for a corner;

THENCE North $81^{\circ}50'$ West, 269.50 feet to a point for a corner;

THENCE North $88^{\circ}48'$ West 250 feet to a point for a corner;

THENCE South $1^{\circ}12'$ West along a fence, 171.50 feet to a point for a corner;

THENCE South $69^{\circ}14'$ West, 102.17 feet to a point for a corner;

THENCE North $76^{\circ}29'$ West, 500 feet to a point for a corner;

THENCE North $71^{\circ}16'$ East, 214 feet to a point for a corner;

THENCE North $57^{\circ}06'$ East, 232.00 feet to a point for a corner;

THENCE North $47^{\circ}11'$ West, 56 feet to a fence on the West bank of Turner Branch;

THENCE North $10^{\circ}47'$ West, 105.60 feet to a point for a corner;

THENCE North $35^{\circ}16'$ West, 158.40 feet to a point for a corner in the West line of the Lewis M. Marshall Survey, Abstract 594, and being in the center of Turner Branch;

THENCE North $1^{\circ}18'$ East, along the West line of the said Lewis M. Marshall Survey a distance of 379.00 feet to a point for a corner, said point being in the West line of said Lewis M. Marshall Survey, and said corner being in the South right-of-way of Parker Road;

THENCE along the South right-of-way line of Parker Road to its intersection with the common line of the West line of the L. P. Turner Survey, Abstract No. 426, if extended South;

THENCE continuing along the South right-of-way of Parker Road on the following course, North $89^{\circ}44'$ West, 84.60 feet, South $88^{\circ}59'$ West, 1443.30 feet to a point for a corner;

THENCE North 100 feet to a point in the North right-of-way line of Parker Road;

THENCE North $50^{\circ}20'$ West, 45.49 feet, to a point in the East right-of-way line of Lewis Lane said point being the Southwest corner of the Kirkland Estates West, a subdivision of the city of Lucas, Collin Collin County, Texas;

THENCE Northerly along the East right-of-way line of Lewis Lane on the following described course, North $9^{\circ}01'30''$ West, 797.03 feet, North $5^{\circ}21'04''$ East, 570.00 feet, and North

1°48'09" West, 457.00 feet to a point for a corner in the East right-of-way line of Lewis Lane;

THENCE in a Northwesterly direction to the Southeast corner of the George W. Estes Survey, Abstract No. 300;

THENCE continuing along the East boundary line of the George W. Estes Survey to its intersection with the South boundary line of the Ann S. Hurst Survey, Abstract No. 428;

THENCE North from the Northeast corner of the George W. Estes Survey, across the Ann A. Hurst Survey to a point in the South right-of-way line of Bandy Lane, said point being due North of the Northeast corner of said George W. Estes Survey

THENCE West along the South right-of-way line of Bandy Lane to its intersection with the West line of the Ann S. Hurst Survey, abstract No. 428;

THENCE South along the West boundary line of the Ann S. Hurst Survey, Abstract 428 to a point, said point being South 300 feet from the Northwest corner of the Ann S. Hurst Survey, Abstract 428.

SECTION 2. The fact that the best interest and welfare of the general public will be served by the City of Parker and the City of Lucas establishing a common extraterritorial jurisdiction boundary line, requires that this Ordinance shall take effect immediately from and after its passage, and it is accordingly so ordained.

DULY PASSED by the City Council of the City of Lucas, Texas, on the 4 day of November, 1974.

APPROVED:

Chas. A. Rutledge
MAYOR

DULY ENROLLED:

Gardell Charles
CITY SECRETARY

APPROVED AS TO FORM:

[Signature]
CITY ATTORNEY

FILED FOR RECORD 26 DAY OF Nov. A.D. 1975, at 10:11 A.M.
RECORDED 28 DAY OF Nov. A.D. 1975.
JAS. R. WEBB, COUNTY CLERK, COLLIN COUNTY, TEXAS.
BY: Ann Boren DEPUTY.

ORDINANCE NO. 98-04-01

New Ordinance #
1998-04-00372

AN ORDINANCE OF THE CITY OF LUCAS, COLLIN COUNTY, TEXAS, AMENDING ORDINANCE NO. 9742, REPEALING ORDINANCE NO. 98-01-05, AND ESTABLISHING A REVISED COMMON EXTRATERRITORIAL JURISDICTION BOUNDARY LINE BETWEEN THE CITY OF LUCAS AND THE CITY OF PARKER NORTH OF PARKER ROAD, AND PROVIDING FOR CONFLICTS, SEVERABILITY, RECORDING AND AN EFFECTIVE DATE.

WHEREAS, on November 11, 1974, the Lucas City Council adopted Ordinance No. 9742 which established a common extraterritorial jurisdiction boundary line ("the ETJ Line") between the cities of Parker and Lucas;

WHEREAS, in the last few months, development activity has occurred in the area of the ETJ Line between W. Lucas Road and Parker Road;

WHEREAS, on January 5, 1998, the Lucas City Council adopted Ordinance No. 98-01-05 that repealed Ordinance No. 9742 and adopted a new ETJ Line;

WHEREAS, the effective date of Ordinance No. 98-01-05 was contingent upon the adoption by the Parker City Council of an ordinance which adopted the same ETJ Line;

WHEREAS, the Parker City Council adopted Parker's Ordinance No. 433 that adopted the same ETJ line from Parker Road to W. Lucas Road, however, Parker's Ordinance No. 433 relates to other issues that required the adoption of this ordinance;

WHEREAS, the cities of Lucas and Parker have determined that the portion of the current ETJ Line that lies between W. Lucas Road and Parker Road is not practical; and

WHEREAS, the cities of Lucas and Parker have negotiated a revised ETJ Line between W. Lucas Road and Parker Road that meets the legitimate interest of both the City of Lucas and the City of Parker.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LUCAS, COLLIN COUNTY, TEXAS AS FOLLOWS:

SECTION 1. REPEAL OF ORDINANCE NO. 98-01-05.

The City of Lucas hereby repeals Lucas' Ordinance No. 98-01-05 in its entirety.

ORIGINAL

SECTION 2. AMENDMENT OF ORDINANCE NO. 9742.

The City of Lucas hereby amends Ordinance No. 9742 adopted by the Lucas City Council on November 11, 1974, and filed in Volume 978 at page 106 of the Real Property Records of Collin County, Texas, as follows:

Pursuant to Chapters 42 and 43 of the Local Government Code and in consideration of the adoption of the same revised ETJ Line by the Parker City Council, the Lucas City Council hereby adopts a revised ETJ Line described in Exhibits "A" and "B" attached hereto and included herein by reference as an amendment to that portion of the ETJ Line as a municipal boundary of the cities of Lucas and Parker or their respective ETJs.

SECTION 3. CONFLICTS.

All ordinances and provisions of the City of Lucas, Texas that are in conflict with this Ordinance shall be, and the same are, hereby repealed, and all ordinances and provisions of ordinances of said City not so repealed are hereby retained in full force and effect.

SECTION 4. SEVERABILITY.

It is the intent of the City Council that if any paragraph, sentence, subdivision, clause, phrase, or section of this Ordinance be deemed severable and, should any such paragraph, sentence, subdivision, clause, phrase, or section be declared invalid or unconstitutional for any reason, such declaration of invalidity or unconstitutionality shall not be construed to affect the validity of those provisions of this Ordinance left standing, nor the validity of any ordinances of the City of Lucas.

SECTION 5. RECORDING.

This ordinance shall be recorded in the real estate records of Collin County, Texas.

SECTION 6. EFFECTIVE DATE.

This Ordinance will be effective upon its adoption.

SECTION 7. DRAINAGE PROVISIONS.**A. General Items:**

- 1) The Cities of Parker and Lucas agree to submit to each other for review and comment any zoning request, preliminary plat, or final plat on any property adjacent to any portion of the total Parker/Lucas boundary line.
- 2) The Cities of Parker and Lucas agree to submit to each other for review and comment their thoroughfare plans in the area between Parker Road and W. Lucas Road, east of F.M. 2551, to determine the need for major thoroughfares in the area, and to consider amendment of their thoroughfare plans as needed, in order that both Cities' plans are consistent in the area.
- 3) The Cities of Parker and Lucas agree to require all future developments that receive drainage from, or discharge drainage to, either City to coordinate drainage improvements with both Cities.
- 4) The Cities of Parker and Lucas agree that any future water and/or sanitary sewer facilities installed in Lewis Lane will be installed with consideration for future drainage improvements.

B. Drainage Improvements in Poco Estados / Kirkland Estates Area:

- 1) The Cities of Parker and Lucas agree that improvement of drainage in the Poco Estados / Kirkland Estates area is of paramount importance. Both Cities agree that drainage in the area should be developed in general accordance with the report and plans prepared by O'Brien Engineering (the "O'Brien Plans" circa. 1990/1991), subject to (a) a timely engineering review of said reports and plans, and (b) any modifications to said plans made necessary by the timely engineering review. The plans for these items are attached, and include the following:
 - * Attachment No. 1:
(1 page), "Drainage Requirements (partial) Poco Estados and Kirkland Estates," January 25, 1991.
 - * Attachment No. 2:
(12 pages), "Construction Plans for Drainage Improvements in Kirkland Estates and Poco Estados Subdivisions," April, 1991.
 - * Attachment No. 3:
(2 pages), Construction plans of "Parker Road Drainage Improvements," November, 1990.

- 2) The Cities of Parker and Lucas acknowledge the need for the remaining work to be done in accordance with the previously proposed O'Brien drainage improvements (subject to any necessary modifications as noted in #1 above), and agree to make positive effort toward construction of the drainage facilities in each City. These improvement items consist of the following:
 - a) Construction of a 20 foot wide ditch from Lewis Lane to Turner Branch (see Attachment No. 1 for location, and Attachment No. 2, Turner cut-off channel, page 7 of 8, and page 8 of 8 of plans).
 - b) Construction of a ditch along the north side of Parker Road from Lewis Lane to Turner Branch (see Attachment No. 1 for location, and Attachment No. 3, pages 1 of 2, and 2 of 2 of plans).
 - c) Construction of a 20 foot wide ditch along the east side of Lewis Lane from north of Estados Drive to Parker Road (see Attachment No. 1 for location, and Attachment No. 2, pages 6 of 8, and 8 of 8 of plans).

ADOPTED by the City Council of the City of Lucas, Collin County, Texas, this 21st day of April, 1998.



APPROVED:

by: *Andrea Calve*
Andrea Calve, Mayor

ATTEST:

John Hubbard
John Hubbard, City Secretary

APPROVED AS TO FORM:

John E. Rapier
John E. Rapier, City Attorney

4190 0054

Exhibit "A"

Revised common extraterritorial jurisdiction line between the City of Lucas and the City of Parker, Collin County, Texas:

Beginning at the southwest corner of the Kirkland Estates West, a subdivision to the City of Lucas, Collin County, Texas; said point being in the north right-of-way of Parker Road, and the east right-of-way of Lewis Lane, said point also being the same point as called in the original agreement recorded in Volume 1610, Page 337, Deed Records Collin County, Texas (D.R.C.C.T.) which shall be considered as an integral part of this agreement line to this point.

