



AGENDA

City of Lucas City Council Meeting November 16, 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, November 16, 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. Citizen Input (**Mayor Jim Olk**)

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. Community Interest. (**Mayor Jim Olk**)

Consent Agenda

All items listed under the consent agenda are considered routine and are recommend to the City Council for a single vote approval. If discussion is desired, an item may be removed from the consent agenda for a separate vote.

3. Consent Agenda.
 - A. Approval of the minutes of the October 25, 2017 City Council special meeting. (City Secretary Stacy Henderson)
 - B. Approval of the minutes of the November 2, 2017 City Council meeting. (City Secretary Stacy Henderson)
 - C. Consider amending the Fiscal Year 17/18 budget to reallocate funds totaling \$1,419,274 for capital improvement projects previously approved in Fiscal Year 16/17. (Finance Director Liz Exum)

Regular Agenda

4. Consider the request for a minor plat by Goose Realty for Lots 1 through 4 of the Logan Ford Ranch Phase 4, being 8.661 acres in the Calvin Boles Survey Abstract Number 28, and located at the northeast corner of the intersection of Welborn Road and Ford Lane. (Development Services Director Joe Hilbourn)
5. Consider adopting Ordinance 2017-11-00872 annexing a territory currently in the City's extraterritorial jurisdiction consisting of approximately 36.84 acres of land out of the James M. Snider Survey, Abstract No. 824, in Collin County, Texas, as described in volume 924, page 443, and generally located on the south side of Estates Parkway, one-half mile west of the intersection of Ingram Road and Estates Parkway (also commonly known as Claremont Springs, Phase 1) and consisting of approximately 24 lots. (Development Services Director Joe Hilbourn)
6. Consider adopting Ordinance 2017-11-00873 annexing a territory currently in the City's extraterritorial jurisdiction consisting of approximately 32.97 acres of land out of the Benjamin Sparks Survey, Abstract No. 813, in Collin County Texas, as described in volume 3928, page 145, and generally located on the east side of FM 1378, one-quarter mile north of the intersection of FM 1378 and W. Lucas Road (also commonly known as Cimarron Estates) and consisting of approximately 25 lots. (Development Services Director Joe Hilbourn)
7. Consider adopting Ordinance 2017-11-00874 annexing a territory currently in the City's extraterritorial jurisdiction consisting of approximately 62.97 acres of land out of the Benjamin Sparks Survey, Abstract No. 813, in Collin County, Texas, as described in volume 549, page 333, and generally located on the north side of FM 1378, one-half mile east of the intersection of FM 1378 and W. Lucas Road (also commonly known as Edgewood Estates) and consisting of approximately 49 lots. (Development Services Director Joe Hilbourn)
8. Provide update regarding board volunteer applications received and consider appointments and reappointments to the Parks and Open Space Board, Board of Adjustment and Planning and Zoning Commission. (City Secretary Stacy Henderson)
9. Consider the City Council meeting schedule for December 2017. (Mayor Jim Olk)

Executive Session

10. Executive Session:
 - A. Pursuant to Section 551.074 of the Texas Government Code, the City Council will convene into Executive Session to discuss the evaluation for the City Secretary.
 - B. Pursuant to Section 551.074 of the Texas Government Code, the City Council will convene into Executive Session to discuss the evaluation for the City Manager.
11. Reconvene into open session and take any action necessary as a result of the Executive Session.
12. 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 November 10, 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 November 16, 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 November 16, 2017

Item No. 02

Requester: Mayor Jim Olk

Agenda Item:

2. Items of Community Interest.

Background Information:

NA

Attachments/Supporting Documentation:

NA

Budget/Financial Impact:

NA

Recommendation:

NA

Motion:

NA



City of Lucas Council Agenda Request November 16, 2017

Item No. 03

Requester: City Secretary Stacy Henderson, Finance Director Liz Exum

Consent Agenda Item:

3. Consent Agenda:

- A. Approval of the minutes of the October 25, 2017 City Council special meeting.
- B. Approval of the minutes of the November 2, 2017 City Council meeting.
- C. Consider amending the Fiscal Year 17/18 budget to reallocate funds totaling \$1,419,274 for capital improvement projects previously approved in Fiscal Year 16/17.

Background Information:

Agenda Item 3C:

The attached spreadsheet details outstanding contract balances by vendor, account number and funding source. Each of these contracts were previously budgeted during fiscal year 16-17. Reallocation is necessary to properly encumber outstanding contract balances in fiscal year 17-18.

Attachments/Supporting Documentation:

- 1. Minutes of the October 25, 2017 City Council special meeting.
- 2. Minutes of the November 2, 2017 City Council meeting.
- 3. Reallocated Funding for Capital Projects

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 Special Meeting
October 25, 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 Steve Duke
Councilmember Debbie Fisher
Councilmember Wayne Millsap
Councilmember Philip Lawrence

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

City Councilmembers Absent:

Councilmember Tim Baney

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

Regular Agenda

- 1. First public hearing to consider the annexation of territory currently in the City's extraterritorial jurisdiction consisting of approximately 32.97 acres of land out of the Benjamin Sparks Survey, Abstract No. 813, in Collin County Texas, as described in volume 3928, page 145, and generally located on the east side of FM 1378, one-quarter mile north of the intersection of FM 1378 and W. Lucas Road (also commonly known as Cimarron Estates) and consisting of approximately 25 lots surrounding the City of Lucas, Texas.**

Development Services Director Joe Hilbourn reviewed a map of the area encompassing Cimarron Estates, located near the intersection of Country Club and W. Lucas Road. Cimarron Estates has 25 lots located within the City's extraterritorial jurisdiction, each approximately one-acre in size. Mr. Hilbourn stated that he received six phone calls related to the proposed annexation. Two calls received were opposed to any annexation taking place, two calls were in favor of annexation, and the two remaining calls received were indifferent.

Councilmember Fisher clarified that the proposed annexation had nothing to do with school boundaries or any redistricting.

Councilmember Lawrence asked Mr. Hilbourn if he explained to the six residents that called the City, that street repairs within their subdivision would not occur immediately, and could be some time before any repairs would be incorporated into a street maintenance program.

Mr. Hilbourn explained that all his discussions with the residents that called were related to taxes, amenities that would be received, and the reduction in water rates should their subdivision be annexed into the City. Mr. Hilbourn discussed the average difference between property tax increases that would occur and reductions in water rates. Mr. Hilbourn stated that there were no conversations related to street maintenance or drainage concerns during these telephone conversations.

Mayor Olk opened the public hearing at 7:07 pm and called the following individuals forward that requested to speak.

Mike Fletcher, 1810 Marchmont Drive, asked for clarification on the cost associated with annexation for residents within Claremont Springs. Mr. Hilbourn explained that on average taxes would increase approximately \$1,000, and water rate costs would be reduced by approximately \$400.

Mayor Olk stated that the City Council was discussing the public hearing for Cimarron Estates and informed Mr. Fletcher he could speak during Agenda Item No. 2 related to Claremont Springs.

Diane Olson, Cimarron Estates, explained that when Cimarron Estates was developed, the drainage was not in compliance. Should Cimarron be annexed, Ms. Olson asked if residents would be required to bring the drainage into compliance.

Development Services Director Joe Hilbourn explained that when Cimarron Estates was developed, permits and inspections were completed by the County. Once the City of Lucas had the authority to conduct inspections within extraterritorial jurisdiction areas of the City, an inspection was conducted at Cimarron Estates. It was determined that additional items were needed to improve the drainage, and the developer was required to install concrete drainage ditches throughout the development. Mr. Hilbourn stated that no additional requirements were needed nor would be asked of the residents within Cimarron should they be annexed.

There being no one else wishing to speak, Mayor Olk closed the public hearing at 7:12 pm.

This item was for discussion purposes only and no formal action was taken.

- 2. First public hearing to consider the annexation of territory currently in the City's extraterritorial jurisdiction consisting of approximately 36.84 acres of land out of the James M. Snider Survey, Abstract No. 824, in Collin County, Texas, as described in volume 924, page 443, and generally located on the south side of Estates Parkway, one-half mile west of the intersection of Ingram Road and Estates Parkway (also commonly known as Claremont Springs, Phase 1) and consisting of approximately 24 lots, surrounding the City of Lucas, Texas.**

Development Services Director Joe Hilbourn stated that he received one phone call from a resident that wanted to be de-annexed from the City as they didn't feel they should pay for City services if their neighbors did not.

Councilmember Lawrence asked Mr. Hilbourn if he explained to the resident that street repairs within their subdivision would not occur immediately, and could be some time before any repairs would be incorporated into a street maintenance program.

Mr. Hilbourn stated he did not discuss street repairs with the resident that called.

Councilmember Fisher asked Mr. Hilbourn to explain the City services that were being provided as a benefit to the extraterritorial jurisdiction areas, such as police, fire and EMS that were currently being paid for by Lucas taxpayers.

Mr. Hilbourn explained that the extraterritorial jurisdiction areas were included in law enforcement patrols, fire service, emergency medical services, as well as engineering services and inspections. Mr. Hilbourn noted that some extraterritorial jurisdiction areas also receive insurance discounts because of the City's Fire Department Insurance Service Office rating. He also explained that the City was only required to provide services inside the city limits, but as a matter of principal emergency services were being provided, as the County does not have a fire/EMS department. Mr. Hilbourn further explained that if the City did not respond to emergency calls, response times from other mutual aid agencies would be much longer.

Mayor Pro Tem Peele stated that the City of Lucas extraterritorial jurisdiction areas were located within the middle of the City, surrounded by other developments. Mayor Pro Tem Peele explained that it would be difficult for residents within the extraterritorial jurisdiction areas to obtain their own contracts for fire and law enforcement services, trash service and other services that were currently being provided by the City. Ms. Peele noted that these services were being provided to the extraterritorial jurisdiction areas, but the City of Lucas taxpayer was paying for these services.

Councilmember Lawrence explained that it was beneficial for the City to encumber the small extraterritorial jurisdiction areas that were currently surrounded by City development, but that he also wanted to hear from the residents their views regarding annexation of their property. Councilmember Lawrence discussed the upcoming legislation that takes affect December 1 that would require an election for any annexation to take place.

Councilmember Millsap explained that 46% of the tax rate goes towards law enforcement and fire/EMS services. Councilmember Millsap stated that annexation of extraterritorial jurisdiction areas was in regard to being fair to everyone, not circumventing legislation that was taking effect.

Mayor Olk opened the public hearing at 7:31 pm and called the following individuals forward that requested to speak.

Mike Fletcher, 1810 Marchmont Drive, noted that residents should have a choice if they would like to be annexed into the City. He also asked why two public hearings were being held at the same meeting. Mr. Fletcher stated that 13 of the 23 residents of Claremont Springs being affected were opposed to being annexed into the City.

Debra Copeland, 1819 Marchmont Drive, explained that she paid a higher rate for water, did not use City parks, and failed to see how the residents of Claremont Springs were a strain on City resources.

Tom Belter, 1804 Desoto Court, stated that he was opposed to being annexed into the City, his taxes increasing, and the City attempting to annex areas before the law changed.

Rick Cherry, 901 Amblerwood Drive, asked for clarification in water rates should they be annexed, and the City's current tax rate. Mr. Cherry also asked if there were any drainage issues that the residents would be required to correct.

Mayor Olk noted that there were drainage issues in the Claremont Springs subdivision with an estimated cost for repairs at approximately \$75,000 to \$100,000 that would be incurred by the City. Mayor Olk discussed various ways in which the drainage could be addressed, and also discussed water and tax rates.

Kenneth Rich, 811 Amblerwood Drive, did not wish to come forward and speak but noted his opposition to annexation.

Ed Wilson, 1801 Marchmont Drive, explained that he did not want to be annexed into the City, that he paid for services such as water and trash, and was not in favor of holding back to back public hearings at the same meeting.

Mayor Olk noted that he received citizen input from Bruce Orsmond, 7009 Webb Lane, that did not wish to speak, but was opposed to annexation into the City.

There being no one else wishing to speak, Mayor Olk closed the public hearing at 7:47 pm.

Councilmember Lawrence noted his opposition to conducting two public hearings at the same meeting, and was in favor of providing additional time for residents to review the information given at the meeting.

This item was for discussion purposes only and no formal action was taken.

- 3. First public hearing to consider the annexation of territory currently in the City's extraterritorial jurisdiction consisting of approximately 62.97 acres of land out of the Benjamin Sparks Survey, Abstract No. 813, in Collin County, Texas, as described in volume 549, page 333, and generally located on the north side of FM 1378, one-half mile east of the intersection of FM 1378 and W. Lucas Road (also commonly known as Edgewood Estates) and consisting of approximately 49 lots.**

Councilmember Lawrence asked Mr. Hilbourn if he explained to residents that called the City, that street repairs within their subdivision would not occur immediately, and could be some time before any repairs would be incorporated into a street maintenance program.

Mr. Hilbourn stated he did not discuss street repairs or drainage with any resident that called.

Mayor Olk opened the public hearing at 7:53 pm and called the following individuals forward that requested to speak.

Marty Lehman, 306 Darton Drive, spoke in opposition to the request. He asked for clarification on the services that would be received. Mr. Lehman noted his opposition to conducting back to back public hearings at the same meeting, and asked when the City would be voting on annexation proceedings.

Mayor Olk explained that the City Council would be considering annexation proceedings at the November 16, 2017 City Council meeting.

Marvin Bobo, 600 Pool Lane, stated that he was also speaking on behalf of Scott Jones, the Homeowners Association President that could not be present. Mr. Bobo expressed concern relating to the tax increase that would occur in relation to the amount of services that would be received.

Amy Kinnard, 318 Darton Drive, stated that she was in favor of being annexed and wanted to pay for the City services that she received.

Mayor Olk read an email into the record received from Emily Parsons, Property Manager for Edgewood Estates, that stated the Board of Neighborhood Management, the company that manages the subdivision wanted the community to be annexed into the City.

There being no one else wishing to speak, the public hearing was closed at 8:01 pm.

Councilmember Fisher stated that she was opposed to holding two public hearings at the same meeting. Councilmember Fisher directed residents to the September 21, 2017 City Council packet that was available on the City of Lucas website. Councilmember Fisher explained that within the packet contained estimates for city taxes for each property in the extraterritorial jurisdiction areas, along with current water rates and extraterritorial jurisdiction surcharges for each property. Councilmember Fisher discussed the City's effective tax rate along with possible water rate increases from the North Texas Municipal Water District.

Mayor Pro Tem Peele stated that the City Council had made numerous attempts to meet with the Cimarron, Edgewood and Claremont Springs homeowner's associations to discuss annexation and how residents may be affected, and were able to meet with residents from Claremont Springs. Mayor Pro Tem Peele discussed the pros and cons of annexation with regards to fire and police services, taxes paid by Lucas residents for these services, and the unlikely feasibility of the extraterritorial jurisdiction areas obtaining contracts of their own for solid waste, law enforcement and fire and EMS services. Mayor Pro Tem Peele discussed the decision to consider annexing the Cimarron, Edgewood and Claremont Springs neighborhoods because of their central location within the City and the cost to the taxpayers of holding an election to consider annexing.

Councilmember Lawrence noted his opposition to holding two public hearings at the same meeting and believed that additional meetings should have been held for the residents to obtain and consider feedback. Councilmember Lawrence also did not agree with the short time frame in which information was disseminated.

Mayor Olk read from the meeting minutes of the September 21, 2017 City Council meeting where City Attorney Joe Gorfida informed the City Council of the timeframes in which meetings and public hearings would have to be held in order to meet the December 1 deadline.

This item was for discussion purposes only and no formal action was taken.

- 4. Second public hearing to consider the annexation of territory currently in the City's extraterritorial jurisdiction consisting of approximately 32.97 acres of land out of the Benjamin Sparks Survey, Abstract No. 813, in Collin County Texas, as described in volume 3928, page 145, and generally located on the east side of FM 1378, one-quarter mile north of the intersection of FM 1378 and W. Lucas Road (also commonly known**

as Cimarron Estates) and consisting of approximately 25 lots surrounding the City of Lucas, Texas.

Mayor Olk opened the public hearing at 8:22 pm. There being no one wishing to speak, the public hearing was closed.

Councilmember Lawrence asked that his comments be reflected from the first public hearing pertaining to if there was a discussion with residents that called the City, that street repairs within their subdivision would not occur immediately, and could be some time before any repairs would be incorporated into a street maintenance program.

There was no further discussion on this item, and no formal action was taken, as it was for discussion purposes only.

- 5. Second public hearing to consider the annexation of territory currently in the City's extraterritorial jurisdiction consisting of approximately 36.84 acres of land out of the James M. Snider Survey, Abstract No. 824, in Collin County, Texas, as described in volume 924, page 443, and generally located on the south side of Estates Parkway, one-half mile west of the intersection of Ingram Road and Estates Parkway (also commonly known as Claremont Springs, Phase 1) and consisting of approximately 24 lots, surrounding the City of Lucas, Texas.**

Mayor Olk opened the public hearing at 8:24 pm and asked if any members of the audience would like to speak regarding this item.

Ryan Hyde, 1823 Marchmont Drive, asked if there were other areas within the City that would be considered for annexation.

Mayor Olk stated that there would be no other areas to be considered for annexation. The vacant land located in the City's extraterritorial jurisdiction would be annexed once they were developed and annexation agreements were in place for that to occur.

Tom Belter, 1804 Desoto Court asked if the City decided to annex, when it would go into effect.

City Attorney Joe Gorfida stated should annexation be approved, it would be effective November 16, 2017.

There being no one else wishing to speak, Mayor Olk closed the public hearing at 8:29 pm.

Councilmember Lawrence asked that his comments be reflected from the first public hearing pertaining to if there was a discussion with residents that called the City, that street repairs within their subdivision would not occur immediately, and could be some time before any repairs would be incorporated into a street maintenance program.

This item was for discussion purposes only and no formal action was taken.

- 6. Second public hearing to consider the annexation of territory currently in the City's extraterritorial jurisdiction consisting of approximately 62.97 acres of land out of the Benjamin Sparks Survey, Abstract No. 813, in Collin County, Texas, as described in volume 549, page 333, and generally located on the north side of FM 1378, one-half**

mile east of the intersection of FM 1378 and W. Lucas Road (also commonly known as Edgewood Estates) and consisting of approximately 49 lots.

Mayor Olk opened the public hearing at 8:30 pm and asked if anyone in the audience would like to speak regarding this agenda item.

Amy Kinnard, 318 Darton, asked if there would be any changes to the deed of her property.

Mayor Olk stated that there would be no changes, the lot, block and subdivision would remain the same.

There being no one else wishing to speak, the public hearing was closed at 8:31pm.

Councilmember Lawrence asked that his comments be reflected from the first public hearing pertaining to if there was a discussion with residents that called the City, that street repairs within their subdivision would not occur immediately, and could be some time before any repairs would be incorporated into a street maintenance program.

This item was for discussion purposes only and no formal action was taken.

