

**MINUTES**  
**CITY COUNCIL MEETING**  
**NOVEMBER 18, 2014**

**CALL TO ORDER – Roll Call and Determination of a Quorum**

The Parker City Council met in a regular meeting on the above date at Parker City Hall, 5700 E. Parker Road, Parker, Texas 75002.

Mayor Marshall called the meeting to order at 5:00 p.m. Councilmembers Stone, Standridge, Levine, Pettie and Taylor were present.

Staff Present: City Administrator Jeff Flanigan, City Secretary Carrie Smith, Finance/H.R. Manager Johnna Boyd, Police Chief Bill Rushing and Fire Chief Mike Sheff

**EXECUTIVE SESSION – 5:00 TO 7:00**

Pursuant to the provisions of Chapter 551, Texas Government Code the City Council may hold a closed meeting.

**1. RECESS TO CLOSED EXECUTIVE SESSION IN ACCORDANCE WITH THE AUTHORITY CONTAINED IN:**

- a. Government Code Section 551.074 Personnel—Review of individual staff member's roles, to deliberate the appointment, employment, evaluation, compensation, reassignment, duties, discipline, or dismissal of a public officer or employee- All City employees and officers of the City.

Mayor Marshall recessed into Executive Session at 5:01 p.m.

**2. RECONVENE REGULAR MEETING.**

Mayor Marshall reconvened the Regular meeting at 5:51 p.m.

**3. ANY APPROPRIATE DELIBERATION AND/OR ACTION ON ANY OF THE EXECUTIVE SESSION SUBJECTS LISTED ABOVE.**

No action was taken.

Mayor Marshall recessed the Regular meeting at 5:52 p.m.

Mayor Marshall reconvened the Regular meeting at 7:00 p.m.

## PLEDGE OF ALLEGIANCE

AMERICAN PLEDGE: Chuck Molyneaux led the pledge.

TEXAS PLEDGE: Mike Russell led the pledge.

**PUBLIC COMMENTS** The City Council invites any person with business before the Council to speak. No formal action may be taken on these items at this meeting. Please keep comments to 3 minutes.

Michelle Hoover, 6105 Northridge Parkway - Ms. Hoover spoke in opposition to changing the future route of FM 2551/Dillehay, as approved and adopted by Parker and Collin County Thoroughfare Plan.

Gary Graham, 5707 Overton Drive - Mr. Graham spoke in opposition to changing the future route of FM 2551/Dillehay, as approved and adopted by Parker and Collin County Thoroughfare Plan.

Reverend Douglas Stolk, Presbyterian Church, 5609 E. Parker Road - Reverend Stolk thanked the City for allowing utility workers to assist with the removal of their monument sign that was in need of repairs. He also thanked the Parkerfest Committee for a booth at ParkerFest 2014 and for extra police patrol of the church after having been vandalized during the summer.

Billy Barron, 6707 Overbrook - Mr. Barron spoke to the Council about the noise level at Southfork Ranch on November 11, 2014. He is not opposed to Southfork holding events, but requested the City notify the residents of future events and fireworks.

Eleanor Evans, 3507 Hogge Road - Ms. Evans concurred with Mr. Barron's complaint and stated Southfork needs to be reminded they were given special permission for commercial business and events. Southfork is in a residential neighborhood and needs to be a good neighbor.

Chief Rushing, Parker Police Department - Chief Rushing thanked the officers and staff for participating in ParkerFest 2014. He thanked Councilmember Ed Standridge for donating Teddy Bears to the Police Department for ParkerFest and the Teddy Bear program.

**CONSENT AGENDA** Routine Council business. Consent Agenda is approved by a single majority vote. Items may be removed for open discussion by a request from a Councilmember or member of staff.

### 4. APPROVAL OF MEETING MINUTES FOR OCTOBER 21, 2014. [SMITH]

Amendment: Page 4, first paragraph should read 50% plus 1, not 51%.