Thence northerly along the east right-of-way of Lewis Lane, as it may exist by future dedications, or as it presently exists along the following described courses: North 09 degrees, 01 minute, 30 seconds west, 797.03 feet, north 05 degrees, 21 minutes, 04 seconds east, 570.00 feet, and north 01 degree, 48 minutes, 09 seconds west, 457.00 feet to a point for corner;

Thence continuing northerly along the said east right-of-way line, as it presently or may exist by additional dedications to a point in the south property line of 50.5 acre tract of land, as conveyed to Barrett B. Newman, as recorded in Volume 3246, Page 783, D.R.C.C.T., being a point in the south line of the Ann S. Hurt Survey, Abstract No. 428;

Thence easterly along the south line of the aforementioned Newman tract, to the south east corner thereof, being the common corner of Lonesome Dove Estates, an addition to the City of Lucas, as recorded in Volume 03943, Page 02481, 02485 M.R.C.C.T.;
and Instrument 98-0063682

Thence northerly along the east line of said Newman tract, and the common line of Lonesome Dove Estates, to the north east corner of said Newman tract, an ell corner of said Lonesome Dove Estates;

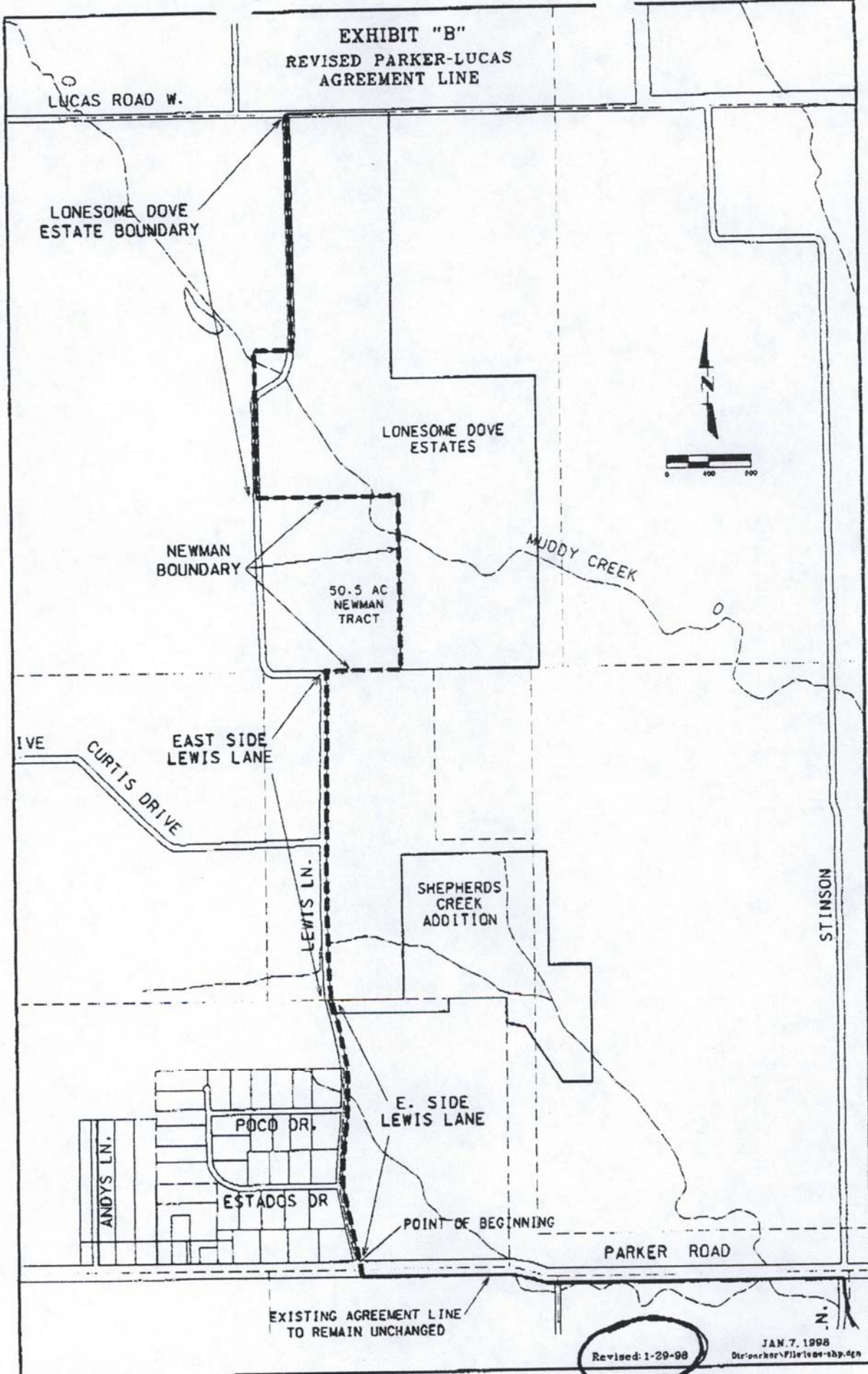
4190 0056

Thence westerly along the north line of the aforementioned Newman tract, and the common line of said Lonesome Dove Estates to the north west corner of said Newman tract;

Thence northerly along the most westerly west line of said Lonesome Dove Estates to the most southerly northwest corner thereof;

Thence easterly along the boundary line of Lonesome Dove Estates to an ell corner in the west right-of-way of Lewis Lane;

Thence northerly along the west right-of-way of Lewis Lane as shown on the Lonesome Dove Estates, or as it may exist by future roadway dedications for Lewis Lane, to a point at the south right-of-way line of west Lucas Road, and the west right-of-way line of Lewis Lane.



Revised: 1-29-98

JAN. 7, 1998
Director's File/100-shp.dgn

ORDINANCE NO. 93-01-11

AN ORDINANCE OF THE CITY OF LUCAS, COLLIN COUNTY, TEXAS, PROVIDING FOR THE RELEASE OF CERTAIN EXTRATERRITORIAL JURISDICTION TO THE CITY OF PARKER AND PROVIDING FOR CONFLICT, SEVERABILITY, AND AN EFFECTIVE DATE.

WHEREAS, on November 4, 1974 the Lucas City Council adopted Ordinance No. 9742 which established a common extraterritorial jurisdiction (ETJ) boundary line pursuant to Art. 970, Section 3(13) of the Texas Revised Civil Statutes, now Texas Local government code §43.031;

WHEREAS, the Cities of Parker and Lucas have entered into an agreement relating to water service in the area on either side of West Lucas Road f/k/a Bandy Lane; and

WHEREAS, the boundary agreement between the Cities of Parker and Lucas should be amended in order that the respective municipal boundaries are consistent with each municipality's water service areas.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LUCAS, COLLIN COUNTY, TEXAS:

SECTION 1. RELEASE.

The City of Lucas hereby releases its extraterritorial jurisdiction to any land or territory South of the right-of-way of West Lucas Road and West of the Ann S. Hurst Survey, Abstract No. 428.

SECTION 2. CONFLICTS.

All ordinances and provisions of the City of Lucas, Texas that are in conflict with this Ordinance shall be and the same are hereby repealed, and all ordinances and provisions of ordinances of said City not so repealed are hereby retained in full force and effect.

SECTION 3. SEVERABILITY.

It is the intent of the City Council that each paragraph, sentence, subdivision, clause, phrase or section of this Ordinance be deemed severable, and should any such paragraph, sentence, subdivision, clause, phrase, or section be declared invalid or unconstitutional for any reason, such declaration of invalidity or unconstitutionality shall not be construed to effect the

validity of those provisions of this Ordinance left standing, nor the validity of the Code of Ordinances as a whole.

SECTION 4. EFFECTIVE DATE.

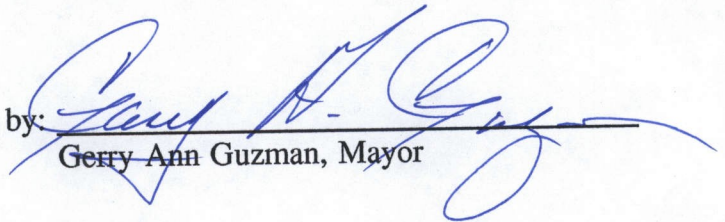
This Ordinance will be effective upon adoption.

The City Secretary is directed to file a certified copy of this ordinance with the Collin County Clerk and the City of Parker.

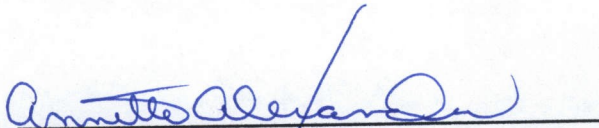
ADOPTED by the City Council of the City of Lucas, Texas on this the 11 day of January, 1993.



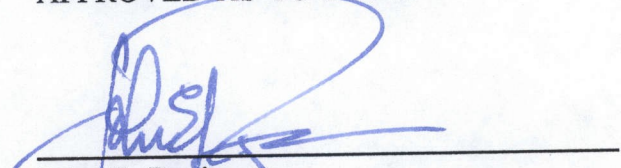
APPROVED:

by: 
Gerry Ann Guzman, Mayor

ATTEST:


Annette Alexander,
City Secretary

APPROVED AS TO FORM:


John E. Rapier,
City Attorney

ANY PROVISION HEREIN WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.
THE STATE OF TEXAS }
COUNTY OF COLLIN }
I hereby certify that this instrument was FILED in the File Number Sequence on the date and the time stamped hereon by me; and was duly RECORDED in the Official Public Records of Real Property of Collin County, Texas on

MAR 08 1993

COUNTY CLERK
COLLIN COUNTY, TEXAS

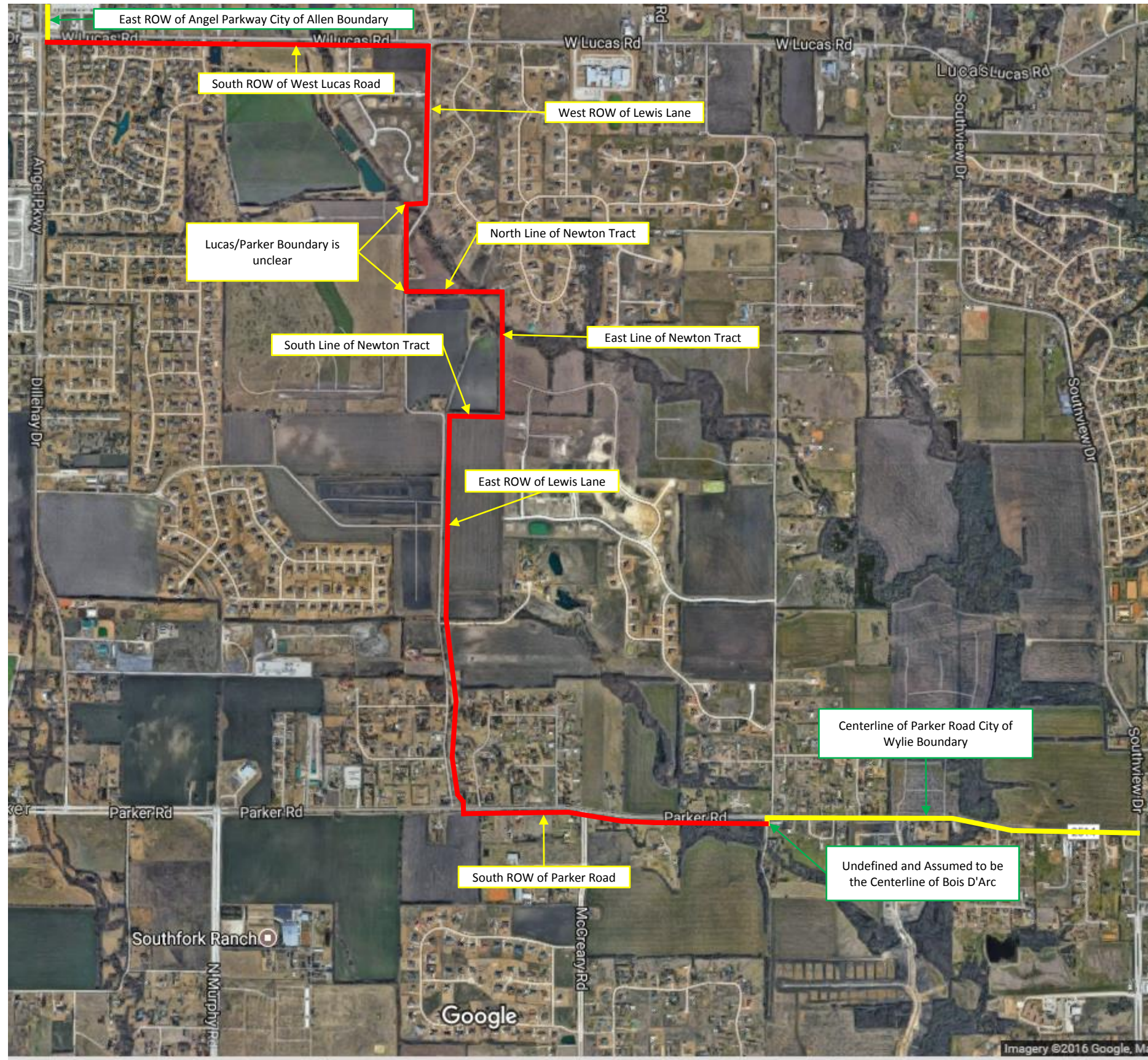


Filed for Record in:
COLLIN COUNTY, TX

On 1993/03/08

At 3:46P

Number: 88-0016958





City of Lucas Council Agenda Request April 6, 2017

Item No. 14

Requester: Mayor Jim Olk
City Manager Joni Clarke

Agenda Item:

Discussion regarding the provision of law enforcement services by the Collin County Sheriff's Office.