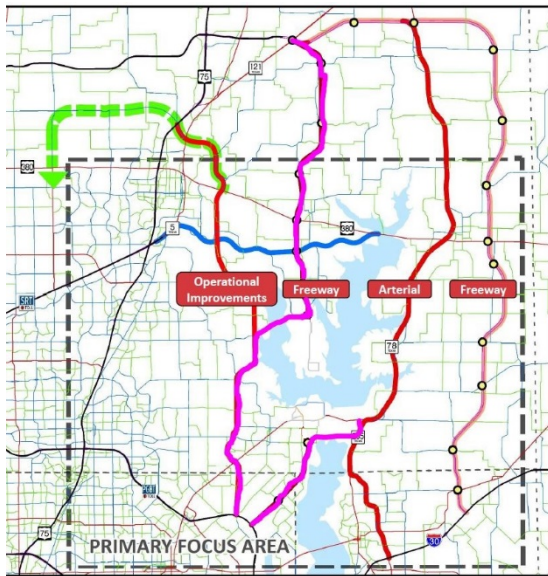
7. Consider proposed alternatives to the Collin County Strategic Roadway Plan proposed by the Town of St. Paul that utilizes alternate paths west of Lake Lavon.

City Manager Joni Clarke stated that Collin County wanted the Lucas City Council to have an opportunity to review the amendments proposed by the Town of St. Paul to the limited access roadways proposed as part of the Collin County Roadway Plan. Ms. Clarke stated that staff would provide Collin County with any necessary feedback.

Becky Bernardi, representing the Lavon Pro Corridor Freeway expressed her position in favor of maintaining a limited access roadway within the north-south corridor that assists with alleviating traffic from Highway 78. Ms. Bernardi discussed the traffic congestion around Lake Lavon and Highway 78 and stated that she was not in favor of the proposal by the Town of St. Paul.

Councilmember Fisher stated that the proposed amendment by the Town of St. Paul did not alleviate traffic on Highway 78. Councilmember Fisher stated that the plan submitted by the NCTCOG was a good proposal and she did not want to deter from the official position the City had chosen and voted upon.

Mayor Olk stated that he was not in favor of changing the City's position, nor in favor of what the Town of St. Paul had proposed.



MOTION: A motion was made by Mayor Pro Tem Peele, seconded by Councilmember Duke to oppose the proposed amendments to the Collin County Roadway Plan outlined in fuchsia proposed by the Town of St. Paul. The motion to deny passed unanimously by a 6 to 0 vote.

Executive Session

8. Executive Session.

The City Council did not hold an Executive Session during this meeting.

9. Adjournment.

MOTION: A motion was made by Councilmember Millsap, seconded by Councilmember Lawrence to adjourn the meeting at 8:49 pm. The motion passed unanimously by a 6 to 0 vote.

APPROVED:

ATTEST:

Jim Olk, Mayor

Stacy Henderson, City Secretary



**City of Lucas
City Council Meeting
November 2, 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
Councilmember Wayne Millsap
Councilmember Tim Baney
Councilmember Debbie Fisher

Staff Present:

City Manager Joni Clarke
City Secretary Stacy Henderson
Development Services Director Joe Hilbourn

City Councilmembers Absent:

Mayor Pro Tem Kathleen Peele
Councilmember Steve Duke
Councilmember Philip Lawrence

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

Citizen Input

1. Citizen Input.

There was no citizen input received.

Community Interest

2. Community Interest.

Mayor Olk thanked staff and Councilmember Baney for their assistance with the East Winningkoff Trailhead grand opening. Mayor Olk also reminded those in attendance that the City's Country Christmas event would take place on December 1 at 6:00 pm at the Lucas Community Park.

City Manager Joni Clarke announced that November 4 was the City's Fall Sweep Cleanup/Arbor Day event, as well as the recycling drop-off event located next to the Fire Station.

Councilmember Baney thanked the Fire-Rescue Department for their extraordinary work on recent events that occurred in the City.

Consent Agenda

3. Consent Agenda.

- A. Approval of the minutes of the October 19, 2017 City Council meeting.
- B. Consider approving Resolution R 2017-11-00469 designating the Allen American as the official newspaper of the City of Lucas.

Councilmember Fisher asked that Agenda Item 3B be removed from the Consent Agenda for further discussion.

MOTION: A motion was made by Councilmember Millsap, seconded by Councilmember Baney to approve agenda Item 3A on the Consent Agenda as presented. The motion passed unanimously by a 4 to 0 vote.

Regular Agenda

3B. Consider approving Resolution R 2017-11-00469 designating the Allen American as the official newspaper of the City of Lucas.

Councilmember Fisher expressed her concern that the Allen American did not hold the proper certification to be a paper of record, and therefore certain documents could not be advertised in the paper because of the lack of certification.

City Manager Joni Clarke noted that the Allen American met the requirements to advertise zoning notices; however, advertising of bonds and certificates of obligation were required to be advertised in a paper of record. Ms. Clarke explained that should the City have to advertise regarding bonds or certificates of obligation, notices were sent to the Dallas Morning News, so that all requirements were being met.

Councilmember Fisher thanked staff for the clarification and was in agreement with advertising in both papers.

MOTION: A motion was made by Councilmember Millsap, seconded by Councilmember Baney to approve Resolution R 2017-11-00469 designating the Allen American as the official newspaper for the City of Lucas.

4. Consider the request by Huitt Zollars on behalf of Pennington Partners for approval of a preliminary plat for O'Reilly Auto Parts located on the east side of Angel Parkway approximately one-quarter mile south of McGarity Lane, and part of the William Snider Survey, Abstract No. 821, Tract 16 being 1.140 acres of a 20.79-acre tract of land.

Development Services Director Joe Hilbourn gave a presentation noting that the property was zoned Commercial Business and had access to public improvements such as water, sewer, gas, electric and roadways. Mr. Hilbourn noted that the proposed use was an O'Reilly Auto Parts store.

MOTION: A motion was made by Councilmember Millsap, seconded by Councilmember Fisher to approve the preliminary plat for O'Reilly Auto Parts located on the east side of Angel Parkway approximately one-quarter mile south of McGarity Lane, and part of the William Snider Survey, Abstract No. 821, Tract 16 being 1.140 acres of a 20.79-acre tract of land. The motion passed unanimously by a 4 to 0 vote.

5. Consider updates to the Trails Master Plan recommended by the Parks and Open Space Board.

Development Services Director Joe Hilbourn gave a presentation noting the following amendments recommended by the Parks and Open Space Board:

- Addition of a trail segment on FM1378 between Estates Parkway and W. Lucas Road
- Trails east and north of FM1378 and E. Lucas Road would remain equestrian and hiking only
- Trails west of FM1378 and south of FM1378 and E. Lucas Road would be designated multi-purpose trails for biking, equestrian and hiking.

Mr. Hilbourn displayed the Trails Map and noted that routes outlined in green were designated equestrian use only, trails outlined in pink represented the Trinity Trail system, and trails outlined in blue were designated as multi-purpose trails.

Mayor Olk asked if additional right of way would need to be acquired for any portion of the trail segment.

Mr. Hilbourn noted that right of way along areas of Blondy Jhune would need to be obtained. Mr. Hilbourn also discussed the possibility of future trails along Country Club once plans from the State had been received.

Councilmember Fisher asked if there would be trail designation along Allison Lane.

Mr. Hilbourn stated that when the Fox Glen subdivision was approved, a 70-foot right of way was acquired leaving room for a trail in that area.

The City Council discussed trails along Stinson Road, and existing trails currently located within in various subdivisions.

MOTION: A motion was made by Councilmember Baney, seconded by Councilmember Millsap to approve amendments made to the Trails Master Plan. The motion passed unanimously by a 4 to 0 vote.

6. Consider approving Resolution R 2017-11-00468 and cast votes for the Collin Central Appraisal District Board of Directors.

MOTION: A motion was made by Councilmember Millsap, seconded by Councilmember Fisher to approve Resolution R 2017-11-00468 and cast six votes allocated to the City of Lucas to Wayne Mayo of the Collin Central Appraisal District Board of Directors. The motion passed unanimously by a 4 to 0 vote.

Executive Session

7. Executive Session.

The City Council did not hold an Executive Session during this meeting.

8. Adjournment.

MOTION: A motion was made by Councilmember Millsap, seconded by Councilmember Baney to adjourn the meeting at 7:17 pm. The motion passed unanimously by a 4 to 0 vote.

APPROVED:

ATTEST:

Jim Olk, Mayor

Stacy Henderson, City Secretary

City of Lucas
Fiscal Year 2017-2018
Re-allocated Funding for Capital Projects

Account No	Vendor	Project	Budgeted Fiscal Year 16/17	Paid Fiscal Year 16/17	Reallocation Fiscal Year 17/18	Funding Source Fiscal Year 17/18
By Contract						
11-8209-301	BW2	W Lucas Rd Repairs	\$ 8,850.00	\$ 6,150.00	\$ 2,700.00	General Fund Reserves
21-8210-302	BW2	W Lucas Rd-RTR	\$ 23,660.84	\$ 21,031.84	\$ 2,629.00	Road Impact F \$2205/County Funds \$424
21-8210-302	Reynolds Asphalt	W Lucas Road RTR	\$ 1,172,779.50	\$ 245,088.50	\$ 927,691.00	RTR Funds \$742,051/County Funds \$185,640
21-8210-490-120	BSK	Parker Rd Waterline Phase 1-1	\$ 244,796.00	\$ 81,090.00	\$ 163,706.00	Water Fund Reserves
21-8210-490-120	BW2	Parker Rd Waterline Phase 1-1	\$ 8,262.00	\$ 4,737.00	\$ 3,525.00	Water Fund Reserves
21-8210-490-120	Contingency	Parker Rd Phase 1 Easement	\$ 46,879.00	\$ -	\$ 46,879.00	Water Fund Reserves
21-8210-490-122	BW2	Parker Rd Waterline PH2	\$ 33,500.00	\$ 16,048.00	\$ 17,452.00	Water Fund Reserves
21-8210-490-125	BW2	Water Tower/Single Pressure Plane	\$ 185,000.00	\$ 38,875.00	\$ 146,125.00	Water Fund Reserves
21-8210-490-126	BW2	Parker Rd 3T	\$ 10,800.00	\$ 4,320.00	\$ 6,480.00	Water Fund Reserves
21-8210-491-123	Birkhoff	Winningkoff Rev Curve	\$ 70,936.41	\$ 46,174.47	\$ 24,761.94	Road Impact Fees
21-8210-491-123	Contingency	Winningkoff Rev Curve Easement	\$ 25,000.00	\$ -	\$ 25,000.00	Road Impact Fees
21-8210-491-124	Birkhoff	Stinson Rd/W Lucas Rd	\$ 91,130.00	\$ 38,805.00	\$ 52,325.00	Road Impact Fees
		Total	\$ 1,921,593.75	\$ 502,319.81	\$ 1,419,273.94	

Re-allocation summary by account number

11-8209-301	W Lucas Rd Repairs	\$ 2,700.00
21-8210-302	W Lucas Road RTR	\$ 930,320.00
21-8210-490-120	Parker Rd Waterline Phase 1-1	\$ 214,110.00
21-8210-490-122	Parker Rd Waterline PH2	\$ 17,452.00
21-8210-490-125	Water Tower/Single Pressure Plane	\$ 146,125.00
21-8210-490-126	Parker Rd 3T	\$ 6,480.00
21-8210-491-123	Winningkoff Rev Curve	\$ 49,761.94
21-8210-491-124	Stinson Rd/W Lucas Rd	\$ 52,325.00
		\$ 1,419,273.94

Re-allocation summary by funding source

General Fund Reserves	\$ 2,700.00
Road Impact Fees	\$ 104,291.94
RTR Funding	\$ 742,051.00
County Funding	\$ 186,064.00
Water Fund Reserves	\$ 384,167.00
	\$ 1,419,273.94



City of Lucas

City Council Agenda Request

November 16, 2017

Requester: Development Services Director Joe Hilbourn

Agenda Item:

Consider the request for a minor plat by Goose Realty for Lots 1 through 4 of the Logan Ford Ranch Phase 4, being 8.661 acres in the Calvin Boles Survey Abstract Number 28, and located at the northeast corner of the intersection of Welborn Road and Ford Lane.

Background Information:

This parcel of land is located within the City limits and includes 8.661 acres of a 110.117-acre tract of land. The plat is creating four two-acre lots and leaving a remainder of 101 +/- acres. The four lots are located on Ford Lane. There is a development agreement in place with Logan Ford Ranch Phases 1 and 2 to improve Ford Lane. This minor plat would be staff approval if not for right-of-way dedications.

Attachments/Supporting Documentation:

1. Minor Plat

Budget/Financial Impact:

NA

Recommendation:

This item is administrative in nature and conforms to the City's requirements. Staff recommends approving the minor plat as presented. The Planning and Zoning Commission recommended to unanimously approve the request.

Motion:

I make a motion to approval/deny the minor plat for Lots 1 through 4 of the Logan Ford Ranch Phase 4, being 8.661 acres in the Calvin Boles Survey Abstract Number 28, and located at the northeast corner of the intersection of Welborn Road and Ford Lane.

OWNER'S DEDICATION AND ACKNOWLEDGEMENT

STATE OF TEXAS §
COUNTY OF COLLIN §

WHEREAS **Goose Real Estate, Inc.** is the owner of a tract of land situated in the State of Texas, County of Collin, and City of Lucas, being part of the Calvin Boles Survey, Abstract No. 28, and being part of a 110.177 acre tract as recorded under Document No. 20170823001131220 of the Collin County Land Records with said premises being more particularly described as follows:

BEGINNING at a mag nail found at the intersection of the approximate centerline of Welborn Lane with the approximate centerline of Ford Lane marking the southwest corner of said 110.177 acre tract, the southwest corner of said premises, the northwest corner of a called 1.255 acre tract as recorded under Document No. 20131031001487460 of the Collin County Land Records, and being in the east line of a called 224.497 acre tract as recorded in Volume 1326, Page 253 of the Collin County Land Records;

THENCE with the west line of said 110.177 acre tract, the west line of said premises, partway with the east line of said 224.497 acre tract, and partway with the west margin of Welborn Lane as follows:

North 00°31'50" East, 134.05 feet to a 1/2-inch iron rod found marking a northeast corner of said 224.497 acre tract;
North 00°28'34" East, 210.21 feet to a 1/2-inch iron rod with yellow cap stamped "GLAS RPLS 6081" set marking the northwest corner of said premises;

THENCE with the north line of said premises as follows:

South 89°10'47" East, passing a 1/2-inch iron rod with yellow cap stamped "GLAS RPLS 6081" set at 25.00 feet and continuing for a total distance of 298.75 feet to a 1/2-inch iron rod with yellow cap stamped "GLAS RPLS 6081" set marking the most northerly northeast corner of said premises;
South 00°47'45" West, 36.60 feet to a 1/2-inch iron rod with yellow cap stamped "GLAS RPLS 6081" set marking an interior ell-corner of said premises;
South 89°10'47" East, 893.04 feet to a 1/2-inch iron rod with yellow cap stamped "GLAS RPLS 6081" set marking the northeast corner of said premises;

THENCE with the east line of said premises, South 00°47'45" West, passing a 1/2-inch iron rod with yellow cap stamped "GLAS RPLS 6081" set at 292.66 feet and continuing for a total distance of 307.66 feet to a mag nail set in the approximate center of Ford Lane, marking the southeast corner of said premises and being in the south line of said 110.177 acre tract;

THENCE with the approximate center of Ford Lane, the south line of said 110.177 acre tract, the south line of said premises, and partway with the north line of the aforementioned 1.255 acre tract, North 89°10'47" West, passing a 1/2-inch iron rod found at 956.07 feet marking the northeast corner of said 1.255 acre tract, and continuing for a total distance of 1,190.00 feet to the point of beginning and containing 8.661 acres of land.

OWNER'S CERTIFICATE

STATE OF TEXAS §
COUNTY OF COLLIN §

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

That WE, **Goose Real Estate, Inc.**, the Owner, do hereby bind themselves and their heirs, assignees and successors of title this plat designating the hereinabove described property as **Minor Plat of Lots 1-4, Block A of Logan Ford Ranch, Phase 4**, an addition to the City of Lucas, and do hereby dedicate to the public use forever the streets, alleys, and right-of-way easements shown thereon, and do hereby reserve the easement strips shown on this plat for the mutual use and accommodation of garbage collection agencies and all public utilities desiring to use or using same. Any public utility shall have the right to remove and keep removed all or part of any buildings, fences, trees, shrubs, or other improvements or growths that in any way endanger or interfere with the construction, maintenance or efficiency of its respective systems on any of these easement strips, and any public utility shall at all times have the right of ingress and egress to and from and upon the said easement strips for the purpose of constructing, reconstructing, inspecting, patrolling, without the necessity at any time of procuring the permission of anyone. Additionally, we certify that we are the sole owners of the dedicated property and that no other's interest is attached to this property unless otherwise indicated on the required Mortgage Holder Certification that is included on this plat. This plat approved subject to all platting ordinances, rules, regulations and resolutions of the City of Lucas, Texas.

Witness our hands at LUCAS, Texas, this ____ day of _____, 2017.

James Roberts, President of
Goose Real Estate, Inc.

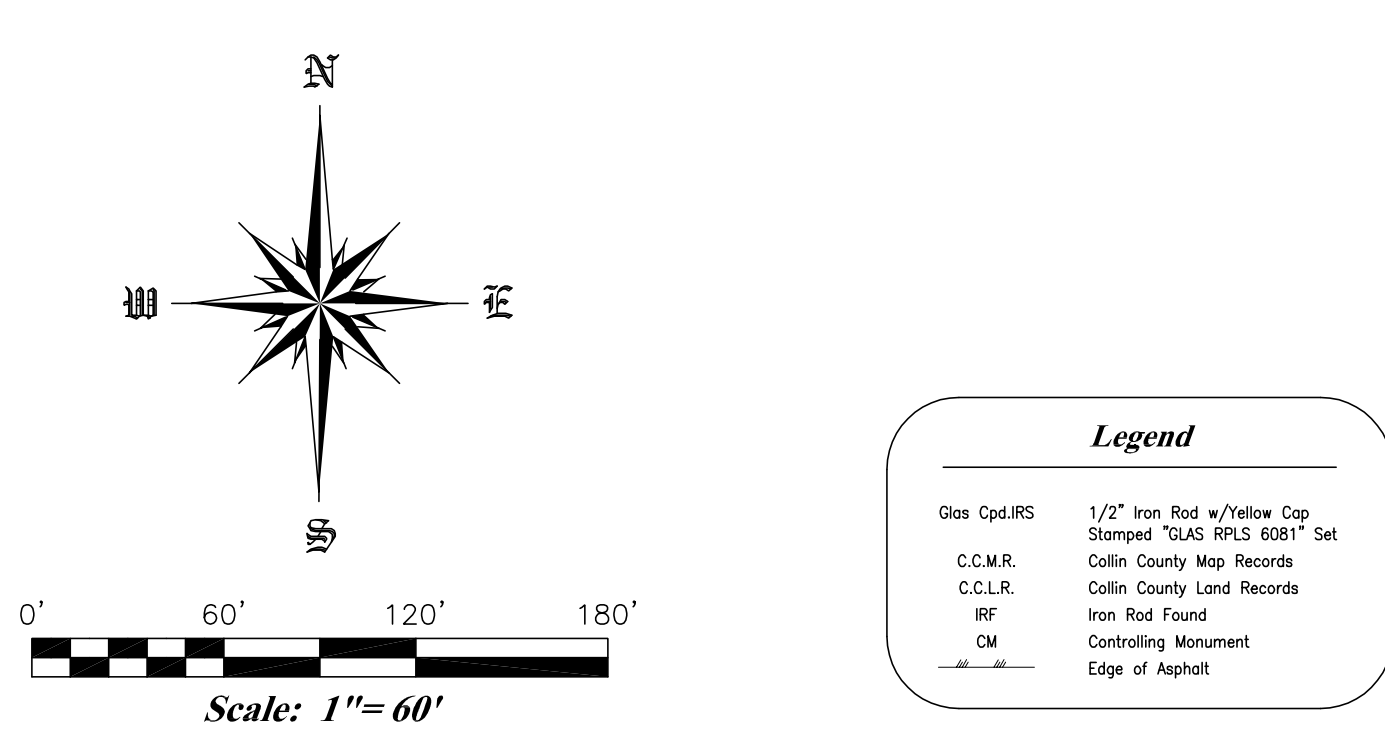
ACKNOWLEDGEMENT

STATE OF TEXAS §
COUNTY OF COLLIN §

Before me, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared **James Roberts**, known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and considerations therein expressed.

