



**NOTICE OF REGULAR MEETING AGENDA
LANCASTER CITY COUNCIL
MUNICIPAL CENTER CITY COUNCIL CHAMBERS
211 N. HENRY STREET, LANCASTER, TEXAS**

Monday, September 9, 2013 - 7:00 PM

CALL TO ORDER

INVOCATION: Ministerial Alliance

PLEDGE OF ALLEGIANCE: Mayor Pro Tem James Daniels

CITIZENS' COMMENTS:

At this time citizens who have pre-registered before the call to order will be allowed to speak on any matter other than personnel matters or matters under litigation, for a length of time not to exceed three minutes. No Council action or discussion may take place on a matter until such matter has been placed on an agenda and posted in accordance with law.

CONSENT AGENDA:

Items listed under the consent agenda are considered routine and are generally enacted in one motion. The exception to this rule is that a Council Member may request one or more items to be removed from the consent agenda for separate discussion and action.

- C1. Consider approval of minutes from the City Council Joint Work Session with the Parks and Recreation Advisory Board held July 29, 2013 and City Council Regular Meetings held August 12 and 26, 2013.
- C2. Consider a resolution adopting the City of Lancaster financial policy providing for prudent financial management of all funds to enable the City to maintain a long term stable and positive financial condition and provide guidelines for the day-to-day planning and operation of the City's financial matters.
- C3. Consider a resolution adopting the City of Lancaster Investment Policy providing that all funds of the City be managed and invested for safety, liquidity, diversification and yield and that investments be chosen in a manner which promotes diversity by market sector, credit and maturity; providing that this policy serves to satisfy the requirements of Chapter 2256 Public Funds Investment Act.
- C4. Consider a resolution canceling the regular City Council meetings of September 23, 2013, November 11 and 25, 2013, and December 23, 2013; providing for a called meeting November 18, 2013.

ACTION:

5. Discuss and consider an ordinance amending the 2002 Comprehensive Plan and Future Land Use Map of the City of Lancaster, Texas, as heretofore amended, by amending the Land Use Designations on approximately 251 acres of property described as Tracts 3, 3.2, 4, 5, 5.1, 6, 7, 7.1 of Smith Elkins Survey, Abstract 430, Page 325, City of Lancaster, Dallas County, Texas, also known as being West of N. Dallas Avenue, North of Telephone Road and East of Dizzy Dean Road, located in the City of Lancaster, Texas, from Retail, Light Industrial, and Medium Density Residential to Light Industrial (LI); amending the Comprehensive Zoning Ordinance and Map of the City of Lancaster, Texas, as heretofore amended, by granting a change in zoning from Planned Development Mixed Use (PD-MU) to Planned Development Light Industrial (PD-LI) on said property; providing for development regulations; and providing for the approval of the Concept Plan.
6. Consider an ordinance levying ad valorem taxes for fiscal year 2013/2014 at \$0.8675 per one hundred dollars assessed valuation of all taxable property within the corporate limits to provide revenues for current maintenance and operation expenses and interest and sinking fund requirements; providing due and delinquent dates; penalties and interest; providing a homestead exemption and disability exemption.

PUBLIC HEARING:

7. Conduct a public hearing on the proposed Fiscal Year 2013-2014 budget and consider an ordinance approving and adopting a budget for the fiscal year beginning October 1, 2013 and ending September 30, 2014; providing that expenditures for said fiscal year shall be in accordance with said budget.

ACTION:

8. Consider a resolution ratifying the budget for the fiscal year 2013-2014 that results in a decrease of revenues from property taxes than previous years.
9. Consider an ordinance establishing Civil Service classifications within the Police and Fire Departments; prescribing the number of positions in each classification; and providing an effective date.
10. Discuss and consider annual appointments to City of Lancaster boards and commissions.
11. Consider confirmation of nominations made by the Mayor for appointment to the City of Lancaster Zoning Board of Adjustment.

ADJOURNMENT

EXECUTIVE SESSION: The Council reserves the right to convene into executive session on any posted agenda item pursuant to Section 551.071(2) of the TEXAS GOVERNMENT CODE to seek legal advice concerning such subject.

ACCESSIBILITY STATEMENT: The Municipal Center is wheelchair-accessible. For sign interpretive services, call the City Secretary's office, 972-218-1311, or TDD 1-800-735-2989, at least 72 hours prior to the meeting. Reasonable accommodation will be made to assist your needs.

Certificate

I hereby certify the above Notice of Meeting was posted at the Lancaster City Hall on September 6, 2013 @ 1:10 p.m. and copies thereof were hand delivered to the Mayor, Mayor Pro-Tempore, Deputy Mayor Pro-Tempore and Council members.

A handwritten signature in blue ink that reads "Dolle K. Downe". The signature is written in a cursive style and is positioned above a horizontal line.

Dolle K. Downe, TRMC
City Secretary

LANCASTER CITY COUNCIL

Agenda Communication

September 9, 2013

Item 1

Consider approval of minutes from the City Council Joint Work Session with the Parks and Recreation Advisory Board held July 29, 2013 and City Council Regular Meetings held August 12 and 26, 2013.

Background

Attached for your review and consideration are minutes from the:

- City Council Joint Work Session held July 29, 2013 (tour of parks)
- City Council Regular Meeting held August 12, 2013
- City Council Regular Meeting held August 26, 2013

Submitted by:

Dolle K. Downe, City Secretary

MINUTES

LANCASTER CITY COUNCIL AND THE PARKS AND RECREATION ADVISORY BOARD JOINT WORK SESSION OF JULY 29, 2013

The City Council of the City of Lancaster, Texas, met in a special joint Work Session with the Parks and Recreation Advisory Board at the Lancaster Recreation Center on July 29, 2013 at 6:03 p.m. with a quorum present to-wit:

Councilmembers Present:

Carol Strain-Burk
Stanley Jaglowski
Marco Mejia
Mayor Pro Tem James Daniels
LaShonjia Harris

Parks and Recreation Advisory Board Present:

Darwin Isham
Cecelia Rutherford
Spencer Hervey
Willene Watson
Jerry Giles

Councilmembers Absent:

Mayor Marcus E. Knight
Deputy Mayor Pro Tem Nina Morris

Parks and Recreation Advisory Board Absent:

Donald May
Abe Cooper
Mary Sykes, departed prior to start of tour

City Staff Present:

Opal Mauldin Robertson, City Manager
Aretha Adams, Assistant City Manager
Susan Cluse, Interim Finance Director
Sean Johnson, Park, Recreation, and Library Director
Kevin Moore, Recreation Superintendent
Jerry McCulley, Library Manager
Mike Rasco, Parks Superintendent
Angie Arenas, Assistant City Secretary
Cynthia D. Williams, Administrative Secretary

Call to Order:

Mayor Pro Tem Daniels called the work session to order at 6:03 p.m. on July 29, 2013.

- 1. Depart from the Lancaster Recreation Center for a tour of city parks and properties, including but not limited to:**

**Community Park
Verona Park
JA Dewberry
Hike & Bike Trail
Jaycee Park
Rocky Crest Park
Ten Mile Creek
Bear Creek**

**Stanford Park
Cedardale Park
Kids Square
Meadowcreek Park
Heritage Park
City Park
Moreland property**

Director Johnson welcomed everyone and stated that the purpose of the tour is to give the City Council and Parks and Recreation Advisory Board an overview of City parks and planned improvements at each of the parks.

City Council and Parks and Recreation board members began the tour visiting the following city parks and property.

Community Park

Director Johnson reported that Community Park is the most utilized park in the parks system and discussed proposed plans for enclosing the soccer fields and football fields when funding is identified and becomes available. Amenities of the park include walking trail, amphitheater (currently under construction), two concession stands for soccer and football fields, two playgrounds, outdoor exercise equipment, a pavilion and a small pond (Contemplation Lake) with fountain. Winter work projects for the park include pruning of trees throughout the park, painting of the pavilion, bridge repairs and clearing of vegetation from the pond.

Stanford Park

Director Johnson reported that Stanford Park is a frequently used small neighborhood park (no parking) with amenities that include a playground and small pavilion. Winter work projects for the park include raising the tree canopies, repainting existing pavilion, and replacing/restoring the barbeque grills.

Verona Park

Director Johnson reported that the City had its first Community Block Party at Verona, another small neighborhood park. This is the first park location in the City where the playground will be replaced when funds are identified and become available. It has no parking. Winter work projects include restoration of volleyball court, painting of pavilion and trash receptacle holders. The sign at this park will be replaced to be consistent with that of Meadowcreek Park when funds are identified and become available.

Cedardale Park

Director Johnson stated that this is a baseball and softball complex. The Park Board and City Council renamed the park to Cedardale Park and Complex in January 2012 to accommodate the multiple usages. There has not been a high demand for baseball to date; however, the City has initiated the RBI (Reviving Baseball in Inner Cities) Program to help increase baseball. Currently the City allows teams to rent the fields (outfield) for football practice. Winter work projects include tree pruning, vegetation removal from fence lines, repair and replacement of the fence fabric as well as grading and site prep of baseball fields.

Cedardale Park is the location of the air quality monitoring station, approved through an interlocal agreement between the City of Lancaster and TCEQ/North Texas Commission. Construction has been completed and the City is expecting an update from NTC regarding the air quality reports and how the reports can be obtained.

JA Dewberry

Director Johnson reported on the Summer Lunch Program at this park. Amenities include playground, walking trail, make-shift soccer field, pavilion and portable restrooms. Winter work project include tree pruning and removals, bridge repairs, painting of pavilion and trail maintenance.

Kids Square

Director Johnson noted that this park contains a castle type playground, constructed entirely by the community. The park also has a pavilion that is heavily utilized, and permanent outdoor restrooms. This a very popular park located on a major thoroughfare (Beltline). Winter work projects include painting of pavilion and inside of restrooms, pruning of trees and dead tree removal, treatment (sealing) of playground wood and replacement/tightening of parts (as needed).

Hike and Bike Trail

Director Johnson gave an overview of the Hike and Bike trail including the mowing schedule and minimum trail amenities (benches and trail receptacles). Oncor's vegetation unit has been contacted and requested to clear trees under power lines. Winter work projects include removal of low hanging limbs on the trail and identifying areas where wildflowers may be planted in an effort to reduce mowing.

Meadowcreek Park

Director Johnson commented that this is the newest park in the system. The summer feeding program is also offered at this park. Amenities include a covered playground and pavilion, portable restrooms, lighted basketball court (with timers) and has the signature park sign that the City looks to have at all parks. Winter work projects include painting of pavilion and repairing and/or replacement of the shade structure, power washing of hard surfaces (concrete under pavilion), tree pruning and brush clearing.

Jaycee Park

Director Johnson reported that this park is one of our older parks with minimum amenities including a tennis court and football field (without irrigation). The football field is highly requested and staff has worked with the Fire Department to assist with establishing the turf by hand watering the field. Future plans include the creation of a modular skate park. Staff is researching grant opportunities and other means of alternative funding to secure \$25-\$30K to purchase and construct this feature that will add value to this park.

Heritage Park

Director Johnson noted that this is a highly visible park and that the Gazebo is frequently used. Staff recently restored the benches. Winter work projects include pruning and raising the tree canopies and repainting gazebo.

Community House

This site was visited and Director Johnson noted that winter work for this location included pruning of trees, replacing wood as needed, and painting of the exterior of the building.

Rocky Crest

Director Johnson reported that this is a heavily used park with amenities that include a covered pavilion, outdoor basketball court, playground and softball field with portable restrooms. Winter work projects include power washing of hard surfaces and underneath ceiling of pavilion, and repair of the barbeque grills.

City Park

Director Johnson stated that this park, donated by the Lions Club, is the second most popular park with amenities that include four baseball fields, tennis courts, basketball courts, outdoor restrooms, two covered pavilions and concession stands. The newest initiative for this park is the creation of a dog park that will utilize the space where the previous outdoor swimming pool was located. The City partnered with a local boy scout troop on an Eagle Scout project that included the installation of split rail fencing and to identify the areas to be utilized by large dogs (30+ pounds) and small dogs (30 or less pounds), painting of entrance and covered seating area. Staff has installed pet waste and litter receptacles in both dog off-leash areas. Staff is completing the finishing touches of the park to include regulatory signage placement and registration process. Staff plans to have an opening date of mid-September. Winter work projects for this park include painting of pavilions and permanent outdoor restrooms, pruning of trees, clearing vegetation along creek channels, replacement of outdoor basketball goals and replacing/restoring picnic tables under the pavilions.

Moreland Property

Director Johnson reported that the property was donated to the City from the county and was previously a tree farm. Staff maintains the front area and had to board up the property (front house). Property remains secured and staff is determining if there is any future usage for the property. Winter work projects include repairing and replacement of bollards and cables and general clean up throughout the property.

Ten Mile Creek Preserve

Director Johnson reported that the property was donated to the City from the county. Amenities include a nature trail.

Bear Creek

Director Johnson noted that this is one of the newer parks in the system, funded in part by a TPWD grant. Amenities include covered pavilion, portable restrooms, fishing pond (catch and release) with a pier, equestrian trails, outdoor classrooms and a nature trail. The City partnered with a for-profit organization and hosted two "Mud Run" events at the park. Staff conducted an overnight "Family Campout" with close to 100 families attending. The Park has posted hours consistent with the Park curfew and the Police Department performs regular patrols of the Park. Winter work projects include vegetation and brush removal at entrance of park and routine trail maintenance.

At each location councilmembers, Parks and Recreation Advisory board members, and city staff discussed current amenities and opportunities for park system enhancements.

Mayor Pro Tem Daniels adjourned the meeting at 8:39 p.m.

ATTEST:

APPROVED:

Dolle K. Downe, City Secretary

Marcus E. Knight, Mayor

MINUTES

LANCASTER CITY COUNCIL MEETING OF AUGUST 12, 2013

The City Council of the City of Lancaster, Texas, met in Regular session in the Council Chambers of City Hall on August 12, 2013 at 7:00 p.m. with a quorum present to-wit:

Councilmembers Present:

Mayor Marcus E. Knight
Carol Strain-Burk
Stanley Jaglowski
Marco Mejia
LaShonjia Harris
Deputy Mayor Pro Tem Nina Morris

Councilmember Absent:

Mayor Pro Tem James Daniels

City Staff Present:

Opal Mauldin Robertson, City Manager
Aretha Adams, Assistant City Manager
Thomas Griffith, Fire Chief
Larry Flatt, Police Chief
Dori Lee, Human Resources Director
Ed Brady, Economic Development Director
Susan Cluse, Interim Finance Director
Rona Stringfellow, Managing Director Public Works / Development Services
Surupa Sen, Senior Planner
Dolle Downe, City Secretary

Call to Order:

Mayor Knight called the meeting to order at 7:00 p.m. on August 12, 2013.

Invocation:

Deacon Jones with World Harvest Ministries gave the invocation.

Pledge of Allegiance:

Councilmember Marco Mejia led the pledge of allegiance.

Proclamation:

Mayor Knight read and presented a proclamation declaring August 22, 2013 as a National Day of Non-Violence citywide.

Citizens Comments:

Jim Cheshier, 739 S. Dallas Avenue, expressed concerns regarding overhanging tree limbs on park property near the golf course; commented that there are tall weeds in the bridge area and children are playing in the creek; stated lot at Beltline and Dallas Avenue needs to be mowed.

Daryle Clewis, 1421 Sunny Meadow Drive, commented on the proposed budget and asked about the City's financial position, saying that a clear answer is needed regarding the City's financial position.

Mayor Knight announced that upcoming Town Hall meetings are scheduled on August 15 at 6:30 p.m. and on August 24 at 9 a.m. at the Recreation Center on the proposed budget and there are opportunities to have questions answered on the budget at the Town Hall meetings.

Consent Agenda:

City Secretary Downe read the consent agenda.

- C1. Consider approval of minutes from the City Council Regular Meeting held July 22, 2013 and Special Meeting held July 25, 2013.**
- C2. Consider a resolution authorizing the City of Lancaster to enter into agreements and/or contracts for continuation with Aetna for employee medical administration with a Health Savings Account (HSA) option and with Aetna for dental administration; CIGNA for basic and voluntary life, and accidental death and dismemberment, and basic and voluntary long term disability; Discovery for flexible spending and the Section 125 Plan; Conexis for COBRA administration; and Alliance Work Partners for Employee Assistance Program administration.**

MOTION: Deputy Mayor Pro Tem Morris made a motion, seconded by Councilmember Strain-Burk, to approve consent items C1 and C2. The vote was cast 6 for, 0 against [Daniels absent].

- 3. Conduct a public hearing and discuss an ordinance making certain findings in connection with the proposed supplemental services ordered in connection with the Lancaster Mills Public Improvement District.**

Assistant City Manager Adams stated that the district is currently undeveloped and the proposed annual assessment for the Lancaster Mills Public Improvement District (PID) is zero (\$0.00) as there are no budgeted expenses for FY 2013-2014.

Mayor Knight opened the public hearing.

There were no speakers.

MOTION: Councilmember Strain-Burk made a motion, seconded by Deputy Mayor Pro Tem Morris, to close the public hearing. The vote was cast 6 for, 0 against [Daniels absent].

Mayor Knight announced that service plans and proposed assessments for the PID's would be considered at the regular City Council meeting on August 26, 2013.