### 5. APPROVAL OF OCTOBER REPORTS - ANIMAL CONTROL, POLICE DEPARTMENT, BUILDING DEPARTMENT, MUNICIPAL COURT, WEBSITE AND FIRE DEPARTMENT.

Motion: Mayor Pro Tem Levine moved to approve the consent agenda subject to the amendment noted to the meeting minutes. Councilmember Pettie seconded with Councilmembers Stone, Standridge, Levine, Pettie and Taylor voting for. Motion carried 5-0.

## INDIVIDUAL CONSIDERATION ITEMS

### 6. CONSIDERATION AND/OR ANY APPROPRIATE ACTION ON OPPOSING THE PROPOSED FUTURE ALIGNMENT OF FM 2551. [MARSHALL]

MOTION: Councilmember Stone moved to table this item. Councilmember Standridge seconded with Councilmembers Stone, Standridge, Levine, Pettie and Taylor voting for. Motion carried 5-0.

### 7. CONSIDERATION AND/OR ANY APPROPRIATE ACTION ON A PRELIMINARY PLAT FOR KINGS CROSSING PHASE 2. [FLANIGAN]

Developer Steve Sallman requested Council's approval of the submitted preliminary plat for Kings Crossing Phase 2. The Planning and Zoning Commission recommended approval subject to engineering issues being resolved.

City Administrator Flanigan noted the developer has submitted a change to the engineer drawings conforming to the requirement of 2-feet of freeboard and the City Engineer is currently reviewing the revisions.

The requirement for 2 points of access will be met in future phases. The developer has provided a divided median entry with two 24-foot drives; which would allow traffic to get in and out of the subdivision in an emergency situation.

The over length cul-de-sac is temporary and allowed by the development agreement.

MOTION: Councilmember Standridge moved to approve the preliminary plat subject to outstanding items noted in the City Engineer's fourth review letter being resolved:

Item 2. Installing 2-feet freeboard above the 100-year water surface elevation (WSEL) in the drainage channels; and

Item 4. A written release being provided to the City from the existing easement holders prior to construction.

Councilmember Stone seconded with Councilmembers Stone, Standridge, Levine, Pettie and Taylor voting for. Motion carried 5-0.

### 8. CONSIDERATION AND/OR ANY APPROPRIATE ACTION ON PARKS AND RECREATION COMMISSION. [FLANIGAN]

Mayor Marshall read a statement from Parks and Recreation Chairperson Cindy Stachiw who was unable to attend the meeting:

*Mayor Marshall and City Councilmen and Women - I am unable to attend tonight's meeting but wish to present the following. Attached is the income and expense statement from Parkerfest 2014. Sandy Waites, my co-chair and I, are quite proud of the fact that not a cent of city funds was used to put on Parkerfest 2014. With the help of generous sponsors, Parkerfest netted in the positive \$1,269.34. It should be further noted that had we not had sponsors, the event still would have been in the black by \$262.45.*

*At our last Parks and Rec Commission Meeting on November 12th, Sandy Waites made a proposal for use of the excess funds. She proposed that the \$1,269.34 be used to purchase as many green metal, permanent picnic tables that money would afford.*

*Currently, the P&R Commission is handling scout projects and Parkerfest. Both of these items can be handled without the restraints of a city commission. I do not wish to advocate that the Commission be dissolved, that should be a City Council decision but at this point in time, it seems like a likely outcome. The P&R Commission has been involved in many good things...the trails, gaining grants for the trails, the living legacy tree program, scout projects, and last but certainly not least, the inception and continuation of Parkerfest. The Commission deserves a round of applause for bringing many good things to our citizens sometimes in the face of adversity and harsh criticism.*

*Many good people have devoted countless hours of service and that is time well spent and should be acknowledged.*

*Thank you,  
Cindy Stachiw*

Council discussed the current responsibilities and duties of the Parks and Recreation Commission. The trails in the Preserve are completed and there are not any immediate plans for additional trails or park development. Should the City desire to extend the trails in the future a citizen committee can be formed to assist with changes.