Given under my hand and seal of office, this ____ day of _____, 2017.

Notary Public in and for
the State of Texas



CITY APPROVAL CERTIFICATE

This plat is hereby approved by the Planning and Zoning Commission of the City of Lucas.

Director of Planning and Community Development _____ Date _____

ATTEST: _____

Signature _____ Date _____

Print Name & Title _____

The Director of Public Works of the City of Lucas, Texas hereby certifies that to the best of his/her knowledge or belief, this subdivision plat conforms to all requirements of the Lucas Development Code and with engineering construction standards and processes adopted by the City of Lucas, Texas as to which his approval is required.

Director of Public Works _____ Date _____

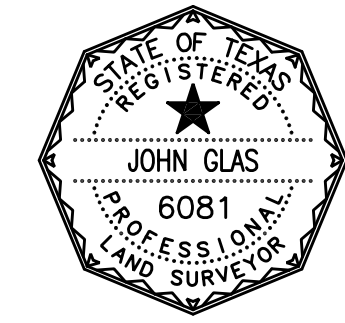
SURVEYOR'S CERTIFICATE

STATE OF TEXAS §
COUNTY OF HUNT §

KNOW ALL MEN BY THESE PRESENTS:

That I, **John Glas**, do hereby certify, that I prepared this plat from an actual on the ground survey of the land as described and that the corner monuments shown thereon were properly placed under my personal supervision in accordance with the Platting Rules and Regulations of the City of Lucas Planning and Zoning Commission.

John Glas
R.P.L.S. No. 6081



ACKNOWLEDGEMENT

STATE OF TEXAS §
COUNTY OF HUNT §

Before me, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared **John Glas**, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the ____ day of _____, 2017.

Notary Public in and for
The State of Texas

NOTES

- 1) This survey has been performed with the benefit of Title Commitment Gf No. CTHS55-8000551700059 issued by Chicago Title Insurance Company on May 30, 2017.
- 2) Subject property is affected by any and all notes, details, easements and other matters that are shown on or as part of the recorded plat and/or as part of a title commitment/survey request.
- 3) Source bearing is based on the north line of Logan Ford Ranch, Phase 1, on an addition to the City of Lucas as recorded in Volume 2016, Page 321 of the Collin County Map Records.
- 4) No part of the subject property lies within a Special Flood Hazard Area inundated by 100-year flood per Map Number 48085C0410 J of the F.E.M.A. Flood Insurance Rate Maps for Collin County, Texas and Incorporated Areas, dated June 2, 2009 (Zone X). This statement does not imply that the property and/or structures will be free from flooding or flood damage. On occasion, greater floods can and will occur and flood heights may be increased by man-made or natural causes. The above flood statement shall not create liability on the part of the surveyor. The surveyor makes no representation as to the accuracy of said FIRMs.

Lot 1, Block A
2.00 Acres

Lot 2, Block A
2.00 Acres

Lot 3, Block A
2.00 Acres

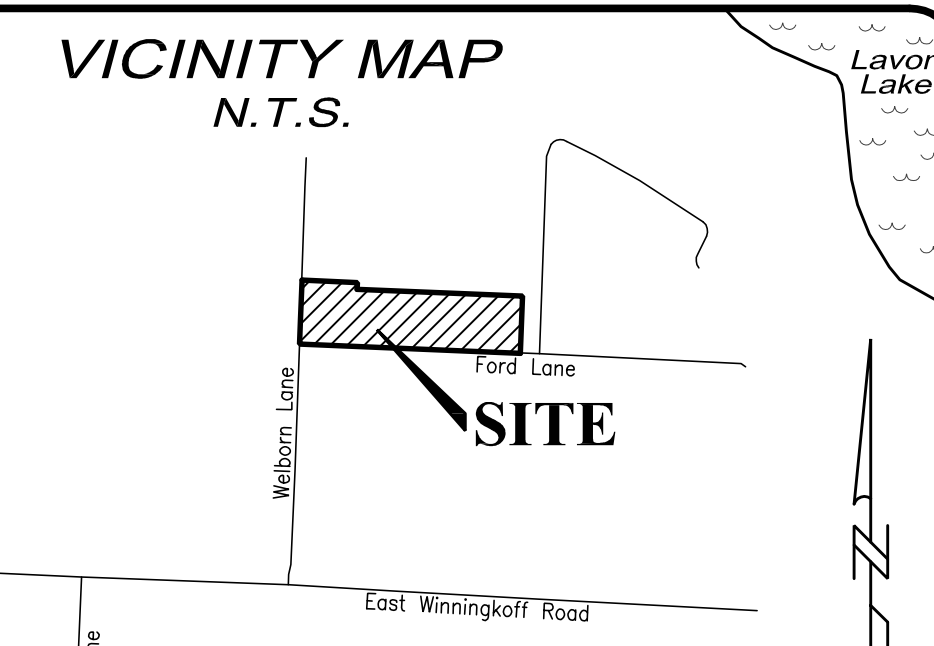
Lot 4, Block A
2.00 Acres

Lot 11, Block B
Logan Ford Ranch, Phase 1
Vol. 2016, Pg. 378, CCMR

Lot 12, Block B
Logan Ford Ranch, Phase 1
Vol. 2016, Pg. 378, CCMR

Lot 13, Block B
Logan Ford Ranch, Phase 1
Vol. 2016, Pg. 378, CCMR

Lot 14, Block B
Logan Ford Ranch, Phase 1
Vol. 2016, Pg. 378, CCMR



Owner:
Goose Real Estate, Inc.
1200 Kempton Park Ln
Fairview, TX 75069
(614) 306-4246
Attn: James Roberts
roberts.james321@gmail.com

Surveyor:
Glas Land Surveying
2114 FM 1563
Wolfe City, TX 75496
(903) 496-2084
(903) 496-2084
Attn: John Glas
john@glaslandsurveying.com

Revised: 10/30/2017
Drawings 2017\AC00888.dwg

Glas Land Surveying
2114 FM 1563, Wolfe City, Texas 75496
Office: (903) 496-2084 Fax: (469) 547-0826
www.glaslandsurveying.com
TBPLS Firm No. 10193970



City of Lucas City Council Request November 16, 2017

Item No. 05

Requester: Development Services Director Joe Hilbourn

Agenda Item:

Consider adopting Ordinance 2017-11-00872 annexing a territory currently in the City's extraterritorial jurisdiction consisting of approximately 36.84 acres of land out of the James M. Snider Survey, Abstract No. 824, in Collin County, Texas, as described in volume 924, page 443, and generally located on the south side of Estates Parkway, one-half mile west of the intersection of Ingram Road and Estates Parkway (also commonly known as Claremont Springs, Phase 1) and consisting of approximately 24 lots.

Background Information:

This is ordinance adoption hearing following the two required public hearings for annexation consideration for Claremont Springs, Phase 1. The City Council held two public hearings at a special called City Council meeting on October 25, 2017. This parcel is located within the 1-mile extraterritorial jurisdiction of the City and all documentation supports annexation for this property:

- Metes & bounds verified
- Parcel is contiguous to the City

Attachments/Supporting Documentation:

1. Ordinance 2017-11-00872
2. Depiction
3. Legal Description
4. Public hearing notice
5. Listing of addresses being considered for annexation
6. Email received from Claremont Springs homeowner

Budget/Financial Impact:

The net result will be an increase to the General Fund and a decrease to the Water Fund.

Recommendation:

City Staff recommends annexing the above-mentioned subdivision.



City of Lucas City Council Request November 16, 2017

Item No. 05

Motion:

I hereby make a motion to approve/deny adopting Ordinance 2017-11-00872 annexing a territory currently in the City's extraterritorial jurisdiction consisting of approximately 36.84 acres of land out of the James M. Snider Survey, Abstract No. 824, in Collin County, Texas, as described in volume 924, page 443, and generally located on the south side of Estates Parkway, one-half mile west of the intersection of Ingram Road and Estates Parkway (also commonly known as Claremont Springs, Phase 1) and consisting of approximately 24 lots.

ORDINANCE 2017-11-00872
[ANNEXATION – CLAREMONT SPRINGS PHASE I]

AN ORDINANCE OF THE CITY OF LUCAS, TEXAS, ANNEXING THE HEREINAFTER DESCRIBED TERRITORY INTO THE CITY OF LUCAS, TEXAS, EXTENDING THE BOUNDARY LIMITS OF THE CITY SO AS TO INCLUDE AN APPROXIMATE 36.8418-ACRE TRACT OF LAND WITHIN THE CITY’S LIMITS, GRANTING TO ALL INHABITANTS AND OWNERS OF THE TERRITORY ALL OF THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS, AND BINDING THE INHABITANTS BY ALL THE ACTS, ORDINANCES AND REGULATIONS OF THE CITY; ADOPTING A SERVICE PLAN FOR THE DESCRIBED TERRITORY; PROVIDING A CONFLICTS RESOLUTION CLAUSE; PROVIDING A REPEALING CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, this ordinance pertains to the hereinafter described territory consisting of a ±36.8418-acre tract of land, more or less, being part of the James M. Snider Survey, Abstract No. 824, in Collin County, Texas, as described in Volume 924, Page 443, in the Deed Records of Collin County, Texas, and, which is more particularly described and identified in Exhibit “A” and Exhibit “B”; and

WHEREAS, the City Council of the City of Lucas has given the requisite notices and conducted the public hearings required by Chapter 43 of the Texas Local Government Code; and

WHEREAS, the City Council has adopted a service plan as required by Section 43.056 of the Texas Local Government Code for the territory, which is attached hereto as Exhibit “C”; and

WHEREAS, the territory to be annexed lies within the exclusive extra territorial jurisdiction of Lucas, Texas; and

WHEREAS, the requirements for annexation of this area are as stated in Chapter 43 of the Texas Local Government Code; and

WHEREAS, the City Council of the City of Lucas has concluded that said territory should be annexed to and made a part of the City of Lucas, Texas;

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

SECTION 1. That the territory consisting of a ±36.8418-acre tract of land, more particularly described and depicted in Exhibit “A” and Exhibit “B,” attached hereto and made a part hereof for all purposes, is situated within the exclusive extraterritorial jurisdiction of the City and adjacent and contiguous thereto, be and the same is hereby annexed to the City of Lucas, Texas.

SECTION 2. The boundary limits of the City of Lucas, Texas, shall be and are hereby extended to include said territory within the City limits and the territory described herein shall be and is hereby included within the territorial limits of the City, subject to all the acts, ordinances, resolutions and regulations of said City. The inhabitants of the property described herein and annexed hereby shall hereafter be entitled to all rights and privileges of other citizens of the City of Lucas, and shall be bound by the acts, ordinances, resolutions, and regulations of the City.

SECTION 3. That the service plan for the territory is approved by the City Council of the City of Lucas, which is attached hereto as Exhibit “C” and made a part hereof for all purposes, the same as if fully copied herein, be and the same is hereby adopted by the City of Lucas.

SECTION 4. That 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 5. That all provisions of the ordinances of the City of Lucas, Texas, in conflict with the provisions of this ordinance be, and the same are hereby, repealed, and all other provisions of the ordinances of the City not in conflict with the provisions of this ordinance shall remain in full force and effect.

SECTION 6. That should any sentence, paragraph, subdivision, clause, phrase or section of this ordinance be adjudged or held to be unconstitutional, illegal or invalid, the same shall not affect the validity of this ordinance as a whole, or any part or provision thereof other than the part so decided to be invalid, illegal or unconstitutional, and shall not affect the validity of the Code of Ordinances as a whole.

SECTION 7. This ordinance shall take effect immediately from and after its passage and the publication of the caption, as the law in such cases provides.

DULY PASSED AND APPROVED BY THE CITY COUNSEL OF THE CITY OF LUCAS, COLLIN COUNTY, TEXAS, ON THIS 16th DAY OF NOVEMBER, 2017.

APPROVED:

Jim Olk, Mayor

APPROVED AS TO FORM:

ATTEST:

Joseph J. Gorfida, Jr., City Attorney
(06-01-2017/86552)

Stacy Henderson, City Secretary

EXHIBIT “A”
Metes and Bounds
City of Lucas, Texas/Claremont Springs Phase I/±36.8418 Acre Annexed Tract

BEING a tract of land situated in the James M. Snider Survey, Abstract No. 824, Collin County, Texas and being part of a tract of land conveyed to Richard L. Cunningham, Trustee by deed recorded in Volume 924, Page 443, Deed Records, Collin County, Texas and being more particularly described by metes and bounds as follows:

BEGINNING at a 5/8 inch iron rod set with yellow plastic cap stamped (DC&A INC) being 990.00 feet East, 36.00 feet South and 1,367.95 feet East of the Northwest corner of said James M. Snider Survey, said point also being at the West corner of a corner clip at the intersection of the South right—of—way line of F.M. 2170 (100 foot right—of—way) and the West right—of—way line of C.R. 262 (variable width gravel road);

THENCE South 43 degrees 24 minutes 11 seconds East, along the Southwest line of said corner clip, a distance of 42.84 feet to a 5/8 inch iron rod found for corner;

THENCE East, a distance of 2.50 feet to a 5/8 inch iron rod set with yellow plastic cap stamped (DC&A INC) in the West right-of—way line of said C.R. 262;

THENCE South 00 degrees 03 minutes 51 seconds West, along the West right—of—way line of said C.R. 262, a distance of 1331.09 feet to a 5/8 inch iron rod found at the Northeast corner of a tract of land conveyed to Donald Ray. Burden, Jr. by deed recorded in Volume 4598, Page 2724, Deed Records, Collin County, Texas;

THENCE North 89 degrees 54 minutes 53 seconds West, along the North property line of said Donald Ray Burden, Jr. tract, a distance of 1402.76 feet to a 5/8 inch iron rod found in the East property line of a tract of land conveyed to Juliette Fowler Homes by deed recorded in Volume 816, Page 165, Deed Records, Collin County, Texas;

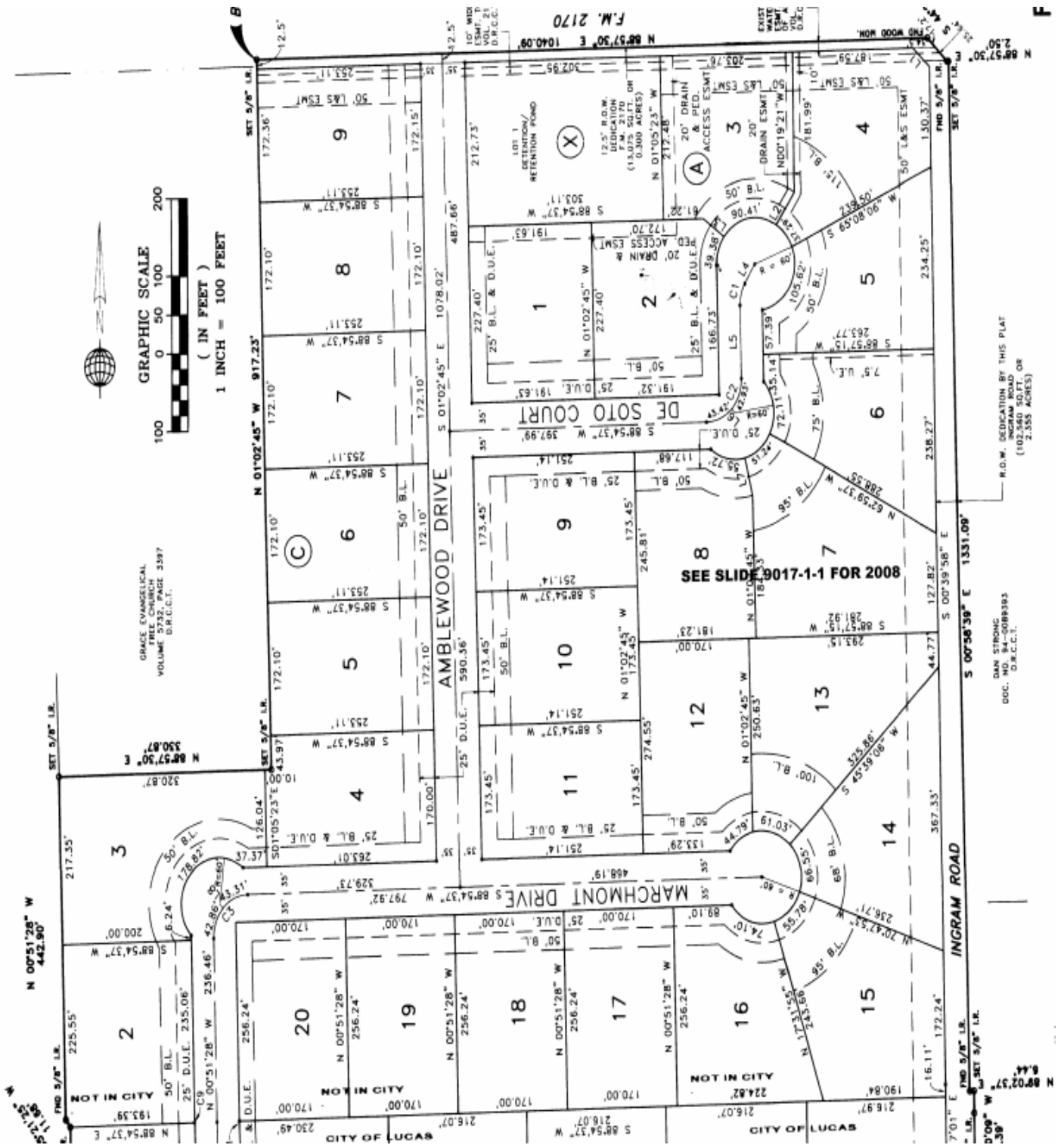
THENCE North 00 degrees 11 minutes 02 seconds East, along the East property line of said Juliette Fowler Homes, a distance of 442.90 feet to a 5/8 inch iron rod set with yellow plastic cap stamped (DC&A INC) for corner;

THENCE East, a distance of 330.87 feet to a 5/8 inch iron rod set with yellow plastic cap stamped (DC&A INC) for corner;

THENCE North 00. degrees 00 minutes 1.5 seconds West, a distance of 917.23 feet to a 5/8 inch iron rod set with yellow plastic cap stamped (DC&A INC) in the South right-of—way line of said F.M. 2170;

THENCE East, along the South right-of -way line of said F.M. 2170, a distance of 1040.09 feet to the POINT OF BEGINNING and containing 1,604,829.11 square feet or 36.8418 acres of land.

EXHIBIT "B"
Depiction
City of Lucas, Texas/Claremont Springs Phase I/+36.8418 Acre Annexed Tract



City of Lucas
 Ordinance 2017-11-00872
 (Annexation - Claremont Springs Phase I)
 Approved: November 16, 2017

EXHIBIT “C”
Service Plan
Claremont Springs Phase I – 36.8418-Acre Annexed Tract

For the territory consisting of a ±36.8418-acre tract of land, and which is more particularly described and identified in Exhibit “A” and Exhibit “B” attached hereto.