- 4. Conduct a public hearing and discuss an ordinance making certain findings in connection with the proposed supplemental services ordered in connection with the Tribute at Mills Branch and Tribute East at Mills Branch Public Improvement District.**

Assistant City Manager Adams stated that the proposed annual assessment for the Tribute and Tribute East PID's is \$0.36 per \$100 valuation for lots with completed homes and \$0.80 for unimproved lots.

Mayor Knight opened the public hearing.

Vic Buchanan, 1243 Margaret Court, stated that the City is paying for irrigation of some common areas in this subdivision as a part of a development agreement; commented that the City's water rates are too high and citizens are paying for this water too; stated this needs to be addressed.

There were no other speakers.

MOTION: Councilmember Strain-Burk made a motion, seconded by Councilmember Jaglowski, to close the public hearing. The vote was cast 6 for, 0 against [Daniels absent].

5. Conduct a public hearing and discuss an ordinance making certain findings in connection with the proposed supplemental services ordered in connection with the Beltline Ashmoore Public Improvement District.

Assistant City Manager Adams stated that the proposed annual assessment for the Beltline Ashmoore PID is \$0.15 per \$100 valuation, the same as last year.

Mayor Knight opened the public hearing.

There were no speakers.

MOTION: Deputy Mayor Pro Tem Morris made a motion, seconded by Councilmember Strain-Burk, to close the public hearing. The vote was cast 6 for, 0 against [Daniels absent].

6. Conduct a public hearing and discuss an ordinance making certain findings in connection with the proposed supplemental services ordered in connection with the Glendover Estates Public Improvement District.

Assistant City Manager Adams stated that the proposed annual assessment for the Glendover Estates PID is \$0.25 per \$100 valuation, the same as last year.

Mayor Knight opened the public hearing.

There were no speakers.

MOTION: Deputy Mayor Pro Tem Morris made a motion, seconded by Councilmember Jaglowski, to close the public hearing. The vote was cast 6 for, 0 against [Daniels absent].

7. Conduct a public hearing and discuss an ordinance making certain findings in connection with the proposed supplemental services ordered in connection with the Rolling Meadows Public Improvement District.

Assistant City Manager Adams stated that the proposed annual assessment for the Rolling Meadows PID is \$0.215 per \$100 valuation, a decrease from \$0.25 last year.

Mayor Knight opened the public hearing.

There were no speakers.

MOTION: Councilmember Strain-Burk made a motion, seconded by Deputy Mayor Pro Tem Morris, to close the public hearing. The vote was cast 6 for, 0 against [Daniels absent].

8. Conduct a public hearing and discuss an ordinance making certain findings in connection with the proposed supplemental services ordered in connection with the Millbrook East Public Improvement District.

Assistant City Manager Adams stated that the proposed annual assessment for the Millbrook East PID is \$0.22 per \$100 valuation, a decrease from \$0.23 last year.

Mayor Knight opened the public hearing.

There were no speakers.

MOTION: Councilmember Strain-Burk made a motion, seconded by Councilmember Mejia, to close the public hearing. The vote was cast 6 for, 0 against [Daniels absent].

9. Conduct a public hearing and discuss an ordinance making certain findings in connection with the proposed supplemental services ordered in connection with the Boardwalk Public Improvement District.

Assistant City Manager Adams stated that the proposed annual assessment for the Boardwalk PID is \$0.24 per \$100 valuation, a decrease from \$0.25 last year.

Mayor Knight opened the public hearing.

There were no speakers.

MOTION: Deputy Mayor Pro Tem Morris made a motion, seconded by Councilmember Jaglowski, to close the public hearing. The vote was cast 6 for, 0 against [Daniels absent].

10. Conduct a public hearing and discuss an ordinance making certain findings in connection with the proposed supplemental services ordered in connection with the Meadowview Public Improvement District.

Assistant City Manager Adams stated that the proposed annual assessment for the Meadowview PID is \$0.10 per \$100 valuation, the same as last year.

Mayor Knight opened the public hearing.

There were no speakers.

MOTION: Councilmember Strain-Burk made a motion, seconded by Councilmember Jaglowski, to close the public hearing. The vote was cast 6 for, 0 against [Daniels absent].

11. Consider a resolution approving a professional services agreement with Jacobs Engineering Group Inc. for development of The Lancaster Comprehensive Plan 2033, in an amount not to exceed \$238,000.00 and authorizing the City Manager to execute said agreement.

Managing Director Stringfellow stated that the current Comprehensive Plan was adopted in February 2002 and a review of the plan will help update community goals and objectives, noting that the initial phase will include a market review of economic, financial, land use conditions and public involvement to arrive at three strategic scenarios for Council review. Director Stringfellow stated that based on qualifications and experience, Jacobs is recommended to provide the necessary professional services to update the Comprehensive Plan. Managing Director Stringfellow outlined Jacobs' extensive qualifications and introduced Mark Bowers, the lead for the project.

Councilmember Mejia asked if this will update the Comp Plan to match the zoning.

City Manager Mauldin Robertson commented that is not necessarily the case and that the updated Comp Plan will provide an overall review of the community and its vision as well as an economic piece.

Mr. Bowers noted that the review will not single out any particular property and that they will look closely at the market, align that with what the community aspires to be and create the strategies necessary to get there.

Deputy Mayor Pro Tem asked how long the update will take. It was noted it will take about eighteen months.

Councilmember Strain-Burk noted that you cannot change zoning unless the property owner requests the change and commented that the Jacobs team is excellent.

Councilmember Morris commented that it is time for an update to the Comp Plan and asked about possible changes.

Director Stringfellow stated that if zoning is not compatible with the Comp Plan there are options to amend the Comp Plan.

Councilmember Jaglowski asked how many times the Comp Plan had been amended. Director Stringfellow stated it has been amended numerous times.

MOTION: Councilmember Strain-Burk made a motion, seconded by Councilmember Jaglowski, to approve a resolution approving a professional services agreement with Jacobs Engineering Group Inc. for development of The Lancaster Comprehensive Plan 2033, in an amount not to exceed \$238,000. The vote was cast 6 for, 0 against [Daniels absent].

12. Discuss the proposed Fiscal Year 2013/2014 tax rate of \$0.8675 per \$100 assessed valuation; receive related tax calculation documents; and set public hearing date on the proposed tax rate.

City Manager Mauldin Robertson noted that the proposed FY 2013/2014 tax rate is \$0.8675 per \$100 assessed value, the same as last year. City Manager Mauldin Robertson outlined the rollback tax rate at \$0.930524 and the effective tax rate at \$0.874163, noting the tax calculation worksheet provided to Council.

Councilmember Mejia stated that is important to stick to the current tax rate as any increase hurts the bottom line of the citizens particularly those on a fixed income.

Deputy Mayor Pro Tem Morris commented that it is important to hold the tax rate, noting the tax rate has been the same the last three years. Deputy Mayor Pro Tem Morris thanked staff and the City Manager for their hard work on the budget and keeping expenses down.

No action was necessary by City Council.

Mayor Knight announced that two Town Hall meetings would be held on the proposed FY 2013/2014 budget, the first on August 15, 2013 at 6:30 p.m. and the second on August 24, 2013 at 9 a.m. both at the Recreation Center. Mayor Knight stated a public hearing would be conducted on the proposed budget at the City Council meeting on August 26, 2013.

13. Consider confirmation of Civil Service Commission appointment as designated by the City Manager.

City Manager Mauldin Robertson stated that there is one term expiring in 2013 on the Civil Service Commission, noting that the City Manager makes appointments to the Commission with confirmation by City Council. City Manager Mauldin Robertson requested reappointment of Mr. Audley Logan for a term expiring in 2016.

MOTION: Councilmember Strain-Burk made a motion, seconded by Councilmember Jaglowski, to confirm reappointment of Mr. Audley Logan for a term to expire 2016. The vote was cast 6 for, 0 against [Daniels absent].

MOTION: Councilmember Mejia made a motion, seconded by Councilmember Jaglowski, to adjourn. The vote was cast 6 for, 0 against [Daniels absent].

The meeting was adjourned at 7:39 p.m.

ATTEST:

APPROVED:

Dolle K. Downe, City Secretary

Marcus E. Knight, Mayor

MINUTES

LANCASTER CITY COUNCIL MEETING OF AUGUST 26, 2013

The City Council of the City of Lancaster, Texas, met in Regular session in the Council Chambers of City Hall on August 26, 2013 at 7:00 p.m. with a quorum present to-wit:

Councilmembers Present:

Mayor Marcus E. Knight
Carol Strain-Burk
Stanley Jaglowski
Marco Mejia
Mayor Pro Tem James Daniels
LaShonjia Harris
Deputy Mayor Pro Tem Nina Morris

City Staff Present:

Opal Mauldin Robertson, City Manager
Aretha Adams, Assistant City Manager
Alicia Oyedele, Assistant to the City Manager
Thomas Griffith, Fire Chief
Larry Platt, Police Chief
M. C. Smith, Assistant Police Chief
Sean Johnson, Parks, Recreation and Library Director
Dori Lee, Human Resources Director
Ed Brady, Economic Development Director
Rona Stringfellow, Managing Director Public Works / Development Services
Jim Brewer, Assistant Director Public Works / Development Services
Shwetha Pandurangi, City Engineer
Surupa Sen, Senior Planner
Julie Doshier, Associate Attorney on behalf of City Attorney Robert Hager
Dolle Downe, City Secretary

Call to Order:

Mayor Knight called the meeting to order at 7:00 p.m. on August 26, 2013.

Invocation:

Deacon Jones with World Harvest Ministries gave the invocation.

Pledge of Allegiance:

Mayor Marcus E. Knight led the pledge of allegiance.

Citizens Comments:

Dr. Michael McFarland, LISD Superintendent, 422 S. Centre Avenue, thanked the City for its partnership with the school district in numerous programs and activities, expressing appreciation for recent involvement in programs such as the Back to School Red Carpet Welcome; commended City leadership for its involvement and support in creating positive growth in the schools; noted an upcoming program, College – Go Get It Week.

Cresland Fannin, 422 S. Centre Avenue, announced an upcoming school district program, College – Go Get It Week, commenting that all campuses will be involved in the activities; additional details are available on the school district website at www.lancasterisd.org; noted College Fair on September 19 at Cedar Valley College from 6 – 8 p.m.

Alicia Oyedele, 211 N. Henry Street, invited everyone to attend the upcoming Civic Leadership Academy noting that the City is still accepting applications and more information is available on the City website at www.lancaster-tx.com.

Consent Agenda:

City Secretary Downe read the consent agenda.

- C1. Consider a resolution ratifying the submission of applications to Dallas County for funding under the Fiscal Year 2013 Dallas County Community Development Block Grant (CDBG) Program for reconstruction of existing roadways: Balomede Street from Wintergreen Road to Belvedere Road and Balkin Lane from Rogers Avenue to Sunny Meadow Drive.**
- C2. Consider a resolution approving the terms and conditions of the City owned T-Hangar commercial lease from building 670 at Lancaster Regional Airport.**
- C3. Consider an ordinance making certain findings in connection with the proposed supplemental services ordered in connection with the Lancaster Mills Public Improvement District, providing for: findings of benefits accrued, accepting five year service plan, recording final assessment onto tax roll, setting the assessment levy, establishing a method of payment, assessment due, and providing clauses for conflict, severability and an effective date.**
- C4. Consider an ordinance making certain findings in connection with the proposed supplemental services ordered in connection with the Tribute at Mills Branch and Tribute East at Mills Branch Public Improvement District, providing for: findings of benefits accrued, accepting five year service plan, recording final assessment onto tax roll, setting the assessment levy, establishing a method of payment, assessment due, and providing clauses for conflict, severability and an effective date.**
- C5. Consider an ordinance making certain findings in connection with the proposed supplemental services ordered in connection with the Beltline Ashmoore Public Improvement District, providing for: findings of benefits accrued, accepting five year service plan, recording final assessment onto tax roll, setting the assessment levy, establishing a method of payment, assessment due, and providing clauses for conflict, severability and an effective date.**

- C6. Consider an ordinance making certain findings in connection with the proposed supplemental services ordered in connection with the Glendover Estates Public Improvement District, providing for: findings of benefits accrued, accepting five year service plan, recording final assessment onto tax roll, setting the assessment levy, establishing a method of payment, assessment due, and providing clauses for conflict, severability and an effective date.**
- C7. Consider an ordinance making certain findings in connection with the proposed supplemental services ordered in connection with the Rolling Meadows Public Improvement District, providing for: findings of benefits accrued, accepting five year service plan, recording final assessment onto tax roll, setting the assessment levy, establishing a method of payment, assessment due, and providing clauses for conflict, severability and an effective date.**
- C8. Consider an ordinance making certain findings in connection with the proposed supplemental services ordered in connection with the Millbrook East Public Improvement District, providing for: findings of benefits accrued, accepting five year service plan, recording final assessment onto tax roll, setting the assessment levy, establishing a method of payment, assessment due, and providing clauses for conflict, severability and an effective date.**
- C9. Consider an ordinance making certain findings in connection with the proposed supplemental services ordered in connection with the Boardwalk Public Improvement District, providing for: findings of benefits accrued, accepting five year service plan, recording final assessment onto tax roll, setting the assessment levy, establishing a method of payment, assessment due, and providing clauses for conflict, severability and an effective date.**
- C10. Consider an ordinance making certain findings in connection with the proposed supplemental services ordered in connection with the Meadowview Public Improvement District, providing for: findings of benefits accrued, accepting five year service plan, recording final assessment onto tax roll, setting the assessment levy, establishing a method of payment, assessment due, and providing clauses for conflict, severability and an effective date.**

Councilmember Jaglowski recused himself from discussion and action on agenda item C7.

MOTION: Councilmember Strain-Burk made a motion, seconded by Deputy Mayor Pro Tem Morris, to approve consent items C1 – C6 and C8 – C10. The vote was cast 7 for, 0 against.

Councilmember Jaglowski left the Council Chambers.

MOTION: Councilmember Strain-Burk made a motion, seconded by Mayor Pro Tem Daniels, to approve an ordinance making certain findings in connection with the proposed supplemental services ordered in connection with the Rolling Meadows Public Improvement District [item C7]. The vote was cast 6 for, 0 against [Jaglowski recused].

Following the vote, Councilmember Jaglowski returned to his seat in the Council Chambers.

11. **Conduct a Public Hearing and consider a Comprehensive Plan Amendment to Light Industrial (LI) and a Rezoning request from PD – Planned Development MU (Mixed Use with Residential, Retail and Commercial Uses) to PD – Planned Development LI (Light Industrial). The Property is located on the Northwest corner of Telephone Road and North Dallas Avenue. The property is approximately 251 acres, described as Tracts 3, 3.2, 4, 5, 5.1, 6, 7, 7.1 of Smith Elkins Survey, Abstract 430, Page 325, City of Lancaster, Dallas County, Texas.**

Associate Attorney Doshier stated that the City has received a petition in opposition of the zoning request which could trigger a requirement for a super majority vote. Attorney Doshier noted that City Council may wish to direct staff to review the petition now or at a later time and could conduct the public hearing and postpone consideration of the zoning request to a date certain.

MOTION: Councilmember Mejia made a motion, seconded by Deputy Mayor Pro Tem Morris, to conduct the public hearing at this time and to table consideration of the zoning request until the September 9, 2013 Council meeting to allow time for review of the petition. The vote was cast 7 for, 0 against.

Mayor Knight outlined the process for the public hearing noting that given the large number of requests to speak, each speaker would be allowed two minutes.

Senior Planner Sen outlined the zoning request for 251.31 acres of undeveloped land from Planned Development – Mixed Use (PD-MU) to Planned Development – Light Industrial (PD-LI). Senior Planner Sen noted 134 property notices were mailed to the property owners within 200 feet of the subject property. It was noted that no commercial motor vehicle traffic will be allowed ingress or egress onto Telephone Road or Dizzy Dean Road. Senior Planner Sen highlighted enhanced screening provided by two staggered rows of street shade trees on a three to one foot berm; in addition there will be a six to eight foot continuous masonry screening wall along Dizzy Dean and Telephone Road. The applicant has agreed to Planning and Zoning Commission recommendations to provide sidewalks along Dizzy Dean, Telephone Road and N. Dallas Avenue.

Deputy Mayor Pro Tem Morris asked about 18-wheeler traffic in the area. Director Stringfellow noted that commercial vehicle traffic will not be allowed on Telephone Road or Dizzy Dean. City Manager Mauldin Robertson stated that the City has a designated truck route ordinance in place. Deputy Mayor Pro Tem Morris commented that there seems to be no enforcement and signs may be necessary. Deputy Mayor Pro Tem Morris asked about stormwater. City Engineer Pandurangi stated that would receive a technical review at the time of plan submittal.

Councilmembers reviewed and discussed the method for calculation of signatures on petitions submitted, noting that 20% written opposition is required to trigger a requirement for a super majority vote of Council.

Councilmember Harris requested a written copy of the calculations related to the number of property owners notified and number returned.

Mike Anderson, 3819 Town Crossing, Mesquite, Texas representing White Properties, noted the property had been rezoned to Mixed Use in 2005 and made a brief presentation providing an overview of the master plan, building screening, traffic access, and economic impact. With regard to economic impact, Mr. Anderson indicated that the potential commercial ad valorem value is approximately \$200 million and new revenue to Lancaster based on the City's current tax rate is about \$1.8 million. The anticipated job growth in Lancaster is 500 to 1,000 jobs. Mr. Anderson noted that the current zoning of residential and retail has not brought any interest from home builders or retailers since 2005.

