

**MEETING  
Town of Little Elm  
100 W Eldorado Parkway  
Little Elm, Texas 75068-5060**

**214-975-0404  
<http://www.littleelmtx.us>**

**Workshop, Public Hearing & Regular Council**

**Tuesday, February 18, 2014 - 6:00 PM  
Town Hall Center---Council Conference Room and Chamber---100 W Eldorado Parkway**

1. Call to Order Council Work Shop at 6:00 p.m.
  - A. Items to be withdrawn from Consent Agenda.
  - B. Emergency Items if posted.
  - C. Request by the Town Council for items to be placed on a future agenda for discussion, and recognition of excused absences.
  - D. Discussion regarding street name for US 380. (Director of Development Services)
  - E. Discussion regarding funding for street lighting on FM 720 North for construction within the proposed TxDot Project. (Director of Development Services)
  - F. Discussion regarding Little Elm Phase II. (Director of Development Services)
  - G. Presentation of monthly updates from department heads concerning law enforcement activities, municipal court, customer service, emergency medical services, fire department response, fire prevention activities, emergency management, ongoing economic development projects, building permits, code enforcement activities, library activities, human resources updates, information technology report, revenue and expenditure report, street construction status, sanitation services, highway construction status, utility operations, parks and recreation activities, as well as facility and fleet updates
  - H. Council to highlight items on the agenda needing further discussion or comments prior to the regular session.

2. Roll Call/Call to Order Regular Town Council Immediately Following Council Workshop.
3. Opening Prayer: Curtis Cornelious-Praise Fellowship Worship Center.
4. Pledge to the Flags:
  - A. United States Flag
  - B. Texas Flag:  
Honor the Texas Flag I pledge allegiance to thee Texas,  
one state under God, one and indivisible.
5. Public Hearing regarding request to rezone approximately 11.5 acres of land from Agricultural district (AG) to Planned Development-Single-Family district (PD-SF) to allow for the expansion of Brentwood subdivision, generally located east of Witt Road and south of Marina Vista Estates, within the Town Limits of Little Elm, Denton County, Texas. All interested citizens are welcome to attend the hearing and participate in same. (Please fill out form on table outside of council chambers if desire to comment and present to the Town Secretary prior to meeting)
  - A. Staff Report.
  - B. Open Public Hearing.
  - C. Receive Public Comments.
  - D. Close Public Hearing.
  - E. Discussion and Action to adopt Ordinance No. 1198 an Ordinance of the Town of Little Elm, Texas, amending the Comprehensive Zoning Ordinance herefore amended, by changing the zoning on approximately 11.5 acres of land from Agricultural (AG) to Planned Development-Single Family District (PD-SF4) to allow for an expansion of Brentwood Subdivision (Ordinance #1181), generally located east of Witt Road and south of Marina Vista Estates Subdivision; providing a savings clause; correcting the official zoning map; providing a penalty; providing a severability clause; providing a repealer clause; and providing an effective date. (Community Services Manager)

6. Public Comments: Persons may address the Town Council on any issue. This is the appropriate time for citizens to address the Council on any concern whether on this agenda or not. In accordance with the State of Texas Open Meeting Act, the council may not comment or deliberate such statements during this period, except as authorized by Section 551.072, Texas Government Code.
  
7. Consent Agenda: All matters listed under the Consent Agenda are considered to be routine by the Town Council and require little or no deliberation. There will not be a separate discussion of these items and the agenda will be enacted by one vote. If the Council expresses a desire to discuss a matter listed, that item will be removed from the consent agenda and considered separately:
  - A. Accept Minutes of the February 4, 2014 Regular Meeting. (Town Secretary)
  
  - B. Accept Minutes of the February 13, 2014 Special Meeting. (Town Secretary)
  
  - C. Approve Final Plat for Wisdom Montessori Addition, Lot 1, Block A, from KAZ Surveying, generally located on the northeast corner of Smotherman Road and McCord Way, within the Little Elm town limits. (Community Services Manager)
  
  - D. Accept 2013 Annual Racial Profiling Report as presented. (Police Chief)
  
  - E. Grant approval of Sanitary Sewer Easement at McCord Park and authorize the Town Manager to execute contract for the same. (Director of Development Service)
  
8. Reports and requests for Town Council consideration and appropriate action:
  - A. Discussion and Action to accept the Comprehensive Annual-Financial Report (CAFR) for fiscal year ended September 30, 2013. (Finance Director)
  
  - B. Discussion and Action to adopt Ordinance No. 1197 an Ordinance of the Town of Little Elm, Texas, ordering a General Election to be held on Saturday May 10, 2014, for the following purposes: elect one (1) Town Council Member from Place 1 for a three (3) year term, elect one (1) Town Council Member from Place 6 for a three (3) year term, providing for the appointment of election officers; providing for the designation of the places and manner of holding said election; providing for the designation of the early voting polling places; providing for the designation of an early voting clerk; providing for the posting and publication of notice; providing a severability clause and conflicts clause; and providing for an immediate effective

date. (Town Secretary/Town Attorney)

- C. Discussion and Action to adopt Ordinance No. 1205 an Ordinance of the Town Council of the Town of Little Elm, Texas, approving the dedication of Eighty Percent (80%) of the Little Elm Economic Development Corporation's Type A Sales and Use Tax Revenue generated within Tax Increment Reinvestment Zone Number Three, Town of Little Elm, Texas, to the Tax Increment Fund for said Tax Increment Reinvestment Zone; providing a severability clause; and providing an effective date. (EDC Director)
  