FOR SERVICES EFFECTIVE IMMEDIATELY AFTER DATE OF ANNEXATION

1. POLICE PROTECTION

The City of Lucas, Texas will provide police protection to the newly annexed tract at the same or similar level now being provided to other areas of the City of Lucas, Texas with similar topography, land use and population within the newly annexed area.

2. FIRE PROTECTION AND AMBULANCE SERVICE

The City of Lucas, Texas will provide fire protection to the newly annexed tract at the same or similar level of service now being provided to other areas of the City of Lucas, Texas, with similar topography, land use and population with the City. Ambulance service will be provided to the newly annexed tract at the same or similar level of service now being provided to other areas of the City of Lucas, Texas, with similar topography, land use and population with the City.

3. SOLID WASTE COLLECTION

The City of Lucas, Texas will provide residential solid waste collection to the newly annexed tract at the same or similar level now being provided to other areas of the City of Lucas, Texas with similar topography, land use and population within the newly annexed area.

4. WATER FACILITIES

Maintenance of any public water facilities in the area to be annexed that are not in the service area of another water utility will begin upon the effective date of the annexation using existing personnel and equipment.

5. MAINTENANCE OF ROADS AND STREETS

Any and all roads, streets or alleyways which have been dedicated to the City of Lucas, Texas, shall be maintained to the same degree and extent that other roads, streets and alleyways are maintained in areas with similar topography, land use and population density.

EXHIBIT “C”
Service Plan
Claremont Springs Phase I – 36.8418-Acre Annexed Tract

6. MAINTENANCE OF PARKS, PLAYGROUNDS AND SWIMMING POOLS

The City Council of the City of Lucas, Texas, is not aware of the existence of any parks, playgrounds or swimming pools now located in the area proposed for annexation. Any existing private parks, playgrounds, swimming pools and other recreational and community facilities within the annexation area will be unaffected by the annexation.

7. MAINTENANCE OF PUBLICLY OWNED FACILITY, BUILDING OR MUNICIPAL SERVICE

The City Council of the City of Lucas, Texas, is not aware of the existence of any publicly owned facility, building or other municipal service now located in the area proposed for annexation. In the event any such publicly owned facility, building or municipal service does exist and are public facilities, the City of Lucas, Texas, will maintain such areas to the same extent and degree that it maintains publicly owned facilities, buildings or municipal services of the City now incorporated in the City of Lucas, Texas.

CONSTRUCTION OF ANY CAPITAL IMPROVEMENTS

1. POLICE PROTECTION, FIRE PROTECTION AND SOLID WASTE COLLECTION

The Council of the City of Lucas, Texas finds and determines it to be unnecessary to acquire or construct any capital improvement for the purposes of providing police protection, fire protection or solid waste collection. The City Council finds and determines that it has at the present time adequate facilities to provide the same type, kind and level of protection and service which is presently being administered to other areas already incorporated in the City of Lucas, Texas, with the same or similar topography, land use and population density.

2. WATER AND WASTE WATER FACILITIES

The City Council of the City of Lucas, Texas, finds and determines it to be unnecessary to construct any additional capital improvements for the purpose of providing water and waste water services. The City Council finds and determines that it has, at the present time, adequate facilities to provide the same type, kind and level of service which is presently being administered to other parts of Lucas, Texas, with the same topography, land use and population density.

EXHIBIT “C”
Service Plan
Claremont Springs Phase I – 36.8418-Acre Annexed Tract

3. **ROADS AND STREETS**

Maintenance of properly dedicated roads and streets will be consistent with the maintenance provided by the City to other roads and streets will be consistent with the maintenance provided by the City to other roads and streets in areas of similar topography, land use and sub-development of the annexed property, the developers will be required pursuant to the ordinances of the City of Lucas, Texas, to provide internal and peripheral streets and to construct those streets in accordance with the specifications required by the City of Lucas, Texas, for the properly dedicated street.

4. **CAPITAL IMPROVEMENTS**

Notwithstanding any other provision of this service plan, a landowner within the newly annexed area will not be required to fund capital improvements necessary to provide municipal services in a manner inconsistent with Chapter 395 of the Local Government Code, unless otherwise agreed to by the landowner.

SPECIFIC FINDINGS

The City Council of the City of Lucas, Texas finds and determines that this proposed Service Plan will not provide any fewer services, and it will not provide a lower level of service in the area proposed to be annexed than were in existence in the proposed area at the time immediately preceding the annexation process.

Because of the differing characteristics of topography, land utilization and population density, the service levels which may ultimately be provided in the newly annexed area may differ somewhat from services provided in other areas of the City of Lucas, Texas. These differences are specifically dictated because of differing characteristics of the property and the City of Lucas, Texas will undertake to perform consistent with this contract so as to provide the newly annexed area with the same type, kind and quality of service presently enjoyed by the citizens of the City of Lucas, Texas who reside in areas of similar topography, land utilization and population.

Claremont Springs

(Properties highlighted in white are being considered for annexation)

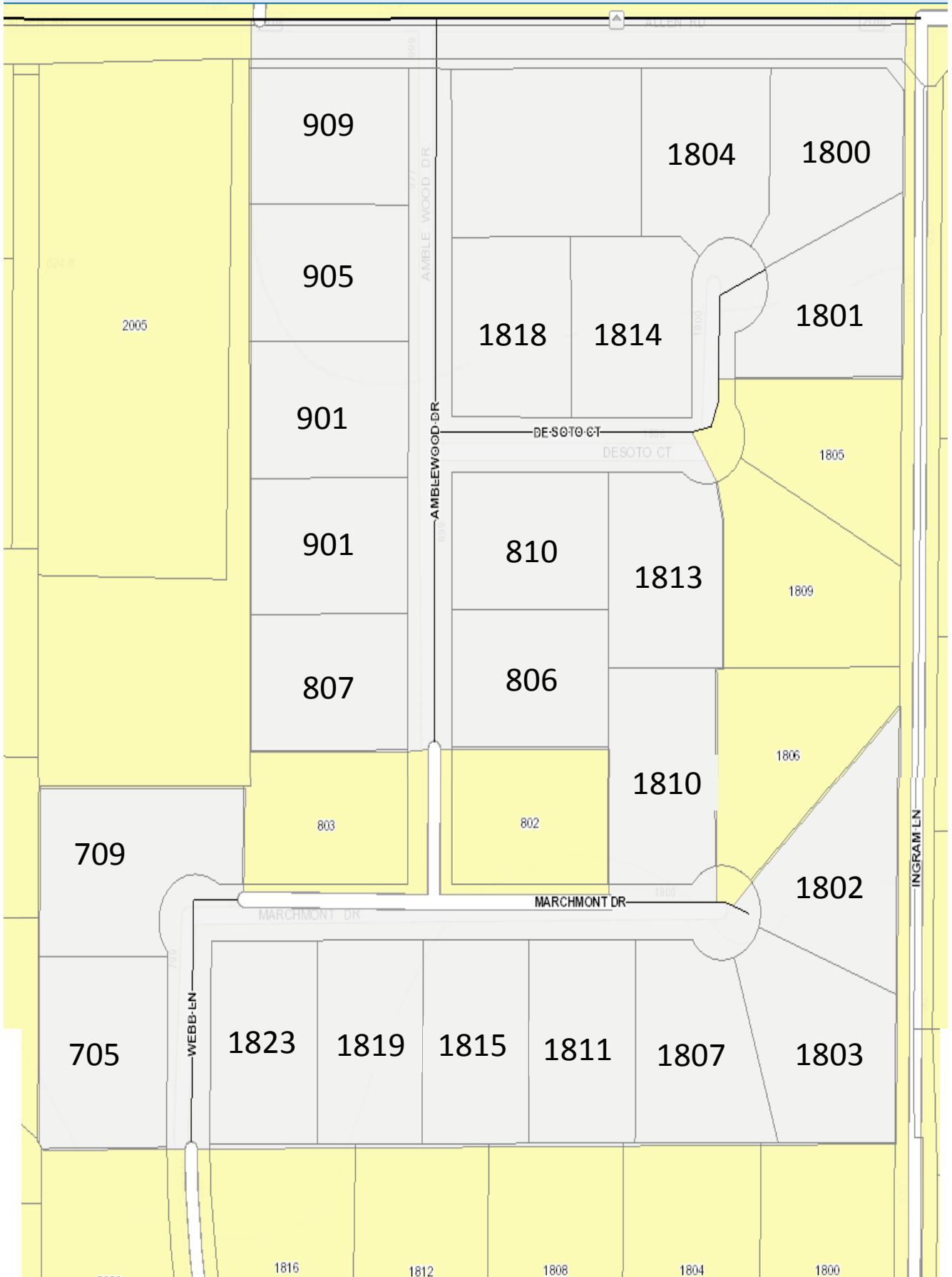


Exhibit A
Legal Description
Claremont Springs Phase 1

BEING a tract of land situated in the James M. Snider Survey, Abstract No. 824, Collin County, Texas and being part of a tract of land conveyed to Richard L. Cunningham, Trustee by deed recorded in Volume 924, Page 443, Deed Records, Collin County, Texas and being more particularly described by metes and bounds as follows:

BEGINNING at a 5/8 inch iron rod set with yellow plastic cap stamped (DC&A INC) being 990.00 feet East, 36.00 feet South and 1,367.95 feet East of the Northwest corner of said James M. Snider Survey, said point also being at the West corner of a corner clip at the intersection of the South right—of—way line of F.M. 2170 (100 foot right—of—way) and the West right—of—way line of C.R. 262 (variable width gravel road);

THENCE South 43 degrees 24 minutes 11 seconds East, along the Southwest line of said corner clip, a distance of 42.84 feet to a 5/8 inch iron rod found for corner;

THENCE East, a distance of 2.50 feet to a 5/8 inch iron rod set with yellow plastic cap stamped (DC&A INC) in the West right-of—way line of said C.R. 262;

THENCE South 00 degrees 03 minutes 51 seconds West, along the West right—of—way line of said C.R. 262, a distance of 1331.09 feet to a 5/8 inch iron rod found at the Northeast corner of a tract of land conveyed to Donald Ray. Burden, Jr. by deed recorded in Volume 4598, Page 2724, Deed Records, Collin County, Texas;

THENCE North 89 degrees 54 minutes 53 seconds West, along the North property line of said Donald Ray Burden, Jr. tract, a distance of 1402.76 feet to a 5/8 inch iron rod found in the East property line of a tract of land conveyed to Juliette Fowler Homes by deed recorded in Volume 816, Page 165, Deed Records, Collin County, Texas;

THENCE North 00 degrees 11 minutes 02 seconds East, along the East property line of said Juliette Fowler Homes, a distance of 442.90 feet to a 5/8 inch iron rod set with yellow plastic cap. stamped (DC&A INC) for corner;

THENCE East, a distance of 330.87 feet to a 5/8 inch iron rod set with yellow plastic cap stamped (DC&A INC) for corner;

THENCE North 00. degrees 00 minutes 1.5 seconds West, a distance of 917.23 feet to a 5/8 inch iron rod set with yellow plastic cap stamped (DC&A INC) in the South right-of—way line of said F.M. 2170;

THENCE East, along the South right—of —way line of said F.M. 2170, a distance of 1040.09 feet to the POINT OF BEGINNING and containing 1,604,829.11 square feet or 36.8418 acres of land.



NOTICE OF PUBLIC HEARINGS TO CONSIDER ANNEXATION OF LAND

NOTICE IS HEREBY GIVEN, that the City Council of the City of Lucas, Texas (the "City"), will hold two public hearings regarding the unilateral annexation of the property hereinafter described. The first public hearing will begin at 7:00 PM on the 25th day of October, 2017 and a second public hearing will held on the 25th day of October 2017 immediately following the first public hearing. Both public hearings will be held at the City of Lucas' City Hall located at 665 Country Club Road, Lucas, Texas. The property to be considered for annexation is located in Collin County, Texas, and described as follows:

BEING a tract of land situated in the James M. Snider Survey, Abstract No. 824, Collin County, Texas and being part of a tract of land conveyed to Richard L. Cunningham, Trustee by deed recorded in Volume 924, Page 443, Deed Records, Collin County, Texas and being more particularly described by metes and bounds as follows:

BEGINNING at a 5/8 inch iron rod set with yellow plastic cap stamped (DC&A INC) being 990.00 feet East, 36.00 feet South and 1,367.95 feet East of the Northwest corner of said James M. Snider Survey, said point also being at the West corner of a corner clip at the intersection of the South right—of—way line of F.M. 2170 (100 foot right—of—way) and the West right—of—way line of C.R. 262 (variable width gravel road);

THENCE South 43 degrees 24 minutes 11 seconds East, along the Southwest line of said corner clip, a distance of 42.84 feet to a 5/8 inch iron rod found for corner;

THENCE East, a distance of 2.50 feet to a 5/8 inch iron rod set with yellow plastic cap stamped (DC&A INC) in the West right-of—way line of said C.R. 262;

THENCE South 00 degrees 03 minutes 51 seconds West, along the West right—of—way line of said C.R. 262, a distance of 1331.09 feet to a 5/8 inch iron rod found at the Northeast corner of a tract of land conveyed to Donald Ray. Burden, Jr. by deed recorded in Volume 4598, Page 2724, Deed Records, Collin County, Texas;

THENCE North 89 degrees 54 minutes 53 seconds West, along the North property line of said Donald Ray Burden, Jr. tract, a distance of 1402.76 feet to a 5/8 inch iron rod found in the East property line of a tract of land conveyed to Juliette Fowler

Homes by deed recorded in Volume 816, Page 165, Deed Records, Collin County, Texas;

THENCE North 00 degrees 11 minutes 02 seconds East, along the East property line of said Juliette Fowler Homes, a distance of 442.90 feet to a 5/8 inch iron rod set with yellow plastic cap. stamped (DC&A INC) for corner;

THENCE East, a distance of 330.87 feet to a 5/8 inch iron rod set with yellow plastic cap stamped (DC&A INC) for corner;

THENCE North 00. degrees 00 minutes 1.5 seconds West, a distance of 917.23 feet to a 5/8 inch iron rod set with yellow plastic cap stamped (DC&A INC) in the South right-of—way line of said F.M. 2170;

THENCE East, along the South right—of —way line of said F.M. 2170, a distance of 1040.09 feet to the POINT OF BEGINNING and containing 1,604,829.11 square feet or 36.8418 acres of land.

Otherwise known as Claremont Springs Phase 1

I, Stacy Henderson, City Secretary of the City of LUCAS, Texas, do hereby publish this notice in accordance with law and have on file in my office the service plan for such annexation. If you have any questions about this notice please contact Joseph Hilbourn at jhilbourn@lucastexas.us

Claremont Springs ETJ Lot Listing

1	HALPER RANDY E &	1818 Desoto Ct	Claremont Springs Addition, Blk A, Lot 1
2	ROTH FAMILY LIVING TRUST THE	1814 Desoto Ct	Claremont Springs Addition, Blk A, Lot 2
3	BELTER THOMAS H & THERESA M	1804 Desoto Ct	Claremont Springs Addition, Blk A, Lot 3
4	NGUYEN KHANH &	1800 Desoto Ct	Claremont Springs Addition, Blk A, Lot 4
5	HATCHER JOSEPH B & JANET K	1801 Desoto Ct	Claremont Springs Addition, Blk A, Lot 5
6	BAUMGARTNER THEODORE J & PATRICIA A	1813 Desoto Ct	Claremont Springs Addition, Blk A, Lot 8; Amending
7	PANDIAN CHELLIAH &	810 Amblewood Dr	Claremont Springs Addition, Blk A, Lot 9
8	WILLIAMS CHARLES & ADA LIVING TRUST THE	806 Amblewood Dr	Claremont Springs Addition, Blk A, Lot 10
9	FLETCHER MICHAEL P	1810 Marchmont Dr	Claremont Springs Addition, Blk A, Lot 12
10	WILSON EDWARD L	1802 Marchmont Dr	Claremont Springs Addition, Blk A, Lot 14
11	MEAGHER MICHAEL T & CATHERINE C	1803 Marchmont Dr	Claremont Springs Addition, Blk A, Lot 15
12	SMITH PAUL J & KAREN B	1807 Marchmont Dr	Claremont Springs Addition, Blk A, Lot 16
13	SPENCER KIM L & STEPHEN	1811 Marchmont Dr	Claremont Springs Addition, Blk A, Lot 17
14	SHEEHAN PATRICK & REBECCA	1815 Marchmont Dr	Claremont Springs Addition, Blk A, Lot 18
15	COPELAND DEBRA A & MARK F	1819 Marchmont Dr	Claremont Springs Addition, Blk A, Lot 19
16	HIATT BRIAN & LINDA	1823 Marchmont Dr	Claremont Springs Addition, Blk A, Lot 20
17	ELLINGER SHAWN & CARTHY R	705 Webb Ln	Claremont Springs Addition, Blk C, Lot 2
18	ORSMOND BRUCE FRANK & JACQUELINE	709 Webb Ln	Claremont Springs Addition, Blk C, Lot 3
19	LETCHMAN CHARLES H II &	807 Amblewood Dr	Claremont Springs Addition, Blk C, Lot 5
20	RICH KENNETH S	811 Amblewood Dr	Claremont Springs Addition, Blk C, Lot 6
21	CHERRY RICKEY CARL & JULIA E	901 Amblewood Dr	Claremont Springs Addition, Blk C, Lot 7
22	GERMANN DELLIS W & JANE L GERMANN REV AGREEMENT OF TR	905 Amblewood Dr	Claremont Springs Addition, Blk C, Lot 8
23	HEDRICK JEREMY &	909 Amblewood Dr	Claremont Springs Addition, Blk C, Lot 9
24	CLAREMONT SPRINGS HOMEOWNERS ASSOC INC	Amblewood Dr	Claremont Springs Addition, Blk X, Lot 1; Detention/retention Pond

From: Brian Hiatt <bhiatt@collectorpro.com>

Sent: Thursday, November 2, 2017 1:30:50 PM

To: Jim Olk; Debbie Fisher; Kathleen Peele; Philip Lawrence; Steve Duke; Tim Baney; Wayne Millsap

Cc: Linda Hiatt

Subject: Claremont Springs Phase 1 Annexation - Comments

Dear Lucas City Council,

This is from Brian Hiatt and Linda Hiatt. We reside at 1823 Marchmont Dr. Brian attended the public hearings regarding the annexation of Claremont Springs Phase 1. Thank you for the information. I was unaware that the city of Lucas was providing services free. I had made an incorrect assumption that some of my other property taxes were being used to cover services provided.

I am in favor of annexation and request the council to vote yes to annex Claremont Springs Phase 1 into the city of Lucas. I further request the council to consider a refund of the taxes for 2 years to soften the financial impact to the residents.

Thank You

Brian and Linda Hiatt

Brian Hiatt
Collectorpro Software Inc
www.collectorpro.com
bhiatt@collectorpro.com
972.908.3964



City of Lucas City Council Request November 16, 2017

Item No. 06

Requester: Development Services Director Joe Hilbourn

Agenda Item:

Consider adopting Ordinance 2017-11-00873 annexing a territory currently in the City's extraterritorial jurisdiction consisting of approximately 32.97 acres of land out of the Benjamin Sparks Survey, Abstract No. 813, in Collin County Texas, as described in volume 3928, page 145, and generally located on the east side of FM 1378, one-quarter mile north of the intersection of FM 1378 and W. Lucas Road (also commonly known as Cimarron Estates) and consisting of approximately 25 lots.