Background Information:

The City of Lucas and Collin County Sheriff's Office have enjoyed a mutually beneficial relationship since the two entities entered into an interlocal agreement for law enforcement services 13 years ago. Sheriff Skinner appeared before the City Council on March 16, 2017 to discuss the staffing needs and the challenges associated with providing law enforcement services to the citizens of Collin County.

Sheriff Skinner requested that the City of Lucas fund two additional deputy positions (bringing the total to three funded by the City of Lucas) and with the patrol vehicles estimated at \$50,000 each, that request is an additional \$320,000. This would bring our total to well over \$430,000 in the next budget year. The Lucas City Council is considering the funding of one additional full-time deputy position similar to our current agreement for the next fiscal year.

Mayor Olk requested a written response from Sheriff Skinner regarding whether the Sheriff's Office is willing to proceed with contract negotiations by April 14, 2107.

Attachments/Supporting Documentation:

1. Letter to Sheriff Skinner dated March 29, 2017

Budget/Financial Impact:

The City of Lucas included in the City's fiscal year 16/17 budget \$97,700 for the dedicated deputy plus \$13,000 for extra patrol hours for a total of \$110,700.

Recommendation:

This item is being placed on the agenda to allow for discussion regarding the status of the law enforcement agreement with the Collin County Sheriff's Office.

Motion:

NA



City of Lucas

665 Country Club Road

Lucas, Texas 75002

972.727.8999

www.lucastexas.us

March 29, 2017

Sheriff Jim Skinner
Collin County Sheriff's Office
4300 Community Avenue
McKinney, TX 75071

Re: Contract for Law Enforcement Services

Dear Sheriff Skinner:

It is extremely important to the Lucas City Council that our residents be protected to the best of our ability within the resources that we are all allotted. To this end, the City of Lucas and Collin County Sheriff's Office have enjoyed a mutually beneficial relationship providing that public safety protection since the two entities entered into an interlocal agreement for law enforcement services 13 years ago. On behalf of the Lucas City Council, I would like to thank you for appearing before our City Council on March 16, 2017 to discuss the staffing needs of your department and address the challenges you face in providing services to all of Collin County.

As a preface, the citizens of Lucas contributed approximately \$1,863,070 in property tax to Collin County in fiscal year 16/17. The City of Lucas currently budgets for a full-time deputy and vehicle maintenance and operating costs in the amount of \$96,378. The City of Lucas also budgets for additional hours at an overtime rate of \$50.98 along with the prorated vehicle replacement for the deputy; it brings our total financial obligation in the current fiscal year to \$121,900.

In your presentation, you requested that the City of Lucas fund two additional deputy positions (bringing the total to three funded by the City of Lucas) and with the patrol vehicles estimated at \$50,000 each, that request is an additional \$320,000. This would bring our total to well over \$430,000 in the next budget year. Additionally these three positions would no longer be dedicated to the City of Lucas but would be part of a larger patrol area.

In the upcoming budget, the Lucas City Council is considering the funding of one additional full-time deputy position similar to our current agreement for the next fiscal year. The City Council and I understand that in certain situations, it is and would still be acceptable for the Deputy(s) assigned to Lucas to respond to areas outside of the City to ensure the safety of another officer or when a serious incident calls for additional resources. We understand that this falls short of your request but we believe that it would certainly enhance your ability to provide protection to the residents of Collin County as well as the residents of the City of Lucas. We believe that this is a reasonable proposal given our financial constraints, especially when you consider what our community already provides in tax dollars to Collin County and the need for other entities to assist in addressing law enforcement services throughout Collin County.



City of Lucas
665 Country Club Road
Lucas, Texas 75002
972.727.8999
www.lucastexas.us

We respectfully request a written response indicating whether the Sheriff's Office is willing to proceed with contract negotiations under the terms outlined in this letter. We would appreciate your response by April 14 as we are currently working on our upcoming fiscal year budget and it is imperative that we keep continuity in providing public safety services for our citizens.

I am hopeful that we can move forward in the development of a contract for those services through the Collin County Sheriff's Office and am looking forward to hearing from you.

Sincerely,



Jim Olk, Mayor

Copy: Collin County Commissioner Chris Hill
Collin County Commissioner Cheryl Williams
Deputy Chief Mark Sanderson
City Manager Joni Clarke
Mayor Pro Tem Kathleen Peele
Councilmember Wayne Millsap
Councilmember Tim Baney
Councilmember Steve Duke
Councilmember Philip Lawrence
Councilmember Debbie Fisher



City of Lucas

City Council Agenda Request

April 6, 2017

Requester: City Manager Joni Clarke

Agenda Item:

Consider approving Resolution R-2017-04-00459 authorizing an interlocal agreement with Collin County, Texas concerning the acquisition of real property needed to realign and improve sections of existing Lucas Road (FM 1378) and Southview Drive (FM 3286) at or adjacent to their intersection in the City of Lucas, Collin County, Texas, and appropriating funds from the FY 16/17 General Fund Reserves.

Background Information:

To preserve right-of-way for the Lucas Road/Southview Drive intersection improvements, staff has been working closely with Collin County and the Texas Department of Transportation. These efforts began two years ago. Recently the ownership of the 2.194-acre tract of land on the north side of Lucas Road/Southview Drive intersection. This created an opportunity for the city and county to work together to acquire the property.

Attachments/Supporting Documentation:

1. Resolution No. R-2017-04-00459
2. Interlocal Agreement with Collin County
3. Interlocal Agreement with Collin County Redlined Changes

Budget/Financial Impact:

The purchase of this property is not funded in the FY 16/17 budget.

Recommendation:

Staff recommends approval of this item.

Motion:

I make a motion to approve Resolution R-2017-04-00459 authorizing an interlocal agreement with Collin County, Texas concerning the acquisition of real property needed to realign and improve sections of existing Lucas Road (FM 1378) and Southview Drive (FM 3286) at or adjacent to their intersection in the City of Lucas, Collin County, Texas, and appropriating funds from the FY 16/17 General Fund Reserves.



RESOLUTION R-2017-04-00459
[Approving Interlocal Agreement with Collin County]

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LUCAS, TEXAS, APPROVING THE INTERLOCAL AGREEMENT BY AND BETWEEN THE CITY OF LUCAS AND COLLIN COUNTY FOR THE COUNTY TO ARRANGE FOR THE ACQUISITION OF APPROXIMATELY 2.194 ACRES OF LAND LOCATED ON THE NORTH SIDE OF THE F.M. HIGHWAY 1378/3286 INTERSECTION IN THE CITY FOR WHICH CITY SHALL REIMBURSE COUNTY THE AMOUNT OF \$300,000.00 AS ITS PORTION OF THE ACQUISITION COST OF THE PROPERTY WITHIN SIXTY (60) DAYS OF CLOSING; AUTHORIZING COLLIN COUNTY TO PREPARE AND EXECUTE ALL DOCUMENTS NECESSARY FOR THIS ACQUISITION ON BEHALF OF THE CITY; A PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Lucas and Collin County desire to enter into an Interlocal Agreement regarding the acquisition of 2.194 acres of land necessary to realign and improve sections of F. M. Highway 1378 and F. M. Highway 3286 at or adjacent to their intersection within the City for the purpose of benefitting motorists as well as all City and County residents; and

WHEREAS, Chapter 791 of the Texas Government Code and Chapter 344 of the Texas Local Government Code authorize local governments and special districts to contract with each other and provide services and governmental functions; and

WHEREAS, the City Council of the City of Lucas, Texas, has been presented with a proposed Interlocal Agreement by and between the City and Collin County for the purpose of Collin County arranging for the acquisition of approximately 2.194 acres of land located on the north side of the F. M. Highway 1378/3286 intersection in the City;

WHEREAS, the City shall reimburse Collin County in the amount of \$300,000.00 as its portion of the acquisition cost within sixty (60) days of closing;

WHEREAS, upon full review and consideration of the Interlocal Agreement and all matters related thereto, the City Council is of the opinion and finds that the terms and conditions thereof should be approved, that Collin County shall be authorized to prepare and execute all documents necessary for this acquisition on behalf of the City, and that the Mayor should be authorized to execute this Interlocal Agreement on behalf of the City.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LUCAS, TEXAS, THAT:

SECTION 1. The Interlocal Agreement by and between the City of Lucas and Collin County attached hereto as Exhibit "A" is hereby approved, and Collin County is hereby authorized to prepare and execute all documents necessary for this acquisition on behalf of the City.

SECTION 2. This Resolution shall take effect immediately upon its passage.

DULY PASSED AND APPROVED by the City Council of the City of Lucas, Texas, on this the 6th day of April, 2017.

ATTEST:

APPROVED:

Stacy Henderson, City Secretary
(03-30-2017/84926)

Jim Olk, Mayor

EXHIBIT "A"
Interlocal Agreement

**INTERLOCAL AGREEMENT
BETWEEN
COLLIN COUNTY
AND THE
CITY OF LUCAS**

WHEREAS, the County of Collin, Texas (“County”) and the City of Lucas, Texas (“City”) desire to enter into an Agreement concerning the acquisition of real property needed to realign and improve sections of existing F.M. Highway 1378 and F.M. Highway 3286 at or adjacent to their intersection in the City of Lucas, Collin County, Texas (the “Project”); and

WHEREAS, the Interlocal Cooperation Act (Texas Government Code Chapter 791) authorizes any local government to contract with one or more local governments to perform governmental functions and services under the terms of the Act; and

WHEREAS, the City and County have determined that the real property acquisition, roadway realignment and improvements may be facilitated most efficiently and economically by implementing this Agreement; and

WHEREAS, the City and the County find that this Agreement will benefit motorists as well as County and City residents; and

WHEREAS, this Agreement will support or advance the mission of County and City as it relates to planning, development and construction of transportation infrastructure within Collin County and the City of Lucas;

NOW, THEREFORE, this Agreement is made and entered into by the County and the City upon and for the mutual consideration stated herein.

WITNESSETH:

ARTICLE I.

The County shall arrange for the acquisition of approximately 2.194 acres of land located on the north side of the F.M. Highway 1378/3286 intersection in the City of Lucas, hereinafter called the “Property” on behalf of the City and the Texas Department of Transportation (TXDOT) pursuant to a separate agreement between the County and TXDOT.

ARTICLE II.

The County shall prepare and execute all documents necessary to acquire the “Property” on behalf of the City and TXDOT and in such activities, shall comply with all state statutory requirements.

ARTICLE III.

The County estimates the total cost of “Property” identified for purchase to be \$800,000.00, excluding closing costs. The County agrees to acquire the “Property” on behalf of the City and TXDOT, and the City shall reimburse the County the amount of **\$300,000.00** as its portion of the acquisition cost of the “Property” within sixty (60) days of closing. The County shall provide the City a copy of closing documents indicating the final purchase price, a copy of the title policy and a copy of the deed showing the County received ownership of “Property”.

ARTICLE IV.

The City of Lucas’s participation in the Project shall not exceed \$300,000.00 as indicated in Article IV above, and shall be made from current revenues available to the City. The County shall be responsible for costs associated with obtaining a title policy, document preparation fees and closing.

ARTICLE V.

F.M. Highway 1378 and F.M. Highway 3286 are Farm to Market Roads maintained by the State of Texas Department of Transportation (TXDOT). The City and county agree to work with TXDOT to develop a roadway/intersection alignment across “Property” similar to what is depicted on Exhibit “A” (attached) that meets current TXDOT requirements.

ARTICLE VI.

Upon TXDOT approval of a new alignment for F.M. Highway 1378 and F.M. Highway 3286 the County shall convey to TXDOT the portion of said “Property” required as right-of-way for realignment and future roadway improvements, and shall convey the remainder of said “Property” to the City of Lucas in furtherance of the Project and this Agreement.

Article VII.