ParkerFest could be handled by a voluntary committee the same as the annual FD fundraiser.

Scout projects and the future trail plan will be looked after by staff.

MOTION: Mayor Pro Tem Levine moved to direct City Attorney Shepherd to prepare an ordinance to disband the Parks and Recreation Commission. Councilmember Taylor seconded.

Councilmember Pettie reiterated the intent is not to do away with ParkerFest, but to have a volunteer committee plan the event.

Councilmembers Stone, Standridge, Levine, Pettie and Taylor voted for. Motion carried 5-0.

**9. PRESENTATION ON A LAND PLAN FOR PROPERTY LOCATED AT CURTIS ROAD AND FM2551 BY JOHN AUGHINBAUGH. [FLANIGAN]**

John Aughinbaugh, President of Trinity Enterprises a residential development company located at 918 N. Buckner, Dallas, Texas presented a land plan for The Preserve at Southridge Addition (Exhibit 9). The project is 50-acres located at the southwest quadrant of Curtis Road and FM 2551. The developer is proposing 33 residential lots with two 2-acre lots in the City limits and thirty one 1-acre lots in the City's extra-territorial jurisdiction (ETJ). Mr. Aughinbaugh would like to bring the plat back for Council action at the December 16 meeting and break ground the first of 2015.

The extension of the proposed Curtis Lane is within the project and the developer will construct the 4-lane divided concrete and pavement roadway and dedicate the full 105-feet of right of way to the City.

The 120-feet of right of way for FM2551 will be dedicated as a part of the platting process as required per the Collin County thoroughfare plan.

Until FM2551 is developed there will be 1 point of access; however, Curtis Lane will be complete in which traffic can get in and out. If that is not acceptable a temporary emergency access can be added until FM2551 is built.

Once FM2551 and Curtis Road are developed Collin County will be asked to terminate or abandon old Curtis Road because there will only be 2 properties on the roadway and would provide service to Mr. Curtis.

The far west side of the property is in the flood plain and will be reclaimed for building pads in accordance with the City's flood plain ordinance.

No action taken, the land plan was informational only for Council to become familiar with the project before bringing a preliminary plat to Council for action.

**10. CONSIDERATION AND/OR ANY APPROPRIATE ACTION ON RESOLUTION 2014-464 APPROVING AN INTERLOCAL COOPERATION AGREEMENT FOR EMERGENCY MEDICAL SERVICES FOR THE PROVISION OF BACKUP PARAMEDIC AMBULANCE SERVICE BY THE CITY OF WYLIE, TEXAS. [SHEPHERD/SHEFF]**

MOTION: Mayor Pro Tem Levine moved to table until City Attorney Shepherd can be present. Councilmember Pettie seconded with Councilmembers Stone, Standridge, Levine, Pettie and Taylor voting for. Motion carried 5-0.

**11. CONSIDERATION AND/OR ANY APPROPRIATE ACTION ON PARTICIPATING IN THE "FILE OF LIFE" PROGRAM. [STONE]**

The File of Life packet is a red plastic magnetic file folder containing a form of your personal health history, medications, physician information and emergency contacts. The packet attaches to your refrigerator, readily visible for Parker paramedics and first responders to find. There is also a perforated, detachable portion to place in your wallet or purse.

This form will enable the Parker Fire Department responding personnel to obtain a quick and accurate medical history when a patient or family member is unable to offer one.

Councilmember Stone is to work with City Attorney Shepherd on the program details and review any possible liabilities to the City.

## 12. CONSIDERATION AND/OR ANY APPROPRIATE ACTION ON WATER RATE STUDY. [FLANIGAN]

The City of Parker water rates have not increased since 2009. The proprietary fund is not to make a profit but to pay for the water, infrastructure and maintenance. The charges are paid for by the customers, not tax dollars. Rates need to be increased because the City Water Department has lost money for the past two years. The proposed base rate is \$40.00 up to 4,000 gallons. The rates increase with higher usage.