Kevin Kessler, Jacobs Engineering, stated that Jacobs had assisted with the rezoning in 2005 and the firm is very familiar with the property. Mr. Kessler reviewed the screening which helps restrict the view of the trucks. He noted that access is denied to Telephone and Dizzy Dean roads to eliminate conflict with adjacent residential properties and that the building layout and internal circulation is designed to avoid trucks parked along Dizzy Dean Road. He noted that the purpose of the PD is not just for light industrial uses, but also for multi-uses including retail. Mr. Kessler indicated that in the master planning, storm water needs have been identified. Mr. Kessler stated that this is the best use for the market today.

Councilmember Strain-Burk asked about the economic calculations and anticipated value of the property as a planned development. Mr. Anderson gave a rough calculation based on 800 homes with an average price of \$150,000 times the City's current tax rate at about \$600,000 and stated that the anticipated total value of \$1.8 million is equal to a tax increase savings of about fourteen cents.

Deputy Mayor Pro Tem Morris commented that it is about the quality of life and asked about other development Mr. Anderson was a part of. Mr. Anderson noted several projects.

Councilmember Harris stated that the number of jobs speaks to the quality of life and the opportunity to work close to home. Mr. Anderson noted 275 jobs from one company that went to Dallas. Councilmember Harris stated that it is very important to note the potential opportunities for jobs and revenue.

Councilmember Mejia commented that it could be a quality of life matter when you consider that more streets could be repaired and park improvements made. Councilmember Mejia stated that the development would bring jobs and that increases Lancaster's daytime population.

Mayor Knight opened the public hearing.

Mayor Knight read into the record those that did not wish to speak:

Chantel Jones, 1049 Bumble Bee, in opposition
Nartarsha Jones, 1045 Bumble Bee, in opposition

Frances Jordon, 1035 Mayflowers, opposed to the change in zoning saying she does not want the trucks in the neighborhood.

Minnie Fisher, 1020 Bumble Bee, opposed to the development commenting that the City should listen to the citizens and not be driven by the revenue.

Mary Payton, 1019 Cresthaven, expressed opposition to having it in her backyard due to the truck traffic noise in the area; said that the development is too close to Telephone Road; stated that it will create congestion on Dallas Avenue.

Vic Buchanon, 1243 Margaret Court, spoke in support of the development saying the project would have a positive impact on the City and bring needed revenue; stated that the projected \$1.8 million in revenue could go a long way; commented that Lancaster needs the jobs and expanded tax base.

Jeff Melcher, 1520 Golden Grass, spoke in opposition of the development noting concerns that the proposal contains commercial services and how that zoning would fit under the current Comp Plan; asked how many lots are already zoned commercial services and do not require action and how this 250 acres of Light Industrial zoning might change the average.

Frank Mejia, 501 Colgate Drive, expressed support for the development saying the City needs the jobs and revenue to help take care of the streets; commented that growth sometimes comes with some pain.

Carolyn Morris, 887 Wintergreen, spoke in opposition of the development saying the fate of that area lies in Council's hands; stated that the developer will ask for incentives that will offset potential revenue; commented that they like their quiet neighborhood and do not want more trucks in the area.

Chantel Jones, 1049 Bumble Bee, stated she believes a truck stop in the neighborhood would bring more crime to the area; said she moved to the area because it is quiet and safe for children; asked Council not to compromise the safety of the children in the area.

Cassondra McCray, 3132 Crimson Clover, stated the development is too close to residential homes; commented that individuals with secondary education will not work at this type of place; said that homeowners in the area will leave.

David Robinson, 420 W. Red Bud, commented that Detroit was a one industry town which led to its problems; stated that he did not want Lancaster to be a one industry town in logistics; stated that incentives will deplete potential revenue gains; stated that there will be increased truck traffic and he did not want to be dodging trucks.

Flora Coats, 3017 E. Pepperidge, stated that she is opposed to having a truck stop in the area because it brings drugs and other crimes; stated that the location is too close to the high school and the junior college; expressed concerns about children's safety and accidents.

Tijuana Dunn, 1002 April Showers, presented a petition in opposition to the development [second petition received]; commented that the constant truck traffic in the area will increase vandalism and other crimes creating more need for police representation in the area; stated that homes will lose value.

William Purcell, 1020 Badger Run, stated that he did not move to Lancaster for economic development; moved here for the quiet neighborhoods; stated he did not want to be in the middle of all the warehouses; asked if any of the jobs were guaranteed to Lancaster residents; said there will be air pollution and noise from the trucks.

Stephanie Brooks, 1039 Cresthaven, said that she owns her home and her backyard faces Telephone Road; stated that she opposes the development and does not want to move.

Pamela Williams, 1032 Badger Run, said that there are enough problems and the area does not need more 18 wheelers; commented that she likes her quiet neighborhood; stated that she had experienced a truck driver in the area having troubles backing out of a residential area and this will be a problem with this development.

Clarence Smith, 1001 Bumble Bee, asked the number the of people in audience that lived in Lancaster; stated that most people commute to and from work and that he is opposed to this being in our own backyard; expressed concern about enforcement of traffic issues.

T. Thomas, 1040 Mayflowers, in opposition of the development commenting that the trucks in the area would create noise and strangers walking around the area.

Yolanda Hallman, 1040 Badger Run, did not wish to speak, but requested her opposition be noted in the record.

MOTION: Deputy Mayor Pro Tem Morris made a motion, seconded by Councilmember Jaglowski, to close the public hearing. The vote was cast 7 for, 0 against.

MOTION: Councilmember Strain-Burk made a motion, seconded by Mayor Pro Tem Daniels, to table consideration of the zoning request to the September 9, 2013 City Council meeting. The vote was cast 7 for, 0 against.

Mayor Knight called for a recess at 9:15 p.m. Mayor Knight reconvened the meeting at 9:22 p.m.

- 12. Conduct a public hearing and discuss an ordinance of the City of Lancaster, Texas levying ad valorem taxes for fiscal year 2013/2014 at \$0.8675 per one hundred dollars assessed valuation of all taxable property within the corporate limits to provide revenues for current maintenance and operation expenses and interest and sinking fund requirements; providing due and delinquent dates; penalties and interest; providing a homestead exemption and disability exemption; and providing an effective date.**

City Manager Mauldin Robertson outlined the proposed tax rate of \$0.8675 per one hundred dollars valuation apportioned as \$0.6012 for the maintenance and operations and \$0.2663 for interest and sinking funds requirements. City Manager Mauldin Robertson stated that this is the required public hearing for the proposed tax rate and the ordinance to set the tax rate would be placed on the September 9, 2013 Council agenda.

Mayor Knight opened the public hearing.

There was no one present to speak for or against the proposed tax rate.

MOTION: Councilmember Strain-Burk made a motion, seconded by Councilmember Mejia, to close the public hearing and place consideration of the tax rate on the September 9, 2013 Council agenda. The vote was cast 7 for, 0 against.

- 13. Conduct a public hearing on the proposed Fiscal Year 2013-2014 budget and discuss an ordinance of the City of Lancaster, Texas, approving and adopting a budget for the fiscal year beginning October 1, 2013 and ending September 30, 2014; providing that expenditures for said fiscal year shall be in accordance with said budget.**

City Manager Mauldin Robertson stated that the proposed budget is \$44,257,717 for all funds and the second public hearing and consideration of the ordinance would be held at the September 9, 2013 Council meeting.

Deputy Mayor Pro Tem Morris commented that the budget has been well managed and thanked the City Manager and staff for their diligent work on the budget.

Mayor Knight opened the public hearing.

Vic Buchanan, 1243 Margaret Court, commented that the budget appears to be \$7.8 million less with a \$600,000 surplus and asked what is not reflected in the proposed budget.

MOTION: Deputy Mayor Pro Tem Morris made a motion, seconded by Mayor Pro Tem Daniels, to close the public hearing and place the final public hearing and consideration of the proposed budget on the City Council meeting to be held September 9, 2013. The vote was cast 7 for, 0 against.

- 14. Consider a resolution providing for the adoption of the new Master Fee Schedule for all fees and charges assessed and collected by the City.**

Deputy Mayor Pro Tem Morris noted that some fees are increasing for citizen use, such as the community house and some parks/recreation fees and that the increases are competitive with fees in the area.

MOTION: Councilmember Strain-Burk made a motion, seconded by Councilmember Jaglowski, to approve a resolution providing for the adoption of the new Master Fee Schedule for all fees and charges assessed and collected by the City as presented. The vote was cast 7 for, 0 against.

15. Discuss and consider a resolution approving a Consumer Price Index (CPI) rate increase request by Republic (Allied) Waste Service.

City Manager Mauldin Robertson stated the Dallas area Consumer Price Index (CPI) has increased 2.7% over the past twelve months and Allied Waste is proposing to pass on a 1.89% increase under the contract terms. City Manager Mauldin Robertson indicated this increase will not be passed on to utility billing customers.

Councilmember Harris stated an increase was approved last year and even though the increase is not passed on to the customers, it still comes out of the City's budget.

Brenda Lalonde with Allied Waste explained how the CPI is calculated and that there is no disposal fee increase this year.

Councilmember Mejia stated that Allied has a great contract with the CPI increases and it does cost Lancaster taxpayers, noting it is particularly hard on those with a fixed income.

MOTION: Deputy Mayor Pro Tem Morris made a motion, seconded by Councilmember Mejia, to deny the CPI rate increase. The vote was cast 3 for [Mejia, Harris, Morris] and 4 against [Strain-Burk, Jaglowski, Knight, Daniels]. Motion fails.

City Manager Mauldin Robertson noted that it is a contractual obligation.

MOTION: Councilmember Strain-Burk made a motion, seconded by Councilmember Jaglowski, to approve a resolution approving the CPI rate increase request by Allied Waste Service. The vote was cast 4 for [Strain-Burk, Jaglowski, Knight, Daniels] and 3 opposed [Mejia, Harris, Morris].

Carolyn Morris was given the opportunity to speak as she had been overlooked during the Citizens Comments portion of the meeting.

Carolyn Morris, 887 Wintergreen Road, commented that there are misconceptions about warehouses and trucks saying that truck traffic will be created and that when you are dealing with trucks you will also have accidents and crime; stated it will be difficult for the Police Department to police all of the traffic problems, accidents and crime; commented that despite the jobs and money the development may bring, the developer will seek incentives.

MOTION: Councilmember Mejia made a motion, seconded by Councilmember Strain-Burk, to adjourn. The vote was cast 7 for, 0 against.

The meeting was adjourned at 9:48 p.m.

ATTEST:

APPROVED:

Dolle K. Downe, City Secretary

Marcus E. Knight, Mayor

LANCASTER CITY COUNCIL

Agenda Communication

September 9, 2013

Item 2

Consider a resolution adopting the City of Lancaster financial policy providing for prudent financial management of all funds to enable the city to maintain a long term stable and positive financial condition and provide guidelines for the day-to-day planning and operation of the city's financial matters.

This request supports the City Council 2013-2014 Policy Agenda.

Goal: Financially Sound City Government

Background

The broad purpose of the policy statement is to enable the City to achieve and maintain a long-term stable and positive financial position, and provide guidelines for the day to day planning and operations of the City's financial affairs. These policy statements are reviewed and refined annually as part of the budget preparation process to reflect current laws as well as significant changes in the City which will impact the prevailing policy.

Considerations

- **Operational** – The financial policy ensures the following: Present fairly and with full disclosure the financial position and results of financial operations of the City in conformity to generally accepted accounting principles (GAAP). Demonstrate good fiscal administration of the City's funds and promote accountability to its citizens. Provide precedents for future policy-makers and financial managers on common financial goals and strategies. Maintain an unallocated fund balance at a minimum of twelve (12) percent of the General Operating Budget. Any percent above the minimum threshold will be designated to the Capital Improvement Fund and the Equipment Replacement Fund as authorized by the Council.
- **Legal** – Determine and demonstrate compliance with the finance related legal and contractual issues in accordance with provisions of the City Charter, the Texas Local Government Code and other pertinent legal documents and mandates.
- **Financial** – There are no proposed changes to the financial policy.

Options/Alternatives

1. Council may approve the resolution as presented.
2. Council may reject the resolution and direct staff.

Recommendation

Staff recommends approval of the resolution as presented.

Attachments

- Resolution
 - Financial Policy Statement
-

Submitted by:

Susan Cluse, CGFO
Interim Finance Director

RESOLUTION NO. 2013-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LANCASTER, TEXAS, ADOPTING THE CITY OF LANCASTER FINANCIAL POLICY PROVIDING FOR PRUDENT FINANCIAL MANAGEMENT OF ALL FUNDS TO ENABLE THE CITY TO MAINTAIN A LONG TERM STABLE AND POSITIVE FINANCIAL CONDITION AND PROVIDE GUIDELINES FOR THE DAY-TO-DAY PLANNING AND OPERATION OF THE CITY'S FINANCIAL MATTERS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Lancaster Financial Policy is reviewed and refined annually as part of the budget preparation process; and

WHEREAS, the City of Lancaster Financial Policy provides for financial management through integrity, prudent stewardship, planning, accountability, full disclosure and communication regarding all City funds;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANCASTER, TEXAS THAT:

Section 1. The City of Lancaster Financial Policy, attached hereto and incorporated herein by reference as Exhibit "A", having been reviewed by the City Council of the City of Lancaster, Texas, and found to be acceptable and in the best interest of the City and its citizens is hereby in all things approved.

Section 2. This resolution shall take effect immediately from and after its passage, as the law and charter in such cases provide.

DULY PASSED and approved by the City Council of the City of Lancaster, Texas, on this the 9th day of September, 2013.

ATTEST:

APPROVED:

DOLLE K. DOWNE, CITY SECRETARY

MARCUS E. KNIGHT, MAYOR

APPROVED AS TO FORM:

ROBERT E. HAGER, CITY ATTORNEY

City of Lancaster, Texas

Financial Policy Statement

I. Purpose

The City of Lancaster is committed to financial management through integrity, prudent stewardship, planning, accountability, full disclosure and communication. The broad purpose of the Financial Policies is to enable the City to achieve and maintain a long-term stable and positive financial condition, and provide guidelines for the day-to-day planning and operations of the City's financial affairs.

The financial policy statements provide guidelines for the Finance Director in their role as Chief Financial Officer for the City.

Policy scope generally spans, among other issues, general goals, accounting, auditing, financial reporting, internal controls, operating and capital budgeting, fund balance or operating position concepts, revenue management, cash and investment management, expenditure control, debt management, and planning concepts, in order to:

- (a) Present fairly and with full disclosure the financial position and results of financial operations of the City in conformity to U.S. generally accepted accounting principles (GAAP); and
- (b) Determine and demonstrate compliance with finance-related legal and contractual issues in accordance with provisions of the City Charter, the Texas Local Government Code and other pertinent legal documents and mandates; and
- (c) Demonstrate good fiscal administration of the City's funds and promote accountability to its citizens; and

- (d) Provide precedents for future policy-makers and financial managers on common financial goals and strategies.

These fiscal policies will be reviewed and refined annually as part of the budget preparation process to reflect current laws as well as significant changes in the City which will impact the prevailing policy.

The budgeted funds for the City of Lancaster include:

- (a) General Fund: Accounts that are for all financial resources excluding those required to be accounted for in another fund, include basic governmental services such as police, fire, and public works.
- (b) Special Revenue Fund: Accounts that are for specific resources that are legally restricted for a specified purpose.
- (c) Debt Service Fund: Account used for the payment of general long-term debt principal and interest requirements.
- (d) Capital Projects Fund: Account used for the acquisition or construction of major capital facilities other than those financed by enterprise activities.
- (e) Enterprise Fund: This account includes the City's "business like" activities such as Water Waste Water, Golf, Airport and Sanitation Funds.

II. General

The City will follow a five-year review and optional rotation of external (independent) auditors. The auditors must demonstrate that they have the experience and adequate staffing to handle the City's audit in a timely

manner. The audited financial statements should be prepared within 120 days of the close of the fiscal year.

Annual reporting will be done within the guidelines set forth in the Governmental Accounting and Auditing Financial Review and under the standards currently being set by the Governmental Accounting Standards Board. Interim activity reports will be made available to council and management.

Full disclosure will be provided in the financial statements and bond representations.

Financial systems will be maintained to monitor expenditures and revenues on a monthly basis with a thorough analysis and adjustment (if required) at mid-year.

The City will strive to maintain accounting policies and practices in the preparation of its annual financial report. The report will be presented to the Governmental Finance Officers Association for review of qualifications that meet those necessary to obtain the Certificate of Achievement for Excellence in Financial Reporting.

III. Staffing and Training

Staffing levels shall be adequate for the fiscal departments of the City to function effectively. Overtime shall be used only to address temporary or seasonal demands that require excessive hours. Possible ways to increase efficiency shall be explored before adding staff. However, the staffing levels shall not be inadequate or marginal such that the internal controls are jeopardized or personnel turnover rates are unacceptable.

The City shall support the continuing education efforts of all financial staff including the investment in time and materials for maintaining a current perspective concerning financial issues. Staff shall be held accountable for

communicating, teaching, and sharing with other staff members all information and training materials acquired from seminars, conferences and related educational efforts.

IV. Revenues

The City shall strive to keep the revenue system simple which will result in a decrease of compliance costs for the taxpayer or service recipient and a corresponding decrease in avoidance to pay.