INDEMNIFICATION. To the extent allowed by law, each party agrees to release, defend, indemnify, and hold harmless the other (and its officers, agents, and employees) from and against all claims or causes of action for injuries (including death), property damages (including loss of use), and any other losses, demands, suits, judgements and costs, including reasonable attorneys’ fees and expenses, in any way arising out of, related to, or resulting from its performance under this Agreement, or caused by its negligent acts or omissions (or those of its respective officers, agents, employees, or any other third parties for whom it is legally responsible) in connection with performing this Agreement.

ARTICLE VIII.

VENUE. The laws of the State of Texas shall govern the interpretation, validity, performance and enforcement of this Agreement. The parties agree that this Agreement is performable in Collin County, Texas and that exclusive venue shall lie in Collin County, Texas.

ARTICLE IX.

SEVERABILITY. The provisions of this Agreement are severable. If any paragraph, section, subdivision, sentence, clause, or phrase of this Agreement is for any reason held by a court of competent jurisdiction to be contrary to law or contrary to any rule or regulation having the force and effect of the law, the remaining portions of the Agreement shall be enforced as if the invalid provision had never been included.

ARTICLE X.

ENTIRE AGREEMENT. This Agreement embodies the entire Agreement between the parties and may only be modified in writing executed by both parties.

ARTICLE XI.

SUCCESSORS AND ASSIGNS. This Agreement shall be binding upon the parties hereto, their successors, heirs, personal representatives and assigns. Neither party will assign or transfer an interest in this Agreement without the written consent of the other party.

ARTICLE XII.

IMMUNITY. It is expressly understood and agreed that, in the execution of this Agreement, neither party waives, nor shall be deemed hereby to have waived any immunity or defense that would otherwise be available to it against claims arising in the exercise of governmental powers and functions. By entering into this Agreement, the parties do not create any obligations, express or implied, other than those set forth herein, and this Agreement shall not create any rights in parties not signatories hereto.

ARTICLE XIII.

TERM. This Agreement shall be effective upon execution by both parties and shall continue in effect annually until final conveyance of "Property" by Collin County to TXDOT and the City of Lucas.

ARTICLE XIV.

The declarations, determinations and findings declared, made and found in the preamble to this Agreement are hereby adopted, restated and made part of the operative provisions hereof.

APPROVED AS TO FORM:

By: _____
Name: _____
Title: _____
Date: _____

COUNTY OF COLLIN, TEXAS

By: _____
Name: Keith Self
Title: County Judge
Date: _____

Executed on this ____ day of _____,
20 __, by the County of Collin,
pursuant to Commissioners' Court
Order No. _____.

ATTEST:

By: _____
Name: _____
Title: _____
Date: _____

CITY OF LUCAS

By: _____
Name: _____
Title: _____
Date: _____

Executed on behalf of the City of
Lucas pursuant to City
Council Resolution No. _____

APPROVED AS TO FORM:

By: _____
Name: _____
Title: _____
Date: _____

**INTERLOCAL AGREEMENT
BETWEEN
COLLIN COUNTY
AND THE
CITY OF LUCAS**

WHEREAS, the County of Collin, Texas (“County”) and the City of Lucas, Texas (“City”) desire to enter into an Agreement concerning the acquisition of real property needed to realign and improve sections of existing F.M. Highway 1378 and F.M. Highway 3286 at or adjacent to their intersection in the City of Lucas, Collin County, Texas (the “Project”); and

WHEREAS, the Interlocal Cooperation Act (Texas Government Code Chapter 791) authorizes any local government to contract with one or more local governments to perform governmental functions and services under the terms of the Act; and

WHEREAS, the City and County have determined that the real property acquisition, roadway realignment and improvements may be facilitated most efficiently and economically by implementing this Agreement; and

WHEREAS, the City and the County find that this Agreement will benefit motorists as well as County and City residents; and

WHEREAS, this Agreement will support or advance the mission of County and City as it relates to planning, development and construction of transportation infrastructure within Collin County and the City of Lucas;

NOW, THEREFORE, this Agreement is made and entered into by the County and the City upon and for the mutual consideration stated herein.

WITNESSETH:

ARTICLE I.

The County shall arrange for the acquisition of approximately 2.194 acres of land located on the north side of the F.M. Highway 1378/3286 intersection in the City of Lucas, hereinafter called the “Property” on behalf of the City and the Texas Department of Transportation (TXDOT) pursuant to a separate agreement between the County and TXDOT.

ARTICLE II.

The County shall prepare and execute all documents necessary to ~~purchase~~acquire the “Property” on behalf of the City and TXDOT and in such activities, shall comply with all state statutory requirements.

ARTICLE III.

The County estimates the total cost of "Property" identified for purchase to be \$800,000.00, excluding closing costs. The ~~City agrees to provide funding in County~~ agrees to acquire the "Property" on behalf of the City and TXDOT, and the City shall reimburse the County the amount of ~~\$300,000.00 for~~ as its portion of the acquisition cost of the "Property" ~~purchase. The City shall remit payment to the County for "Property" purchased by the County~~ within sixty (60) days of closing. The County shall provide the City a copy of closing documents indicating the final purchase price, a copy of the title policy and a copy of the deed showing the County received ownership of "Property".

ARTICLE IV.

The City of Lucas's participation in ~~this project~~ the Project shall not exceed \$300,000.00 as indicated in Article IV above, and shall be made from current revenues available to the City. The County shall be responsible for costs associated with obtaining a title policy, document preparation fees and closing.

ARTICLE V.

F.M. Highway 1378 and F.M. Highway 3286 are Farm to Market Roads maintained by the State of Texas Department of Transportation (TXDOT). The City and county agree to work with TXDOT to develop a roadway/intersection alignment across "Property" similar to what is depicted on Exhibit "A" (attached) that meets current TXDOT requirements.

ARTICLE VI.

Upon TXDOT approval of a new alignment for F.M. Highway 1378 and F.M. Highway 3286 the County shall convey to TXDOT the portion of said "Property" required as right-of-way for realignment and future roadway improvements. ~~At such time, and shall convey~~ the remainder of said "Property" ~~not required for right-of-way purposes will be conveyed by Collin County~~ to the City of Lucas in furtherance of the Project and this Agreement.

Article VII.

INDEMNIFICATION. To the extent allowed by law, each party agrees to release, defend, indemnify, and hold harmless the other (and its officers, agents, and employees) from and against all claims or causes of action for injuries (including death), property damages (including loss of use), and any other losses, demands, suits, judgements and costs, including reasonable attorneys' fees and expenses, in any way arising out of, related to, or resulting from its performance under this Agreement, or caused by its negligent acts or omissions (or those of its respective officers, agents, employees, or any other third parties for whom it is legally responsible) in connection with performing this Agreement.

ARTICLE VIII.

VENUE. The laws of the State of Texas shall govern the interpretation, validity, performance and enforcement of this Agreement. The parties agree that this Agreement is performable in Collin County, Texas and that exclusive venue shall lie in Collin County, Texas.

ARTICLE IX.

SEVERABILITY. The provisions of this Agreement are severable. If any paragraph, section, subdivision, sentence, clause, or phrase of this Agreement is for any reason held by a court of competent jurisdiction to be contrary to law or contrary to any rule or regulation having the force and effect of the law, the remaining portions of the Agreement shall be enforced as if the invalid provision had never been included.

ARTICLE X.

ENTIRE AGREEMENT. This Agreement embodies the entire Agreement between the parties and may only be modified in writing executed by both parties.

ARTICLE XI.

SUCCESSORS AND ASSIGNS. This Agreement shall be binding upon the parties hereto, their successors, heirs, personal representatives and assigns. Neither party will assign or transfer an interest in this Agreement without the written consent of the other party.

ARTICLE XII.

IMMUNITY. It is expressly understood and agreed that, in the execution of this Agreement, neither party waives, nor shall be deemed hereby to have waived any immunity or defense that would otherwise be available to it against claims arising in the exercise of governmental powers and functions. By entering into this Agreement, the parties do not create any obligations, express or implied, other than those set forth herein, and this Agreement shall not create any rights in parties not signatories hereto.

ARTICLE XIII.

TERM. This Agreement shall be effective upon execution by both parties and shall continue in effect annually until final conveyance of "Property" by Collin County to TXDOT and the City of Lucas.

ARTICLE XIV.

The declarations, determinations and findings declared, made and found in the preamble to this Agreement are hereby adopted, restated and made part of the operative provisions hereof.

APPROVED AS TO FORM:

COUNTY OF COLLIN, TEXAS

By: _____
Name: _____
Title: _____
Date: _____

By: _____
Name: Keith Self
Title: County Judge
Date: _____

Executed on this ____ day of _____,
20 __, by the County of Collin,
pursuant to Commissioners'
Order

Court
No. _____.

ATTEST:

CITY OF LUCAS

By: _____
Name: _____
Title: _____
Date: _____

By: _____
Name: _____
Title: _____
Date: _____

Executed on behalf of the City of
Lucas pursuant to City
Council Resolution No. _____

APPROVED AS TO FORM:

By: _____
Name: _____
Title: _____
Date: _____

Document comparison by Workshare 9 on Wednesday, March 22, 2017 8:47:29 AM

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Deletions	7
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Style change	0
Format changed	0
Total changes	19



City of Lucas City Council Agenda Request April 6, 2017

Item No. 16

Requester: Mayor Jim Olk

Agenda Item:

Consider accepting the resignation of Parks and Open Space Board Member Amber Patteson and promote Alternate Member 1 and 2 positions.

Background Information:

On March 17, 2017, Parks and Open Space Board Member Amber Patteson resigned her position on the Parks and Open Space Board. This leaves a vacant regular member position available. The Parks and Open Space Board currently has two alternate member positions available that could be promoted.

Attachments/Supporting Documentation:

1. Current Board member listing

Budget/Financial Impact:

NA

Recommendation:

NA

Motion:

NA

Current Board/Commission Members

Parks and Open Space Board

David Rhoads, Chairman

Chris Vanhorn, Vice Chairman

Brenda Rizos

Ken Patterson

Vacant Regular Member Position

Alternates:

Bill Esposito, Alternate 1

Joanne Doucet, Alternate 2

Board of Adjustment

Craig Williams, Chairman

Chris Bierman, Vice Chairman

Adam Sussman

Mary Fuentes

Brian Blythe

Alternates:

Robin Ahmadi, Alternate 1

Vacant Alternate Member Position

Planning and Zoning Commission

Peggy Rusterholtz, Chairman

David Keer, Vice Chairman

Andre Guillemaud

Joe Williams

Scott Sperling

Alternates:

Tim Johnson, Alternate Member 1

Tommy Tolson, Alternate Member 2



City of Lucas
City Council Agenda Request
April 06, 2017

Item No. 17

Requester: Development Services Director Joe Hilbourn

Agenda Item:

Discuss and finalize the Streets System section of the Capital Improvement Plan.

Background Information:

The Capital Improvement Plan is a planning document for capital improvements related to City streets and drainage, water system infrastructure and facilities. The Capital Improvement Plan includes policies and procedures, streets and trails projects, and water system projects that coincide with the goals of the Comprehensive Plan to guide infrastructure needs for the City.

The Streets System outlined in the Capital Improvement Plan establishes goals for the anticipation of growth in the City, and outlines processes for funding, project criteria, and project prioritization.

Staff has included a summary that outlines projects for the Street system for the next five years for Council consideration and approval.

Attachments/Supporting Documentation:

1. Capital Improvement Plan Streets only

Budget/Financial Impact:

N/A

Recommendation:

Staff will bring the entire Capital Improvement Plan back to the City Council for review and consideration at the May 4, 2017 meeting once feedback has been received and incorporated into the document.

Motion:

NA

**CITY OF LUCAS
CAPITAL IMPROVEMENT PLAN (CIP)
2016-2030**

CAPITAL IMPROVEMENT PLAN (CIP) 2016-2030 TABLE OF CONTENTS

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CAPITAL IMPROVEMENT PLAN (CIP) POLICIES AND PROCEDURES

Introduction

The City of Lucas Capital Improvement Plan (CIP) is a valuable part of the community planning process. The CIP links local infrastructure investments with comprehensive plan goals, land use ordinances, and economic development efforts. The CIP bridges the gap between planning and spending as well as between the visions of the comprehensive plan and the fiscal realities of improving and expanding community facilities. The purpose of the CIP policy is to create a fair and consistent process outlining procedures for proposing, evaluating, and adopting capital projects creating long-term benefits.