Staff is to talk with NTMWD and prepare an ordinance and bring back at the December 2 meeting for Council consideration.

## ROUTINE ITEMS

### 13. FUTURE AGENDA ITEMS

- 2014 Water Rate Ordinance
- Annexation petition for Kings Crossing Phase 2
- Code Compliance

### 14. UPDATES

#### a. MCCREARY ROAD MONUMENT SIGN

The sign is complete and \$11,785 of the \$12,000 cost was paid by donations. Donations will be accepted for the Hogge/FM2551 sign as well.

### 15. ADJOURN

Mayor Marshall adjourned the meeting at 8:34 pm.

APPROVED:

  
\_\_\_\_\_  
Mayor Z Marshall

ATTESTED:

  
\_\_\_\_\_  
City Secretary Carrie L. Smith

APPROVED on the 2<sup>nd</sup> day  
of December, 2014.

**BIRKHOFF, HENDRICKS & CARTER, L.L.P.**  
**PROFESSIONAL ENGINEERS**

11910 Greenville Ave., Suite 600

Dallas, Texas 75243

Fax (214) 461-8390

Phone (214) 361-7900

JOHN W. BIRKHOFF, P.E.  
GARY C. HENDRICKS, P.E.  
JOE R. CARTER, P.E.  
MATT HICKEY, P.E.  
ANDREW MATA, JR., P.E.  
JOSEPH T. GRAJEWSKI, III, P.E.  
DEREK B. CHANEY, P.E.  
CRAIG M. KERKHOFF, P.E.

October 7, 2014

Mr. Jeff Flanigan  
City of Parker  
5700 E. Parker Rd.  
Parker, Texas 75002

Re: Kings Crossing Phase 2 – Third Review

Dear Mr. Flanigan:

As requested, we have reviewed the Final Plat and Engineering Plans for the Kings Crossing Phase 2, dated October 5, 2014. We received these plans via courier from Tipton Engineering on October 6, 2014.

Our review of the Preliminary Plat and Engineering Plans is for general compliance with the City of Parker's development requirements and good engineering practice, and does not relieve the engineer of record of his responsibilities under the Texas Engineering Practice Act and Texas Surveyor's Act. Listed below are the comments regarding the enclosed plans:

**Comments**

1. Only 1 point of access from an improved public roadway is provided for this development. City Ordinance requires 2 points of access be provided. Response letter provided states that the developer will request a variance.
2. 2-foot freeboard is required above the 100-year water surface elevation (WSEL) in the drainage channels. The previous response letter provided stated that 2-feet of freeboard is provided between the 100-year WSEL and the finished pads of the adjacent lots. The City may consider the 2-foot freeboard between the 100-year WSEL and the finished pad elevation with a minimum of 1-foot freeboard contained within the channel.
3. The depth shown on the calculations for the off-site channel does not match the contours provided.
4. Riprap shall be placed at each end of all storm culverts, discharges, and bends in the drainage channel.
5. Maximum length cul-de-sac is 600-feet. Response letter provided by the developer states that the PD Ordinance allows cul-de-sac lengths of 1,500 feet. City to verify.
6. Written release is required from existing easement holders prior to construction.



Mr. Jeff Flanigan  
City of Parker  
October 7, 2014  
Page 2 of 2

The plans provided for our review have been marked-up to represent the comments above and are attached with this letter. We are available to discuss our review comments further at your convenience.

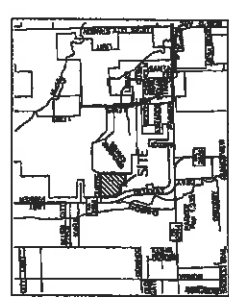
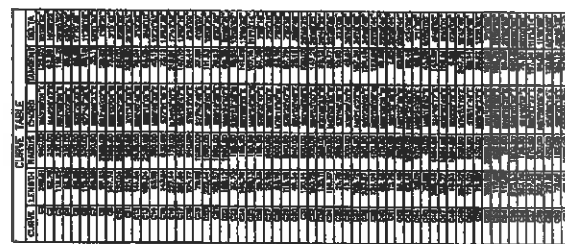
Sincerely,



Craig M. Kerkhoff, P.E.