- D. Discussion and Action to adopt Ordinance No. 1206 an Ordinance of the Town Council of the Town of Little Elm, Texas, approving the dedication of Eighty Percent (80%) of the Little Elm Community Development Corporation's Type B Sales and Use Tax revenue generated within Tax Increment Reinvestment Zone Number Three, Town of Little Elm, Texas to the Tax Increment Fund for said Tax Increment Reinvestment Zone; providing a severability clause; and providing for an effective date. (Director of Development Services)
  
- E. Discussion and Action to award the construction contract for Little Elm Park - Phase II Improvements in the amount of \$2,960,777.00 to JC Commercial and authorize the Town Manager to execute a contract for the same. (Director of Development Services)
  
- F. Discussion and Action to approve a Design Task Order to obtain a MS4 permit from TCEQ between the Town of Little Elm and TRC Engineers, Inc. for the amount of \$19,675.00 and authorize the Town Manager to execute a contract for the same. (Director of Development Services)
  
- G. Discussion and Action to approve a Design Task Order for Stormwater Maintenance Projects between the Town of Little Elm and TRC Engineers, Inc. for the amount of \$38,400.00 and authorize the Town Manager to execute a contract for the same. (Director of Development Services)
  
- H. Discussion and Action to approve the CCN Purchase Agreement for West Side Water CCN between the Town of Little Elm and Terra Southwest, Inc. for the amount of \$196,800.00 and authorize the Town Manager to execute a contract for the same. (Director of Development Services)
  
- I. Discussion and Action to approve Master Service Agreement for Consulting Services and Task Order for Doe Creek Road Improvements between the Town of Little Elm and Pettitt Barraza, LLC for the amount of \$113,000.00 and authorize the Town Manager to execute a contract for the same. (Director of Development Services)

Services)

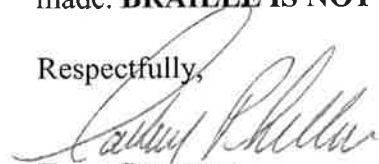
- J. Discussion and Action to approve Temp. Parking Lot Agreement for McCord Park between the Town of Little Elm, Little Elm 423 Partners, Ltd., and M-MC SC, Ltd. and authorize the Town Manager to execute agreement for the same. (Director of Development Services)
  - K. Discussion and Action to approve Amendment #1 to Task Order for WWTP Reuse between the Town of Little Elm and TRC Engineers, Inc. for the amount of \$3,900.00 and authorize the Town Manager to execute a contract for the same. (Director of Development Services)
  - L. Discussion and Action to approve a Task Order for a signal design on Walker Lane at Woodlake Parkway between the Town of Little Elm and Lee Engineering, LLC for the amount of \$16,000.00 and authorize the Town Manager to execute a contract for the same. (Director of Development Services)
  - M. Discussion and Action regarding Council Interview Panel. (Mayor)
  - N. Discussion and Action to approve the Assignment Letter between Trez Capital Funding II, LLC, a Delaware limited liability company, its successors and/or assigns, acting as administrative agent for the benefit and security of Trez Capital II Limited Partnership, a limited partnership formed under the laws of British Columbia (“Lender”) and Valencia on the Lake, L.P., (“Developer”) relating to a development loan in the principal amount of up to \$12,100,000 (“Loan”) from Lender to Developer, said Loan being secured in part by approximately 447.492 acres of land in Denton County, Texas, and to authorize the Town Manager to execute said Assignment Letter. (Attorney)
9. FYI: (All matters are provided to the Town Council for informational purposes only)
- A. Monthly Reports for January 2014:
    - 1. Town Secretary.
    - 2. Fire Department.
    - 3. Development Services.

4. Parks, Recreation and Library.
  5. Public Works.
  6. Police Department Quarterly Report Nov.- Jan. 2014.
10. Council will convene in Executive Session pursuant to Texas Government Code:
- A. Section 551.071 for private consultation with the Town Attorney to seek legal advice with respect to pending and contemplated litigation and including all matters on this agenda to which the Town Attorney has a duty under the Texas Rules of Discipline and Professional conduct regarding confidential communication with the Town Council.
  - B. Section 551.072 to discuss certain matters regarding real property.
  - C. Section 551.076 to discuss security matters.
  - D. Section 551.087 to discuss Economic Development.
11. Reconvene into Open Session: Discussion and consideration to take any action necessary as the result of the Executive Session.
- A. Section 551.071 for private consultation with the Town Attorney to seek legal advice with respect to pending and contemplated litigation and including all matters on this agenda to which the Town Attorney has a duty under the Texas Rules of Discipline and Professional conduct regarding confidential communication with the Town Council.
  - B. Section 551.072 to discuss certain matters regarding real property.
  - C. Section 551.076 to discuss security matters.
  - D. Section 551.087 to discuss Economic Development.
12. Adjourn Work Shop and Regular Meeting.

**Pursuant to the Texas Open Meeting Act, (Chapter 551, Texas Government Code), one or more of the above items will be taken or conducted in open session following the conclusion of the executive closed session.**

Persons with disabilities who plan to attend this meeting and who may need auxiliary aide of service such as interpreters for the hearing impaired, reader or large print are requested to contact the secretary at 214-975-0404 two days prior to the meeting so appropriate arrangements can be made. **BRaille IS NOT PROVIDED.**

Respectfully,



Cathy Phillips

Town Secretary

**This is to certify that the above notice was posted on the bulletin board at the Town Hall Center this 14th day of February 2014.**