The CIP is a five-year planning document adopted by the City Council to plan for capital improvements related the City's street and drainage system, water system infrastructure and facilities. The CIP is not to be confused with the Capital Improvement Budget. The Capital Improvement Budget is prepared each year in conjunction with the annual Operating Budget. It generally includes only those projects from the first year of the CIP funded during the current year, and will address additional capital needs that are not included in the CIP, such as equipment and vehicles as recommended by the Vehicle Replacement Committee.

A capital project is defined as having a minimum cost of \$5,000 resulting in 1) the creation of a new fixed asset or 2) enhancement of an existing fixed asset.

Typically, the life expectancy of a capital project is 20 years, but it depends on the classification of the asset. Examples of capital projects include construction or expansion of public buildings, the acquisition of land for public use, planning, waterline/water system improvements, sewer mains as defined in the wastewater plan, engineering costs, and street and drainage construction. Example of an enhancement to a fixed asset would be reconstruction or reconditioning of streets.

Goals

1. Preserving public welfare and safety - Providing the basic services that ensure public welfare and safety is the fundamental responsibility of local government. The cumulative effect of deferring investment in needed infrastructure and basic improvement of essential services is often an expensive series of stopgap measures that fail to address comprehensive, long-term needs.
2. Anticipating the demands of growth - When related to the comprehensive plan, the capital improvement planning process works to anticipate investments in community facilities and infrastructure which are needed to serve or shape the pattern of growth and development.
3. Supporting economic development - Having sound fiscal health and high quality facilities and services are attractive to business and potential residents. New corporate investment and reinvestment in a community may be influenced by improvements that enhance the quality of life for their labor force. Private decisions that bring jobs to an area and new taxes to a community are based not only on availability of water and sewer, but also upon the quality of schools, public safety, recreation opportunities, and many other services. The City of Lucas has identified two areas for commercial development that are

located on its peripheral boundaries to complement the high quality of life and not hinder or negatively impact it.

4. Developing a fair distribution of capital costs - The CIP process allows for public discussion of the preferred means of distributing capital costs over time. Funding strategies to consider include:
 - a. Annually, the City earmarks funds in the unrestricted fund balance to save for future projects.
 - b. Issuance of debt that is paid by both existing and future users of the facility.
 - c. User fees may be deemed more appropriate than property taxes.
 - d. Federal or state funds may also be available to help finance specific projects.

The CIP process can promote discussion of funding strategies.

5. Avoiding undue tax increases - Capital improvement planning is a means of avoiding the unpleasant surprise of expensive projects generating large property tax increases. While cost impacts cannot always be precisely determined in advance, the CIP fosters discussion of the distribution of the tax burden of new capital expenditures over time. A corollary benefit of fiscal stability and sound community facility planning can result in an improved bond rating.

Development Process

The CIP outlines the major utility infrastructure, streets and drainage, facilities, parks, and other improvements needed to serve the citizens, meet growth related needs, and comply with state and federal regulations.

Preparation - The Finance Director coordinates the annual update and adoption of the five-year CIP as a part of the annual budget process. The City Manager will lead the review and prioritization of capital projects for City Council consideration. The Finance Director, Public Works Director/City Engineer, Development Services Director, and the City Manager shall prioritize and rank projects according to the criteria listed in project criteria section. The CIP includes all costs associated with the design, rights-of-way acquisition, and construction of a project, as well as the estimated operating and maintenance costs, which impacts future operating budgets. The following guidelines will be utilized in developing the CIP:

1. Solicit citizen participation in formulating the identification and prioritization of the CIP.
2. Identify capital improvements through system models, repair and maintenance records, and growth demands.
3. Prioritize CIP projects based on input from City staff from all operational areas related to each project and its effect on operations.

The CIP will be submitted to City Council for review, revision, and approval. It will be reviewed and revised annually to include updated information.

Control – All capital project expenditures must be appropriated in the capital budget. The Finance Director or City Manager must certify the availability of resources before any capital project contract is presented to the City Council for approval.

Financing Programs - Recognizing that long-term debt is usually a more expensive financing

method, alternative financing sources will be explored before debt is issued. When debt is issued, it will be used to acquire major assets with expected lives which equal or exceed the average life of the debt issue. Impact fees, assessments, pro-rata charges, or other fees may be used to fund capital projects.

Reporting - Periodic financial reports will be prepared to enable the Department Directors to manage their capital budgets and to enable the Finance Department to monitor and control the budget as authorized. Capital project status reports will be presented to City Council.

Capital Improvement Plan (CIP) 2016-2020

Departments will include as part of their project proposal:

1. A Project Summary providing an overview and justification of the project.
2. A Fiscal Overview that includes estimated cost estimates and funding strategies that proposes funding options must be identified including:
 - a. Operating Revenues
 - b. Reserves and/or Debt
 - c. Grants
 - d. Partnerships with Other Organizations
 - e. Impact Fees
 - f. Developer Funded

Expense estimates must be identified in the section for design, site acquisition, construction, and estimated annual maintenance and operating cost impact based on the current estimated cost and values. To help manage cash flows, the financial plan must be complete to ascertain the impact on multiple fiscal years.

3. A Project Description section will provide additional project detail such as estimated linear feet, square feet or other applicable measurement, language that explains the overall need for the project as well as the benefit to the community.
4. Proposed Schedule identifying major milestones such as the design, bid, and construction phases.
5. Identification of the Project Manager.

Additional information may be requested by the City Manager and/or the members of the City Council.

Project Criteria

The evaluation of proposed capital projects will be in accordance with the following criteria:

1. Public Health, Safety, and Welfare - Projects improving the public health, safety, and welfare of the community will be rated with highest priority. Projects must demonstrate the benefit provided to the community and possible risks from not completing the project. Compliance with state and federal mandates fall under this category.

2. Quality of Life - Projects enhancing the quality of life enjoyed by citizens, such as equestrian and hiking trails throughout the city, will receive a high priority.
3. Funding - Funding availability considerations are included when ranking projects. Grants and funding partnerships are considered first followed by operating revenues, fund balance, and debt. Debt may be issued to fund capital projects after alternative funding sources are explored.
4. Economic Development - Projects enhancing and promoting the establishment of commercial business with the highest and best use for a parcel of land that is zoned commercial will be given the highest priority.

CIP Amendment

Amendments to the CIP effecting the current fiscal year must be recommended by the City Manager and approved by the City Council through a budget amendment. Amendments will be considered according to project scoring criteria as previously identified. Higher priority will be given to projects necessary for the public health, safety, and funding availability.

Any plan for the future must be based upon an estimate of certain characteristics. These characteristics may change and vary from time to time and when they do, the CIP should be updated. It may require that certain proposed improvements be implemented immediately or even delayed. Further, this plan is meant to be flexible. It is to be used as a tool to help establish a course of action.

CIP Project Prioritization

Using the criteria identified in the Project Criteria section of this document will assist staff and ultimately the elected officials in rating each project to facilitate prioritization.

There are various rating schemes available for establishing capital improvements priorities. The following set of standards are used as the evaluation method for the City:

- **High** – Essential capital improvements are projects which are activities needed to promote public welfare and safety. Projects classified under this category are projects of the highest priority.
- **Routine** – Necessary capital improvements are projects which are needed for the convenience and conservation of endangered resources, or for the completion of partially completed projects. Projects of this type include improvements which are considered necessary for a progressive growing community and for problems that do not negatively impact public welfare.
- **Low** – Desirable capital improvements are projects which protect property, replace obsolete facilities, reduce operating costs and add to the attractiveness of the community. Projects of this type are not considered high priority and may be delayed, or removed from the CIP, as funding changes. Conversely, these types of projects can be brought forth when budget surpluses or additional funding sources are identified.

- **Deferrable** capital improvements are projects of the lowest priority. These projects can be postponed or eliminated from the CIP because of cost, timing, or need.

CIP Street and Trail Project List (2016 – 2031)

CIP At-A-Glance

The CIP At-A-Glance is to be used as a quick reference guide that summarizes the CIP. It indicates the fiscal year in which the project is scheduled to begin, a project number for identification purposes, the recommended priority of implementation, the preliminary estimated costs for improvements and the anticipated sources of funding for the recommended capital improvement projects.

YEAR	PROJECT NO.	PRIORITY	PROJECT	ESTIMATED COST	SOURCE OF FUNDING
FY 2016-2017	1	High	Reverse Curve on Winningkoff Road	\$964,000	Impact Fees and Certificate of Obligation
	2	High	Stinson Road/W. Lucas Road Intersection	\$453,000	Impact Fees and Certificate of Obligation
	3	High	W. Lucas Road Reconstruction	\$1,500,000	Regional Toll Revenue (RTR), City of Lucas, and Collin County Bond
FY 2016-2017	4	Routine	Maintenance of Multiple Streets	\$750,000	City - General Fund
FY 2017-2018	5	High	Country Club Road/Estates Parkway Intersection	\$350,000	Certificate of Obligation
	6	High	Winningkoff Road from the Reverse Curve to Snider Lane	\$1,400,000	Certificate of Obligation
	7	High	Trailhead on E. Winningkoff Road	\$240,000	\$131,000 City and \$109,000 Collin County Park Board Grant
	8	Routine	Maintenance of Multiple Streets	\$750,000	City - General Fund
FY 2018-2019	9	High	Stinson Road from Parker Road to Bristol Park	\$2,267,000	Certificate of Obligation
	10	High	Blondy Jhune Road Reconstruction from west bridge to Winningkoff	\$2,700,000	Certificate of Obligation
	11 A	Low	A) Trail at Parker Road	\$80,000	\$ 16,000 City and \$ 64,000 Texas Parks Wild Life Department
	11 B		B) Trail at E. Winningkoff Road		
	12	Routine	Maintenance of Multiple Streets	\$750,000	City - General Fund
FY 2019-2020	13	High	Stinson Road from Bentwater Drive to reverse curve	\$2,000,000	Certificate of Obligation

YEAR	PROJECT NO.	PRIORITY	PROJECT	ESTIMATED COST	SOURCE OF FUNDING
	14	Routine	Maintenance of Multiple Streets	\$750,000	City - General Fund
FY 2020- 2021	15	High	Winningkoff Rd from E. Lucas Road to the Reverse Curve	\$1,900,000	Certificate of Obligation
	16	Routine	Maintenance of Multiple Streets	\$750,000	City - General Fund
	17 A	Low	A) Trail along Estates Parkway	\$40,000	City and Possible State's Grants
	17 B		B) Trail along Allison Ln		
	17 C		C) Trail along W. Lucas Road		
	17 D		D) Trail along Stinson Road		
	17 E		E) Trail along Powerline and Flood Plain		
	18 A	Low	A) Trail along Blondy Jhune Road	\$200,000	City and Possible State Grants
	18 B		B) Trail from Winningkoff Road to Trinity Trail		
	19	Low	Trail Head near the intersection of Southview Drive and Osage Lane	\$264,000	City and Possible Collin County Grants
	20	Routine	Maintenance of Multiple Streets (5 years @ \$787,500/year)	\$3,937,500	City - General Fund
	21	Routine	Maintenance of Multiple Streets (5 years @ \$826,875/year)	\$4,134,375	City - General Fund

WINNINGKOFF ROAD REVERSE CURVE

PROJECT SUMMARY

Fiscal Year	Project No.	Category	Project	Priority
2016-2017	1	Roadway	Winningkoff Road Reverse Curve	High

FISCAL OVERVIEW

Estimated Cost	Source of Funding
\$ 964,000	Certificate of Obligation

PROJECT DESCRIPTION

Replace existing asphalt pavement with 24-foot wide concrete pavement. The eastern curve will be designs to accommodate a school bus and an auto passing in opposite directions. The western curve will be replaced with a three-way stop sign controlled intersection with Forestview Drive. The pavement shall consist of 24-foot wide concrete pavement in the straight sections. The project length is approximately 0.5 miles.