Enclosures

cc: Mr. Richard Hovas

[illegible]

**LAND STUDY**  
**THE PRESERVE**  
**at**  
**SOUTHRIDGE ADDITION**

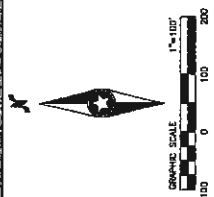
**.60,305 ACRES  
33 RESIDENTIAL LOTS  
SITUATED IN THE  
MARTIN HEARNE SURVEY, ABSTRACT NO. 436  
CITY OF PARKER, COLLIN COUNTY, TEXAS**

**PETTIT BARRAZA**  
IMPROVING PLANNING SURVIVING  
OFFICE: 1204 REMONDINO RD. 1040  
OFFICE: 1204 REMONDINO RD. 1040  
OFFICE: 1204 REMONDINO RD. 1040  
1541 Glenview Dr., Suite 208  
Bloomington, IL 61701  
DATE: NOVEMBER 2014  
JAN. NO. 2015  
\$24.00  $\Gamma = 103^\circ$

OWNER: TERRY ENGLISH  
3400 ALABAMA, PRINCETON  
760 M. BUCKNER  
BLDG. 416, SUITE 111  
DALLAS, TEXAS 75216  
PHONE (214) 713-4226

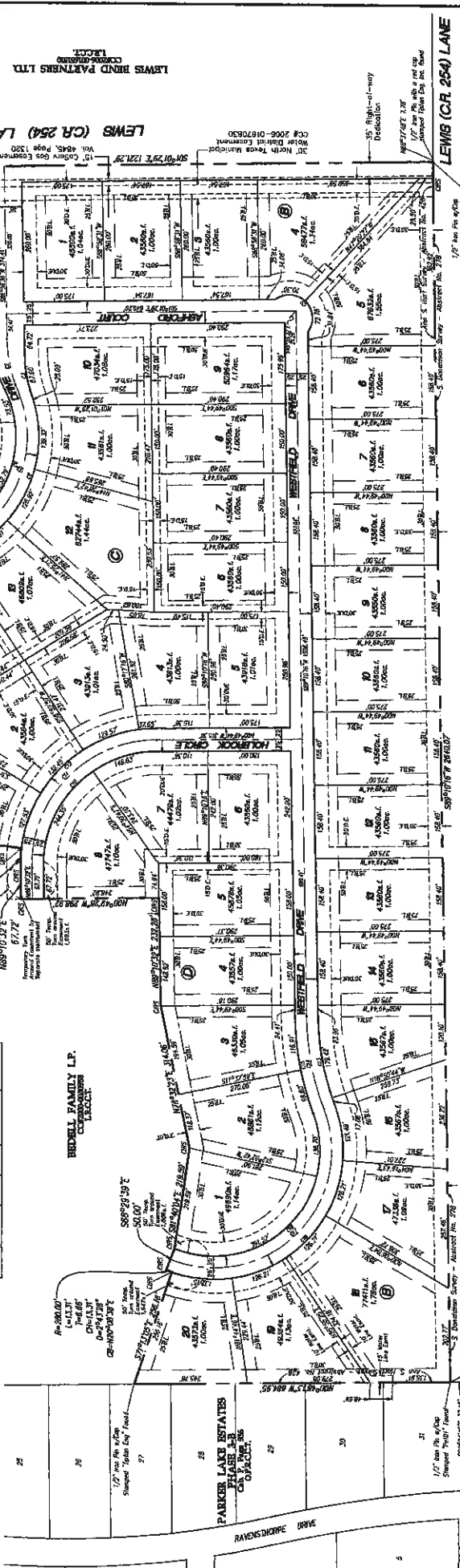
CITY APPROVALS	
Approved: Deputy Mayor Planning and Zoning Commission	Date
Approved: Mayor	Date
Attest: City Administrator	Date





