



**NOTICE OF
REGULAR MEETING OF THE TOWN COUNCIL
HICKORY CREEK TOWN HALL
1075 RONALD REAGAN AVENUE, HICKORY CREEK, TEXAS 75065
TUESDAY, MAY 21, 2019, 6:30 PM**

AGENDA

Call to Order

Roll Call

Pledge of Allegiance to the U.S. And Texas Flags

Invocation

Presentation of Awards

1. 2018 Citizen of the Year
2. Susan Irwin

Items of Community Interest

Pursuant to Texas Government Code Section 551.0415 the Town Council may report on the following: expressions of thanks, congratulations, or condolence; an honorary or salutary recognition of an individual; a reminder about an upcoming event organized or sponsored by the governing body; and announcements involving an imminent threat to the public health and safety of people in the municipality or county that has arisen after the posting of the agenda.

Public Comment

This item allows the public an opportunity to address the Town Council. To comply with the provisions of the Open Meetings Act, the Town Council cannot discuss or take action on items brought before them not posted on the agenda. Please complete a request if you wish to address the Town Council. Comments will be limited to three minutes.

Public Hearing

3. Public Hearing: To hear public opinion regarding a request from KSW Holding Hickory Creek, LP to designate the zoning as PD Planned Development on two (2) tracts of land legally described as A1120A H.H. Swisher 50, 5.0 acres and TR 50A(1)(PT), 33.8629 acres, Town of Hickory Creek, Denton County, Texas. The properties are located in the 1800 Block of Turbeville Road.

4. Public Hearing: To hear public opinion regarding the voluntary annexation of a 24.277 acre tract of land situated in the H.H. Swisher Survey, Abstract No. 1220, Denton County, Texas.
5. Public Hearing: To hear public opinion regarding the creation of the Hickory Farms Public Improvement District.

Consent Agenda

Items on the Consent Agenda are considered to be self-explanatory and will be enacted with one motion. No separate discussion of these items will occur unless so requested by at least one member of the Town Council.

6. April 2019 Council Meeting Minutes
7. April 2019 Financial Statements
8. Consider and act on a resolution of the Town Council of the Town of Hickory Creek, Texas, nominating one candidate to a slate of nominees for the board of managers of the Denco area 9-1-1 District.
9. Consider and act on a resolution of the Town Council of the Town of Hickory Creek, Texas, hereby authorizing the Mayor of the Town of Hickory Creek, Texas, to execute a First Amendment to an Interlocal Agreement for services by and between the Town of Hickory Creek, Texas and Span, Inc., and providing an effective date.

Regular Agenda

10. Interviews for various boards and commissions.
11. Consider and act on a final plat of Folly Beach Addition, Lots 1 and 2, Block A, being 0.53 acres of land situated in the Lowery Cobb Survey, Abstract No. 284, Town of Hickory Creek, Denton County, Texas. The property is located at 108 Folly Beach Road in the extraterritorial jurisdiction.
12. Consider and act on appointments to Board of Adjustments.
13. Consider and act on appointments to the Code of Ethics Board.
14. Consider and act on appointments to the Parks and Recreation Board.
15. Consider and act on appointments to the Planning and Zoning Commission.
16. Consider and act on an ordinance of the Town Council of Hickory Creek, Texas, amending as heretofore amended, its comprehensive zoning ordinance, and amending the official zoning map of the Town by designating certain tracts of land legally described as A1120A H.H. Swisher TR 50, 5.0 acres and TR 50A (1) (PT) of land being more particularly described in Exhibit "A," attached hereto and incorporated herein; as PD (Planned Development); providing that such tracts of land shall be used in accordance with the applicable requirements of the comprehensive zoning ordinance and all other applicable ordinances of the Town; providing that the zoning map shall reflect the Planned Development Zoning District designation for the subject property; providing a preliminary

site plan; providing development standards; providing a cumulative clause; providing a penalty not to exceed the sum of two thousand dollars (\$2,000.00) for each offense and a separate offense shall be deemed committed each day during or on which a violation occurs or continues; providing for the Town of Hickory Creek to bring suit in district court to enjoin the person, firm, partnership, corporation, or association from engaging in the prohibited activity; providing for publication; providing for engrossment and enrollment; and providing an effective date.(KSW Holding Hickory Creek, L.P.)