Background Information:

This is the ordinance adoption hearing following the two required public hearings for annexation consideration for Cimarron Estates. The City Council held two public hearings at a special called City Council meeting on October 25, 2017. This parcel is located within the 1-mile extraterritorial jurisdiction of the City. All documentation supports annexation for this property:

- Metes & bounds verified
- Parcel is contiguous to the City

Attachments/Supporting Documentation:

1. Ordinance 2017-11-00873
2. Depiction
3. Legal Description
4. Public hearing notice
5. Listing of addresses being considered for annexation within Cimarron Estates

Budget/Financial Impact:

The net result will be an increase to the General Fund and a decrease to the Water Fund.

Recommendation:

City Staff recommends annexing the above-mentioned subdivision.



City of Lucas City Council Request November 16, 2017

Item No. 06

Motion:

I hereby make a motion to approve/deny adopting Ordinance 2017-11-00873 annexing a territory currently in the City's extraterritorial jurisdiction consisting of approximately 32.97 acres of land out of the Benjamin Sparks Survey, Abstract No. 813, in Collin County Texas, as described in volume 3928, page 145, and generally located on the east side of FM 1378, one-quarter mile north of the intersection of FM 1378 and W. Lucas Road (also commonly known as Cimarron Estates) and consisting of approximately 25 lots.

ORDINANCE 2017-11-00873
[ANNEXATION – CIMARRON ESTATES]

AN ORDINANCE OF THE CITY OF LUCAS, TEXAS, ANNEXING THE HEREINAFTER DESCRIBED TERRITORY INTO THE CITY OF LUCAS, TEXAS, EXTENDING THE BOUNDARY LIMITS OF THE CITY SO AS TO INCLUDE AN APPROXIMATE 32.978-ACRE TRACT OF LAND WITHIN THE CITY’S LIMITS, GRANTING TO ALL INHABITANTS AND OWNERS OF THE TERRITORY ALL OF THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS, AND BINDING THE INHABITANTS BY ALL THE ACTS, ORDINANCES AND REGULATIONS OF THE CITY; ADOPTING A SERVICE PLAN FOR THE DESCRIBED TERRITORY; PROVIDING A CONFLICTS RESOLUTION CLAUSE; PROVIDING A REPEALING CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, this ordinance pertains to the hereinafter described territory consisting of a ±32.978-acre tract of land, more or less, being part of the Benjamin Sparks Survey, Abstract No. 813, in Collin County, Texas, being a part of a 70.00-acre tract, as described in Volume 3928, Page 145, in the Deed Records of Collin County, Texas, and, which is more particularly described and identified in Exhibit “A” and Exhibit “B”; and

WHEREAS, the City Council of the City of Lucas has given the requisite notices and conducted the public hearings required by Chapter 43 of the Texas Local Government Code; and

WHEREAS, the City Council has adopted a service plan as required by Section 43.056 of the Texas Local Government Code for the territory, which is attached hereto as Exhibit “C”; and

WHEREAS, the territory to be annexed lies within the exclusive extra territorial jurisdiction of Lucas, Texas; and

WHEREAS, the requirements for annexation of this area are as stated in Chapter 43 of the Texas Local Government Code; and

WHEREAS, the City Council of the City of Lucas has concluded that said territory should be annexed to and made a part of the City of Lucas, Texas.

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

SECTION 1. That the territory consisting of a ±32.978-acre tract of land, more particularly described and identified in Exhibit “A” and Exhibit “B,” attached hereto and made a part hereof for all purposes, is situated within the exclusive extraterritorial jurisdiction of the City and adjacent and contiguous thereto, be and the same is hereby annexed to the City of Lucas, Texas.

SECTION 2. The boundary limits of the City of Lucas, Texas, shall be and are hereby extended to include said territory within the City limits and the territory described herein shall be and is hereby included within the territorial limits of the City, subject to all the acts, ordinances, resolutions and regulations of said City. The inhabitants of the property described herein and annexed hereby shall hereafter be entitled to all rights and privileges of other citizens of the City of Lucas, and shall be bound by the acts, ordinances, resolutions, and regulations of the City.

SECTION 3. That the service plan for the territory is approved by the City Council of the City of Lucas, which is attached hereto as Exhibit “C” and made a part hereof for all purposes, the same as if fully copied herein, be and the same is hereby adopted by the City of Lucas.

SECTION 4. That 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 5. That all provisions of the ordinances of the City of Lucas, Texas, in conflict with the provisions of this ordinance be, and the same are hereby, repealed, and all other provisions of the ordinances of the City not in conflict with the provisions of this ordinance shall remain in full force and effect.

SECTION 6. That should any sentence, paragraph, subdivision, clause, phrase or section of this ordinance be adjudged or held to be unconstitutional, illegal or invalid, the same shall not affect the validity of this ordinance as a whole, or any part or provision thereof other than the part so decided to be invalid, illegal or unconstitutional, and shall not affect the validity of the Code of Ordinances as a whole.

SECTION 7. This ordinance shall take effect immediately from and after its passage and the publication of the caption, as the law in such cases provides.

DULY PASSED AND APPROVED BY THE CITY COUNSEL OF THE CITY OF LUCAS, COLLIN COUNTY, TEXAS, ON THIS 16th DAY OF NOVEMBER, 2017.

APPROVED:

Jim Olk, Mayor

APPROVED AS TO FORM:

ATTEST:

Joseph J. Gorfida, Jr., City Attorney
(10-9-2017/86554)

Stacy Henderson, City Secretary

EXHIBIT “A”
Metes and Bounds
City of Lucas, Texas/Cimarron Estates Property/±32.978-Acre Annexed Tract

BEING, a tract of land situated in the Benjamin Sparks Survey, Abstract NO. 813, in Collin County, Texas, being out of a 70.00 acre tract, as described in Volume 3928, Page 145, in the Deed Records of Collin County, Texas, and being more particularly described as follows:

BEGINNING, at a 5/8 inch iron rod found the northwest corner of Lucas UMC, and addition to the City of Lucas, as described in Volume 948, Page 145, in said deed records;

THENCE, North 89° 43'48” West, for a distance of 420.19 feet, to a ½ inch iron rod found at the northwest corner of Lucas UMC;

THENCE, North 00° 19'07” East, for a distance of 19.00 feet, to a ½ iron rod set;

THENCE, North 89° 43'48” West, for a distance of 333.41 feet, to a ½ iron set on a non-tangent curve to the left, having a radius of 665.00 feet, a central angle of 01°18'37”, and a tangent of 7.60 feet;

THENCE, along said curve to the left for an arc distance of 15.21 feet (Chord Bearing South 02° 05'44” East 15.21 feet), to a ½ inch iron rod set a curve to the right, having a radius of 65.00 feet, a central angle of 97°11'21”;

THENCE, along said curve to the right for arc distance of 15.21 feet (Chord Bearing South 40° 16'44” East 15.21 feet), to a ½ inch iron rod set at the point of compound curvature of a curve to the right, having a radius of 735.00 feet, a central angle of 08°31'36”, and a tangent of 54.79 feet;

THENCE, along said curve to the right for an arc distance of 109.38 feet (Chord Bearing North 04° 03'08” West 109.28 feet), to a ½ inch iron rod set at the point of tangency;

THENCE, North 00° 12'40” East, for a distance of 180.90 feet, to a ½ inch iron rod set;

THENCE, North 89° 43'48” West, for a distance of 300.00 feet, to a ½ inch iron rod set, in the east line of F.M. 1378 (90 R.O.W.);

THENCE, North 00 ° 12'40” East, along the east line of said F.M. 1378, for a distance of 70.00 feet, to ½ inch iron rod set;

THENCE, South 89° 43'48” East, departing said east line, for a distance of 300.00 feet, to a ½ inch iron rod set;

THENCE, North, 00° 12'40” East, for a distance of 856.23 feet, to a ½ inch iron rod set on a non-tangent curve to the right, having a radius of 60.00 feet, a central angle of 179° 59'07”;

THENCE, along said curve to the right for an arc distance of 188.513 feet (Chord Bearing North 35° 54'14" East 120.00 feet), to a ½ inch iron rod set;

THENCE, North 00° 11'59" East, for a distance of 188.93 feet, to a ½ inch iron rod set in the south line of Lovejoy Elementary school No. 2, and addition to the city of Lucas, as described in Clerks File N0. 97-0045267, in said Deed Records;

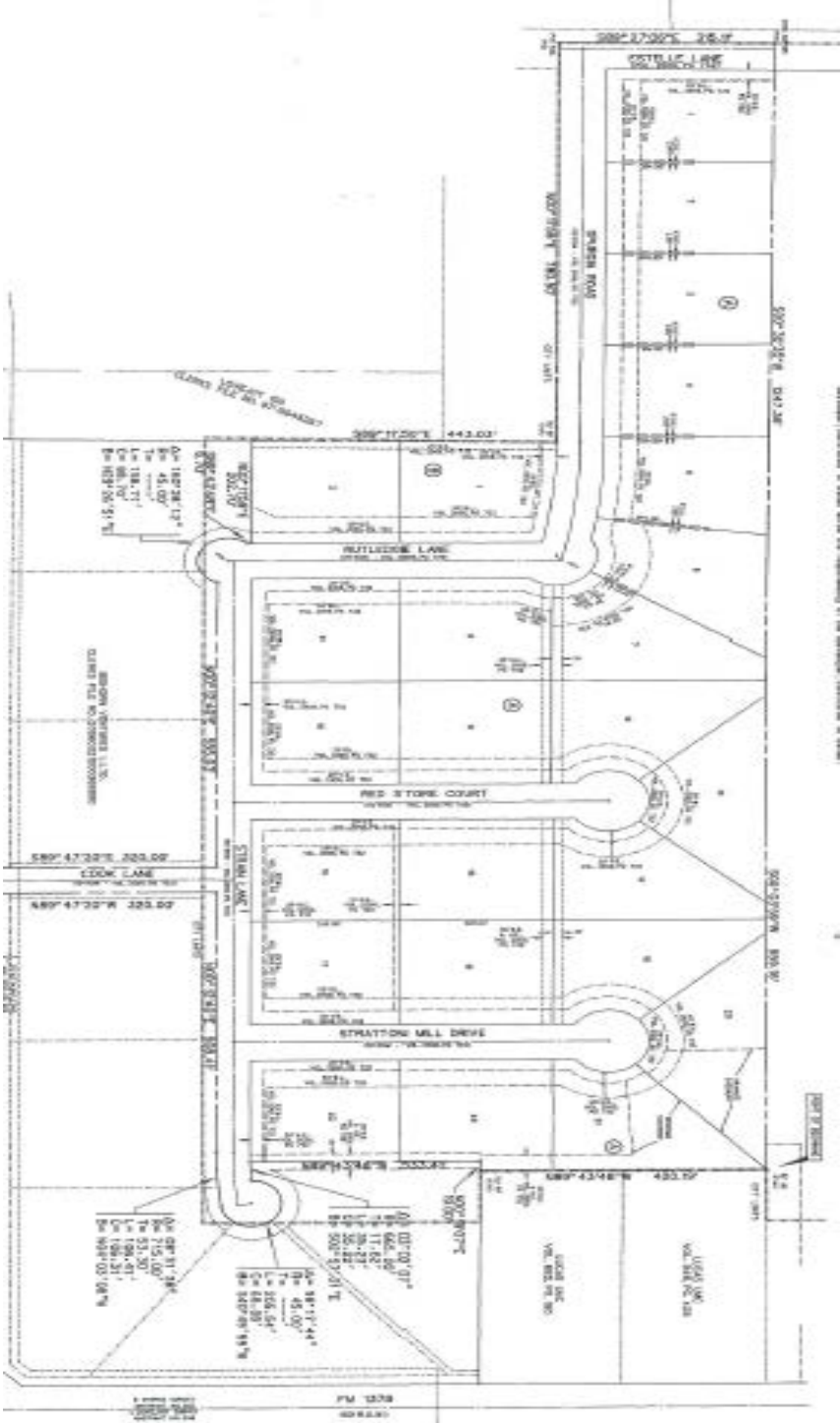
THENCE, South 89°11' 30" East, along the east line of said Lovejoy Elementary, for a distance of 780.50 feet, to a p/k nail found being in the north line of said 70.00 acre tract;

THENCE, South 89° 27'06" East, along said north line, for a distance of 315.11 feet. To ½ inch iron rod set at northeast corner of said 70.00 acre tract;

THENCE, South 00° 30'35" West, along the east line of said 70.00 acre tract, for a distance of 1247.36 feet, to a ½ inch iron rod set;

THENCE, South 00° 03'59" West, along said east line, for a distance of 959.16 feet, to the point of BEGINNING and containing 32.978 acres of land.

EXHIBIT "B"
Depiction
City of Lucas, Texas/Cimarron Estates Property/±32.978-Acre Annexed Tract



**EXHIBIT “C”
Service Plan
Cimarron Estates – 32.978-Acre Annexed Tract**

ANNEXATION SERVICE PLAN FOR THE CITY OF LUCAS, TEXAS

For the territory consisting of a ±32.978-acre tract of land, and which is more particularly described and identified in Exhibit “A” and Exhibit “B” attached hereto.

FOR SERVICES EFFECTIVE IMMEDIATELY AFTER DATE OF ANNEXATION

1. POLICE PROTECTION

The City of Lucas, Texas will provide police protection to the newly annexed tract at the same or similar level now being provided to other areas of the City of Lucas, Texas with similar topography, land use and population within the newly annexed area.

2. FIRE PROTECTION AND AMBULANCE SERVICE

The City of Lucas, Texas will provide fire protection to the newly annexed tract at the same or similar level of service now being provided to other areas of the City of Lucas, Texas, with similar topography, land use and population with the City. Ambulance service will be provided to the newly annexed tract at the same or similar level of service now being provided to other areas of the City of Lucas, Texas, with similar topography, land use and population with the City.

3. SOLID WASTE COLLECTION

The City of Lucas, Texas will provide residential solid waste collection to the newly annexed tract at the same or similar level now being provided to other areas of the City of Lucas, Texas with similar topography, land use and population within the newly annexed area.

4. WATER FACILITIES

Maintenance of any public water facilities in the area to be annexed that are not in the service area of another water utility will begin upon the effective date of the annexation using existing personnel and equipment.

5. MAINTENANCE OF ROADS AND STREETS

Any and all roads, streets or alleyways which have been dedicated to the City of Lucas, Texas, shall be maintained to the same degree and extent that other roads, streets and alleyways are maintained in areas with similar topography, land use and population density.

EXHIBIT “C”
Service Plan
Cimarron Estates – 32.978-Acre Annexed Tract

6. MAINTENANCE OF PARKS, PLAYGROUNDS AND SWIMMING POOLS

The City Council of the City of Lucas, Texas, is not aware of the existence of any parks, playgrounds or swimming pools now located in the area proposed for annexation. Any existing private parks, playgrounds, swimming pools and other recreational and community facilities within the annexation area will be unaffected by the annexation.

7. MAINTENANCE OF PUBLICLY OWNED FACILITY, BUILDING OR MUNICIPAL SERVICE

The City Council of the City of Lucas, Texas, is not aware of the existence of any publicly owned facility, building or other municipal service now located in the area proposed for annexation. In the event any such publicly owned facility, building or municipal service does exist and are public facilities, the City of Lucas, Texas, will maintain such areas to the same extent and degree that it maintains publicly owned facilities, buildings or municipal services of the City now incorporated in the City of Lucas, Texas.

CONSTRUCTION OF ANY CAPITAL IMPROVEMENTS

1. POLICE PROTECTION, FIRE PROTECTION AND SOLID WASTE COLLECTION

The Council of the City of Lucas, Texas finds and determines it to be unnecessary to acquire or construct any capital improvement for the purposes of providing police protection, fire protection or solid waste collection. The City Council finds and determines that it has at the present time adequate facilities to provide the same type, kind and level of protection and service which is presently being administered to other areas already incorporated in the City of Lucas, Texas, with the same or similar topography, land use and population density.

2. WATER AND WASTE WATER FACILITIES

The City Council of the City of Lucas, Texas, finds and determines it to be unnecessary to construct any additional capital improvements for the purpose of providing water and waste water services. The City Council finds and determines that it has, at the present time, adequate facilities to provide the same type, kind and level of service which is presently being administered to other parts of Lucas, Texas, with the same topography, land use and population density.

EXHIBIT “C”
Service Plan
Cimarron Estates – 32.978-Acre Annexed Tract

3. **ROADS AND STREETS**

Maintenance of properly dedicated roads and streets will be consistent with the maintenance provided by the City to other roads and streets will be consistent with the maintenance provided by the City to other roads and streets in areas of similar topography, land use and sub-development of the annexed property, the developers will be required pursuant to the ordinances of the City of Lucas, Texas, to provide internal and peripheral streets and to construct those streets in accordance with the specifications required by the City of Lucas, Texas, for the properly dedicated street.

4. **CAPITAL IMPROVEMENTS**

Notwithstanding any other provision of this service plan, a landowner within the newly annexed area will not be required to fund capital improvements necessary to provide municipal services in a manner inconsistent with Chapter 395 of the Local Government Code, unless otherwise agreed to by the landowner.

SPECIFIC FINDINGS

The City Council of the City of Lucas, Texas finds and determines that this proposed Service Plan will not provide any fewer services, and it will not provide a lower level of service in the area proposed to be annexed than were in existence in the proposed area at the time immediately preceding the annexation process.

Because of the differing characteristics of topography, land utilization and population density, the service levels which may ultimately be provided in the newly annexed area may differ somewhat from services provided in other areas of the City of Lucas, Texas. These differences are specifically dictated because of differing characteristics of the property and the City of Lucas, Texas will undertake to perform consistent with this contract so as to provide the newly annexed area with the same type, kind and quality of service presently enjoyed by the citizens of the City of Lucas, Texas who reside in areas of similar topography, land utilization and population.

