

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

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

Workshop, Public Hearings & Regular Council

**Tuesday, September 6, 2016 - 6:00 PM
Town Hall Center---Council Conference Room & 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 - A. Items to be withdrawn from Consent Agenda.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. 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.
 - E. 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. 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.

4. Announcements/Presentations:

A. Robert Medigovich Municipal Coordinator for Community Waste Disposal (CWD)
to present awards.

B. Mayor Pro-tem Michael McClellan read and present Proclamation for National
Payroll Week.

C. Mayor Pro-tem Michael McClellan to read and present Proclamation for
Constitution Week.

5. 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.

6. 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. Minutes of the August 16, 2016 Workshop, Public Hearings and Regular Meeting.
(Town Secretary Kathy Phillips)

B. Minutes of the August 9, 2016 Budget Workshop. (Town Secretary Kathy Phillips)

C. Agreement for Architectural Consulting Services for the Service Center Expansion
to Hidell & Associates Architects in an amount not to exceed \$93,400.00.
(Purchasing Agent Dawn Berry)

D. Final Plat Paloma Creek 3C from Petitt Barraza, generally located along
Yellowthroat Drive and east of Spoonbill Drive, within Little Elm's ETJ. (Town

Planner Lisa Reich)

- E. Annual Update to Valencia Public Improvement District (PID) and Assessment Plan and Assessment Roll. (Chief Financial Officer Karla Stovall)
 - F. Purchase of the software license renewals for the period of August 1, 2016 to July 2017 at the unit prices listed. (Purchasing Agent Dawn Berry)
 - G. Authorize the Town Manager to execute any and all contract documents associated with the renewal of employee benefits Blue Cross Blue Shield of Texas, Humana, Superior Vision and Mutual of Omaha. (HR Director Deidre Hale)
7. ANNOUNCEMENT: Council will now recess and convene into meeting of the TIRZ #3 Board. Will reconvene Regular Council Meeting immediately following adjournment of the TIRZ #3 Board.
8. Discussion and Action to adopt Ordinance No. 1346 an Ordinance of the Town of Little Elm, Texas, annexing adjacent and contiguous territory, as described in attached legal description and as depicted in the attached location map, to the Town of Little Elm, Texas; finding that all necessary and required legal conditions have been satisfied; providing that such area shall become a part of the Town and that the owners and inhabitants thereof shall be entitled to the rights and privileges of other citizens and be bound by the acts, ordinances, resolutions, and regulations of the Town of Little Elm now in effect and to be hereafter adopted; approving and adopting a Service Plan for the annexed area; further providing for amending and correcting the official boundaries of the Town as heretofore adopted; providing a savings clause; correcting the official zoning maps; providing a severability clause; providing a repealer clause; and providing an effective date. (Lincoln Park North) (Town Planner Lisa Reich)
9. Public Hearing regarding town initiated request to zone approximately 2.9 acres of land to Light Commercial (LC) and zone approximately 17.35 acres of land to Multi-family (MF), generally located on the northeast corner of University Drive and Oak Grove Parkway, outside Little Elm's town limits. All citizens are welcome to attend the hearing and participate in same. (Town Planner Lisa Reich)
- A. Staff Comments:
 - B. Open Public Hearing:
 - C. Receive Public Comments:

D. Close Public Hearing:

E. Discussion and Action to adopt Ordinance No. 1347 an Ordinance of the Town of Little Elm, Texas, amending the Comprehensive Zoning Ordinance of the Town of Little Elm, Texas, by zoning approximately 2.9 acres of land to Light Commercial District (LC) and designating a Retail/Office Future Land Use Plan Category, and zoning approximately 17.35 acres of land to Multi-Family District (MF) and designating a High Density Residential Future Lane Use Plan Category, generally located on the northeast corner of Oak Grove Parkway and University Drive, and a sliver located south of University Drive and East of Oak Grove Parkway, outside of Little Elm's town limits; providing a saving clause; correcting the official zoning map; providing a penalty; providing a severability clause; providing a repealer clause; and providing an effective date. (Town Planner Lisa Reich)

10. Public Hearing on the request to rezone approximately 28.3 acres of land to Planned Development – Single Family (PD-SF), and rezone approximately 13.765 acres from Agricultural (AG) to Planned Development-Single Family (PD-SF) to allow for expansion of Hillstone Pointe subdivision, generally located on the northeast corner of University Drive and Oak Grove Parkway, outside and within, respectively, the town limits of Little Elm, Denton County, Texas. All citizens are welcome to attend the hearing and participate in same. (Town Planner Lisa Reich)

A. Staff Comments:

B. Open Public Hearing:

C. Receive Public Comments:

D. Close Public Hearing:

E. Discussion and Action to adopt Ordinance No. 1348 an Ordinance of the Town of Little Elm, Texas, amending the Comprehensive Zoning Ordinance, herefore amended, by zoning approximately 28.3 acres of land to Planned Development-Single Family (PD-SF4), and rezoning approximately 13.765 acres of land from Agriculture District (AG) to Planned Development-Single Family District (PD-SF4) to allow for the expansion of Hillstone Pointe Subdivision (Ordinance No. 1261), and assigning the Future Lane Use Plan Category Low Density Residential to the total area of approximately 42.065 acres, generally located on the northeast corner of University Drive and Oak Grove Lane; 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. (Town Planner Lisa Reich)