A certainty of the revenue source increases the reliability of the revenue system. The City shall try to establish certain revenue sources as well as consistent collection policies so that assurances can be provided that the revenue base will materialize according to budgets and plans.

The revenue system of the City shall strive to maintain equity in its structure. That is, the City shall seek to minimize or eliminate all forms for subsidization between entities, funds, services, utilities, or customers.

The benefits of a revenue shall exceed the cost of producing the revenue.

The City shall require that there be a balance in the revenue system. That is, the revenue base shall have the characteristic of neutrality as it applies to cost of service, willingness to pay and ability to pay issues.

The City shall use due caution in the analysis of any tax incentives that are used to encourage development.

Quarterly reports shall be prepared to compare actual revenues to budgeted and to determine the variances and decide actions to take thereon.

A desirable balance between elastic and inelastic revenue sources shall be attempted. Any changes in revenue structure shall result in the examination of this change.

Any potential grants shall be examined for matching requirements so that the source and availability of these funds may be determined before grant application is made. These revenue sources should be used only for capital improvements that are consistent with the Capital Improvements Plan whose operating and maintenance costs have been included in the operating budget.

One-time revenues shall not be used for on-going operations. Non-recurring revenues shall be used only for non-recurring expenditures. Care shall be taken not to use these revenues for budget balancing purposes.

The cumulative increase of revenue from the levy of property tax will not exceed the preceding fiscal year:

- Excluding taxable value gained through annexation or consolidation;

- Excluding the taxable value gained through new construction;

- Excluding increases mandated by the voters for debt service;

- Excluding 3% of the effective tax rate.

For services associated with a user fee or charge, the direct and indirect costs of that service shall be offset by a fee.

The fees based on user charges shall be reviewed annually to ensure continuing coverage of the cost of services. The City shall revise user fees with review of the City Council to adjust for the costs of inflation and additional recovery increments.

The City shall review and adopt utility rates annually that shall generate revenues required to fully cover operating expenditures, meet the legal restrictions of all applicable bond covenants, and provide for an adequate level of working capital needs.

A method is established whereby the General Fund can impose a charge to the Utility Fund(s) for general and administrative services performed on the Enterprise Fund's behalf. The process shall be documented and disclosed to the City's auditors for review.

Interest earned from investment of available funds, whether pooled or not, shall be distributed to the funds from which monies were provided to be invested.

All revenue collections will be consolidated under Finance and be audited annually.

V. Expenditures

Quarterly reports shall be prepared showing actual expenditures compared to the adopted budget. Modifications within the operating categories (materials, supplies, and services) and/or modifications within the personnel and capital categories may be made with the approval of the City Manager.

Where appropriate, performance measures and productivity indicators shall be used as guidelines and reviewed for efficiency and effectiveness. This information shall be included in the annual budgeting process.

Purchases shall be made in conformation with the States formal bidding process and requirements. Recommendations of bids and contracts in excess of \$50,000 shall be presented to City Council for their formal approval.

VI. Operating Budget

Current operating revenue will be sufficient to support current operating expenditures. Debt or bond financing will not be used to finance current expenditures. Annually recurring revenue will not be less than annually

recurring operating budget expenditures (operating budget minus capital outlay) or Council may authorize the City Manager to utilize unrestricted fund balance to make up the difference.

The City has developed a program to integrate performance measures and productivity indicators within the annual budget.

VII. Operating Position

Current expenditures shall be paid with current revenues. Deferrals, short-term loans, or one-time sources shall be avoided as budget balancing techniques. Reserves may be used for unanticipated emergencies or designated by Council.

The City will maintain an unallocated fund balance of an amount equal to a minimum of twelve (12) percent of the general operating budget. Any excess above the minimum will be designated to the Capital Improvement Program and the Equipment Replacement Program. These designations will be reviewed annually and authorized by the Council. The minimum twelve (12) percent unallocated fund balance will be used to avoid cash-flow interruptions, generate interest income, reduce need for short-term borrowing and assist in maintaining an investment-grade bond rating. The unallocated fund balance of other funds should be maintained as follows:

<u>Fund</u>	<u>Minimum</u>	<u>Target</u>	<u>Maximum</u>
Water/Wastewater Fund	12.00%	18.00%	25.00%
Airport Fund	12.00%	18.00%	25.00%
Golf Fund	12.00%	18.00%	25.00%
Debt Service Funds	10% of Current Year Debt Payment		

Periodic review of cash flow position shall be performed to determine performance of cash management and investment policies. A detailed policy structure shall be followed with respect to Cash/Treasury Management. The

underlying theme shall be that idle cash shall be invested with the goals and objectives as identified in the City's Investment Policy.

Procedures shall be taken so as to maximize any discounts offered by creditors. Current liabilities shall be paid within 30 days of receiving the invoice. Accounts receivable procedures shall target for a maximum of 60 days of service.

VIII. Debt

Long Term Debt shall not be used for operating purposes. The life of the bonds shall not exceed the useful life of the projects.

When appropriate, self-supporting revenue bonds shall be issued before general obligation bonds.

Full disclosure of operations and open lines of communication shall be made to bond rating agencies. The City staff, with the assistance of bond counsel/advisors, shall prepare the necessary materials and presentation to the rating agencies.

The Debt Services Fund(s) reserves should equal ten percent (10%) of the current year's debt payment. This minimum does not include the amounts accruing for the next debt payment.

Interest earnings on bond proceeds shall be credited to the appropriate bond/capital fund.

The City shall elect to use a competitive bidding process in the sale of bonds unless the nature of the issue warrants a negotiated bid. In situations where a competitive bidding process is not elected, the bond counsel/advisors shall present the reasons why to the City. Also, the City shall participate in the selection of the underwriter with the assistance of the bond counsel/advisors in the case of a negotiated bid.

The bonds shall have a provision which allows them to be recalled after the tenth year of issue.

The City shall be actively involved in the selection of all bond counsel, advisors, underwriters, and paying agents. The City shall evaluate the merits of rotating professional advisors and consultants and the kinds of services and fee structures available from independent financial advisors, investment banking firms and commercial banks. Also, the City shall carefully itemize and scrutinize all costs associated with the issuance of bonds.

The City shall explore all funding alternatives in addition to long-term debt including leasing, grants, and other aid, developer contributions, capital recovery fees, and current funds.

The City will establish and maintain an equipment replacement fund. If any equipment is secured through a lease/purchase agreement, it will have a useful life of at least seven (7) years.

IX. Capital Infrastructure and Equipment Replacement

A Capital Improvement Program shall be adopted for a period of five (5) years and reviewed annually for prioritization, based on analysis of the City's infrastructure. The replacement and maintenance for capital items shall also be projected for the next five (5) years. Future maintenance shall be fully cost, providing sufficient funding for future maintenance and replacement. The City shall identify the estimated costs and potential funding sources for each capital project proposal before it is submitted to council for approval. The City shall determine the least costly financing method for all new projects.

Where applicable, assessments, pro-rata charges or other user-based fees should be used to fund capital projects which have a limited benefit to the whole City.

Assets shall be maintained to protect the government's investment and minimize the future replacement and maintenance costs.

The annual operating budget shall provide for adequate maintenance and issuance of all capital plant and equipment.

LANCASTER CITY COUNCIL

Agenda Communication

September 09, 2013

Item 3

Consider a resolution adopting the City of Lancaster Investment Policy providing that all funds of the City be managed and invested for safety, liquidity, diversification and yield and that investments be chosen in a manner which promotes diversity by market sector, credit and maturity; providing that is policy serve to satisfy the requirements of Chapter 2256 Public Funds Investment Act.

This request supports the City Council 2013-2014 Policy Agenda.

Goal: Financially Sound City Government

Background

Chapter 2256 of the Texas Government Code known as the “Public Funds Investment Act” (PFIA) requires the City Council to annually review and adopt an investment policy.

Considerations

- **Operational** – No changes are proposed in the policy.
- **Legal** – The “Public Funds Investment Act”, Chapter 2256 of the Texas Government Code requires the City to adopt its investment policy by resolution. The City Attorney has approved the resolution as to form.
- **Financial** – No individual investment securities are currently owned by the City. We have funds invested in two pools: TexPool and Logic.
- **Public Information** – This item is being considered at a meeting that was posted in accordance with the Texas Open Meetings Act.

Options/Alternatives

1. Council may approve the resolution as presented.
2. Council may reject the resolution and direct staff.

Recommendation

Staff recommends approval of the resolution as presented.

Attachments

- Resolution
 - Investment Policy
-

Submitted by:
Susan Cluse, CGFO
Interim Finance Director

RESOLUTION NO. 2013-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LANCASTER, TEXAS, ADOPTING THE CITY OF LANCASTER INVESTMENT POLICY; PROVIDING THAT ALL FUNDS OF THE CITY BE MANAGED AND INVESTED FOR SAFETY, LIQUIDITY, DIVERSIFICATION AND YIELD AND THAT INVESTMENTS BE CHOSEN IN A MANNER WHICH PROMOTES DIVERSITY BY MARKET SECTOR, CREDIT AND MATURITY; PROVIDING THAT THIS POLICY SERVES TO SATISFY THE REQUIREMENTS OF CHAPTER 2256 "PUBLIC FUNDS INVESTMENT ACT"; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Chapter 2256 of the Government Code, commonly known as the "Public Funds Investment Act" requires the city to adopt an investment policy by rule, order, ordinance, or resolution; and

WHEREAS, the "Public Funds Investment Act" requires the treasurer; the chief financial officer, if not the treasurer, and the investment officer of the city to attend investment training; and

WHEREAS, the treasurer; the chief financial officer, if not the treasurer; and the investment officer of the city have attended an investment training course as required by the "Public Funds Investment Act"; and

WHEREAS, the attached investment policy and incorporated strategy comply with the "Public Funds Investment Act", as amended, and authorize the investment of city funds in safe and prudent investments;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANCASTER, TEXAS THAT:

Section 1. The City of Lancaster has complied with the requirements of the "Public Funds Investment Act", and the Investment Policy, as amended, attached hereto and incorporated herein by reference as Exhibit "A," is hereby adopted as the investment policy of the City effective September 09, 2013.

Section 2. This resolution shall take effect immediately from and after its passage, as the law and charter in such cases provide.

DULY PASSED and approved by the City Council of the City of Lancaster, Texas, on this the 9th day of September, 2013.

ATTEST:

APPROVED:

DOLLE K. DOWNE, CITY SECRETARY

MARCUS E. KNIGHT, MAYOR

APPROVED AS TO FORM:

ROBERT E. HAGER, CITY ATTORNEY

City of Lancaster, Texas Investment Policy

For consideration by the City Council on September 9, 2013

Introduction

The purpose of this document is to set forth specific investment policy and strategy guidelines for the City of Lancaster, Texas, the Lancaster Economic Development Corporation, and the Lancaster Recreation Development Corporation (City) in order to achieve the objectives in order of priority; safety, public trust, liquidity, diversification, and yield for all investment activity. This policy ensures compliance with Chapter 2256, Public Funds Investment Act of the Government Code to define, adopt and annually review the investment policy of the City.

I. Policy Statement

It is the policy of the City of Lancaster that the administration of its funds and the investment of those funds shall be handled as its highest public trust. Investments shall be made in a manner which will provide the maximum security of principal invested through limitations and diversification while meeting the daily cash flow needs of the City and conforming to all applicable state statutes governing the investment of public funds.

The receipt of a market rate of return will be secondary to the requirements for safety and liquidity. It is the intent of the City to be in complete compliance with local law and the Texas Public Funds Investment Act ("The Act"). The earnings from investment will be used in a manner that best serves the interest of the City.

II. Scope

This investment policy applies to all the financial assets and funds of the City. The City commingles its funds into one pooled investment fund for investment purposes for efficiency and maximum investment opportunity. These funds shall be defined in the City's Annual Financial Report and any new funds created by the City unless specifically exempted by the City Council and this policy.

III. Objective and Strategy

The City shall manage and invest with five primary objectives, listed in order of priority: safety, public trust, liquidity, diversification and yield. Investments are to be chosen in a manner which promotes diversity by market sector, credit and maturity. The choice of high-grade government investments and high-grade money market instruments is designed to assure the marketability of those investments should liquidity needs arise. To match anticipated cash flow requirements the maximum weighted average maturity of the overall portfolio may not exceed six months.

a) Safety

Safety of principal is the foremost objective of the City. Investments of the City shall be undertaken in a manner that seeks to insure the preservation of capital in the overall portfolio.

b) Public Trust

All parties of the City's investment process shall seek to act responsibly as custodians of the public trust. Investment advisors and officials shall avoid any transaction that might impair public confidence in the City's ability to govern effectively and maintain a sound, sustainable city government.

c) Liquidity

The City's investment portfolio will be based on a cash flow analysis of needs and will remain sufficiently liquid to enable it to meet all operating and debt/bond requirements which might be reasonably anticipated.

d) Diversification

Diversification of the portfolio will include diversification by maturity and market sector and will include the use of a number of broker/dealers for diversification and market coverage. Competitive bidding will be used on each sale and purchase.

e) Yield

The City's investment portfolio shall be designed with the objective of attaining a market rate of return, taking into account the City's risk constraints and the cash flow needs of the portfolio. "Market rate of return" may be defined as the average yield of the current six month U.S. Treasury Bill.

Effective cash management is recognized as essential to good fiscal management. Cash management is defined as the process of managing monies in order to ensure maximum cash availability. The City shall maintain a comprehensive cash management program which includes collection of accounts receivable, prudent investment of its available cash, disbursement of payments in accordance with invoice terms and the management of banking services.

IV. Legal Limitations, Responsibilities and Authority

Direct specific investment parameters for the investment of public funds in Texas are found in the Public Funds Investment Act, Chapter 2256, Texas Government Code, (the “Act”). The Public Funds Collateral Act, Chapter 2257, Texas Government Code, specifies collateral requirements for all public funds deposits. All investments will be made in accordance with these statutes.

V. Delegation of Investment Authority

The Chief Financial Officer, acting on behalf of the City is designated as the Investment Officer of the City and is responsible for investment management decisions and activities. The Director of Finance is designated as the Chief Financial Officer for the City of Lancaster. The Chief Financial Officer is also responsible for considering the quality and capability of staff, investment advisors, and consultants involved in the investment management and procedures. All participants in the investment process shall seek to act as a prudent person as custodian of the public trust.

The Investment Officer shall develop and maintain written administrative procedures for the operation of the investment program which are consistent with this policy. The Procedures will include reference to safekeeping, require and include the “Bond Market Master Repurchase Agreements” (as applicable), wire transfer agreements, banking services contracts, and other investment related activities.

The Investment Officer shall be responsible for all transactions undertaken and shall establish a system of controls to regulate the activities of subordinate officials and staff. The Investment Officer shall designate a staff person as a liaison/deputy in the event circumstances require timely action and the Investment Officer is unavailable.

No officer or designee may engage in an investment transaction except as provided under the terms of this policy.

Authorization Resolution

A Trading Resolution shall be established authorizing the Investment Officer to engage in investment transactions on behalf of the City. The persons authorized by the Resolution to transact business for the City must also be authorized to approve wire transfers used in the process of investing.

Prudence

The standard prudence to be used in the investment function shall be the “prudent person” standard and shall be applied in the context of managing the overall portfolio. This standard states:

“Investments shall be made with judgment and care, under circumstances then prevailing, which persons of prudence, discretion, and intelligence exercise in the management of their own affairs, not for speculation, but for investment, considering the probable safety of their capital as well as the expected income to be derived.”

Limitation of Personal Liability

The Investment Officer and those delegated investment authority under this Policy, when acting in accordance with the written procedures and this Policy and in accord with the Prudent Person Rule, shall be relieved of personal liability in the management of the portfolio provided that deviations from expectations for a specific security’s credit risk or market price change or portfolio shifts are reported in a timely manner and the appropriate action is taken to control adverse market effects.

VI. Internal Controls

The Investment Officer shall establish a system of written internal controls which will be reviewed annually with the independent auditor of the City. The controls shall be designed to prevent loss of public funds due to fraud, employee error, misrepresentation by third parties, unanticipated market changes, or imprudent actions by employees of the City.

Cash Flow Forecasting

Cash Flow forecasting is designed to protect and sustain cash flow requirements of the City. Supplemental to the financial and budgetary systems, the Investment Officer will maintain a cash flow forecasting process designed to monitor and forecast cash positions for investment purposes.

VII. Ethics and Conflicts of Interest

City employees involved in the investment process shall refrain from personal business activity that could conflict with proper execution of the investment program, or which could impair the ability to make impartial investment decisions. City staff shall properly disclose to the City Manager and City Secretary any material financial interest in a financial institution that conducts business with the City.

An investment officer or City Council member of the City who has a personal business relationship with an organization seeking to sell an investment to the City shall file a disclosure statement disclosing that personal business interest. An investment officer who is related within the second degree by affinity or consanguinity to an individual seeking to sell an investment to the City shall file a state with the Texas Ethics commission and the City Council disclosing that relationship.

VIII. Authorized Investments

Acceptable investments under this policy shall be limited to the instruments listed below and as further described by the Public Funds Investment Act.