Cimarron

(Properties highlighted in white are being considered for annexation)

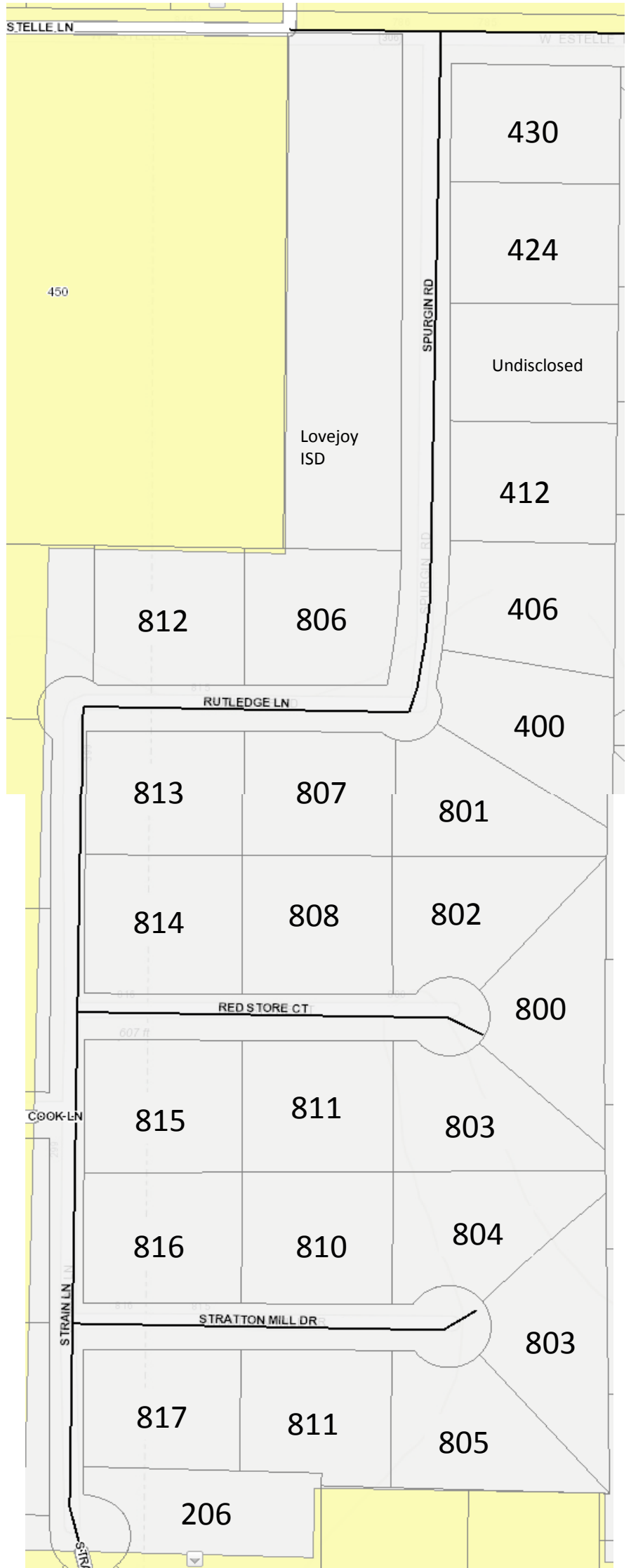


Exhibit A

Legal Description

Cimarron Estates

BEING, a tract of land situated in the Benjamin Sparks Survey, Abstract NO. 813, in Collin County, Texas, being out of a 70.00 acre tract, as described in Volume 3928, Page 145, in the Deed Records of Collin County, Texas, and being more particularly described as follows: BEGINNING, at a 5/8 inch iron rod found the northwest corner of Lucas UMC, and addition to the City of Lucas, as described in Volume 948, Page 145, in said deed records;

THENCE, North 89° 43'48" West, for a distance of 420.19 feet, to a ½ inch iron rod found at the northwest corner of Lucas UMC;

THENCE, North 00° 19'07" East, for a distance of 19.00 feet, to a ½ iron rod set;

THENCE, North 89° 43'48" West, for a distance of 333.41 feet, to a ½ iron set on a non-tangent curve to the left, having a radius of 665.00 feet, a central angle of 01°18'37", and a tangent of 7.60 feet;

THENCE, along said curve to the left for an arc distance of 15.21 feet (Chord Bearing South 02° 05'44" East 15.21 feet), to a ½ inch iron rod set a curve to the right, having a radius of 65.00 feet, a central angle of 97°11'21";

THENCE, along said curve to the right for arc distance of 15.21 feet (Chord Bearing South 40° 16'44" East 15.21 feet), to a ½ inch iron rod set at the point of compound curvature of a curve to the right, having a radius of 735.00 feet, a central angle of 08°31'36", and a tangent of 54.79 feet;

THENCE, along said curve to the right for an arc distance of 109.38 feet (Chord Bearing North 04° 03'08" West 109.28 feet), to a ½ inch iron rod set at the point of tangency;

THENCE, North 00° 12'40" East, for a distance of 180.90 feet, to a ½ inch iron rod set;

THENCE, North 89° 43'48" West, for a distance of 300.00 feet, to a ½ inch iron rod set, in the east line of F.M. 1378 (90 R.O.W.);

THENCE, North 00° 12'40" East, along the east line of said F.M. 1378, for a distance of 70.00 feet, to ½ inch iron rod set;

THENCE, South 89° 43'48" East, departing said east line, for a distance of 300.00 feet, to a ½ inch iron rod set;

THENCE, North, 00° 12'40" East, for a distance of 856.23 feet, to a ½ inch iron rod set on a non-tangent curve to the right, having a radius of 60.00 feet, a central angle of 179° 59'07";

THENCE, along said curve to the right for an arc distance of 188.513 feet (Chord Bearing North 35° 54'14" East 120.00 feet), to a ½ inch iron rod set;

THENCE, North 00° 11'59" East, for a distance of 188.93 feet, to a ½ inch iron rod set in the south line of Lovejoy Elementary school No. 2, and addition to the city of Lucas, as described in Clerks File NO. 97-0045267, in said Deed Records;

THENCE, South 89°11' 30" East, along the eat line of said Lovejoy Elementary, for a distance of 780.50 feet, to a p/k nail found being in the north line of said 70.00 acre tract;

THENCE, South 89° 27'06" East, along said north line, for a distance of 315.11 feet. To ½ inch iron rod set at northeast corner of said 70.00 acre tract;

THENCE, South 00° 30'35" West, along the east line of said 70.00 acre tract, for a distance of 1247.36 feet, to a ½ inch iron rod set;

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NOTICE OF PUBLIC HEARINGS TO CONSIDER ANNEXATION OF LAND

NOTICE IS HEREBY GIVEN, that the City Council of the City of Lucas, Texas (the "City"), will hold two public hearings regarding the unilateral annexation of the property hereinafter described. The first public hearing will begin at 7:00 PM on the 25th day of October, 2017 and a second public hearing will held on the 25th day of October 2017 immediately following the first public hearing. Both public hearings will be held at the City of Lucas' City Hall located at 665 Country Club Road, Lucas, Texas. The property to be considered for annexation is located in Collin County, Texas, and described as follows:

BEING, a tract of land situated in the Benjamin Sparks Survey, Abstract NO. 813, in Collin County, Texas, being out of a 70.00 acre tract, as described in Volume 3928, Page 145, in the Deed Records of Collin County, Texas, and being more particularly described as follows:

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THENCE, North 89° 43'48" West, for a distance of 333.41 feet, to a ½ iron set on a non-tangent curve to the left, having a radius of 665.00 feet, a central angle of 01°18'37", and a tangent of 7.60 feet;

THENCE, along said curve to the left for an arc distance of 15.21 feet (Chord Bearing South 02° 05'44" East 15.21 feet), to a ½ inch iron rod set a curve to the right, having a radius of 65.00 feet, a central angle of 97°11'21";

THENCE, along said curve to the right for arc distance of 15.21 feet (Chord Bearing South 40° 16'44" East 15.21 feet), to a ½ inch iron rod set at the point of compound curvature of a curve to the right, having a radius of 735.00 feet, a central angle of 08°31'36", and a tangent of 54.79 feet;

THENCE, along said curve to the right for an arc distance of 109.38 feet (Chord Bearing North 04° 03'08" West 109.28 feet), to a ½ inch iron rod set at the point of tangency;
THENCE, North 00° 12'40" East, for a distance of 180.90 feet, to a ½ inch iron rod set;
THENCE, North 89° 43'48" West, for a distance of 300.00 feet, to a ½ inch iron rod set, in the east line of F.M. 1378 (90 R.O.W.);
THENCE, North 00° 12'40" East, along the east line of said F.M. 1378, for a distance of 70.00 feet, to ½ inch iron rod set;
THENCE, South 89° 43'48" East, departing said east line, for a distance of 300.00 feet, to a ½ inch iron rod set;
THENCE, North, 00° 12'40" East, for a distance of 856.23 feet, to a ½ inch iron rod set on a non-tangent curve to the right, having a radius of 60.00 feet, a central angle of 179° 59'07";
THENCE, along said curve to the right for an arc distance of 188.513 feet (Chord Bearing North 35° 54'14" East 120.00 feet), to a ½ inch iron rod set;
THENCE, North 00° 11'59" East, for a distance of 188.93 feet, to a ½ inch iron rod set in the south line of Lovejoy Elementary school No. 2, and addition to the city of Lucas, as described in Clerks File NO. 97-0045267, in said Deed Records;
THENCE, South 89°11' 30" East, along the east line of said Lovejoy Elementary, for a distance of 780.50 feet, to a p/k nail found being in the north line of said 70.00 acre tract;
THENCE, South 89° 27'06" East, along said north line, for a distance of 315.11 feet. To ½ inch iron rod set at northeast corner of said 70.00 acre tract;
THENCE, South 00° 30'35" West, along the east line of said 70.00 acre tract, for a distance of 1247.36 feet, to a ½ inch iron rod set;
THENCE, South 00° 03'59" West, along said east line, for a distance of 959.16 feet, to the point of BEGGINNING and containing 32.978 acres of land.

Otherwise known as Cimarron Estates

I, Stacy Henderson, City Secretary of the City of LUCAS, Texas, do hereby publish this notice in accordance with law and have on file in my office the service plan for such annexation. If you have any questions about this notice please contact Joseph Hilbourn at jhilbourn@lucastexas.us

Cimarron Estates ETJ Lot Listing

1	EDSTROM KRISTI & MICHAEL	430 Spurgin Rd Lucas, TX 75002	Cimarron, Blk A, Lot 1
2	HARRIS TOBY S & PATRICIA N	424 Spurgin Rd	Cimarron, Blk A, Lot 2
3	BRANCHE DAPHNE OLABISI & DONALD	412 Spurgin Rd	Cimarron, Blk A, Lot 4
4	HAYWARD JEFFERY JON & KELLY	406 Spurgin Rd	Cimarron, Blk A, Lot 5
5	LAMBERT TAM ABE & CRYSTAL GAYLE	400 Spurgin Rd	Cimarron, Blk A, Lot 6
6	CAMPBELL SCOTT & AMY	801 Rutledge Ln	Cimarron, Blk A, Lot 7
7	SZYMANSKI ANTHONY & ERICA	807 Rutledge Ln	Cimarron, Blk A, Lot 8
8	CHHINA JESSIE H & KIRANDEEP K	813 Rutledge Ln	Cimarron, Blk A, Lot 9
9	ROLAND QUENTIN E III & ELIZABETH ANN	814 Red Store Ct	Cimarron, Blk A, Lot 10
10	HIBBERT PAUL &	808 Red Store Ct	Cimarron, Blk A, Lot 11
11	SPARKS THOMAS & JENNIFER	802 Red Store Ct	Cimarron, Blk A, Lot 12
12	AMADO DANIEL PERIS-LE & JEAN-ANNE BOBINSKI AMADO-LE	800 Red Store Ct	Cimarron, Blk A, Lot 13
13	FORSYTH ROBERT & JOAN	803 Red Store Ct	Cimarron, Blk A, Lot 14
14	WOOD JEFFREY F	811 Red Store Ct	Cimarron, Blk A, Lot 15
15	PATEL PRANAY R &	815 Red Store Ct	Cimarron, Blk A, Lot 16
16	LOCKE MARY JANE & MARSHALL	816 Stratton Mill Dr	Cimarron, Blk A, Lot 17
17	SMITH DAVID L	810 Stratton Mill Dr	Cimarron, Blk A, Lot 18
18	NATARAJAN RAVI	804 Stratton Mill Dr	Cimarron, Blk A, Lot 19
19	SHOONER GLENN M & ASHLEY H- LE	803 Stratton Mill Dr	Cimarron, Blk A, Lot 20r; Replat
20	OLSON DIANE LYNN &	805 Stratton Mill Dr	Cimarron, Blk A, Lot 21r; Replat
21	KUANG TANG Y &	811 Stratton Mill Dr	Cimarron, Blk A, Lot 22
22	WALKER DENNIS A & CHRISTIANE S	817 Stratton Mill Dr	Cimarron, Blk A, Lot 23
23	ROMERO ERIC &	806 Rutledge Ln	Cimarron, Blk B, Lot 1
24	ELBAUM YAKI JACK & LISA D	812 Rutledge Ln	Cimarron, Blk B, Lot 2
25	CITY OF LUCAS	FM 1378 Right-of-Way	Cimarron Phase II, Lot R001



City of Lucas City Council Request November 16, 2017

Item No. 07

Requester: Development Services Director Joe Hilbourn

Agenda Item:

Consider adopting Ordinance 2017-11-00874 annexing a territory currently in the City's extraterritorial jurisdiction consisting of approximately 62.97 acres of land out of the Benjamin Sparks Survey, Abstract No. 813, in Collin County, Texas, as described in volume 549, page 333, and generally located on the north side of FM 1378, one-half mile east of the intersection of FM 1378 and W. Lucas Road (also commonly known as Edgewood Estates) and consisting of approximately 49 lots.

Background Information:

This is the ordinance adoption hearing following the two required public hearings for annexation consideration for Edgewood Estates. The City Council held two public hearings at a special called City Council meeting on October 25, 2017. This parcel is located within the 1-mile extraterritorial jurisdiction of the City. All documentation supports annexation for this property:

- Metes & bounds verified
- Parcel is contiguous to the City

Attachments/Supporting Documentation:

1. Ordinance 2017-11-00874
2. Depiction
3. Legal Description
4. Public hearing notice
5. Listing of addresses being considered for annexation
6. Email received from Edgewood Estates HOA President

Budget/Financial Impact:

The net result will be an increase to the General Fund and a decrease to the Water Fund.

Recommendation:

City Staff recommends annexing the above-mentioned subdivision.

Motion:

I hereby make a motion to approve/deny adopting Ordinance 2017-11-00874 annexing a territory currently in the City's extraterritorial jurisdiction consisting of approximately 62.97 acres of land out of the Benjamin Sparks Survey, Abstract No. 813, in Collin County, Texas, as described in volume 549, page 333, and generally located on the north side of FM 1378, one-half mile east of the intersection of FM 1378 and W. Lucas Road (also commonly known as Edgewood Estates) and consisting of approximately 49 lots.

ORDINANCE 2017-11-00874
[ANNEXATION – EDGEWOOD ESTATES]

AN ORDINANCE OF THE CITY OF LUCAS, TEXAS, ANNEXING THE HEREINAFTER DESCRIBED TERRITORY INTO THE CITY OF LUCAS, TEXAS, EXTENDING THE BOUNDARY LIMITS OF THE CITY SO AS TO INCLUDE AN APPROXIMATE 62.976-ACRE TRACT OF LAND WITHIN THE CITY’S LIMITS, GRANTING TO ALL INHABITANTS AND OWNERS OF THE TERRITORY ALL OF THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS, AND BINDING THE INHABITANTS BY ALL THE ACTS, ORDINANCES AND REGULATIONS OF THE CITY; ADOPTING A SERVICE PLAN FOR THE DESCRIBED TERRITORY; PROVIDING A CONFLICTS RESOLUTION CLAUSE; PROVIDING A REPEALING CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, this ordinance pertains to the hereinafter described territory consisting of a ±62.976-acre tract of land, more or less, being part of the Benjamin Sparks Survey, Abstract No. 813, in Collin County, Texas, being a part of a 71.19-acre tract, as described in Volume 549, Page 333, in the Deed Records of Collin County, Texas, and, which is more particularly described and identified in Exhibit “A” and Exhibit “B”; and

WHEREAS, the City Council of the City of Lucas has given the requisite notices and conducted the public hearings required by Chapter 43 of the Texas Local Government Code; and

WHEREAS, the City Council has adopted a service plan as required by Section 43.056 of the Texas Local Government Code for the territory, which is attached hereto as Exhibit “C”; and

WHEREAS, the territory to be annexed lies within the exclusive extra territorial jurisdiction of Lucas, Texas; and

WHEREAS, the requirements for annexation of this area are as stated in Chapter 43 of the Texas Local Government Code; and

WHEREAS, the City Council of the City of Lucas has concluded that said territory should be annexed to and made a part of the City of Lucas, Texas.

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

SECTION 1. That the territory consisting of a 62.976-acre tract of land, more particularly described and identified in Exhibit “A” and Exhibit “B,” attached hereto and made a part hereof for all purposes, is situated within the exclusive extraterritorial jurisdiction of the City and adjacent and contiguous thereto, be and the same is hereby annexed to the City of Lucas, Texas.

SECTION 2. The boundary limits of the City of Lucas, Texas, shall be and are hereby extended to include said territory within the City limits and the territory described herein shall be and is hereby included within the territorial limits of the City, subject to all the acts, ordinances, resolutions and regulations of said City. The inhabitants of the property described herein and annexed hereby shall hereafter be entitled to all rights and privileges of other citizens of the City of Lucas, and shall be bound by the acts, ordinances, resolutions, and regulations of the City.

SECTION 3. That the service plan for the territory is approved by the City Council of the City of Lucas, which is attached hereto as Exhibit “C” and made a part hereof for all purposes, the same as if fully copied herein, be and the same is hereby adopted by the City of Lucas.

SECTION 4. That 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 5. That all provisions of the ordinances of the City of Lucas, Texas, in conflict with the provisions of this ordinance be, and the same are hereby, repealed, and all other provisions of the ordinances of the City not in conflict with the provisions of this ordinance shall remain in full force and effect.

SECTION 6. That should any sentence, paragraph, subdivision, clause, phrase or section of this ordinance be adjudged or held to be unconstitutional, illegal or invalid, the same shall not affect the validity of this ordinance as a whole, or any part or provision thereof other than the part so decided to be invalid, illegal or unconstitutional, and shall not affect the validity of the Code of Ordinances as a whole.

SECTION 7. This ordinance shall take effect immediately from and after its passage and the publication of the caption, as the law in such cases provides.

DULY PASSED AND APPROVED BY THE CITY COUNSEL OF THE CITY OF LUCAS, COLLIN COUNTY, TEXAS, ON THIS 16th DAY OF NOVEMBER, 2017.