PROJECT SCHEDULE

Project Begin Year	Project Completion Year
2017	2018

PROJECT MANAGER: Stanton Foerster

STINSON ROAD/W. LUCAS ROAD INTERSECTION**PROJECT SUMMARY**

Fiscal Year	Project No.	Category	Project	Priority
2016-2017	2	Roadways	Stinson Road/W. Lucas Road Intersection	High

FISCAL OVERVIEW

Estimated Cost	Source of Funding
\$453,000	Certificates of Obligation

PROJECT DESCRIPTION

Provide for two northbound Stinson Road lanes: one left turn and one right turn. Add W. Lucas Road westbound to southbound left turn lane and transition. Improve drainage along the W. Lucas Road.

PROJECT SCHEDULE

Project Begin Year	Project Completion Year
2017	2019

PROJECT MANAGER: Stanton Foerster

W. LUCAS ROAD RECONSTRUCTION

PROJECT SUMMARY

Fiscal Year	Project No.	Category	Project	Priority
2016-2017	3	Roadways	W. Lucas Road Reconstruction	High

FISCAL OVERVIEW

Estimated Cost	Source of Funding
\$1,500,000	Regional Toll Revenue (RTR), City of Lucas General Fund, and Collin County Bond

PROJECT DESCRIPTION

Widen W. Lucas Road from Willow Springs School to Middleton Drive by adding a center, left turn lane. The project length is approximately 2.5 miles.

PROJECT SCHEDULE

Project Begin Year	Project Completion Year
2017	2019

PROJECT MANAGER: Stanton Foerster

MAINTENANCE OF MULTIPLE STREETS

PROJECT SUMMARY

Fiscal Year	Project No.	Category	Project	Priority
2016-2017	4	Roadways	Maintenance of Multiple Streets	Routine

FISCAL OVERVIEW

Estimated Cost	Source of Funding
\$750,000	City – General Fund

PROJECT DESCRIPTION

Each year, roads require proper maintenance in order to provide reliable mobility at minimal cost.

PROJECT SCHEDULE

Project Begin Year	Project Completion Year
2017	2017

PROJECT MANAGER: Stanton Foerster

COUNTRY CLUB ROAD/ESTATES PARKWAY INTERSECTION IMPROVEMENTS				
PROJECT SUMMARY				
Fiscal Year	Project No.	Category	Project	Priority
2017-2018	5	Roadways	Country Club Road/Estates Parkway Intersection Improvements	High
FISCAL OVERVIEW				
Estimated Cost		Source of Funding		
\$350,000		Certificate of Obligation		
PROJECT DESCRIPTION				
Add a free right turn lane from eastbound Estates Parkway to southbound Country Club Road, and add a left turn lane from northbound Country Club Road to westbound Estates Parkway.				
PROJECT SCHEDULE				
Project Begin Year			Project Completion Year	
2017			2020	
PROJECT MANAGER: Stanton Foerster				

WINNINGKOFF ROAD FROM THE REVERSE CURVE TO SNIDER LANE

PROJECT SUMMARY

Fiscal Year	Project No.	Category	Project	Priority
2017-2018	6	Roadways	Winningkoff Road from the Reverse Curve to Snider Lane	High

FISCAL OVERVIEW

Estimated Cost	Source of Funding
\$1,400,000	Certificates of Obligation

PROJECT DESCRIPTION

Reconstruct 0.55 miles of Winningkoff Road with a 24-foot concrete pavement and improve drainage.

PROJECT SCHEDULE

Project Begin Year	Project Completion Year
2018	2020

PROJECT MANAGER: Stanton Foerster

TRAILHEAD ON E. WINNINGKOFF ROAD

PROJECT SUMMARY

Fiscal Year	Project No.	Category	Project	Priority
2016-2021	7	Trails	Trailhead on E. Winningkoff Road	Desirable

FISCAL OVERVIEW

Estimated Cost	Source of Funding
\$240,000	\$131,000 City - \$109,000 Collin County Parks and Open Space Grant

PROJECT DESCRIPTION

Trailhead on E. Winningkoff Road will be constructed during this fiscal year. Trailhead provides parking for a number of vehicles and will contain a bulletin board or kiosk for trail information.

PROJECT SCHEDULE

Project Begin Year	Project Completion Year
2017	2018

PROJECT MANAGER:

MAINTENANCE OF MULTIPLE STREETS

PROJECT SUMMARY

Fiscal Year	Project No.	Category	Project	Priority
2017-2018	8	Roadways	Maintenance of Multiple Streets	Necessary

FISCAL OVERVIEW

Estimated Cost	Source of Funding
\$750,000	City – General Fund

PROJECT DESCRIPTION

Each year, roads require proper maintenance in order to provide reliable mobility at minimal cost.

PROJECT SCHEDULE

Project Begin Year	Project Completion Year
2018	2018

PROJECT MANAGER: Stanton Foerster

STINSON ROAD FROM PARKER ROAD TO BRISTOL PARK

PROJECT SUMMARY

Fiscal Year	Project No.	Category	Project	Priority
2018-2019	9	Roadways	Stinson Road from Parker Road to Bristol Park	Necessary

FISCAL OVERVIEW

Estimated Cost	Source of Funding
\$2,267,000	Certificates of Obligation

PROJECT DESCRIPTION

This project extends from Parker Road (FM 2514) to south of the Muddy Creek Bridge, and it is about a mile long. It does not include the Muddy Creek Bridge. This is a fairly straight and flat roadway with only one planned four-way intersection at Highland Drive. The pavement will be 24 feet of concrete, 28 feet of asphalt, or a combination of both.

PROJECT SCHEDULE

Project Begin Year	Project Completion Year
2018	2020

PROJECT MANAGER: Stanton Foerster

BLONDY JHUNE ROAD RECONSTRUCTION

PROJECT SUMMARY

Fiscal Year	Project No.	Category	Project	Priority
2018-2019	10	Roadways	Blondy Jhune Road Reconstruction from the west bridge to Winningkoff Road	High

FISCAL OVERVIEW

Estimated Cost	Source of Funding
\$2,700,000	Certificates of Obligation

PROJECT DESCRIPTION

Blondy Jhune Road extending from Country Club Road on the west to Winningkoff Road on the east. This project starts 3,300 feet east of Country Club Road on the east side of the west Blondy Jhune Bridge currently under construction. The pavement will be 24 feet of concrete, 28 feet of asphalt, or a combination of both. High priority will be given to protect the tree canopy along the roadway. The project length is about a mile long.

PROJECT SCHEDULE

Project Begin Year	Project Completion Year
2018	2020

PROJECT MANAGER: Stanton Foerster

**A) TRAIL AT PARKER ROAD
B) TRAIL AT E. WINNINGKOFF ROAD**

PROJECT SUMMARY

Fiscal Year	Project No.	Category	Project	Priority
2016-2021	11	Trails	A) Trail at Parker Road B) Trail at E. Winningkoff Road	Desirable

FISCAL OVERVIEW

Estimated Cost	Source of Funding
\$80,000	\$16,000 City - \$64,000 Texas Parks and Wildlife Grant

PROJECT DESCRIPTION

Trail will be constructed from W. Lucas Road to Parker Road and from E. Winningkoff Road to Trinity Trail. Few of the important steps that will be carried out during construction are staking of trail route, removal of rocks, trees and bushes, removal and clearance of vegetation and grading the trail bed on slopes etc.

PROJECT SCHEDULE

Project Begin Year	Project Completion Year
2018	2019

PROJECT MANAGER:

MAINTENANCE OF MULTIPLE STREETS

PROJECT SUMMARY

Fiscal Year	Project No.	Category	Project	Priority
2018-2019	12	Roadways	Maintenance of Multiple Streets	Routine

FISCAL OVERVIEW

Estimated Cost	Source of Funding
\$750,000	City – General Fund

PROJECT DESCRIPTION

Each year, roads require proper maintenance in order to provide reliable mobility at minimal cost.

PROJECT SCHEDULE

Project Begin Year	Project Completion Year
2019	2019

PROJECT MANAGER: Stanton Foerster

STINSON ROAD FROM BENTWATER DRIVE TO THE REVERSE CURVE				
Fiscal Year	Project No.	Category	Project	Priority
2019-2020	13	Roadways	Stinson Road from Bentwater Drive to the Reverse Curve	High
FISCAL OVERVIEW				
Estimated Cost		Source of Funding		
\$2,000,000		Certificate of Obligation		
PROJECT DESCRIPTION				
This project extends from north of the Muddy Creek Bridge for about 0.66 miles to the reverse curve at 405 Stinson Road. It does not include the Muddy Creek Bridge. This is a fairly straight and flat roadway with no planned four-way intersections. The pavement will be 24 feet of concrete, 28 feet of as asphalt, or a combination of both.				
PROJECT SCHEDULE				
Project Begin Year			Project Completion Year	
2019			2021	
PROJECT MANAGER: Stanton Foerster				

MAINTENANCE OF MULTIPLE STREETS

PROJECT SUMMARY

Fiscal Year	Project No.	Category	Project	Priority
2019-2020	14	Roadways	Maintenance of Multiple Streets	Routine

FISCAL OVERVIEW

Estimated Cost	Source of Funding
\$750,000	City – General Fund

PROJECT DESCRIPTION

Each year, roads require proper maintenance in order to provide reliable mobility at minimal cost.

PROJECT SCHEDULE

Project Begin Year	Project Completion Year
2020	2020

PROJECT MANAGER: Stanton Foerster

WINNINGKOFF ROAD (SOUTH PORTION)

PROJECT SUMMARY

Fiscal Year	Project No.	Category	Project	Priority
2020-2021	15	Roadways	Winningkoff Road from E. Lucas Road to the Reverse Curve	High

FISCAL OVERVIEW

Estimated Cost	Source of Funding
\$1,900,000	Certificate of Obligation

PROJECT DESCRIPTION

South portion of Winningkoff Road, which extends from E. Lucas Road on the south to the beginning of Winningkoff Road reverse curve on the north. The project length is about 0.6 miles and pavement width has not been determined. A new culvert 800 feet north of E. Lucas Road will be part of this project.

PROJECT SCHEDULE

Project Begin Year	Project Completion Year
2020	2022

PROJECT MANAGER: Stanton Foerster

MAINTENANCE OF MULTIPLE STREETS

PROJECT SUMMARY

Fiscal Year	Project No.	Category	Project	Priority
2020-2021	16	Roadways	Maintenance of Multiple Streets	Routine

FISCAL OVERVIEW

Estimated Cost	Source of Funding
\$750,000	City – General Fund

PROJECT DESCRIPTION

Each year, roads require proper maintenance in order to provide reliable mobility at minimal cost.

PROJECT SCHEDULE

Project Begin Year	Project Completion Year
2021	2021

PROJECT MANAGER: Stanton Foerster

- A) TRAIL ALONG ESTATES PARKWAY
- B) TRAIL ALONG ALLISON LANE
- C) TRAIL ALONG W. LUCAS ROAD
- D) TRAIL ALONG STINSON ROAD
- E) TRAIL ALONG POWERLINE AND FLOODPLAIN

PROJECT SUMMARY

Fiscal Year	Project No.	Category	Project	Priority
2021-2026	17	Trails	A) Trail along Estates Parkway B) Trail along Allison Lane C) Trail along W. Lucas Road D) Trail along Stinson Road E) Trail along Powerline and Floodplain	Desirable

FISCAL OVERVIEW

Estimated Cost	Source of Funding
\$40,000	City and State Grants

PROJECT DESCRIPTION

Trail will be constructed at multiple locations in Lucas. The routes planned for the trail includes from Estates Parkway to Country Club Road, trail along the W. Lucas Road, from W Lucas Road along Allison Lane to Estates Parkway. Trails on the southern part of Lucas include the trail along the power line and the flood plain and trail from powerline to north along Stinson Road. Few of the important steps that will be carried out during construction are staking of trail route, removal of rocks, trees and bushes, removal and clearance of vegetation and grading the trail bed on slopes.

PROJECT SCHEDULE

Project Begin Year	Project Completion Year
2025	2026

PROJECT MANAGER:

**A) TRAIL ALONG BLONDY JHUNE ROAD
B) TRAIL FROM WINNINGKOFF ROAD TO TRINITY TRAIL**

PROJECT SUMMARY

Fiscal Year	Project No.	Category	Project	Priority
2021-2026	18	Trails	A) Trail along Blondy Jhune Road B) Trail from Winningkoff Road to Trinity Trail	Desirable

FISCAL OVERVIEW

Estimated Cost	Source of Funding
\$200,000	City and State Grants

PROJECT DESCRIPTION

Trail will be constructed from Country Club Road to Winningkoff Road along Blondy Jhune Road, and from Winningkoff Road to Trinity Trail along the flood plain. Few of the important steps that will be carried out during construction are staking of trail route, removal of rocks, trees and bushes, removal and clearance of vegetation and grading the trail bed on slopes etc. Bridges over creeks may be required.