17. Consider and act on an ordinance annexing the hereinafter described territory to Town of Hickory Creek, Denton County, Texas, and extending the boundary limits of said Town so as to include a certain 24.277 acre tract of land situated in the H.H. Swisher Survey, Abstract No. 1220, Denton County, Texas within said town limits, and granting to all the inhabitants of said property all the rights and privileges of other citizens and binding said inhabitants by all of the acts, ordinances, resolutions, and regulations of the town; adopting a service plan; and providing an effective date.(MM Hickory Creek 24, LLC.)
18. Consider and act on a resolution regarding the creation of a public improvement district and ordering public improvements to be made for the benefit of such district; providing for a severability clause; providing an effective date; and containing other matters relating to the subject.
19. Consider and act on a resolution of the Town of Hickory Creek, Texas determining the costs of certain authorized improvements to be financed by the Hickory Farms Public Improvement District; approving the Hickory Farms Public Improvement District Preliminary Service And Assessment Plan, including proposed assessment roll; directing the filing of the proposed assessment roll with the Town Secretary; calling a public hearing to consider an ordinance levying assessments on property located within the hickory farms public improvement district; directing the town staff to publish and mail notice of said public hearing; and resolving other matters incident and related thereto.
20. Consider and act on a resolution approving the form and authorizing the distribution of a preliminary limited offering memorandum for "Town of Hickory Creek, Texas, Special Assessment Revenue Bonds, Series 2019 (Hickory Farms Public Improvement District)"
21. Consider and act on a resolution of the Town Council of the Town of Hickory Creek, Texas, hereby authorizing the Mayor of the Town of Hickory Creek, Texas, to execute an agreement services by and between the Town of Hickory Creek, Texas and Allstar Watersports; and providing an effective date.
22. Consider and act on a resolution of the Town Council of the Town of Hickory Creek, Texas, hereby authorizing the Mayor of the Town of Hickory Creek, Texas, to execute an agreement services by and between the Town of Hickory Creek, Texas and Watertoyz, LLC; and providing an effective date.
23. Consider and act on a request from the City of Lake Dallas regarding the de-annexation of three properties legally described as A0284A Cobb, TR 63(PT), 0.3241 Acres; TR 63 (ROW), 0.2159 Acres; and TR 64,0.2066.
24. Consider and act on a request from the City of Lake Dallas to increase Hickory Creek's contribution for the 2019 Lake Cities 4th of July Celebration.

25. Consider and act on an ordinance of the Town Council of the Town of Hickory Creek, Texas, amending Article 1.10 Parks and Recreation; Article 4.04 Wrecker Service; Article 4.05 Alcoholic Beverages; Article A2.000 Business Related Fees; providing for incorporation of premises; providing findings; providing for amendment to the code of ordinances; providing a cumulative repealer clause; providing for savings; providing for severability; providing for penalty; providing for publication; providing for engrossment and enrollment; and providing and effective date.
26. Discuss development of new home occupation standards for residential districts and provide direction to staff concerning same.
27. Discussion regarding current road and sidewalk projects.

Executive Session

The Town Council will convene into executive session pursuant to Texas Government Code Section 551.071, Consultation with Attorney on matters in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Texas Open Meetings Act, or on matters pertaining to pending or contemplated litigation and Section 551.072 to deliberate the purchase, exchange, lease or value of real property.

28. Point Vista Addition Blk 1 Lot 3
29. Lakeview at Point Vista Phase 2 Blk J Lot 57
30. Sycamore Bend Road DCAD Property ID 62347
31. Sycamore Bend Road DCAD Property ID 62366
32. Sycamore Bend Road DCAD Property ID 62372

Reconvene into Open Session

33. Discussion and possible action regarding matters discussed in executive session.

Adjournment

The Town Council reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by the Texas Government Code, Chapter 551.

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to the meeting. Please contact Town Hall at 940-497-2528 or by fax 940-497-3531 so that appropriate arrangements can be made.

I, Kristi Rogers, Town Secretary, for the Town of Hickory Creek certify that this meeting notice was posted on the bulletin board at Town Hall, 1075 Ronald Reagan Avenue, Hickory Creek, Texas on May 17, 2019 at 11:00 a.m.

A handwritten signature in black ink, appearing to read "Kristi Rogers", written over a horizontal line.

Kristi Rogers, Town Secretary
Town of Hickory Creek