- A. Obligations of the United States Government, its agencies and instrumentalities and government sponsoring enterprises, not to exceed two years to stated maturity, excluding collateralized mortgage obligations (CMOs);
- B. Fully insured or collateralized certificates of deposit from a bank doing business in the State of Texas and under the terms of a written depository agreement with the bank, not to exceed one year to stated maturity;

- C. Repurchase agreement and reverse repurchase agreements as defined by the Act, not to exceed 180 days to stated maturity, provided an executed Bond Market Master Repurchase Agreement is on file with the City and the counterparty bank or primary dealer. Flex repurchase agreements used specifically for capital projects may extend beyond two years but only to match the expenditure plan of the projects;
- D. No-load, SEC registered money market funds, each approved specifically before use by the City;
- E. Constant dollar Texas Local Government Investment Pools as defined by the Public Funds Investment Act; and

If additional types of securities are approved for investment by public funds by state statute, they will not be eligible for investment by the City until this policy has been amended and the amended version is approved by the City Council.

Competitive Bidding Requirement

All securities, including certificates of deposit, will be purchased or sold after three (3) offers/bids are taken to verify that the City is receiving fair market value/price for the investment.

Delivery versus Payment

All security transactions, including collateral for repurchase agreements, entered into by the City, shall be conducted on a delivery versus payment (DVP) basis.

IX. Authorized Financial Dealer and Institutions

All investments made by the City will be made through either the City's banking services bank or a primary dealer. The Investment Officer will review the list of authorized broker/dealers annually. A list of at least three broker/dealers will be maintained in order to assure competitive bidding.

Securities broker/dealers must meet certain criteria as determined by the Investment officer. The following criteria must be met by those firms on the list:

- Provision of an audited financial statement each year

- Proof of certification by the National Association of Securities Dealers (NASD) and provision of CRM number
- Proof of current registration with the State Securities Commission

Every broker/dealer and bank the City transacts business with will be provided a copy of this Investment Policy to assure that they are familiar with the goals and objectives of the investment program. A representative of the firm will be required to return a signed certification stating that the Policy has been received and reviewed and that controls are in place to assure that only authorized securities are sold to the City.

X. Diversification and Maturity Limitations

It is the policy of the City to diversify its investment portfolio. Invested funds shall be diversified to minimize risk or loss resulting from over-concentration of assets in a specific maturity, specific issuer, or specific class of securities. Diversification strategies shall be established and periodically reviewed. At a minimum, diversification standards by security type and issuer shall be:

Security Type	Max % of Portfolio
U.S. Treasury obligations	100%
U.S. Government agencies and instrumentalities	not to exceed 50%
Fully insured or collateralized CDs	not to exceed 30%
Repurchase agreements	100%
Money Market funds	100%
For Bond funds	80%
Local Government Investment Pools	
Liquidity Pools	100%
Maximum percent ownership of pool	not to exceed 20%
For bond funds	not authorized

The Investment Officer shall be required to diversify maturities. The Investment Officer, to the extent possible, will attempt to match investment with anticipated cash flow requirements. Matching maturities with cash flow dates will reduce the need to sell securities prior to maturity, thus reducing market risk. Unless matched to a specific requirement, the Investment officer may not invest more than 20% of the portfolio for a period greater than five (5) years. The Investment Officer may not invest any portion of the portfolio for a period greater than ten (10) years.

XI. Safekeeping and Collateralization

The laws of the State and prudent treasury management require that all purchased securities be bought on a delivery versus payment basis and be held in safekeeping by either the City, an independent third party financial institution, or the City's designated banking services depository.

All safekeeping arrangements shall be designated by the Investment Officer and an agreement of the terms executed in writing. The third party custodian shall be required to issue safekeeping receipts to the City listing each specific security, rate, description, maturity, cusip number, and other pertinent information. Each safekeeping receipt will be clearly marked that the security is held for the City or pledged to the City.

All securities pledged to the City for certificates of deposit or demand deposits shall be held by an independent third party bank doing business in Texas. The safekeeping bank may not be within the same holding company as the bank from which the securities are pledged.

Collateralization

Collateralization is required on the time and demand deposits over the FDIC insurance coverage of \$100,000, and repurchase agreements.

In order to anticipate market changes and provide a level of additional security for all funds, the collateralization level required will be 102% of the market value of the principal and accrued interest. Collateral will be held by an independent third party safekeeping agent.

XII. Performance Evaluation and Reporting

The Investment Officer shall submit quarterly reports to the City Manager and to the City Council containing sufficient information to permit an informed outside reader to evaluate the performance of the investment program and consistent with statutory requirements. All reports shall be in compliance with the Act. Market prices for market evaluations will be obtained from an independent source.

XIII. Depositories

The City will designate one banking institution through a competitive process as its central banking services provider at least every three years. This institution will be used for normal banking services including

disbursements, collections, and safekeeping of securities. Other banking institutions from which the City may purchase certificates of deposit will also be designated as a depository after they provide their latest audited financial statements to the City.

XIV. Investment Policy Adoption by City Council

The City's Investment Policy shall be adopted annually by the City Council. The policy and strategies shall be reviewed on an annual basis prior to adoption. A written resolution approving the review and changes to the policy will be passed and recorded by the City Council.

APPROVED:

MARCUS E. KNIGHT, MAYOR

ATTEST:

DOLLE K. SHANE, CITY SECRETARY

APPROVED AS TO FORM:

ROBERT E. HAGER, CITY ATTORNEY

LANCASTER CITY COUNCIL

Agenda Communication

September 9, 2013

Item 4

Consider a resolution canceling the regular City Council meetings of September 23, 2013, November 11 and 25, 2013, and December 23, 2013; providing for a called meeting November 18, 2013.

This request supports the City Council 2012-2013 Policy Agenda.

Goal: Civic Engagement

Background

The City Council generally meets on the second and fourth Mondays of each month. The City Charter only requires the City Council to meet at least once a month. Setting the meeting schedule for the remainder of the year allows sufficient time for public notice of the revised meeting schedule and is helpful to staff for planning purposes.

The second meeting in September (September 23) occurs during the International City/County Management Association's (ICMA) annual conference. The City Manager and Assistant City Manager are scheduled to attend the ICMA conference. In addition to the regular September 9 meeting, a work session and special meeting is scheduled for September 16. This schedule will allow the City to complete its business for September without the second regular meeting.

Typically City Council cancels the second regular meetings in November and December to accommodate the holiday season. In November, the regular Council meetings fall on November 11 and 25. November 11 is Veterans Day, the City's floating holiday this year. November 25 is the Monday prior to Thanksgiving Day. The City may schedule a special meeting and work session, if needed on November 18 to conduct its business for November.

The second regular meeting in December is December 23, the Monday prior to Christmas Day on December 25. The regular meeting of December 9 and work session, if needed, on December 16 provide sufficient opportunity for the City's business in December.

Considerations

Essential City business can be completed at the regular or special meetings on September 9, September 16, November 18 and December 9. At any time, City Council may call a properly noticed Special Meeting if an unforeseen matter requires prompt action by the Council.

Options/Alternatives

1. Approve the resolution canceling the September 23, November 11 and 25, and December 23 meetings as presented.
2. Amend the resolution to cancel and/or reschedule certain meeting(s).
3. Deny the resolution and conduct meetings as scheduled.

Recommendation

Staff recommends approval of the resolution as presented.

Attachments

- Resolution
-

Submitted by:

Dolle K. Downe, City Secretary

RESOLUTION NO. 2013-09-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LANCASTER, TEXAS, CANCELING THE REGULAR CITY COUNCIL MEETINGS SCHEDULED FOR SEPTEMBER 23, 2013, NOVEMBER 11 AND 25, 2013 AND DECEMBER 23, 2013; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Section 3.10 (A) of the Lancaster Home Rule Charter provides that the City Council shall hold at least one (1) regular meeting each month and additional meetings as it deems necessary; and

WHEREAS, the Lancaster City Council is of the opinion that all essential City business may be conducted at the regularly scheduled and special meetings of September 9 and 16, 2013, November 18, 2013 and December 9, 2013; and

WHEREAS, in acknowledging the 2013 City schedule and in the spirit of the holiday season, the Lancaster City Council has determined that the outlined regularly scheduled meetings are not vital to conducting City business;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANCASTER, TEXAS, THAT:

Section 1. The regularly scheduled meetings of the City Council set for September 23, 2013, November 11 and 25, 2013 and December 23, 2013 are hereby canceled; a special meeting will be conducted November 18, 2013.

Section 2. This resolution shall take effect immediately from and after its adoption and it is so resolved.

DULY PASSED and approved by the City Council of the City of Lancaster, Texas, on this the 9th day of September 2013.

ATTEST:

APPROVED:

Dolle K. Downe, City Secretary

Marcus E. Knight, Mayor

APPROVED AS TO FORM:

Robert E. Hager, City Attorney

LANCASTER CITY COUNCIL

Agenda Communication

September 9, 2013

Item 5

Discuss and consider an ordinance amending the 2002 Comprehensive Plan and Future Land Use Map of the City of Lancaster, Texas, as heretofore amended, by amending the Land Use Designations on approximately 251 acres of property described as Tracts 3, 3.2, 4, 5, 5.1, 6, 7, 7.1 of Smith Elkins Survey, Abstract 430, Page 325, City of Lancaster, Dallas County, Texas, also known as being West of N Dallas Avenue, North of Telephone Road and East of Dizzy Dean Road, located in the City of Lancaster, Texas, from Retail, Light Industrial, and Medium Density Residential to Light Industrial (LI); amending the Comprehensive Zoning Ordinance and Map of the City of Lancaster, Texas, as heretofore amended, by granting a change in zoning from Planned Development Mixed Use (PD-MU) to Planned Development Light Industrial (PD-LI) on said property; providing for development regulations; and providing for the approval of the Concept Plan.

This request supports the City Council 2012-2013 Policy Agenda.

Goal: Quality Development

Background

At the August 26, 2013 regular meeting Council conducted a public hearing regarding the zoning change application. Two petitions protesting this zoning change application was submitted to the City at this meeting (one during the Public Hearing).

Council conducted and closed the public hearing and directed the City Attorney and Staff to perform land area calculations of the protests received to determine if the protest was sufficient to require a super majority vote of the Council to approve the comprehensive plan amendment and zoning change request. Council postponed consideration of the item until September 9, 2013, in order to allow sufficient time to analyze the petitions submitted.

1. **Location and Size:** The property is located on the northwest corner of Telephone Road and Dallas Avenue. The property contains 251.31 acres of land and is currently undeveloped.

2. **Current Zoning:** The subject property is currently zoned PD-MU, Planned Development – Mixed Use with residential, retail and commercial uses on the eastern portion of the property fronting N. Dallas Avenue.
3. **Adjacent Properties:**
North: SF-5 and SF-6, Single Family Residential and CH, Commercial Highway
South: SF-5 and SF-6, Single Family Residential; 2F-6, Two Family Residential and NS, Neighborhood Services
East: NS, Neighborhood Services; LI, Light Industrial
West: SF-5, Single Family Residential
4. **Comprehensive Plan Compatibility:** The Comprehensive Plan identifies this area with a mixture of land use designations including Retail at Telephone Road and Dallas Avenue, Light Industrial along Telephone Road and Medium Density Residential towards northwest portion of this property. The proposed use of the site contains both elements that appear compatible and those that do not match the Comprehensive Plan.
5. **Public Notification:** On Wednesday, July 24, 2013, a notice for the August 26th public hearing appeared in the Focus Daily Newspaper. Notifications of this public hearing were mailed to all property owners that are within 200 feet of the subject property on July 24, 2013. Zoning signs were placed on the subject property. Of the one hundred and thirty-four (134) property owner notifications mailed, two (2) responses have been received in favor of this request and two (2) in opposition of this request. This application was postponed at the July 2nd Planning and Zoning Commission meeting. The application was scheduled again for July 23rd Planning and Zoning Commission meeting that got cancelled. Two public hearings were scheduled and notices were sent out accordingly. During these notice processes, a total of twelve (12) responses were received in favor of this request and thirteen (13) in opposition of this request.

A property owner who does not reside within the 200' notification area had requested a blank copy of the hearing notification and has gathered and submitted to the City 20 opposition responses for the July 2nd hearing and 24 opposition responses for the July 23rd public hearing.

At the August 6, 2013 Public Hearing, 11 citizens spoke in opposition of the zoning change application and 1 citizen spoke in favor. No further comments have been received by the Planning Division regarding this application at the time of writing this staff memo.

At the August 26, 2013 Public Hearing 16 citizens spoke in opposition of the zoning change application and 1 citizen spoke in favor.

6. Case History:

Date	Body	Action
12/07/04	P&Z	Z05-03 Charleston Park PD favorable recommendation
12/13/04	CC	Z05-03 Charleston Park PD denied
07/05/05	P&Z	Z05-22 Summerfield PD favorable recommendation
08/08/05	CC	Z05-22 Summerfield PD approved
09/06/11	P&Z	Z11-08 Lancaster Trade Center – straight zoning to LI negative recommendation
	CC	Z11-08 Lancaster Trade Center – straight zoning to LI applicant withdrew request
07/02/13	P&Z	Z13-01 Lancaster Logistics Industrial Center PD postponed no action taken
07/23/13	P&Z	Meeting Canceled
08/06/13	P&Z	Z13-01 Lancaster Logistics Industrial Center PD favorable recommendation
08/26/13	CC	Z13-01 Lancaster Logistics Industrial Center PD - Action Postponed till September 9, 2013

Considerations

This is a request to rezone the subject property from PD-MU, Planned Development - Mixed Use to PD-LI, Planned Development - Light Industrial. The purpose of this zoning request is to develop a Logistics Business Park with warehouse and distribution facilities.

Pursuant to Section 14.1101 of the LDC, when reviewing a zoning change application, there are five (5) considerations that must be made when deciding on a zoning change application. Following is an analysis of these considerations:

Consistency with the Comprehensive Plan: The future land use map of the Lancaster Comprehensive Plan identifies this site as a mix of uses including Medium Density Residential, Retail, and Industrial land use. The requested zoning and land use contains both elements that appear compatible and those that do not match the Comprehensive Plan. This application is also a request for an amendment to the Lancaster Comprehensive Plan allowing the Light Industrial (LI) land use component instead of the Medium Density Residential land use. It is critical to understand that a Future Land Use Plan (FLUP) is not a zoning map and does not create a legally binding contract, nor does it assign rights to property which may be construed as vested rights. Generally, the FLUP is a map of intended uses for areas throughout the City and the City's extraterritorial jurisdiction (ETJ).

The comprehensive plan amendment request is under concurrent consideration with the zoning change request. The comprehensive plan amendment request has to be considered in the Planning and Zoning Commission recommendation. As per Lancaster Development Code, Section 14.1002, the PD Concept Plan "should be generally consistent with City's Comprehensive Plan (as such plan may be amended prior to or concurrently with approval of the PD District)."

Potential Impact on Adjacent Development: This property is currently undeveloped. The applicant has proposed the following traffic circulation, landscaping and screening solutions to assist with reducing the impact of noise, visibility and traffic on adjacent neighborhoods. The applicant has proposed the following:

1. At no time will trucks be allowed to ingress or egress onto Telephone Road or Dizzy Dean Road. Only car traffic from the Retail area shown on the master plan shall have access onto Telephone Road. The industrial and retail area will not be internally connected. No truck traffic from the industrial area shall be able to exit through Telephone Road via the Retail corner.
2. Perimeter screening from Dizzy Dean Road and Telephone Road will consist of a 6' - 8' tall continuous masonry screening wall, with masonry columns spaced approximately 100 feet apart.
3. Street trees, at a minimum of 3 caliper inches, will be required along Dizzy Dean Road and Telephone Road frontage spaced in two staggered rows approximately every 30' except; when in front of the masonry columns, adjacent to drainage or other features, and in areas which will interfere with traffic visibility triangles.
4. The screening wall along Telephone Road and Dizzy Dean shall be placed on a 3' to 1' berm to further enhance the screening from adjacent residential neighborhoods.

The perimeter screening and buffering is intended to physically screen the buildings and create a restricted visibility corridor for the proposed building within the Lancaster Logistics Industrial Center.

Availability of utilities and access: The subject property is served by City of Lancaster water and sanitary sewer. The applicant is not proposing any changes to the water and sewer master plan at this time. As required by Lancaster Development Code and in accordance with the General Design and Construction Manual, the applicant is providing a sidewalk along Dizzy Dean, Telephone Road and N. Dallas Avenue. Median improvements along N. Dallas Avenue shall also be installed by the applicant. These roadway improvements will occur during project construction after Final Plat, Site Plan, and Engineering/Civil Review Plans approval. As stated previously, the subject property only has access from N. Dallas Avenue.

Site conditions such as vegetation, topography and flood plain: The subject property is currently undeveloped. Upon construction of this site factors such as vegetation, topography and flood plain issues will be addressed as part of the site plan approval process and more specifically during the civil review before construction. The City Engineer, who is the City's Certified Floodplain Manager (CFM) has reviewed this zoning change proposal. Once civil review plans are submitted, the applicant will be required to meet the City's General Design and Construction Manual, Storm-Water Design Manual, and the Subdivision Ordinance requirements. A tree survey would be required as part of the Site Plan approval process. The applicant will be required to submit a drainage study and any on-site detention shall be landscaped and treated as an amenity per Lancaster Development Code.

Timing of Development as it relates to Lancaster's Capital Improvement Plan: The City of Lancaster Capital Improvement Plan (CIP) does not include any immediate improvement along Dizzy Dean, Telephone Road, and N. Dallas Avenue. However, the applicant will

required to dedicate adequate right-of-way on all adjacent roadways as per City of Lancaster Thoroughfare Plan. These right-of-way dedications will be recorded during Final Plat approval and filing process.