PROJECT SCHEDULE

Project Begin Year	Project Completion Year
2025	2026

PROJECT MANAGER:

**TRAILHEAD NEAR THE INTERSECTION
OF SOUTHVIEW DRIVE AND OSAGE LANE**

PROJECT SUMMARY

Fiscal Year	Project No.	Category	Project	Priority
2021-2026	19	Trails	Trailhead near the intersection of Southview Drive and Osage Lane	Desirable

FISCAL OVERVIEW

Estimated Cost	Source of Funding
\$264,000	City and Collin County Grants

PROJECT DESCRIPTION

Trailhead near the intersection of Southview Drive and Osage Lane will be constructed during the fiscal year. Trailhead provides parking for a number of vehicles and will contain a bulletin board or kiosk for trail information.

PROJECT SCHEDULE

Project Begin Year	Project Completion Year
2025	2026

PROJECT MANAGER:

MAINTENANCE OF MULTIPLE STREETS

PROJECT SUMMARY

Fiscal Year	Project No.	Category	Project	Priority
2021-2026	20	Roadways	Maintenance of Multiple Streets	Necessary

FISCAL OVERVIEW

Estimated Cost	Source of Funding
\$787,500 (per year)	City – General Fund

PROJECT DESCRIPTION

Each year, roads require proper maintenance in order to provide reliable mobility at minimal cost.

PROJECT SCHEDULE

Project Begin Year	Project Completion Year
2021-2025	2022-2026

PROJECT MANAGER: Stanton Foerster

MAINTENANCE OF MULTIPLE ROADWAYS

PROJECT SUMMARY

Fiscal Year	Project No.	Category	Project	Priority
2026-2031	21	Roadways	Maintenance of Multiple Roadways	Necessary

FISCAL OVERVIEW

Estimated Cost	Source of Funding
\$826,875 (per year)	City – General Fund

PROJECT DESCRIPTION

Each year, roads require proper maintenance in order to provide reliable mobility at minimal cost.

PROJECT SCHEDULE

Project Begin Year	Project Completion Year
2026-2030	2027-2031

PROJECT MANAGER:



City of Lucas City Council Agenda Request April 6, 2017

Requester: Public Works Director/City Engineer Stanton Foerster

Agenda Item:

Consider authorizing the City Manager to purchase 25 Hydro-Guard HG-6 Hydrant Automatic Flushing Units with test ports through the BuyBoard Competitive Purchasing (501-15) in an amount not to exceed \$59,396.55 plus shipping using Account 21-8210-490-123 Dead End Connections funds.

Background Information:

As part of a continuous effort to improve the Lucas Waterworks, staff has been looking for ways to limit direct cost associated with the monthly flushing of waterlines. Earlier this year, staff installed 19 of these automatic flushing devices throughout the city. Staff has identified 25 locations that will benefit from the installation of auto flushing devices.

Attachments/Supporting Documentation:

1. Hydro-Guard HG-6 Literature
2. Hydro-Guard Bid

Budget/Financial Impact:

This type of devices is contemplated in the FY 16-17 budget using 21-8210-490-123 Dead End Connections funds. Staff anticipates a reduction in water loss and time spent manually flushing these hydrant locations.

Recommendation:

Staff recommends approval of this item.

Motion:

I make a motion to authorize the City Manager to purchase 25 Hydro-Guard HG-6 Hydrant Automatic Flushing Units with test ports through the BuyBoard Competitive Purchasing (501-15) in an amount not to exceed \$59,396.55 plus shipping using 21-8210-490-123 Dead End Connections funds.

HYDRO-GUARD®



Hydro-Guard® Automated Flushing
Full-line product offering

Mueller Co.
Reliable Connections™

Hydro-Guard® Automatic Flushing Systems

Stop water quality complaints.



Why Flush Distribution Lines?

Most water distribution systems have areas with insufficient demands to keep the detention time short enough to maintain minimum disinfectant residuals. Failure to maintain a minimum disinfectant residual in water lines, in addition to being a violation of State and Federal standards, contributes to the conditions that favor growth of biofilms within the distribution lines.

Long-term exposure to low disinfectant residual conditions within a water pipeline not only favors the potential for biofilm growth, it increases the demand for disinfectant and makes it more difficult for operators to maintain desired minimum disinfectant residual levels.

A recognized solution for water age and water quality related problems is periodic flushing of the pipelines. This process allows for the turn-over of water in the line; flushing the water that has a low disinfectant residual and the biofilm from the inside surface of the pipe.

Hydrant and unidirectional flushing are the conventional methods used for controlling biofilm. However, automated flushing systems have become a widely accepted method, and in many cases the preferred method, to unidirectional flushing.

Maintain Water Quality & Consistency

By way of automatic and programmable flushing systems such as the Hydro-Guard® line of products, the process of automatic flushing has proven to be a far more economical alternative to traditional flushing processes that have included the use of fire hydrants.

- Reduce Complaints
 - Increase customer satisfaction
 - Reduce costs associated with fielding and solving complaints
- Improve Compliance
 - Monitor remotely
 - Respond immediately to issues
 - Improve consistency of water quality
 - Improved management of DBP's (Disinfectant Byproducts) and compliance with USEPA DPB Stage 2
- Lower Operational Costs
 - Conserve water
 - Save time
 - Reassign field crews
 - Monitor remotely and interface with SCADA

Manual Flushing

- Requires planning
- Labor intensive and costly
- Wastes water
- Interrupts traffic
- Performed infrequently

Vs.

Automatic Flushing

- Programmable
- Low operational expense
- Conserves water
- Safe and less visible to public
- Performed only as needed



Hydro-Guard® Systems Improves Water Quality and Saves Staff-Hours for Central Texas Vacation Community

The City of Horseshoe Bay, Texas installed ten (10) Hydro-Guard® HG-1 Signature automatic flushing units and seven (7) Safety Guard® sampling stations. According to Steve Hawley, Plant Operations Supervisor, "We've freed up staff-hours and seen improvement in trouble areas. In some areas, a single HG-1 is saving us four to five hours of labor every week." To review the entire case study, please visit www.muellercompany.com.



Overview

The Hydro-Guard® product line revolutionized the water distribution industry in 1998. As a pioneer in automated programmable flushing, Hydro-Guard allows public and private water distribution utilities to maintain more consistency in the level of chlorine residual, especially at dead ends. The Hydro-Guard® automatic flushing system utilizes a time-based schedule to flush when water usage is traditionally lower or when the residual level is at its lowest.

Temporary (Portable)

Hydro-Guard® HG-6 automatic flushing system takes automatic and programmable flushing capabilities anywhere in the water distribution system where a fire hydrant is available. It's portable and adjustable so it can be connected to the hose nozzle of any brand of fire hydrant. It is the perfect solution for temporary or emergency flushing needs.



HG-6 Temporary (Portable) Flushing System

Permanent

Hydro-Guard® permanent flushing systems fully automate the process for flushing water distribution lines. The units can be designed to operate reliably in warm, moderately cold, and cold climates. Designed for use with an integrated multi-event programmer, Hydro-Guard systems can flush a water line multiple times per day, seven days per week, with flush durations ranging from one minute to four hours per program. Water can be discharged atmospherically or direct into a pond or storm sewer.



HG-2 Low Profile Flushing System



HG-3 Flushing System

Product Selection Guide

Installation Parameters	Temporary	Permanent				
	HG-6	HG-1	HG-2	HG-3	HG-4	HG-8
Climate	-	Warm	Warm	Cold	Cold	Cold
Discharge Type	On Ground	On Ground	Direct	On Ground	Direct	Direct
Backflow Prevention	Air Gap	Air Gap	Air Gap, Double Check, or RPZ	Air Gap	Air Gap	Double Check
Programming	Varies*	Built-In (NODE) Removable (T-2), or SMART Controller (upgrade)				
Inlet Size	2"	1" or 2"				
Pipe Material	PVC or No Lead Brass	PVC, No Lead Brass, or Stainless Steel				
Bury Depth	Hydrant mount	0" - 18"	18"	18" to 108"		
Enclosure Type	Unpainted, Red, or Yellow	Low Profile Green; High Profile Other Colors		Low Profile Green; High Profile Other Colors; Unpainted		Below Grade

* Available with either Air Gap, Double Check, or RPZ.



Temporary (Portable) Flushing Systems

The Hydro-Guard® HG-6 Automatic Flushing System is portable and adjustable so it can be connected to the hose nozzle of any brand of hydrant. It is available with an optional integrated multi-event programmer or a standard removable multi-event handheld programmer that can be used to program multiple Hydro-Guard® flushing units. Either way, the HG-6 flushing unit can be programmed to flush a water line multiple times, several times a day, seven days per week. The flush durations can range from one minute to six hours per flushing event.

Constructed of heavy-gauge powder-coated aluminum for durability, the HG-6 unit is designed to be self-supporting. It features vents that direct discharged water equally in two directions, enhancing stability. The venting and the unit's splash plate help to minimize the potential for ground erosion around the bottom of the HG-6 unit and the hydrant from the discharged water.

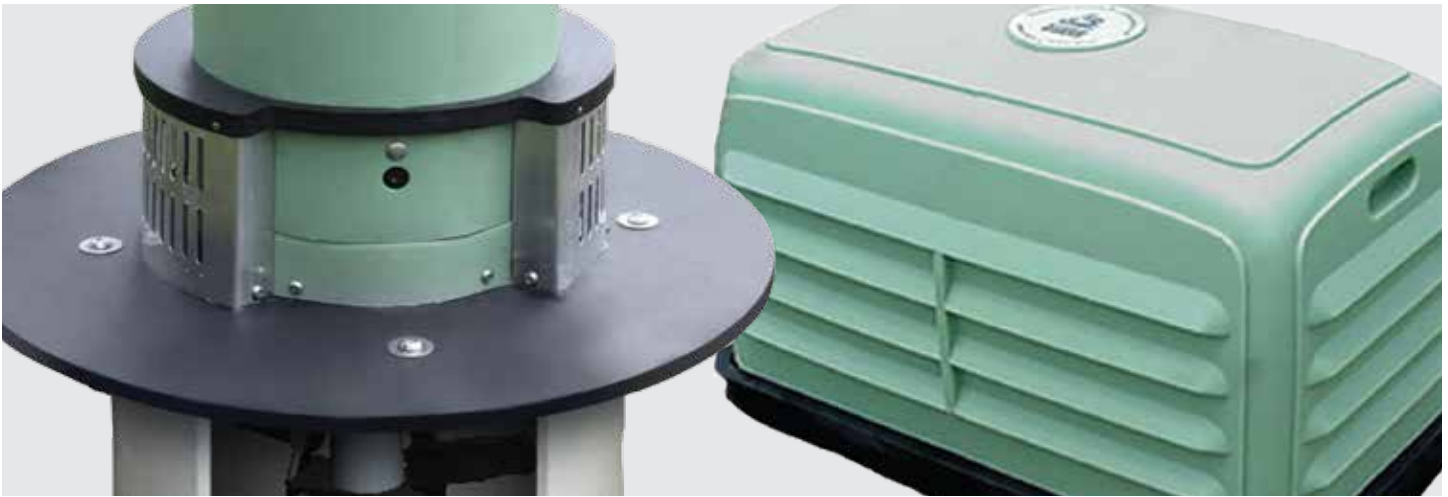
To accommodate the variation in fire hydrant heights, the HG-6 unit features a unique adjustable slide panel and hydrant swivel connector. The slide panel allows for eight inches of vertical adjustability to match with virtually every hydrant in a system, and to assure the unit can be firmly planted for maximum stability.

Since many communities require discharged water to be dechlorinated before it is released into the storm sewer system or surrounding environment, the HG-6 unit has a built-in dechlorination tablet chamber as a standard OEM-installed feature.