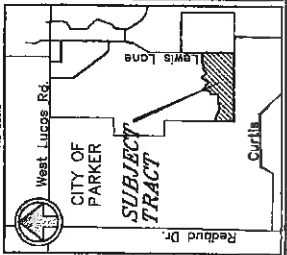
Curve #	Station	Radius	Length	Chord	Bearing	Chord Length
C1	25+72.21	250.00	144.17	144.17	S 79°12'05" W	144.17
C2	25+72.21	250.00	116.07	116.07	S 79°12'05" W	116.07
C3	25+72.21	250.00	87.87	87.87	S 79°12'05" W	87.87
C4	25+72.21	250.00	59.67	59.67	S 79°12'05" W	59.67
C5	25+72.21	250.00	31.47	31.47	S 79°12'05" W	31.47
C6	25+72.21	250.00	3.27	3.27	S 79°12'05" W	3.27
C7	25+72.21	250.00	0.07	0.07	S 79°12'05" W	0.07
C8	25+72.21	250.00	0.00	0.00	S 79°12'05" W	0.00
C9	25+72.21	250.00	0.00	0.00	S 79°12'05" W	0.00
C10	25+72.21	250.00	0.00	0.00	S 79°12'05" W	0.00
C11	25+72.21	250.00	0.00	0.00	S 79°12'05" W	0.00
C12	25+72.21	250.00	0.00	0.00	S 79°12'05" W	0.00
C13	25+72.21	250.00	0.00	0.00	S 79°12'05" W	0.00
C14	25+72.21	250.00	0.00	0.00	S 79°12'05" W	0.00
C15	25+72.21	250.00	0.00	0.00	S 79°12'05" W	0.00
C16	25+72.21	250.00	0.00	0.00	S 79°12'05" W	0.00
C17	25+72.21	250.00	0.00	0.00	S 79°12'05" W	0.00
C18	25+72.21	250.00	0.00	0.00	S 79°12'05" W	0.00

REDULL FAMILY L.P.  
COMMISSIONERS  
LEASING



DEAN YOUNG HOMESTEAD LTD.  
Vol. 147, Pgs. 345  
147

LOCATION MAP  
No Scale



PRELIMINARY PLAT  
OF  
**KING'S CROSSING PHASE 2**  
OUT OF THE  
ANN S. HURT SURVEY, ABSTRACT NO. 428  
IN THE  
CITY OF PARKER, COLLIN COUNTY, TEXAS  
**60.000 ACRES**  
**48 RESIDENTIAL LOTS**

OWNER:  
PARKER ESTATE FARM, LTD.  
4825 CHANDLER AVENUE, SUITE 1003  
FARMER, TEXAS 75448  
TEL: 214-368-0336  
FAX: 214-368-0336  
OWNER'S ATTORNEY:  
TIFTON ENGINEERING  
2740 North Main Street  
Suite 100  
FARMER, TEXAS 75448  
TEL: 214-368-0336  
FAX: 214-368-0336  
DATE: October 03, 2014

NOTE:  
1. This plat is a portion of the original plat and is subject to the original plat.  
2. No part of this plat shall be used for any purpose other than the original plat.  
3. This plat is subject to the original plat and is subject to the original plat.

LEGEND  
DS - Drainage Easement  
DU - Drainage & Utility Easement  
R - Building Line  
SS - Utility Easement  
SS - Utility Easement  
CHS - 5' Top and Bottom with a Valley  
can be stamped "WESTWOOD PO" and  
L.R.C.C.T. - Land Records, Collin County, Texas  
O.P.R.C.C.T. - Official Public Records,  
Collin County, Texas