APPROVED:

Jim Olk, Mayor

APPROVED AS TO FORM:

ATTEST:

Joseph J. Gorfida, Jr., City Attorney
(10-09-2017/86552)

Stacy Henderson, City Secretary

EXHIBIT “A”
Metes and Bounds
City of Lucas, Texas/Edgewood Estates Property/62.976-Acre Annexed Tract

BEING, a tract of land situated in the Benjamin Sparks Survey, Abstract No. 813, in Collin County, Texas, being a part of a 71.19 acre tract, as described in Volume 549, Page 333, in the Deed Records of Collin County, Texas, and more particular described as follows:

Beginning, at ½ inch iron rod set at the northeast corner of Cimarron Phase 1, an addition to the City of Lucas, as described in Volume, Page in the Plat Records of Collin County, Texas:

Thence, South 89⁰ 43’22” East, along the north line of said 71.19 acre tract, for a distance of 825.00 feet, to a ½ inch rod set;

Thence, South 00⁰ 35’59” West, along the east lines of the 71.19 acre tract, for a distance of 570.020 feet, to a ½ inch iron rod set;

Thence, South 89⁰15’50” East, continuing along said the east line, for a distance of 464.13 feet, to a to a ½ inch iron rod set;

Thence, South 00⁰0346” West, continuing along said east line, for a distance of 485.39 feet, to a to a ½ inch iron rod set;

Thence, South 00⁰14’24” West, continuing along said east line, for a distance of 527.89 feet, to a to a ½ inch iron rod set;

Thence, South 00⁰09’04” West, continuing along said east line, for a distance of 711.34 feet, to a to a ½ inch iron rod set;

Thence, North 89⁰50’56” West, departing said east line, for a distance of 178.84 feet, to a to a ½ inch iron rod set on a non-tangent curve to the right, for an arc distance of 60.00 feet, a central angle of 134⁰ 50’48” and a tangent of 144.31 feet;

Thence, along said curve to the right for an arc distance of 141.21 feet (Chord Bearing South 77⁰10’07” West – 110.81 feet), to a to a ½ inch iron rod set;

Thence, North 89⁰43’22” West, for a distance of 313.80 feet, to a to a ½ inch iron rod set;

Thence, South 00⁰16’38” West, for a distance of 289.81 feet, to a to a ½ inch iron rod set in the south line of said 71.19 acre tract also being in the north line of F.M. 1378 (90’ R.O. W.);

Thence, North 89⁰43’22” West, along said north and south lines, for a distance of 70.00 feet, to a to a ½ inch iron rod set;

EXHIBIT “A”
Metes and Bounds
City of Lucas, Texas/Edgewood Estates Property/62.976-Acre Annexed Tract

Thence, North 00°16'38" East, departing said north and south lines, for a distance of 289.81 feet, to a to a ½ inch iron rod set;

Thence, North 89°43'22" West, for a distance of 335.35 feet, to a to a ½ inch iron rod set; on a non-tangent curve to the right, having a radius of 60.00 feet, a central angle of 164° 03'21";

Thence, along said curve to the right for an arc distance of 171.80 feet (Chord Bearing North 62°00'34" West – 118.84 feet), to a to a ½ inch iron rod set;

Thence, North 89°43'21" West, for a distance of 179.82 feet, a to a ½ inch iron rod set in the west line of said 71.19 acre tract being in the east line of 2.00 acre tract, as described in Volume 948, Page 428, in the Deed Records of Collin County, Texas;

Thence, North 00°03'59" East, along the west line of said 71.19 acre tract and the east line of said 2.0 acre tract, at 62.28 feet passing a 5/8 inch rod found at the northeast corner of said 2.00 acre also being the southeast corner of said Cimarron Phase I, for a total distance of 1021.44 feet, a to a ½ inch iron rod set;

Thence, North 00°30'35" East, along said west line and with the east line of said Cimarron Phase I, for a distance of 1247.36 feet, to the POINT OF BEGINNING and containing 62.976 acres of land.

EXHIBIT "B"
Depiction
City of Lucas, Texas/Edgewood Estates Property/62.976-Acre Annexed Tract

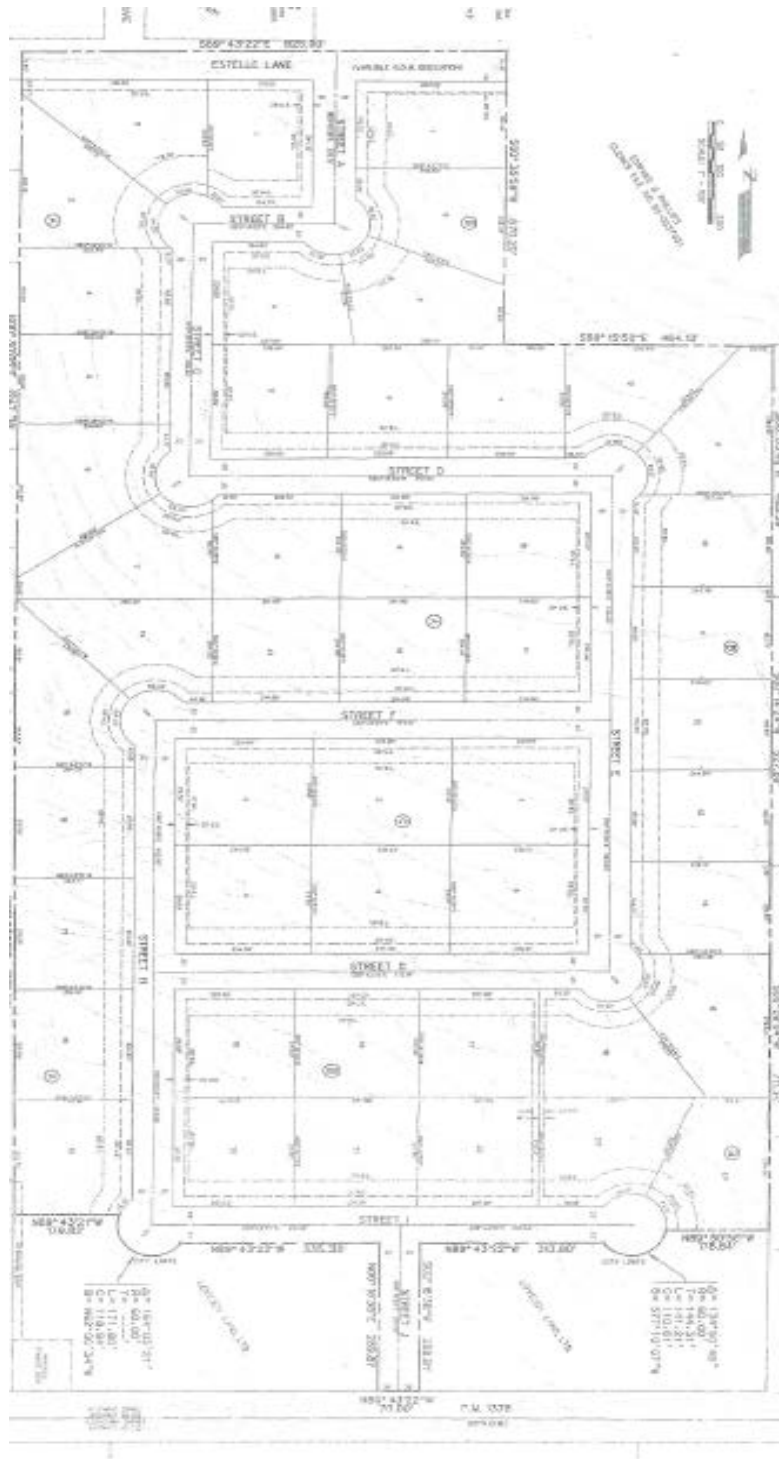


EXHIBIT “C”
Service Plan
Edgewood Estates - 62.976-Acre Annexed Tract

ANNEXATION SERVICE PLAN FOR THE CITY OF LUCAS, TEXAS

For the territory consisting of a ±62.976-acre tract of land, and which is more particularly described and identified in Exhibit “A” and Exhibit “B” attached hereto.

FOR SERVICES EFFECTIVE IMMEDIATELY AFTER DATE OF ANNEXATION

1. POLICE PROTECTION

The City of Lucas, Texas will provide police protection to the newly annexed tract at the same or similar level now being provided to other areas of the City of Lucas, Texas with similar topography, land use and population within the newly annexed area.

2. FIRE PROTECTION AND AMBULANCE SERVICE

The City of Lucas, Texas will provide fire protection to the newly annexed tract at the same or similar level of service now being provided to other areas of the City of Lucas, Texas, with similar topography, land use and population with the City. Ambulance service will be provided to the newly annexed tract at the same or similar level of service now being provided to other areas of the City of Lucas, Texas, with similar topography, land use and population with the City.

3. SOLID WASTE COLLECTION

The City of Lucas, Texas will provide residential solid waste collection to the newly annexed tract at the same or similar level now being provided to other areas of the City of Lucas, Texas with similar topography, land use and population within the newly annexed area.

4. WATER FACILITIES

Maintenance of any public water facilities in the area to be annexed that are not in the service area of another water utility will begin upon the effective date of the annexation using existing personnel and equipment.

5. MAINTENANCE OF ROADS AND STREETS

Any and all roads, streets or alleyways which have been dedicated to the City of Lucas, Texas, shall be maintained to the same degree and extent that other roads, streets and alleyways are maintained in areas with similar topography, land use and population density.

EXHIBIT “C”
Service Plan
Edgewood Estates - 62.976-Acre Annexed Tract

6. MAINTENANCE OF PARKS, PLAYGROUNDS AND SWIMMING POOLS

The City Council of the City of Lucas, Texas, is not aware of the existence of any parks, playgrounds or swimming pools now located in the area proposed for annexation. Any existing private parks, playgrounds, swimming pools and other recreational and community facilities within the annexation area will be unaffected by the annexation.

7. MAINTENANCE OF PUBLICLY OWNED FACILITY, BUILDING OR MUNICIPAL SERVICE

The City Council of the City of Lucas, Texas, is not aware of the existence of any publicly owned facility, building or other municipal service now located in the area proposed for annexation. In the event any such publicly owned facility, building or municipal service does exist and are public facilities, the City of Lucas, Texas, will maintain such areas to the same extent and degree that it maintains publicly owned facilities, buildings or municipal services of the City now incorporated in the City of Lucas, Texas.

CONSTRUCTION OF ANY CAPITAL IMPROVEMENTS

1. POLICE PROTECTION, FIRE PROTECTION AND SOLID WASTE COLLECTION

The Council of the City of Lucas, Texas finds and determines it to be unnecessary to acquire or construct any capital improvement for the purposes of providing police protection, fire protection or solid waste collection. The City Council finds and determines that it has at the present time adequate facilities to provide the same type, kind and level of protection and service which is presently being administered to other areas already incorporated in the City of Lucas, Texas, with the same or similar topography, land use and population density.

2. WATER AND WASTE WATER FACILITIES

The City Council of the City of Lucas, Texas, finds and determines it to be unnecessary to construct any additional capital improvements for the purpose of providing water and waste water services. The City Council finds and determines that it has, at the present time, adequate facilities to provide the same type, kind and level of service which is presently being administered to other parts of Lucas, Texas, with the same topography, land use and population density.

EXHIBIT “C”
Service Plan
Edgewood Estates - 62.976-Acre Annexed Tract

3. ROADS AND STREETS

Maintenance of properly dedicated roads and streets will be consistent with the maintenance provided by the City to other roads and streets will be consistent with the maintenance provided by the City to other roads and streets in areas of similar topography, land use and sub-development of the annexed property, the developers will be required pursuant to the ordinances of the City of Lucas, Texas, to provide internal and peripheral streets and to construct those streets in accordance with the specifications required by the City of Lucas, Texas, for the properly dedicated street.

4. CAPITAL IMPROVEMENTS

Notwithstanding any other provision of this service plan, a landowner within the newly annexed area will not be required to fund capital improvements necessary to provide municipal services in a manner inconsistent with Chapter 395 of the Local Government Code, unless otherwise agreed to by the landowner.

SPECIFIC FINDINGS

The City Council of the City of Lucas, Texas finds and determines that this proposed Service Plan will not provide any fewer services, and it will not provide a lower level of service in the area proposed to be annexed than were in existence in the proposed area at the time immediately preceding the annexation process.

Because of the differing characteristics of topography, land utilization and population density, the service levels which may ultimately be provided in the newly annexed area may differ somewhat from services provided in other areas of the City of Lucas, Texas. These differences are specifically dictated because of differing characteristics of the property and the City of Lucas, Texas will undertake to perform consistent with this contract so as to provide the newly annexed area with the same type, kind and quality of service presently enjoyed by the citizens of the City of Lucas, Texas who reside in areas of similar topography, land utilization and population.

Edgewood Estates

(Properties highlighted in white are being considered for annexation)

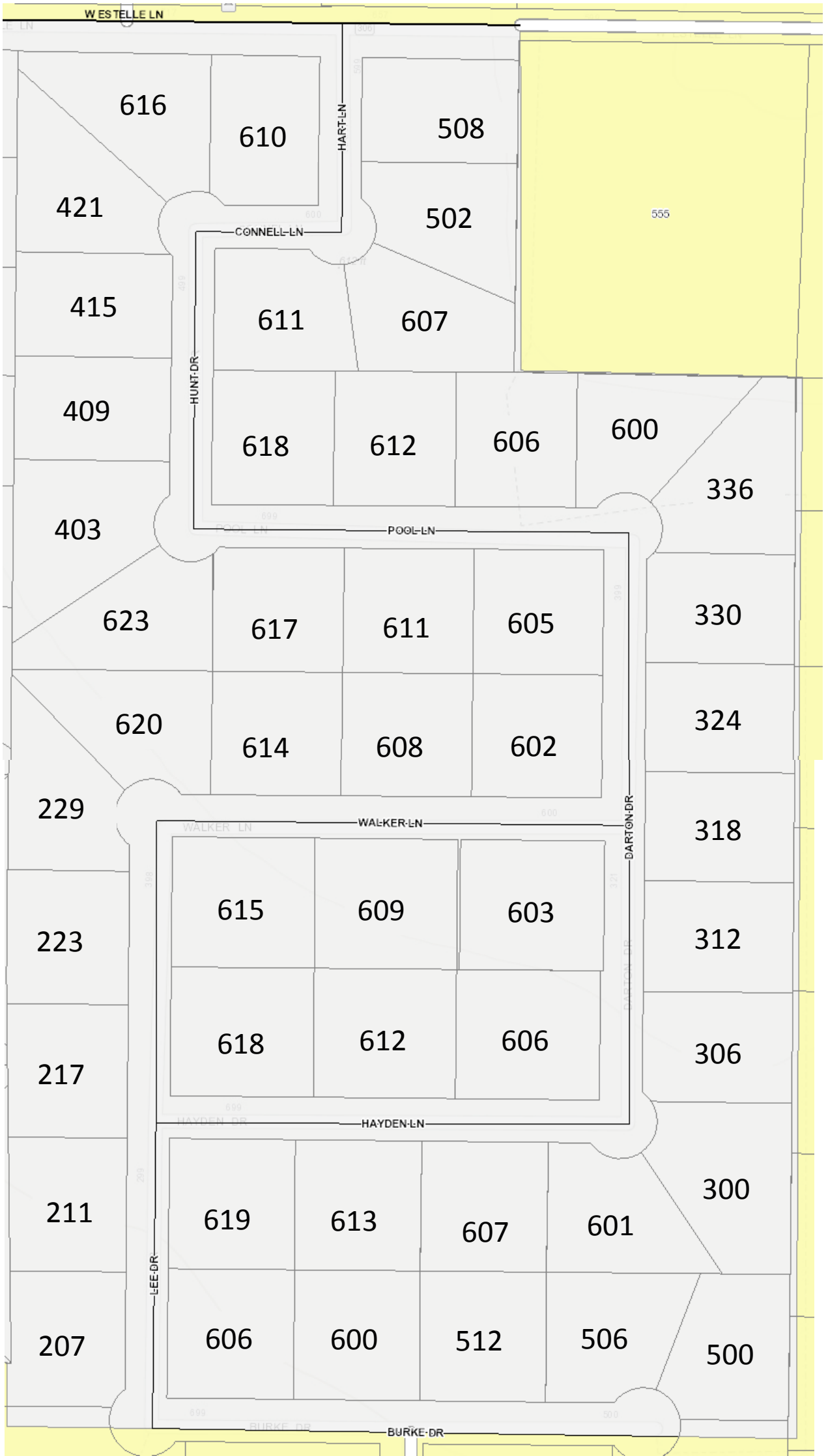


Exhibit A
Depiction
Edgewood Estates

BEING, a tract of land situated in the Benjamin Sparks Survey, Abstract No. 813, in Collin County, Texas, being a part of a 71.19 acre tract, as described in Volume 549, Page 333, in the Deed Records of Collin County, Texas, and more particular described as follows:

Beginning, at ½ inch iron rod set at the northeast corner of Cimarron Phase 1, an addition to the City of Lucas, as described in Volume, Page in the Plat Records of Collin County, Texas:

Thence, South 89° 43'22" East, along the north line of said 71.19 acre tract, for a distance of 825.00 feet, to a ½ inch rod set;

Thence, South 00° 35'59" West, along the east lines of the 71.19 acre tract, for a distance of 570.020 feet, to a ½ inch iron rod set;

Thence, South 89°15'50" East, continuing along said the east line, for a distance of 464.13 feet, to a to a ½ inch iron rod set;

Thence, South 00°03'46" West, continuing along said east line, for a distance of 485.39 feet, to a to a ½ inch iron rod set;

Thence, South 00°14'24" West, continuing along said east line, for a distance of 527.89 feet, to a to a ½ inch iron rod set;

Thence, South 00°09'04" West, continuing along said east line, for a distance of 711.34 feet, to a to a ½ inch iron rod set;

Thence, North 89°50'56" West, departing said east line, for a distance of 178.84 feet, to a to a ½ inch iron rod set on a non-tangent curve to the right, for an arc distance of 60.00 feet, a central angle of 134° 50'48" and a tangent of 144.31 feet;

Thence, along said curve to the right for an arc distance of 141.21 feet (Chord Bearing South 77°10'07" West – 110.81 feet), to a to a ½ inch iron rod set;

Thence, North 89°43'22" West, for a distance of 313.80 feet, to a to a ½ inch iron rod set;

Thence, South 00°16'38" West, for a distance of 289.81 feet, to a to a ½ inch iron rod set in the south line of said 71.19 acre tract also being in the north line of F.M. 1378 (90' R.O. W.);

Thence, North 89°43'22" West, along said north and south lines , for a distance of 70.00 feet, to a to a ½ inch iron rod set;

Thence, North 00°16'38" East, departing said north and south lines, for a distance of 289.81 feet, to a to a ½ inch iron rod set;

Thence, North 89°43'22" West, for a distance of 335.35 feet, to a to a ½ inch iron rod set; on a non-tangent curve to the right, having a radius of 60.00 feet, a central angle of 164° 03'21";

Thence, along said curve to the right for an arc distance of 171.80 feet (Chord Bearing North 62°00'34" West – 118.84 feet), to a to a ½ inch iron rod set;

Thence, North 89°43'21" West, for a distance of 179.82 feet, a to a ½ inch iron rod set in the west line of said 71.19 acre tract being in the east line of 2.00 acre tract, as described in Volume 948, Page 428, in the Deed Records of Collin County, Texas;

Thence, North 00°03'59" East, along the west line of said 71.19 acre tract and the east line of said 2.0 acre tract, at 62.28 feet passing a 5/8 inch rod found at the northeast corner of said 2.00 acre also being the southeast corner of said Cimarron Phase I, for a total distance of 1021.44 feet, a to a ½ inch iron rod set;

Thence, North 00°30'35" East, along said west line and with the east line of said Cimarron Phase I, for a distance of 1247.36 feet, to the POINT OF BEGINNING and containing 62.976 acres of land.