Standard Features:

- Programming managed by removable multi-event remote handheld programmer (Multi-event integrated programmer - optional)
- 7 psi to 150 psi operating pressure
- Easy access to mounted programmer (or port for handheld)
- Adjustable mounting connection
- Durable, powder-coated heavy-gauge aluminum construction
- Self-supporting, free standing design
- 2 inch glass reinforced Nylon control valve
- Sampling Valve (operational with unit on or off)
- Splash plate for erosion control
- 2.5 inch NTP hydrant swivel adapter
- 8-tablet dechlorination dispenser
- Security kit
- Air Gap to prevent backflow of water into water main



Permanent Flushing Systems

Warm Climate Systems

HG-1 - The HG-1 fully automates the process for flushing water distribution lines. It is designed for operating reliably in warm and moderately cold climates. Designed for use with an integrated multi-event programmer, the HG-1 can be programmed to flush a water line multiple times per day, seven days per week, with flush durations ranging from one minute to four hours per program.

HG-2 - The HG-2 is a low profile flushing system developed for use in applications where the discharge water will be directed to the storm sewer system or a retention facility, rather than onto the ground as is common with the original atmospherically discharged systems. The HG-2 unit is available with an air gap, or a choice of an optional double check valve or reduced pressure zone (RPZ) backflow preventer to prevent discharged water from being re-introduced back into the potable water main.



HG-1



HG-2

Cold Climate Systems

HG-3 - The HG-3 was developed for use in moderate to severe cold weather climates, and can be operated all year in all weather conditions. All of the unit's mechanical components are located below frost depth, yet are easily assessed using the patented Hydro-Guard® Cam-Lock™ Release System. In addition, the battery and programming interface are accessible from the top of the device.

HG-4 - Introduced in 2002, the HG-4 was developed for use in moderate to severe cold weather climates. One of the most significant benefits of the HG-4 is the capability to direct the discharged water to a storm sewer or a retention pond. Above ground, the low profile HG-4 unit appears identical to other utility boxes and can be locked for security.

HG-8 - The HG-8 uses the field proven design of the Mueller® Therma-Coil® Box. In this design, all components are mounted on a movable platform and connected to inlet and outlet piping through flexible coiled tubing. This arrangement allows the platform to be raised to the surface easily, then lowered for normal service deep below the frost line where the components are protected against freezing temperatures. At the surface, the HG-8 installation is only evidenced by its composite lid flush at ground level.



HG-3



HG-4



HG-8

S.M.A.R.T. Flush Management

The Hydro-Guard S.M.A.R.T. Flushing System is the ultimate automated flush management system. S.M.A.R.T. enabled flushing can be set to occur either by scheduled flush times or in response to real-time analysis of water quality parameters. What's more, it allows two-way communication and remote flush and water quality management via either a secure web portal or a secure interface with the end user's existing SCADA via MODBUS TCP protocol.

Operators receive near-time updates from each Hydro-Guard Unit in the distribution system equipped with the S.M.A.R.T. controller. It can be integrated with a residual analyzer and a variety of other water quality management devices to flush only when the disinfectant residual drops below the parameters established by the end user.



Hydro-Guard® Sampling Stations & Enclosures

Sampling Stations

The Hydro-Guard blow-off sampling station (B.O.S.S.) provides an easy way to take samples of potable water. Using a permanent, dedicated sampling point is the most reliable method of taking a water sample. Hydro-Guard sampling stations are for use in warm to cold climates, with a variety of freeze protection options for use in regions subject to freezing temperatures. Units are available with a choice of UV-protected impact-resistant plastic or powder-coated steel enclosures.



Sampling Station

Enclosures

Enclosures are ideal for housing equipment that needs protection from vandalism or the environment. Engineered for extended life and performance, these enclosures are impact and UV-resistant, affordable, and lockable solutions for a wide range of utility applications.

Standard Features:

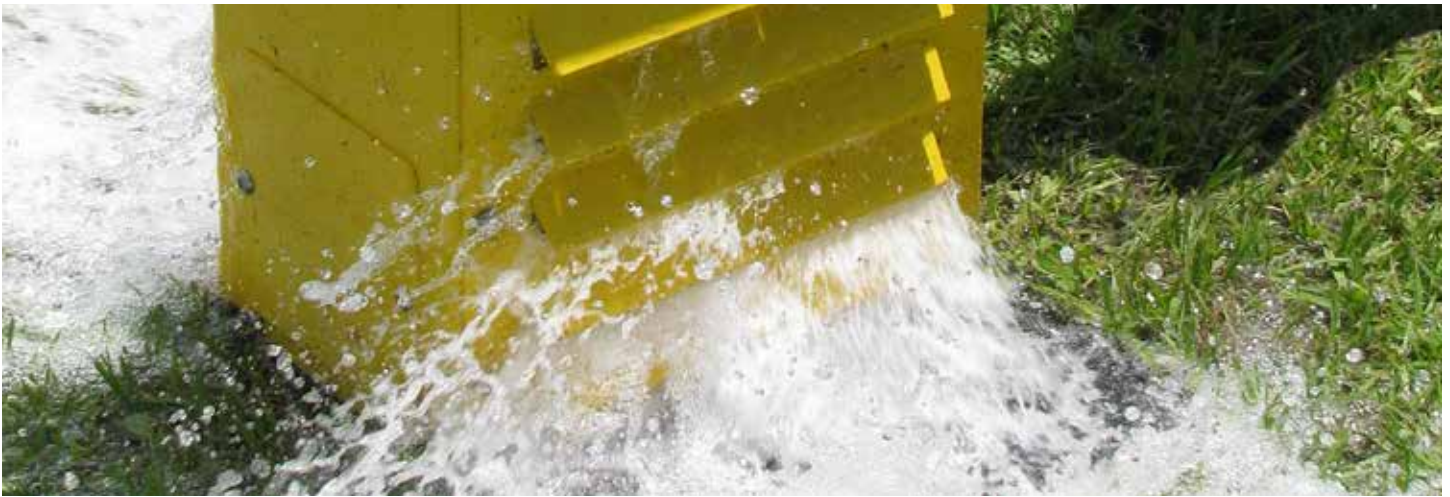
- Plastic enclosures are UV and impact resistant polyethylene
- Metal enclosures are high-strength aluminum, painted with Mueller hydrant-quality paint
- Below-grade base for stability
- Locking covers
- Side and top accessibility
- Corrosion resistant
- 1-year limited warranty

Options & Accessories:

- Colors for all plastic styles: blue, light green, dark green, purple, multicolor faux stone granite, and sand stone
- Colors for metal styles: blue, dark green, white, black, brown, and purple
- Hex and shoulder bolt lock key combo (key lock on aluminum)



Safety Guard Enclosures



T2 Retrofit Kit



NODE Retrofit Kit



HG-A103104 Security Kit



Rock Enclosure



HG-123100 Control Valve

Programming Retrofit Kits	
Kit	Description
HG1-T2 retrofit kit	For converting older HG-1 units to current RM style programming
HG2-T2 retrofit kit	For converting older HG-2 units to current RM style programming
HG3-T2 retrofit kit	For converting older HG-3 units to current RM style programming
HG4-T2 retrofit kit	For converting older HG-4 units to current RM style programming
HG5-T2 retrofit kit	For converting older HG-5 units to current RM style programming
HG6-T2 retrofit kit	For converting older HG-6 units to current RM style programming
HG1-NODE	Retrofit kit for converting older HG-1 units to current IN style programming
HG2-NODE	Retrofit kit for converting older HG-2 units to current IN style programming
HG3-NODE	Retrofit kit for converting older HG-3 units to current IN style programming
HG4-NODE	Retrofit kit for converting older HG-4 units to current IN style programming
HG5-NODE	Retrofit kit for converting older HG-5 units to current IN style programming
HG6-NODE	Retrofit kit for converting older HG-6 units to current IN style programming
Security Kits	
HG-A2023 - Hex/Shoulder Bolt Key	For HG-1, HG-3, and all CHA style low profile enclosures
HG-A2006 - TD Key	For HG-2 and all DIV style enclosures
HG-15113 - P-Key	For all CHA high profile enclosures
Rock Enclosures	
545781	To cover HG-2/HG-4 low profile units
545782	To cover high profile CHA enclosures (i.e. HG-2 HPLG)
Controllers and Valves	
HG-123100	Replacement valve
HG-16035	Replacement valve diaphragm
5456987	“RM” style handheld controller (TBOS-II)



Our Products

Mueller has built its reputation on producing innovative water distribution products of superior quality – a reputation that is literally “on the line” every day throughout the world. Mueller products and those of its affiliates are used throughout the water system...from the source to the consumer. And we are committed to continuing research and development of new products and services to meet the growing needs of the water infrastructure industry. Mueller is the largest and only full-line supplier of potable water distribution products in North America and its markets continue to expand globally.

Our People

The capacity to deliver the widest array of products and stand behind those products to ensure your satisfaction is our strength. The success of Mueller is dependent upon the success of those who are involved, both inside and outside our company. Therefore, we feel our future is wholly dependent on long-term relationships with our employees, customers and suppliers. This is why we strive to be proactive and responsive to their needs, always looking for a “better way”. It’s an approach that has set us apart since 1857 and will assure our mutual achievement and prosperity in the future.

For more information about Mueller or to view Mueller’s full line of water products, please visit www.muellercompany.com or call Mueller Customer Service at 1.800.423.1323.

Follow Us:



Other Innovative Mueller Products



Remote Pressure Monitoring

§ Pressure management in pipe networks are fundamental to providing safe drinking water. The loss of pressure can allow ground water to contaminate the distribution system. Fluctuations in pressure can affect the physical integrity of pipes. Surges in pressure have been known to create additional leaks, main breaks and/or dramatically reduce infrastructure life. Pressure management can also save money. Accurate pressure data allows system operators to reduce leakage volumes, energy costs, system maintenance costs, customer complaints, and water quality problems.

- Reduce unaccounted for (non-revenue) water (NRW)
- Identify potential infrastructure failures related to pressure fluctuations which can lead to significant repair costs.
- Improve pump management and reduce energy costs
- Improve public safety



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FERGUSON WATERWORKS #3081
 7982 US HIGHWAY 69 N
 TYLER, TX 75706-6627

Phone: 903-508-6341
 Fax: 903-526-0003

Deliver To: From: Daniel Prinz Comments:

15:28:56 MAR 29 2017

FERGUSON WATERWORKS #788
 Price Quotation
 Phone: 903-508-6341
 Fax: 903-526-0003

Bid No: B318078
Bid Date: 03/21/17
Quoted By: DPA

Cust Phone: 972-727-8999
Terms: NET 10TH PROX

Customer: CITY OF LUCAS
 665 COUNTRY CLUB RD
 ALLEN, TX 75002

Ship To: CITY OF LUCAS
 665 COUNTRY CLUB RD
 ALLEN, TX 75002

Cust PO#:

Job Name: HYDRO GUARD

Item	Description	Quantity	Net Price	UM	Total
SP-HG6AIN2BRN000LP	HG 6 BRASS UNIT WITH TEST PORT BUY BOARD 501-15	25	2375.862	EA	59396.55
			Net Total:		\$59396.55
			Tax:		\$0.00
			Freight:		\$0.00
			Total:		\$59396.55

Quoted prices are based upon receipt of the total quantity for immediate shipment (48 hours). SHIPMENTS BEYOND 48 HOURS SHALL BE AT THE PRICE IN EFFECT AT TIME OF SHIPMENT UNLESS NOTED OTHERWISE. QUOTES FOR PRODUCTS SHIPPED FOR RESALE ARE NOT FIRM UNLESS NOTED OTHERWISE.

CONTACT YOUR SALES REPRESENTATIVE IMMEDIATELY FOR ASSISTANCE WITH DBE/MBE/WBE/SMALL BUSINESS REQUIREMENTS.

Seller not responsible for delays, lack of product or increase of pricing due to causes beyond our control, and/or based upon Local, State and Federal laws governing type of products that can be sold or put into commerce. This Quote is offered contingent upon the Buyer's acceptance of Seller's terms and conditions, which are incorporated by reference and found either following this document, or on the web at http://wolseley.com/terms_conditionsSale.html.
 Govt Buyers: All items are open market unless noted otherwise.

LEAD LAW WARNING: It is illegal to install products that are not "lead free" in accordance with US Federal or other applicable law in potable water systems anticipated for human consumption. Products with *NP in the description are NOT lead free and can only be installed in non-potable applications. Buyer is solely responsible for product selection.