Quality Development

This planned development has incorporated landscaping, architectural and site orientation standards to encourage high quality logistics and distribution center users. The visual, noise, and traffic impact on neighboring properties have been tactfully minimized by providing enhanced setbacks, three to one foot berm, two staggered rows of large street trees, masonry walls along Dizzy Dean Road and wood fence with masonry columns along Telephone Road. Moreover there is building articulation, façade templates, roof design guidelines included in the PD ordinance to eliminate the big-box appearance of these buildings. The building exteriors will be similar to large corporate commercial buildings with creative use of building form, scale, height, glass facades and design elements (elevation template attached).

After careful review of the zoning application and associated documents, staff is of the opinion that this proposed project meets Lancaster Development Code and other applicable ordinances at this stage of development. With creative application of architectural standards, site orientation, parking layout, traffic circulation and enhanced buffer and screening requirements, this proposal has served the purpose and intent of promoting quality non-residential development.

Protest Analysis

At the August 26, 2013 meeting two protests were received against this zoning change application. Section 14.208(e) of the Lancaster Development Code states that “ property owners of the effected property or adjacent to and within a radius of two hundred (200) feet of a property for which a change in zoning is being considered have the right to file a written protest against the [zoning] request. The land area of this two hundred (200) feet radius includes streets, alleys, and other public right-of-ways. Whenever such written protest is signed by the owners of twenty (20) percent of the area of the lots or land included in such zoning change, or of the lot or land immediately adjoining the same and within the above-mentioned 200 feet radius, such change in zoning shall require a favorable vote of three-fourths (3/4) of all members of the Council.” Section 211.006(d)-(f) of the Local Government Code also contain these requirements.

One hundred and thirty-four (134) properties lie within the 200 foot radius and several of the owners within the 200 feet radius submitted individual written opposition and signed one or more of the petitions. In these cases, the opposition of the property owners was only counted once. Petition signatures and written opposition of property owners outside of the 200 feet radius are not calculated with respect to the requirements of Section 14.208(e) of the Lancaster Development Code.

Staff has reviewed the protests and all opposition responses received related to this application. Written opposition from property owners of lots or land within the 200 feet radius equal to 2.92% of the total area of the area of the lots or land included in the zoning change if

you include the subject property, and 6.83% of the total area of the area of the lots or land included in such zoning change if you do not include the subject property.

Calculations show that neither of the petitions and all opposition requests received (44 property owners) did not meet the 20% area requirement as per Lancaster Development Code (LDC) Section 14.208 (e). This could change should property owners within 200 feet submit additional written protests.

As of the writing of this agenda communication, Staff has not received any additional opposition or protests on this application. Based upon the land area calculations, **a super-majority vote by Council is not required to approve this Comprehensive Plan Amendment and Rezoning request.**

Options/Alternatives

- 1) Recommend approval of the comprehensive plan amendment and rezoning request
- 2) Recommend approval of the comprehensive plan amendment and rezoning request with stipulations and state those for the record.
- 3) Recommend denial of the comprehensive plan amendment and rezoning request.
- 4) Table the comprehensive plan amendment and rezoning request and direct staff.

Recommendation

P&Z

At the August 6, 2013 meeting, the Planning and Zoning Commission made a favorable recommendation to approve the zoning change and comprehensive plan amendment request with the following stipulations:

1. The applicant provides sidewalks along Dizzy Dean, Telephone Road and N. Dallas Avenue.

The applicant has incorporated the P&Z recommendation in providing the sidewalks. The applicant has also agreed to provide continuous masonry screening wall along Telephone Road and Dizzy Dean Road that was originally planned along Dizzy Dean Road only. This was in response to resident requests expressed during the Public Hearing on August 6, 2013 P&Z meeting.

Applicant has also agreed to prohibit the following uses under this Planned Development zoning ordinance based on the suggestion received during August 26, 2013 Council meeting:

1. Group or Community Home
2. Penal Boarding Home
3. Prison/Custodial Institution
4. Billiard Parlor or Pool Hall
5. Bail Bond Services
6. Motor Vehicle Dealership, New & Used (Cars and Light Trucks)

The applicant has proposed additional improvements in terms of monument sign, flower beds and landscaping, entryway signage for City of Lancaster in the N Dallas Avenue median to improve the appearance and aesthetics of the whole project in the context of Lancaster's entryway from IH-20E in accordance with Lancaster Streetscape Master Plan.

Staff recommends approval of the item as presented.

Attachments

- PD Ordinance
- Property Owner Response Map
- Petitions Received on August 26, 2013

Submitted by:

Rona Stringfellow, Managing Director of Public Works and Development Services
Surupa Sen, Senior Planner

AN ORDINANCE OF THE CITY OF LANCASTER, TEXAS

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF LANCASTER, TEXAS, AMENDING THE 2002 COMPREHENSIVE PLAN AND FUTURE LAND USE MAP OF THE CITY OF LANCASTER, TEXAS, AS HERETOFORE AMENDED, BY AMENDING THE LAND USE DESIGNATIONS ON APPROXIMATELY 251 ACRES OF PROPERTY DESCRIBED AS TRACTS 3, 3.2, 4, 5, 5.1, 6, 7, 7.1 OF SMITH ELKINS SURVEY, ABSTRACT NO. 430, PAGE 325, CITY OF LANCASTER, DALLAS COUNTY, TEXAS, ALSO KNOWN AS BEING WEST OF N DALLAS AVENUE, NORTH OF TELEPHONE ROAD AND EAST OF DIZZY DEAN ROAD, LOCATED IN THE CITY OF LANCASTER, DALLAS COUNTY, TEXAS, BEING MORE PARTICULARLY DESCRIBED IN EXHIBIT A (THE "PROPERTY"), WHICH IS ATTACHED HERETO AND INCORPORATED HEREIN, FROM RETAIL, LIGHT INDUSTRIAL, AND MEDIUM DENSITY RESIDENTIAL TO LIGHT INDUSTRIAL; AMENDING THE COMPREHENSIVE ZONING ORDINANCE AND MAP OF THE CITY OF LANCASTER, TEXAS, AS HERETOFORE AMENDED, BY GRANTING A CHANGE IN ZONING FROM PLANNED DEVELOPMENT MIXED USE (PD-MU) TO PLANNED DEVELOPMENT LIGHT INDUSTRIAL (PD-LI) TO BE LOCATED ON SAID PROPERTY; PROVIDING FOR DEVELOPMENT REGULATIONS, BEING MORE PARTICULARLY DESCRIBED IN EXHIBIT B, WHICH IS ATTACHED HERETO AND INCORPORATED HEREIN; PROVIDING FOR THE APPROVAL OF THE CONCEPT PLAN ATTACHED HERETO AS EXHIBIT C; PROVIDING A REPEALING CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City Planning and Zoning Commission and the governing body of the City of Lancaster, Texas, in compliance with the laws of the State of Texas and pursuant to the Comprehensive Zoning Ordinance of the City of Lancaster, Texas, have given requisite notices by publication and otherwise, and after holding due hearings and affording a full and fair hearing to all property owners generally, and to all persons interested and situated in the affected area and in the vicinity thereof, the said governing body is of the opinion that the land use change to the 2002 Comprehensive Plan and Land Use Map and the zoning change to the Comprehensive Zoning Ordinance and Map should be approved, and in the exercise of legislative discretion have concluded that the Comprehensive Plan, Land Use Map, Comprehensive Zoning Ordinance and Map should be amended.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LANCASTER, TEXAS:

SECTION 1. That the 2002 Comprehensive Land Use Plan of the City of Lancaster, Texas shall be hereby amended by amending the land use designations on approximately 251 acres of property described as tracts 3, 3.2, 4, 5, 5.1, 6, 7, and 7.1 of Smith Elkins Survey, Abstract No. 430, Page 325, City of Lancaster, Dallas County, Texas, also known as being located west of Telephone Road, south of Dallas Avenue and north of Dizzy Dean Road, in the City of Lancaster, Dallas County, Texas, as more specifically described in the legal description attached hereto and incorporated herein as Exhibit "A" (the "Property") from retail, light industrial, and medium-density residential uses to light industrial uses. The Future Land Use Map of the City of Lancaster, Texas shall also be hereby amended to reflect the change in land use designation on the Property as stated herein, as depicted in the Future Land Use Map attached hereto and incorporated herein as Exhibit "B".

SECTION 2. That the Comprehensive Zoning Ordinance and Map of the City of Lancaster, Texas, duly passed by the governing body of the City of Lancaster, Texas, as heretofore amended, be and the same is hereby amended by granting a change in zoning from Planned Development Mixed Use (PD-MU) to Planned Development Light Industrial (PD-LI), on the Property.

SECTION 3. That the Property shall be developed in compliance with the Development Regulations attached hereto as Exhibit C, and in accordance with the Concept Plan, attached hereto and incorporated herein as Exhibit D.

SECTION 4. That the Property shall be permitted to be used for any use listed in the Development Regulations attached hereto and incorporated herein as Exhibit C.

SECTION 5. That the Property owner shall comply with all City and local subdivision regulations, zoning regulations, ordinances, development codes, fire code and building codes, and the structure shall be constructed in accordance with a site plan, to be presented to and approved by the City prior to commencement of construction.

SECTION 6 That the 2002 Comprehensive Plan, Future Land Use Map, and Comprehensive Zoning Ordinance of the City of Lancaster, Texas, as amended, shall remain in full force and effect, save and except as amended by this ordinance.

SECTION 7. That all provisions of the Ordinances of the City of Lancaster, Texas, in conflict with the provisions of this ordinance be, and the same are hereby, repealed, and all other provisions not in conflict with the provisions of this ordinance shall remain in full force and effect.

SECTION 8. 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 unconstitutional, illegal or invalid, and shall not affect the validity of the Comprehensive Plan, the Future Land Use Map, or the Comprehensive Zoning Ordinance as a whole.

SECTION 8. An offense committed before the effective date of this ordinance is governed by prior law and the provisions of the Comprehensive Plan, the Future Land Use Map, and the Comprehensive Zoning Ordinance, as amended, in effect when the offense was committed and the former law is continued in effect for this purpose.

SECTION 9. That any person, firm or corporation violating any of the provisions or terms of this ordinance shall be subject to the same penalty as provided for in the Comprehensive Zoning Ordinance of the City of Lancaster, as heretofore amended, and upon conviction shall be punished by a fine not to exceed the sum of Two Thousand Dollars (\$2,000.00) for each offense; and each and every day such violation shall continue shall be deemed to constitute a separate offense.

SECTION 10. That this ordinance shall take effect immediately from and after its passage and the publication of its caption, as the law and charter in such cases provide.

DULY PASSED AND APPROVED by the City Council of the City of Lancaster,
Texas, on the ____ day of _____, 2013.

APPROVED:

MARCUS E. KNIGHT, MAYOR

ATTEST:

DOLLE K. DOWNE, CITY SECRETARY

APPROVED AS TO FORM:

ROBERT E. HAGER, CITY ATTORNEY
(REH/JPD)

EXHIBIT A
PROPERTY LEGAL DESCRIPTION

All that certain lot, tract or parcel of land situated in the SMITH ELKINS SURVEY, ABSTRACT NO. 430, City of Lancaster, Dallas County, Texas and being all of that tract of land as described in a Trustee's deed from Gulf Western-Meadow Park, Ltd. to Juanita Smith Alexander, dated May 5, 1992 and being recorded in Volume 92094, Page 1453 of the Deed Records of Dallas County, Texas and being a part of that 85.1 acres tract of land as described in a Deed to Clarence L. Smith and Juanita Smith, as recorded in Volume 3522, Page 60 of the Deed Records of Dallas County, Texas, and being that tract of land as described in a Warranty deed from Madeline Hargrove to Dora L. Townsend and Phillip Henry Deam, dated September 20, 1996 and filed February 2, 1997, as being recorded in Volume 97030, Page 7 of the Deed Records of Dallas County, Texas, and being all of that tract of land as described as Tract 2 in a Special Warranty deed from Julian L. Henry, Jr. to Julian L. Henry, Jr. Trust, dated December 16, 1996, and being recorded in Volume 97023, Page 4911 of the Deed Records of Dallas County, Texas, and being all of that called 79.601 acres tract of land as described in a Special Warranty deed from Sue Gibbons to STG Family Limited Partnership dated August 25, 1999 and being recorded in Volume 99236, Page 4962 of the Deed Records of Dallas County, Texas, and being more particularly described as follows:

BEGINNING at a 1/2" iron rod with yellow plastic cap stamped "R.S.C.I. RPLS 5034" set for corner in the West right-of-way line of State Highway 342 Lancaster Road (120' R.O.W.) at the Northeast corner of said Juanita Smith Alexander tract, said point being S. 26 deg. 37 min. 58 sec. E., 651.41 feet from the Northeast corner of said 85.1 acres Smith tract;

THENCE S. 26 deg. 39 min. 01 sec. E, along said right-of-way line, a distance of 346.44 feet to a 1/2" iron rod with yellow plastic cap stamped "RSCI RPLS 5034" set for corner;

THENCE S. 63 deg. 24 min. 18 sec. W. a distance of 400.43 feet to a 1/2" iron rod with yellow plastic cap stamped "RSCI RPLS 5034" set for corner;

THENCE S. 26 deg. 40 min. 12 sec. E. a distance of 391.19 feet to a 1/2" iron rod found for corner;

THENCE N. 60 deg. 02 min. 55 sec. E. a distance of 400.98 feet to a 1/2" iron rod with yellow plastic cap stamped "RSCI RPLS 5034" set for corner in the West right-of-way line of State Highway 342 Lancaster Road;

THENCE in a Southerly direction along a curve to the right having a central angle of 04 deg. 35 min. 59 sec., a radius of 4177.34 feet, a tangent of 167.77 feet, a chord of S. 23 deg. 08 min. 24 sec. E., 335.28 feet along said right-of-way line, an arc distance of 335.37 feet to a 1/2" iron rod with plastic cap found for corner at the Northeast corner of Lot 1-A, Block B, of CEDAR VALLEY INDUSTRIAL PARK SEC 1, an Addition to the City of Lancaster, Texas, according to the Map thereof recorded in Volume 96211, Page 970 of the Map Records of Dallas County, Texas;

THENCE S. 59 deg. 59 min. 48 sec. W. along the North line of said Addition, a distance of 1002.87 feet to a 1/2" iron rod found for corner at the Northwest corner of Lot 2-A, Block B;

THENCE S. 31 deg. 04 min. 17 sec. E. a distance of 90.60 feet to a 1/2" iron rod with yellow plastic cap stamped "R.S.C.I. RPLS 5034" set for corner;

THENCE S. 60 deg. 03 min. 07 sec. W. a distance of 361.77 feet to a 1/2" iron rod found for corner at the Northwest corner of Lot 1B, Block C of REPLAT CEDAR VALLEY INDUSTRIAL PARK, an Addition to the City of Lancaster, Texas, according to the Map thereof recorded in Volume 87078, Page 1503 of the Map Records of Dallas County, Texas;

THENCE S. 30 deg. 18 min. 06 sec. E. a distance of 310.28 feet to a 1/2" iron rod with yellow plastic cap stamped "R.S.C.I. RPLS 5034" set for corner in the South right-of-way line of Cedar Valley Drive;

THENCE N. 59 deg. 54 min. 38 sec. E. along said right-of-way line, a distance of 15.10 feet to a 1/2" iron rod with yellow plastic cap stamped "R.S.C.I. RPLS 5034" set for corner at the Northwest corner of Lot 5, Block A of CEDAR VALLEY INDUSTRIAL PARK SECTION 1;

THENCE S. 29 deg. 44 min. 07 sec. E. along the West line of said Lot 5, a distance of 299.97 feet to a 1/2" iron rod found for corner at the Southwest corner of same;

THENCE N. 60 deg. 00 min. 08 sec. E. a distance of 1230.42 feet to a 1/2" iron rod found for corner in the West right-of-way line of Lancaster Road;

THENCE S. 20 deg. 21 min. 13 sec. E. along said right-of-way line a distance of 1562.05 feet to a 1/2" iron rod with yellow plastic cap stamped "R.S.C.I. RPLS 5034" set for corner at a cut back flare in said right-of-way line;

THENCE S. 17 deg. 54 min. 29 sec. W. along said flare in right-of-way line a distance of 76.97 feet to a 1/2" iron rod with yellow plastic cap stamped "R.S.C.I. RPLS 5034" set for corner in the North right-of-way line of Telephone Road;

THENCE S. 59 deg. 08 min. 01 sec. W. along the North right-of-way line of Telephone Road, a distance of 3100.05 feet to a 1/2" iron rod found for corner at the Southwest corner of said STG Family tract;

THENCE N. 30 deg. 08 min. 42 sec. W. along the West line of said tract, a distance of 3348.95 feet to a 1/2" iron rod with yellow plastic cap stamped "R.S.C.I. RPLS 5034" set for corner in the meanders of Floyd Branch and being at the Northwest corner of said 85.1 acres Smith tract;

THENCE in a Northeasterly direction along the meanders of Floyd Branch as follows:

N. 58 deg. 30 min. 51 sec. E. a distance of 111.41 feet;
N. 43 deg. 48 min. 20 sec. E. a distance of 98.06 feet;
N. 44 deg. 30 min. 00 sec. E. a distance of 342.00 feet;
N. 45 deg. 45 min. 00 sec. E. a distance of 46.72 feet;
S. 71 deg. 00 min. 00 sec. E. a distance of 72.97 feet;
N. 69 deg. 00 min. 00 sec. E. a distance of 58.00 feet;
N. 22 deg. 00 min. 00 sec. E. a distance of 108.00 feet;
N. 26 deg. 00 min. 00 sec. E. a distance of 143.00 feet;
N. 57 deg. 00 min. 00 sec. E. a distance of 748.03 feet;
S. 59 deg. 15 min. 00 sec. E. a distance of 41.15 feet;
S. 73 deg. 31 min. 00 sec. E. a distance of 30.00 feet;
N. 74 deg. 15 min. 15 sec. E. a distance of 55.00 feet;
N. 12 deg. 30 min. 00 sec. E. a distance of 97.00 feet;
N. 44 deg. 36 min. 17 sec. E. a distance of 37.45 feet;
N. 52 deg. 45 min. 00 sec. E. a distance of 549.00 feet;
N. 30 deg. 00 min. 00 sec. W. a distance of 110.00 feet;
N. 63 deg. 41 min. 18 sec. E. a distance of 198.91 feet;

THENCE S. 27 deg. 51 min. 46 sec. E., at 19.64 feet pass a 1/2" iron rod with yellow plastic cap stamped "R.S.C.I. RPLS 5034" set for witness on the South bank of Floyd Branch, and continuing for a total distance of 330.00 feet to a 1/2" iron rod found for corner;

THENCE N. 63 deg. 32 min. 05 sec. E. a distance of 1065.28 feet to the POINT OF BEGINNING and containing 251.31 acres of land, more or less.