11. Public Hearing regarding request for a Specific Use Permit for self-storage on approximately 1.99 acres of land generally located north of Old Witt Road and approximately 300 feet west of FM 423, currently zoned Light Industrial (LI). All citizens are welcome to attend the hearing and participate in same. (Town Planner Lisa Reich)

A. Staff Comments:

B. Open Public Hearing:

C. Receive Public Comments:

D. Close Public Hearing:

E. Discussion and Action to adopt Ordinance No. 1349 an Ordinance of the Town of Little Elm, Texas amending the Comprehensive Zoning Ordinance of the Town on Little Elm, Texas, herefore amended, by issuing a Specific Use Permit for Self-Storage Use on approximately 1.99 acres of land currently zoned Light Industrial District (LI), generally located north of Old Witt Road and approximately 300 feet west of FM 423, providing that the Specific Use Permit is established subject to certain conditions as set forth herein; providing a savings clause; correcting the official zoning map; providing a penalty; providing a severability clause; providing a repealer clause; and providing for an effective date. (Town Planner Lisa Reich)

12. Public Hearing: Conduct Public Hearing to receive public comments and take necessary action on the Proposed Budget for the Town of Little Elm FY 2017. All interested citizens are welcome to attend the hearing and participate in same. (Chief Financial Officer Karla Stovall)

A. Staff Comments:

B. Open Public Hearing:

C. Receive Public Comments:

D. Close Public Hearing:

- E. Discussion and Action to postpone the final budget vote until the September 13, 2016 Council Meeting at 6:00 p.m. at Town Hall at 100 W. Eldorado Parkway, Little Elm, Texas 75068.
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- 13. Public Hearing: Conduct 2nd public hearing on the Town’s proposed Property Tax Rate for the Town of Little Elm for Fiscal Year 2017. All interested citizens are welcome to attend the hearing and participate in same. (Chief Financial Officer Karla Stovall)
 - A. Staff Comments:

 - B. Open 2nd Public Hearing:

 - C. Receive Public Comments:

 - D. Announcement: “The Little Elm Town Council will consider the Ordinance to adopt the Tax Rate for the Town of Little Elm Fiscal Year 2017 at the September 13, 2016 Council Meeting at 6:00 p.m. at the Town Hall located at 100 W. Eldorado Parkway, Little Elm, Texas 75068. Members of the public are encouraged to attend the hearings and express their views to the Mayor and Council”.

 - E. Close 2nd Public Hearing.

 - 14. Public Hearing: to discuss a proposal by the Town to add amenities to Little Elm Park, which will include activities in the 100-year floodplain. The 100-year floodplain is the land that is predicted to flood during a 100-year storm, which has a 1% change of occurring in any given year. The Town proposes to request grant-funding from the Texas Parks and Wildlife Department to install additional amenities at Little Elm Park, including, but not limited to overnight campsites and restrooms. The minimal anticipated environmental impacts to the 100-year floodplain will be discussed and open for public comments during the meeting. The Town will take action regarding authorizing by resolution the submittal of the application to the Texas Park and Wildlife Department at this meeting. People who may be affected by activities in the floodplain and those who have an interest in the protection of the natural environment will be given the opportunity to express their concerns and providing information about these areas. Staff will be available at the meeting to provide clarification and address any questions. (Director of Development Services Jason Laumer)
 - A. Staff Comments:

B. Open Public Hearing:

C. Receive Public Comments:

D. Close Public Hearing:

E. Discussion and Action to adopt Resolution No. 09061603 a Resolution by the Town of Little Elm designating the Town Director of Development as responsible for, acting for, and on behalf of the Town of Little Elm in dealing with the Texas Parks and Wildlife Department for the purpose of participating in the Local Park Grant Program, herein after referred to as the "Program"; certifying that the Town of Little Elm is eligible to receive program assistance; certifying that the Town of Little Elm matching share is readily available; and dedicating the proposed site for permanent (or for the term of the lease of the property) Public Park and Recreational Uses. (Director of Development Services Jason Laumer)

15. Reports and requests for Town Council consideration and appropriate action:

A. Discussion and Action to approve Resolution No. 09061602 a Resolution of the Town Council of the Town of Little Elm, Texas giving consent to the Issuance of Unlimited Tax Road Bonds by Highway 380 Municipal Management District No. 1, a Conservation and Reclamation District located with the corporate boundaries of the Town. (Director of Development Services Jason Laumer)

B. Discussion and Action to approve Resolution No. 09061604 a Resolution by the Town of Little Elm to prohibit drilling or mining or the reopening of any abandon well or mine in the public parkland located within Little Elm Park. (Director of Development Services Jason Laumer)

C. Discussion and Action to approve the 380 Economic Development Program and Agreement Amendment #2 between the Town of Little Elm and Palladium USA International, Inc. and authorize the Town Mayor to execute agreement for the same. (Director of Development Services Jason Laumer)

16. 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

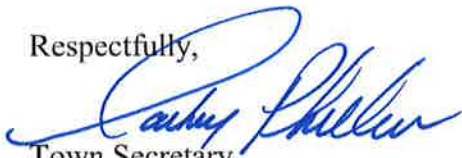
Town Council.

1. Matters relating to City of Lakewood Village and Boundary Adjustments.
 - 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.
17. 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.
 1. Matters relating to City of Lakewood Village and Boundary Adjustments.
 - 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.
18. 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. **BRILLE IS NOT PROVIDED.**

Respectfully,



Casey Phelan

Town Secretary

This is to certify that the above notice was posted on the bulletin board at the Town Hall Center this 2nd day of September 2016.