NOTICE OF PUBLIC HEARINGS TO CONSIDER ANNEXATION OF LAND

NOTICE IS HEREBY GIVEN, that the City Council of the City of Lucas, Texas (the "City"), will hold two public hearings regarding the unilateral annexation of the property hereinafter described. The first public hearing will begin at 7:00 PM on the 25th day of October, 2017 and a second public hearing will held on the 25th day of October 2017 immediately following the first public hearing. Both public hearings will be held at the City of Lucas' City Hall located at 665 Country Club Road, Lucas, Texas. The property to be considered for annexation is located in Collin County, Texas, and described as follows:

BEING, a tract of land situated in the Benjamin Sparks Survey, Abstract No. 813, in Collin County, Texas, being a part of a 71.19 acre tract, as described in Volume 549, Page 333, in the Deed Records of Collin County, Texas, and more particular described as follows:

Beginning, at ½ inch iron rod set at the northeast corner of Cimarron Phase 1, an addition to the City of Lucas, as described in Volume, Page in the Plat Records of Collin County, Texas:

Thence, South 89⁰ 43'22" East, along the north line of said 71.19 acre tract, for a distance of 825.00 feet, to a ½ inch rod set;

Thence, South 00⁰ 35'59" West, along the east lines of the 71.19 acre tract, for a distance of 570.020 feet, to a ½ inch iron rod set;

Thence, South 89⁰ 15'50" East, continuing along said the east line, for a distance of 464.13 feet, to a to a ½ inch iron rod set;

Thence, South 00⁰ 03'46" West, continuing along said east line, for a distance of 485.39 feet, to a to a ½ inch iron rod set;

Thence, South 00⁰ 14'24" West, continuing along said east line, for a distance of 527.89 feet, to a to a ½ inch iron rod set;

Thence, South 00⁰ 09'04" West, continuing along said east line, for a distance of 711.34 feet, to a to a ½ inch iron rod set;

Thence, North 89⁰ 50'56" West, departing said east line, for a distance of 178.84 feet, to a to a ½ inch iron rod set on a non-tangent curve to the right, for an arc distance of 60.00 feet, a central angle of 134⁰ 50'48" and a tangent of 144.31 feet;

Thence, along said curve to the right for an arc distance of 141.21 feet (Chord Bearing South 77⁰ 10'07" West – 110.81 feet), to a to a ½ inch iron rod set;

Thence, North 89°43'22" West, for a distance of 313.80 feet, to a to a ½ inch iron rod set;
Thence, South 00°16'38" West, for a distance of 289.81 feet, to a to a ½ inch iron rod set in the south line of said 71.19 acre tract also being in the north line of F.M. 1378 (90' R.O. W.);

Thence, North 89°43'22" West, along said north and south lines , for a distance of 70.00 feet, to a to a ½ inch iron rod set;

Thence, North 00°16'38" East, departing said north and south lines, for a distance of 289.81 feet, to a to a ½ inch iron rod set;

Thence, North 89°43'22" West, for a distance of 335.35 feet, to a to a ½ inch iron rod set; on a non-tangent curve to the right, having a radius of 60.00 feet, a central angle of 164° 03'21";

Thence, along said curve to the right for an arc distance of 171.80 feet (Chord Bearing North 62°00'34" West – 118.84 feet), to a to a ½ inch iron rod set;

Thence, North 89°43'21" West, for a distance of 179.82 feet, a to a ½ inch iron rod set in the west line of said 71.19 acre tract being in the east line of 2.00 acre tract, as described in Volume 948, Page 428, in the Deed Records of Collin County, Texas;

Thence, North 00°03'59" East, along the west line of said 71.19 acre tract and the east line of said 2.0 acre tract, at 62.28 feet passing a 5/8 inch rod found at the northeast corner of said 2.00 acre also being the southeast corner of said Cimarron Phase I, for a total distance of 1021.44 feet, a to a ½ inch iron rod set;

Thence, North 00°30'35" East, along said west line and with the east line of said Cimarron Phase I, for a distance of 1247.36 feet, to the POINT OF BEGINNING and containing 62.976 acres of land.

Otherwise known as Edgewood Estates

I, Stacy Henderson, City Secretary of the City of LUCAS, Texas, do hereby publish this notice in accordance with law and have on file in my office the service plan for such annexation. If you have any questions regarding this annexations please contact Joseph Hilbourn at jhilbourn@lucastexas.us

Edgewood Estates ETJ Lot Listing

	Owner	Physical Addrss	
1	BOARDMAN CRAIG & JULIE	610 Connell Ln	Edgewood Estates, Blk A, Lot 1
2	Lewis Robert Calvin & Jessica Ellen & Scott D Owens & Sherrie S Owens	616 Connell Ln	Edgewood Estates, Blk A, Lot 2
3	ZHANG JINSONG &	421 Hunt Dr	Edgewood Estates, Blk A, Lot 3
4	BARNEY JOHN C JR	415 Hunt Dr	Edgewood Estates, Blk A, Lot 4
5	EDGE JOSHUA T	409 Hunt Dr	Edgewood Estates, Blk A, Lot 5
6	WILCOX MICHAEL & SONJA	403 Hunt Dr	Edgewood Estates, Blk A, Lot 6
7	WENAAS SCOTT & SUSAN	623 Pool Ln	Edgewood Estates, Blk A, Lot 7
8	ZHANG LINGHONG & XIAOXIN XI	617 Pool Ln	Edgewood Estates, Blk A, Lot 8
9	TOPCHIK PHYLLIS	611 Pool Ln	Edgewood Estates, Blk A, Lot 9
10	BROOMHAM ROBERT J & KERRI	605 Pool Ln	Edgewood Estates, Blk A, Lot 10
11	ENNIS TIMOTHY & DANIELLE	602 Walker Ln	Edgewood Estates, Blk A, Lot 11
12	KAPUR TEJINDER	608 Walker Ln	Edgewood Estates, Blk A, Lot 12
13	BONNER BRIAN &	614 Walker Ln	Edgewood Estates, Blk A, Lot 13
14	FLETCHER JEFFREY & AMANDA L	620 Walker Ln	Edgewood Estates, Blk A, Lot 14
15	MERRIFIELD PAUL	229 Lee Dr	Edgewood Estates, Blk A, Lot 15
16	FALCO BRIAN & FRANCES C	223 Lee Dr	Edgewood Estates, Blk A, Lot 16
17	MANLEY KOREY LEE	217 Lee Dr	Edgewood Estates, Blk A, Lot 17
18	ANDERSON RUPERT B & ANJOHNETTE	211 Lee Dr	Edgewood Estates, Blk A, Lot 18
19	REINER TIFFANY S &	207 Lee Dr	Edgewood Estates, Blk A, Lot 19
20	SWEAT TOM M & REBECCA L	508 Hart Ln	Edgewood Estates, Blk B, Lot 1
21	BRUNSON JAMES &	502 Hart Ln	Edgewood Estates, Blk B, Lot 2
22	CHILDERS JOHN REESE	607 Connell Ln	Edgewood Estates, Blk B, Lot 3

23	CUNNINGHAM KRIL B & LAURA A	611 Connell Ln	Edgewood Estates, Blk B, Lot 4
24	LIU GUOJIANG	618 Pool Ln	Edgewood Estates, Blk B, Lot 5
25	Blankenship Greg & Amanda - Blankenship Joint Rev Living Trust	612 Pool Ln	Edgewood Estates, Blk B, Lot 6
26	JONES TAMARA S & SCOTT RICHARD	606 Pool Ln	Edgewood Estates, Blk B, Lot 7
27	BOBO MARVIN & ALYSIA G	600 Pool Ln	Edgewood Estates, Blk B, Lot 8
28	SKELTON DALE & TINA	336 Darton Dr	Edgewood Estates, Blk B, Lot 9
29	BRADSHAW TODD W & KRISTEN R	330 Darton Dr	Edgewood Estates, Blk B, Lot 10
30	STREETER TIMOTHY M & JAIME L	324 Darton Dr	Edgewood Estates, Blk B, Lot 11
31	KINNARD AMY ELIZABETH UNGER & GARRY DEAN	318 Darton Dr	Edgewood Estates, Blk B, Lot 12
32	GASSMAN FAMILY LIVING TRUST	312 Darton Dr	Edgewood Estates, Blk B, Lot 13
33	LEHMAN MARTIN J & LAURIE A	306 Darton Dr	Edgewood Estates, Blk B, Lot 14
34	HINRICHS MARILYN	300 Darton Dr	Edgewood Estates, Blk B, Lot 15
35	HALL NATHAN	601 Hayden Ln	Edgewood Estates, Blk B, Lot 16
36	PATTERSON TIMOTHY KYLE & SHIRLEY ANN	607 Hayden Ln	Edgewood Estates, Blk B, Lot 17
37	SUTTON GREGORY ALAN & LIAN XU	613 Hayden Ln	Edgewood Estates, Blk B, Lot 18
38	MCKINNEY THOMAS MICHAEL & SUSAN E	619 Hayden Ln	Edgewood Estates, Blk B, Lot 19
39	WRIGHT STEVEN LYN &	606 Burke Dr	Edgewood Estates, Blk B, Lot 20
40	ALAVI FARIBORZ & AURELIA RUIZ ESPONOSA	600 Burke Dr	Edgewood Estates, Blk B, Lot 21
41	COX BRADLEY A & CHERYL L	512 Burke Dr	Edgewood Estates, Blk B, Lot 22
42	LARSON DEMIAN SEBASTIAN & MICHELLE V	506 Burke Dr	Edgewood Estates, Blk B, Lot 23
43	GARCIA RACHEL N	500 Burke Dr	Edgewood Estates, Blk B, Lot 24
44	BECKER PAUL A & JULIE K	603 Walker Ln	Edgewood Estates, Blk C, Lot 1
45	JOHNSON ERIC & ELIZABETH J	609 Walker Ln	Edgewood Estates, Blk C, Lot 2
46	KAMALI AMIN & SHEEDA AKHTAR KHAVARI	615 Walker Ln	Edgewood Estates, Blk C, Lot 3

47	SUN FUCHENG & CONGLI YE	618 Hayden Ln	Edgewood Estates, Blk C, Lot 4
48	SMITH RICHARD A & CAROLYN A	612 Hayden Ln	Edgewood Estates, Blk C, Lot 5
49	FRIESLAND T CRAIG & MISTI L	606 Hayden Ln	Edgewood Estates, Blk C, Lot 6

Stacy Henderson

From: Scott Jones <scott_jones57@hotmail.com>
Sent: Friday, November 03, 2017 11:33 AM
To: Stacy Henderson
Cc: craigandmisti@gmail.com; gregbl23@aol.com; Joni Clarke; Jim Olk; Wayne Millsap
Subject: Re: Edgewood Annexation.

Stacy,

Thank you. I was not getting answers from the management company and now I know why. The employee that sent the email is no longer an employee this week. The email was sent with no authorization from any board member or after conducting any type of survey of the home owners in Edgewood Estates.

What is the best way to inform the City Council that the email was totally misleading and does not represent the boards position or residents towards annexation?

Regards,

Scott Jones

On Nov 3, 2017, at 10:38 AM, Stacy Henderson <shenderson@lucastexas.us> wrote:

Good morning Mr. Jones,

Below is the email received from Neighborhood Management, Inc., regarding annexation of Edgewood Estates that Mayor Olk referenced and read during the City Council meeting on October 25, 2017. Should you have any further questions, please feel free to contact myself or City staff at 972.912.1211.

Stacy Henderson
City Secretary
City of Lucas

From: Emily Parsons [<mailto:eparsons@nmitx.com>]
Sent: Friday, September 29, 2017 11:01 AM
To: Stacy Henderson <shenderson@lucastexas.us>
Subject: Edgewood Annexation.

Stacey,

I am the new property manager for Edgewood Estates in Lucas, Texas. The Board is wanting to annex of the entire community into the City, the previous Manager was Brenda Simmons and she mentioned that you had previous communication with her.

Emily Parsons

Community Association Manager

Neighborhood Management, Inc.

1024 S. Greenville Ave, Suite 230 | Allen, TX 75002

Direct 972-359-1548 X 160 |

[Facebook](#) [LinkedIn](#) [Website](#)

Please help us improve your experience by sharing your thoughts [HERE](#)

<image001.png>



City of Lucas

City Council Agenda Request

November 16, 2017

Item No. 08

Requester: City Secretary Stacy Henderson

Agenda Item:

Provide update regarding board volunteer applications received and consider appointments and reappointments to the Parks and Open Space Board, Board of Adjustment and Planning and Zoning Commission.

Background Information:

Advertising for City of Lucas Boards and Commission occurred in the October and November editions of the Lucas Leader as well as on the City's website. The deadline to submit applications was November 10, 2017.

Currently there is one vacant regular member position on the Board of Adjustment and two vacant alternate member positions on the Parks and Open Space Board.

The Appointment Chart attached includes each Board/Commission along with positions with terms expiring, and if they would like to be considered for reappointment.

Currently, there is one board volunteer applicant that is scheduled to speak with the City Council at the December 7, 2017 City Council meeting during open session on the Regular Agenda related to the Parks and Open Space Board.

Attachments/Supporting Documentation:

1. Appointment Chart
2. Board member attendance charts
2. Board volunteer applications (*sent under separate attachment*)

Budget/Financial Impact:

NA

Recommendation:

NA

Motion:

NA

Appointment Chart

Board/Commission	Members with Term Expiring	Interested In Reappointment
Board of Adjustment:		
<ul style="list-style-type: none"> - 3 positions with expiring terms - One (1) vacant position 	Craig Williams	No – moving out of City
	Chris Bierman	Yes
	James Foster, Alternate	Yes
Parks and Open Space Board		
<ul style="list-style-type: none"> - 2 positions with expiring terms - Two (2) vacant positions 	Ken Patterson	Yes
	Bill Esposito	Yes
	Alternate position – Vacant	
	Alternate position – Vacant	
Planning and Zoning Commission		
<ul style="list-style-type: none"> - 3 positions with expiring terms 	Peggy Rusterholtz	Yes
	David Keer	Yes
	Scott Sperling	Yes

Board of Adjustment Attendance 2016-2017

Meeting Date 2016-2017	Craig Williams Chairman	Chris Bierman Vice Chairman	Adam Sussman	Mary Fuentes	Brian Blythe	Robin Ahmadi Alternate 1	James Roberts Alternate 2
	<i>Term Expires: 2017</i>	<i>Term Expires: 2017</i>	<i>Term Expires: 2019</i>	<i>Term Expires: 2019</i>	<i>Term Expires: 2019</i>	<i>Term Expires: 2018</i>	<i>Term Expires: 2017</i>
February 10, 2016	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	Appointed December 2016	Appointed December 2016		Appointed April 2017
April 13, 2016	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent			<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	
July 25, 2016	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent			<input type="checkbox"/> Present <input checked="" type="checkbox"/> Absent	
2017 – No meetings to date							
Totals:	Present: 3 Absent: 0	Present: 3 Absent: 0	Present: 3 Absent: 0	Present: 0 Absent: 0	Present: 0 Absent: 0	Present: 1 Absent: 1	Present: 0 Absent: 0
Would like to serve another term	Resigned – Moving out of City	Yes					Yes

***Denotes Board members whose terms expire in December 2017**

Planning and Zoning Commission Attendance 2016-2017

Meeting Date 2016/2017	Peggy Rusterholtz Chairman	David Keer Vice Chairman	Andre Guillemaud	Joe Williams	Scott Sperling	Tim Johnson Alternate 1	Tommy Tolson Alternate 2
	<i>Term Expires: 2017</i>	<i>Term Expires: 2017</i>	<i>Term Expires: 2019</i>	<i>Term Expires: 2019</i>	<i>Term Expires: 2017</i>	<i>Term Expires: 2019</i>	<i>Term Expires: 2019</i>
January 14, 2016	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	Appointed December 15, 2016	Appointed December 15, 2016
February 11, 2016	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent		
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April 14, 2016	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input type="checkbox"/> Present <input checked="" type="checkbox"/> Absent	<input type="checkbox"/> Present <input checked="" type="checkbox"/> Absent		
May 12, 2016	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input type="checkbox"/> Present <input checked="" type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent		
June 9, 2016	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent		
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Meeting Date 2016/2017	Peggy Rusterholtz Chairman	David Keer Vice Chairman	Andre Guillemaud	Joe Williams	Scott Sperling	Tim Johnson Alternate 1	Tommy Tolson Alternate 2
April 13, 2017	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input type="checkbox"/> Present <input checked="" type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent
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Totals:	Present: 20 Absent: 1	Present: 19 Absent: 2	Present: 19 Absent: 2	Present: 17 Absent: 4	Present: 14 Absent: 7	Present: 9 Absent: 0	Present: 7 Absent: 2
Would like to serve another term	Yes	Yes			Yes		

***Denotes Board members whose
terms expire in December 2017**

Parks and Open Space Board Attendance 2016-2017

Meeting Date 2016/2017	David Rhoads Chairman	Chris Vanhorn Vice Chairman	Brenda Rizos	Ken Patterson	Bill Esposito	Vacant Alternate 1	Vacant Alternate 2
	Term Expires: 2019	Term Expires: 2019	Term Expires: 2019	Term Expires: 2017	Term Expires: 2017	Term Expires: 2017	Term Expires: 2019
January 26, 2016	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent		
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Meeting Date 2016/2017	David Rhoads Chairman	Chris Vanhorn Vice Chairman	Brenda Rizos	Ken Patterson	Bill Esposito	Vacant Alternate 1	Vacant Alternate 2
June 27, 2017	<input type="checkbox"/> Present <input checked="" type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent		
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August 22, 2017	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent		
September 26, 2017	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input type="checkbox"/> Present <input checked="" type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent		
October 24, 2017	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent	<input checked="" type="checkbox"/> Present <input type="checkbox"/> Absent		
2015/2016 Totals:	Present: 18 Absent: 2	Present: 18 Absent: 2	Present: 15 Absent: 5	Present: 20 Absent: 0	Present: 17 Absent: 3	Present: 0 Absent: 0	Present: 0 Absent: 0
Would like to serve another term				Yes	Yes		

***Denotes Board members whose
terms expire in December 2017**



City of Lucas City Council Agenda Request November 16, 2017

Item No. 09

Requester: Mayor Jim Olk

Agenda Item:

Consider the City Council meeting schedule for December 2017.

Background Information:

The December Planning Calendar is attached outlining items for consideration for December City Council meetings, as well as notations of Councilmembers scheduled to be absent at the December 7, 2017 City Council meeting.

Attachments/Supporting Documentation:

1. Planning Calendar for December City Council meetings
2. December 2017 Calendar

Budget/Financial Impact:

NA

Recommendation:

NA

Motion:

NA

PLANNING CALENDAR

City Council Meeting December 7, 2017 7:00 PM		
MAYOR OLK WILL NOT BE IN ATTENDANCE		
MAYOR PRO TEM PEELE WILL NOT BE IN ATTENDANCE		
COUNCILMEMBER LAWRENCE WILL NOT BE IN ATTENDANCE		
Agenda Item No.	Staff Member	Item Requested
		Citizen Input
		Community Interest
		Consent Agenda: Minutes
		Regular Agenda:
		Consider board appointments and talk with Parks Board candidate during open session.
		Presentation from Brianna Kemlo regarding agriculture and Collin County Jr. Livestock show

Planning and Zoning Meeting December 14, 2017		
Agenda Item No.	Staff Member	Item Requested

City Council Meeting December 21, 2017		
THIS MEETING MAY BE CANCELLED		
Agenda Item No.	Staff Member	Item Requested
		Citizen Input
		Community Interest
		Consent Agenda: Minutes
		Regular Agenda:
		Executive Session

Parks and Open Space Board Meeting December 26, 2017		
Agenda Item No.	Staff Member	Item Requested
		CANCELLED

DEC 2017

SUN

MON

TUE

WED

THU

FRI

SAT

01

02

03

04

05

06

07

08

09

City Council
Meeting

10

11

12

13

14

15

16

Planning &
Zoning
Commission
Meeting

17

18

19

20

21

22

23

City Council
Meeting

24

25

26

27

28

29

30

City offices
closed

City offices
closed

31



City of Lucas Council Agenda Request November 16, 2017

Item No. 10

Requester: Mayor Jim Olk

Agenda Item:

10. Executive Session.

- A. Pursuant to Section 551.074 of the Texas Government Code, the City Council will convene into Executive Session to discuss the evaluation for the City Secretary.
- B. Pursuant to Section 551.074 of the Texas Government Code, the City Council will convene into Executive Session to discuss the evaluation for the City Manager.

Background Information:

NA

Attachments/Supporting Documentation:

NA

Budget/Financial Impact:

NA

Recommendation:

NA

Motion:

NA



City of Lucas Council Agenda Request November 16, 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