**EXHIBIT B
FUTURE LAND USE MAP**

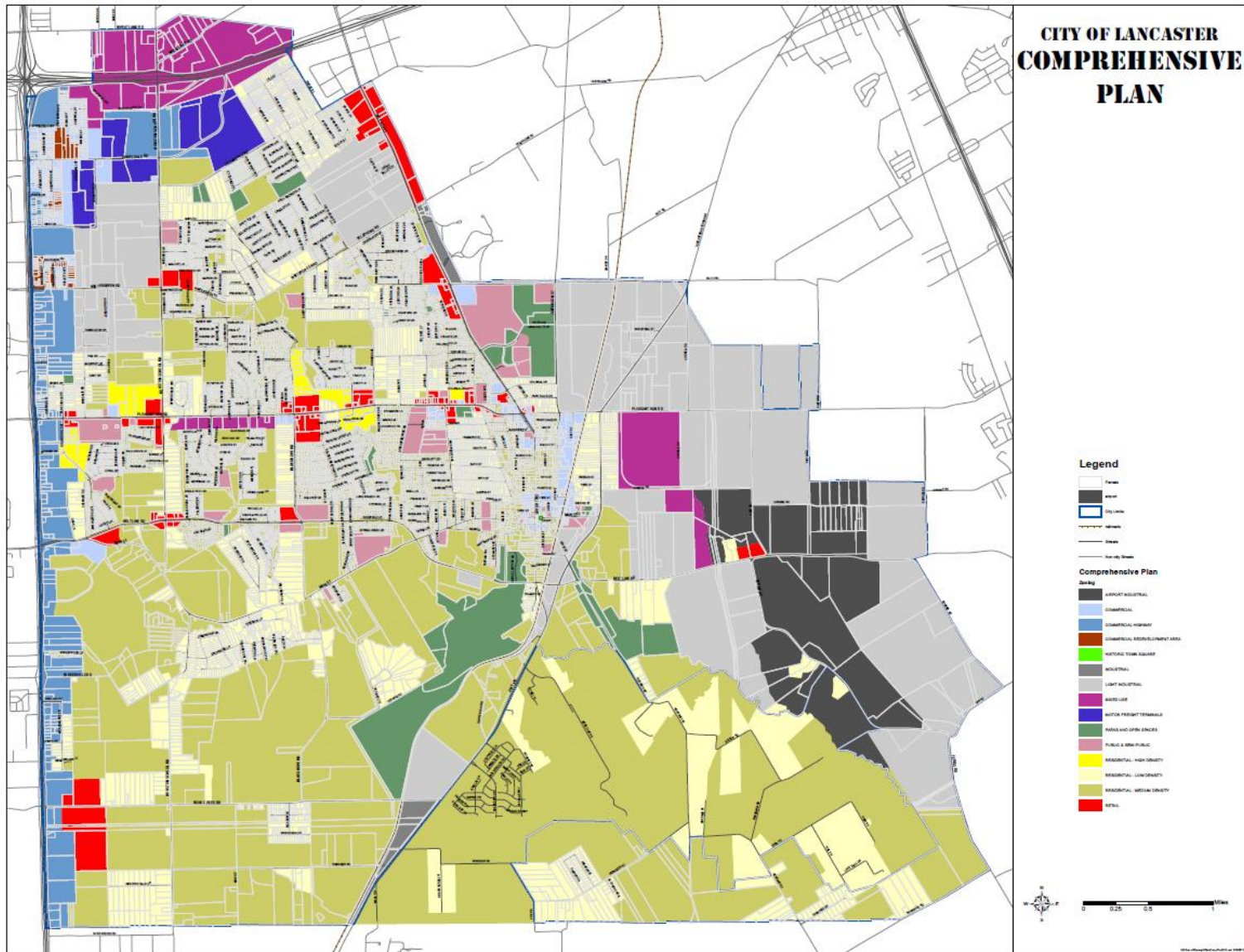


EXHIBIT C
DEVELOPMENT REGULATIONS

Lancaster Logistics Industrial Center
Planned Development Regulations

Purpose and Intent

The purpose and intent of this Planned Development is to provide regulations for the development of the subject property as a master-planned business park. These regulations are intended to provide flexibility in terms of development while maintaining standards that will encourage future growth and protect property values in the area.

Applicability

The development regulations contained herein shall apply when the City considers a subdivision plat, a detailed site plan and/or a building permit application.

General Layout and Street Configuration

The building and street configurations shown on the attached Concept Plan labeled Exhibit "B" are just that, a concept. As the development proceeds, Detailed Site Plans shall be submitted for further clarification and staff approval. At no time will trucks be allowed to have ingress or egress onto Telephone Road or Dizzy Dean Drive. On the contrary, car traffic from area labeled "Retail Area" in Exhibit "B" shall have ingress or egress onto Telephone Road.

Permitted Uses

Any use allowed in the NS – Neighborhood Service, R – Retail, CH – Commercial Highway, CS – Commercial Service, ORT – Office Research Technology, or LI – Light Industrial Zoning districts. The following uses shall be prohibited in this Planned Development:

1. Group or Community Home
2. Penal Boarding Home
3. Prison/Custodial Institution
4. Billiard Parlor or Pool Hall
5. Bail Bond Services
6. Motor Vehicle Dealership, New & Used (Cars and Light Trucks)

Lot Requirements

For the purposes of these regulations; "Front" shall refer to all site boundaries along a public right-of-way; "Side" shall refer to all site boundaries which intersect with a public right-of-way; and "Rear" shall refer to all other site boundaries.

Minimum Building Setback

Front Setback	25'
Side Setback	15'
Rear Setback	15'

Maximum Lot coverage by Building

60% (For single use sites)
75% (For combination use sites)

EXHIBIT C
DEVELOPMENT REGULATIONS

Structure Requirements

Maximum Building Height

Height of Buildings

140' above finished floor elevation but no greater than 50' within 50' of a property line that is adjacent to a residentially zoned property

Building Articulation

Building Articulation

Vertical and horizontal articulation is recommended, but will not be required with the use of other architectural elements such as reveals, alternating paint schemes, faux windows and other features to minimize the "flat-box" look. The intent is to make the buildings more aesthetically pleasing when viewed from Dallas Avenue, Dizzy Dean Road, and Telephone Road.

Exterior Material Requirements

All building facades shall be 100% masonry. Masonry is defined as brick, stone, standard concrete block (painted), split-faced concrete block, fluted concrete block, burnished concrete block, stucco, pre-cast concrete panels, cast-in-place concrete (painted), tilt-up concrete panels which will have any one or combination of the following finishes; painted exposed aggregate, sandblasted, and/or stained. The area of doors and window openings shall not be included in the calculation of this requirement.

Building Orientation Requirements

Trucks courts, loading docks and service courts shall be allowed in any orientation but will have screening that will help keep these area less visible from Dallas Avenue, Dizzy Dean, or Telephone Road.

Parking Requirements

Off-street parking shall comply with the provisions set forth in the Lancaster Development Code, as amended, except where otherwise provided in this subsection.

- No on-street parking (Parking within a street Right-of-Way) will be permitted
- Automobile parking stalls shall be a minimum of 9' wide x 18' long.
- Warehouse and Distribution: Minimum 1 parking space (facilitating either a truck or car) per 2,500 s.f. of warehouse space for buildings comprising less than 100,000 s.f.; or minimum 1 parking space (facilitating either a truck or car) per 5,000 s.f.: of warehouse space for buildings equal to or

EXHIBIT C
DEVELOPMENT REGULATIONS

greater than 100,000 s.f. Parking for the office portion shall be 1 parking space (facilitating only cars) per 300 s.f. of office area.

Outdoor Storage

Outdoor storage of raw materials, finished goods, commodities or other such items shall be permitted provided the storage is incidental to the principal use of the property. Such outdoor storage shall be subject to the following regulations:

The area used for outdoor storage:

- shall not be located in the front 1/3 of the lot; and,
- shall not exceed 30% of the lot area; and,
- shall be screened from view from all sides, public and private, by a minimum 6-foot high opaque screen consisting of anyone or a combination of the following:
 - Wood Fence
 - Masonry Wall
 - Vegetation
 - Berm
- the stored materials must be one foot (1') below the opaque screen.

Sidewalks

Standard City of Lancaster pedestrian sidewalks will be required along the perimeter of this development adjacent to existing road right-of-ways and will be constructed at the time of final plat and construction for the adjacent platted lot.

Landscaping and Open Space

Required Landscape Areas and Trees:

- Perimeter screening from Dizzy Dean Road and Telephone Road will consist of a 6-8' masonry screening wall, with masonry accent columns spaced approximately 100 feet. Additionally, street trees, minimum 3 caliper inches, will be required along Dizzy Dean Road and Telephone Road frontage spaced in two staggered rows approximately every 30' except; when in front of masonry columns for screening fence, adjacent to drainage or other features, and in areas which cause intersection visibility issues or traffic concerns. The perimeter screening is intending to buffer the buildings and create a restricted visibility corridor to the proposed building within the Lancaster Logistics Industrial Center. Also, the screening wall along Telephone Road and Dizzy Dean shall be placed on a 3' berm to further increase the building screening from adjacent residential. Construction of perimeter screening will be required at the time of final platting for the adjacent lot to Dizzy Dean Road or Telephone Road.
- Open space areas within the development will be maintained by a property owner's association.
- All other Landscaping, median improvements, and Open Space requirements will be Per City of Lancaster Development Code and Streetscape Master Plan.

EXHIBIT C
DEVELOPMENT REGULATIONS

General Architectural Guidelines

Purpose

The character, image and identification of the City of Lancaster and the Lancaster Logistics Industrial Center is based, in large part, upon the architecture of its buildings; and how well those buildings are located and oriented on the site to relate to one another and the surrounding elements. The following guidelines are intended for the use with site plan submittals to encourage excellence in the design of buildings proposed for this development.

Building Form/Scale/Bulk/Height/Rhythm

Architectural design shall be encouraged throughout the development with the design reflecting a general continuity and harmony consistent with the general style and character of the community, while at the same time providing new, creative, forward-looking and dynamic approaches to design.

Buildings along Dallas Avenue should be image making and designed to reflect their significance as primary entry and focal point.

Structures immediately adjacent to residential areas or adjacent thoroughfares identified on the City's Thoroughfare Plan should be designed to create transitions to surrounding developments through the use of structural enhancements, landscaping or building placement.

Buildings within the Lancaster Logistics Industrial Center shall be designed and grouped to create a cohesive, visual relationship among buildings.

Building design shall consider solar orientation and existing topography.

Monotonous look-alike structures and over-zealous repetition shall be discouraged. This shall not preclude the use of unifying design themes to the extent that a "structural rhythm" is established.

Stylized buildings and "trademark" architecture that are used as a form of advertising shall be discouraged.

Theme architecture or historically relevant design elements may be used provided it generally reflects and is consistent with architectural elements consistent with the history of the community, and demonstrated in actual use within the community.

Building design and orientation shall encourage safety and privacy of adjacent outdoor spaces and shall be intended to reduce noise and odor impacts received from, or generated by the development.

EXHIBIT C
DEVELOPMENT REGULATIONS

Building Facades

Building facades shall reflect the design intent of the structures, while at the same time provide an architectural face that relates to surrounding land uses and streetscapes; and contributes to the neighborhood and community character.

Exterior building design, as well as architectural details related to color, type and application of materials and building form shall be coordinated for all elevations of a building to achieve continuity of design.

The rear and sides of buildings shall be of an architectural character comparable with the front of the building.

Buildings with multiple entrances and/or that face onto more than one street shall have a coordinated and unifying façade design for all such entrances to achieve harmony and continuity of design.

Architectural design features, techniques, patterns, materials and colors shall be used with sufficient variety to create visual interest in the façade of buildings, provided that such elements are incorporated into an overall site design or unifying theme.

Recessed entryways and windows, grouping of windows, horizontal and vertical articulation, reveals and three dimensional details between surface planes, shall be used to create shadow lines and break up flat wall areas facing a street. For buildings oriented perpendicular to a street, these guidelines shall apply for a distance equaling 1/5 of the building wall or a maximum of 100 feet extending from the street facing façade towards the interior of the site.

Reveals, vertical offsets and changes in color or materials shall be used to enhance the interior wall sections not facing toward a street.

To facilitate the general public and emergency service response, all building facades shall contain conspicuously placed street address numbers that are sized appropriately to be seen from public rights-of-way and emergency service access. Address signs shall consist of materials and styles compatible with the character of the building.

Roof Architecture

Long continuous mansard roofs, false mansard roofs, and long veneer parapets without variation of horizontal line shall be discouraged.

Rooflines approaching an adjacent street shall vary in height and setback to reduce the apparent scale of the building, break up long continuous horizontal facades and minimize the overall visual impact of the building.

EXHIBIT C
DEVELOPMENT REGULATIONS

Flat roofs shall be used in conjunction with other roof styles consistent with a particular style of architecture and shall incorporate decorative parapet forms and walls that are an integral part of the overall architecture of the building.

Parapet walls shall be designed and constructed in a manner to appear as a solid, three dimensional forms, rather than a veneer.

Roof-top plumbing, vents, ducts, air conditioning equipment, antennae and any other mechanical or electrical equipment mounted on a roof shall be screened in an architecturally integral fashion to the building and screened in a manner so as not to be visible from five feet (5') above the street pavement surface of Houston School Road, Cedardale Road, and from adjacent property lines.

Chimneys, roof flashing, rain gutters, downspouts and other roof protrusions should be painted and finished to match the color of the adjacent surface, unless such protrusions are being used as an accent element or decorative feature.

Colors and Materials

The use of accent colors shall be encouraged to provide a dignified and lively streetscape,

Colors that are compatible with the general environment of the community and that reduce reflected heat and glare are encouraged.

The use of bright or intense primary colors should be used sparingly and only as primary elements for buildings fronting Dallas Avenue.

More subtle, less intense colors should be used for facades facing Telephone Road, Dizzy Dean Road, and adjacent properties.

Color should be used to accent entryways and special architectural features.

A change in the use of a building material on a structure should reflect a change in the plane of the structure.

Materials applied to a building elevation should wrap around onto adjoining walls and provide design continuity to the building.

Building materials shall not be composed of such a large variety that a visually cluttered affect is created.

Window and Door Placement

Windows and doors should be aligned and sized to bring order to the building façade.

Windows and doors should be sufficiently recessed, and/or placed or varied to create façade patterns that add variety and visual interest to the building design.

EXHIBIT C
DEVELOPMENT REGULATIONS

Along Dallas Avenue and Telephone Road, window and door placement shall be sufficiently recessed and/or placed or varied to create shadows and provide noticeable breaks in facades.

Doors and entryways should be designed and located to provide immediate identification of the building's entryways.

Site Details

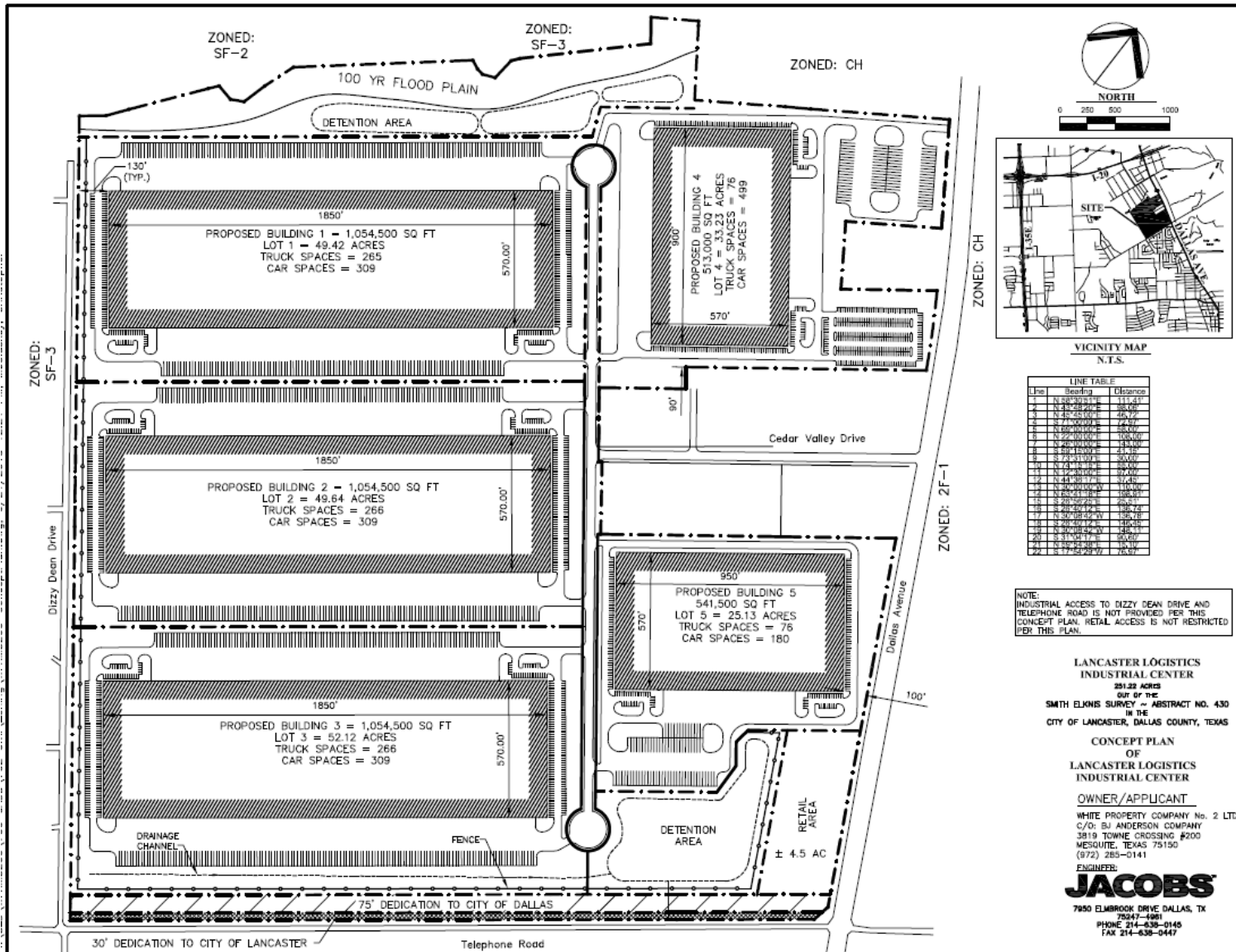
Utility boxes, transformers, generators, chillers, mailboxes, trash and refuse receptacles, air conditioners, compressors, outside storage areas and other mechanical/electrical/support features should be integrated into the overall design of the building and development.

Ground level devices described above should be accessible for servicing and screened from view of vehicular entrances, streets and pedestrian areas.






Special Conditions – Dallas Avenue

Building facades along Dallas Avenue should be used in manner to present an office, institutional and/or corporate headquarters appearance. Building materials, roof design, horizontal and vertical articulation, the use of eaves and overhangs, window and doorway treatments should be enhanced along these corridors to enhance the visual appeal of the development and to minimize potential negative impact to adjacent and nearby properties.

EXHIBIT D CONCEPT PLAN





- | | |
|---|---|
|  Subject Property |  Property Owners within 200' Affected Area in Opposition (2.92%) |
|  Notified Property Owners |  Property Owners within 200' Affected Area in Support (11.26%) |
|  200' Notification Area | |



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Property Owner Response map

Case # Z 13-01 - Zoning Change Application

NWC Telephone Rd. and S Dallas Ave.

agenda item #11

Re-Zoning AT our front DOOR

RECEIVED AUG 26 2013

Petition against the re-zoning

RECEIVED AUG 26 2013

City Council meeting will be August 26, 2013, 7:00 p.m. @ Lancaster City Hall to vote on this issues

ALL the reasons why the council need to vote "NO" this application (CASE #Z13-01).

North- West of Telephone and Dallas Avenue A Logistic Warehouse

1. Our children in the community and truckers/trucks should be a concern for all homeowners. The applicant wants to build a Logistics Hub in our residential area were our children play. These truckers will become from city to city and state to state. The City will need to increase security on the North side of Lancaster to protect our children. Our City Council person in District #6, Nina Morris, will support community concerns related to this re-zoning and will maintain an active part with all citizens.
2. Our roads will in damager of potholes and repairs.
3. The traffic of 18-wheelers in our neighborhood will be visible.

My signature indicate that I am against this Planned Development

	Last Name	First Name	Address	City	Telephone#
1.	P			Lancaster within 200 feet	
2.	Paxton	Mary	1019 Cresthaven Dr	Lancaster	972-227-2724
3.	Tatum	Johnnie	1027 Cresthaven	Lancaster	972-227-6505
4.	Brooks	Stephanie	1039 Cresthaven Dr	Lancaster	214-797-0847
5.	FULLER	RODNEY	1015 Cresthaven	Lancaster	214-922-2152
6.	Thomas	Beatrice	1003 Cresthaven	Lancaster	972-218-7633
7.	Thornton	Patricia	911 Cresthaven Dr	Lancaster	972-277-3825
8.	Johnson	Kimberley	907 Cresthaven Dr	Lancaster	469-493-2989
9.	Coates	Elena	3017 E. Pepperidge Dr	Lancaster	972-227-5038
10.	Maiden	Robert	903 Cresthaven Dr	Lancaster	972-227-0498
11.	Holmes	Dukeell	1103 Cresthaven Dr	Lancaster	972-227-7824
12.	Adams	Mada	1127 Cresthaven Dr	Lancaster	972-227-9184
13.	Jubin	Sukuna	1135 Cresthaven	Lancaster	
14.	Belick	William	1119 Cresthaven Dr	Lancaster	972-227-0657
15.	Glase	Shane	3021 E Pepperidge Dr	Lancaster	972-227-3733
16.	Martinez	Alfredo	3018 E. Pepperidge	Lancaster	972-275-1630
17.	Davis	Deborah	1002 Westover Dr	Lancaster	214-797-5368
18.	Greer	Kenece	934 Westover Dr	Lancaster	469-274-2131
19.	Fleming	Leazer	1018 Westover Dr	Lancaster	972-218-9112
20.					
21.					
22.					
23.					

Names Not on List but interested

~~3010~~
Flora Williams 3010 Pepperidge Lancaster, TX, 75134 972 227-8146

agenda item #11

RECEIVED AUG 26 2013 dd

Re-Zoning AT our front DOOR

Petition against the re-zoning

City Council meeting will be August 26, 2013, 7:00 p.m. @ Lancaster City Hall to vote on this issues
ALL the reasons why the council need to vote "NO" this application (CASE #Z13-01).
North- West of Telephone and Dallas Avenue A Logistic Warehouse

1. Our children in the community and truckers/trucks should be a concern for all homeowners. The applicant wants to build a Logistics Hub in our residential area were our children play. These truckers will become from city to city and state to state. The City will need to increase security on the North side of Lancaster to protect our children. Our City Council person in District #6, Nina Morris, will support community concerns related to this re-zoning and will maintain an active part with all citizens.
2. Our roads will in damager of potholes and repairs.
3. The traffic of 18-wheelers in our neighborhood will be visible.

My signature indicate that I am against this Planned Development

	Last Name	First Name	Address	City	Telephone#
1.	EVANS	Oliver	1000 Bedford Run	Lancaster within 200 feet	469-471-3359
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Jimmy G Williams	1111 Cresthaven Dr	LANCASTER	TX	75134	1111 CRESTHAVEN DR	75134
Vickie R Strong	1115 Cresthaven Dr	LANCASTER	TX	75134	1115 CRESTHAVEN DR	75134
Darrell M & Lisa Holmes	1103 Cresthaven Dr	LANCASTER	TX	75134	1103 CRESTHAVEN DR	75134
Rachel Melancon	1123 Cresthaven Dr	LANCASTER	TX	75134	1123 CRESTHAVEN DR	75134
Gregory Adams	1127 Cresthaven Dr	LANCASTER	TX	75134	1127 CRESTHAVEN DR	75134
Lola H Thompson	1131 Cresthaven Dr	LANCASTER	TX	75134	1131 CRESTHAVEN DR	75134
Juliana Zubiri	1135 Cresthaven Dr	LANCASTER	TX	75134	1135 CRESTHAVEN DR	75134
Rushunda Cooper	1119 S Pepperidge Dr	LANCASTER	TX	75134	1119 S PEPPERIDGE DR	75134
Latina R Branch	891 W Wintergreen Rd	LANCASTER	TX	75134	891 W WINTERGREEN RD	75134
Clayton W Morris	887 W Wintergreen Rd	LANCASTER	TX	75134	887 W WINTERGREEN RD	75134
Jeffrey L Strain	886 W Wintergreen Rd	LANCASTER	TX	75134	886 W WINTERGREEN RD	75134
Joel Sifuentes	4105 Edwards St	LANCASTER	TX	75134	4105 EDWARDS ST	75134
Dsb li Llc	211 N Robinson #1950	OKLAHOMA CITY	OK	73102	3601 N DALLAS AVE	75134
Margie Hom	13403 Alchester Ln	HOUSTON	TX	77079	100 E TELEPHONE RD	75134
SHENANDOAH PROPERTIES LP	2505 Si-35 West	BURLESON	TX	76028	3901 N DALLAS AVE	75134
Curtis Mccrohan	848 Taylor St	LANCASTER	TX	75134	848 TAYLOR ST	75134
MONARCH HOLDING INC	Po Box 1775	BURLESON	TX	76097	3903 N DALLAS AVE	75134
Patricia Nunez	4100 Edwards St	LANCASTER	TX	75134	4100 EDWARDS ST	75134
Mario Mercado	4101 Edwards St	LANCASTER	TX	75134	4101 EDWARDS ST	75134
ANDAN MANAGEMENT CORP	5100 El Dorado Pkwy Sye 102	MCKINNEY	TX	75070	4100 INTERURBAN RD	75134
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Natalie Rock	1117 Lilac Ln	DESOTO	TX	75115	3014 E PEPPERIDGE DR	75134
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Terry & Felicia Listenbee	504 N Parks Dr	DESOTO	TX	75115	1031 CRESTHAVEN DR	75134
Daphne Jackson	1107 Cresthaven Dr	LANCASTER	TX	75134	1107 CRESTHAVEN DR	75134
SEE LAND & PROPERTIES LTD LLC	2221 Justin Rd #119-228	FLOWER MOUND	TX	75028	1119 CRESTHAVEN DR	75134
ALLIED CAPITAL LLC	4052 W Quail Hill Ct	BOISE	ID	83703	895 W WINTERGREEN RD	75134
Rebecca D Gatesman	4006 Pamay Dr	MECHANICSBUR G	PA	17050	902 W WINTERGREEN RD	75134
Catherine Haney	1 Quiet Moon	IRVINE	CA	92614	904 W WINTERGREEN RD	75134

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Joann Harris	832 Taylor St	LANCASTER	TX	75134	832 TAYLOR ST	75134
A O Perez	840 Taylor St	LANCASTER	TX	75134	840 TAYLOR ST	75134
Salvador Pena	844 Taylor St	LANCASTER	TX	75134	844 TAYLOR ST	75134
Barbara B McKinney	852 Taylor St	LANCASTER	TX	75134	852 TAYLOR ST	75134
Teofila & Miguel Tovas	856 Taylor St	LANCASTER	TX	75134	856 TAYLOR ST	75134
Filiberto V Calderon	860 Taylor St	LANCASTER	TX	75134	860 TAYLOR ST	75134
Agustin & Martina Ponce	4108 Edwards St	LANCASTER	TX	75134	4108 EDWARDS ST	75134
Rey Guia	4104 Edwards St	LANCASTER	TX	75134	4104 EDWARDS ST	75134
Juanita Smith Alexander	5908 Hwy 183 S	AUSTIN	TX	78744	3804 N DALLAS AVE	75134
Lorenzo Hunt	4094 Edwards St	LANCASTER	TX	75134	4094 EDWARDS ST	75134
Sergio Gonzalez	945 Taylor St	LANCASTER	TX	75134	945 TAYLOR ST	75134
Samuel & Ana Gonzalez	314 Valley Ridge Dr	RED OAK	TX	75154	949 TAYLOR ST	75134
Grace Temple Fellowship Church	1027 Cedar Valley Dr	LANCASTER	TX	75134	1027 CEDAR VALLEY DR	75134
STARPEACH TEXAS LP	1114 E Pioneer Pkwy #17	ARLINGTON	TX	76010	4301 CONNECTICUT AVE	75134
Adowri Williams	1007 April Showers Ln	LANCASTER	TX	75134	1007 APRIL SHOWERS LN	75134
Tijana L Dunn	1002 April Showers Ln	LANCASTER	TX	75134	1002 APRIL SHOWERS LN	75134
Torri D Roland	1001 Blackberry Trl	LANCASTER	TX	75134	1001 BLACKBERRY TRL	75134
Freddie Herbert	1005 Blackberry Trl	LANCASTER	TX	75134	1005 BLACKBERRY TRL	75134
Tatanesha L Sherman	1002 Blackberry Trl	LANCASTER	TX	75134	1002 BLACKBERRY TRL	75134
Barberina E Martin	1006 Blackberry Trl	LANCASTER	TX	75134	1006 BLACKBERRY TRL	75134
Harvey A Eaton	1001 Hollow Oak Rd	LANCASTER	TX	75134	1001 HOLLOW OAK RD	75134
Baron D Bagsby	1002 Hollow Oak Rd	LANCASTER	TX	75134	1002 HOLLOW OAK RD	75134
Vonita & Ossie Harris	1006 Hollow Oak Rd	LANCASTER	TX	75134	1006 HOLLOW OAK RD	75134
Da Mia Ringwood	1003 Mayflowers Ln	LANCASTER	TX	75134	1003 MAYFLOWERS LN	75134
Janice Lewis	1007 Mayflowers Ln	LANCASTER	TX	75134	1007 MAYFLOWERS LN	75134
Tanya Thomas	1000 Mayflowers Ln	LANCASTER	TX	75134	1000 MAYFLOWERS LN	75134
Timothy Peterson	1004 Mayflowers Ln	LANCASTER	TX	75134	1004 MAYFLOWERS LN	75134
Earl W Waters	1005 Badger Run	LANCASTER	TX	75134	1005 BADGER RUN	75134
Juventino R Olivares	1000 Badger Run	LANCASTER	TX	75134	1000 BADGER RUN	75134
Benjamin Douglas	1004 Badger Run	LANCASTER	TX	75134	1004 BADGER RUN	75134
Sherida Thomas Moore	1003 Graystone Dr	LANCASTER	TX	75134	1003 GRAYSTONE DR	75134
Yvonne Bonner	1007 Graystone Dr	LANCASTER	TX	75134	1007 GRAYSTONE DR	75134
Shajuana K Davis	1002 Graystone Dr	LANCASTER	TX	75134	1002 GRAYSTONE DR	75134
Tiffany Clewis	1006 Graystone Dr	LANCASTER	TX	75134	1006 GRAYSTONE DR	75134
Clarence & Becky Smith	1001 Bumble Bee Dr	LANCASTER	TX	75134	1001 BUMBLE BEE DR	75134
William H Conner	1000 Bumble Bee Dr	LANCASTER	TX	75134	1000 BUMBLE BEE DR	75134
Kendrick Haywood	1004 Bumble Bee Dr	LANCASTER	TX	75134	1004 BUMBLE BEE DR	75134
Rita Wright	1001 Wild Horse Way	LANCASTER	TX	75134	1001 WILD HORSE WAY	75134
Erica S Garrett	1005 Wild Horse Way	LANCASTER	TX	75134	1005 WILD HORSE WAY	75134
Johnny B Jr Gasaway	1000 Babbling Brook Ln	LANCASTER	TX	75134	1000 BABBLING BROOK LN	75134
Nicole T Roberts	1004 Babbling Brook Ln	LANCASTER	TX	75134	1004 BABBLING BROOK LN	75134
Norma Harper	1003 Clear Stream Dr	LANCASTER	TX	75134	1003 CLEAR STREAM DR	75134
Robbie L Deadmon	1007 Clear Stream Dr	LANCASTER	TX	75134	1007 CLEAR STREAM DR	75134
Belinda D Davis	1014 Westover Dr	LANCASTER	TX	75134	1014 WESTOVER DR	75134
Dorthel Thomas	1022 Westover Dr	LANCASTER	TX	75134	1022 WESTOVER DR	75134
Deborah G Dowl	1002 Westover Dr	LANCASTER	TX	75134	1002 WESTOVER DR	75134
Carver R Malone	932 Westover Dr	LANCASTER	TX	75134	932 WESTOVER DR	75134
Renee Greer	934 Westover Dr	LANCASTER	TX	75134	934 WESTOVER DR	75134
Brenda G Grace	920 Westover Dr	LANCASTER	TX	75134	920 WESTOVER DR	75134
Calvin L Martin	3022 E Pepperidge Dr	LANCASTER	TX	75134	3022 E PEPPERIDGE DR	75134
Alfredo Manriquez	3018 E Pepperidge Dr	LANCASTER	TX	75134	3018 E PEPPERIDGE DR	75134
Richard L Coates	3017 E Pepperidge Dr	LANCASTER	TX	75134	3017 E PEPPERIDGE DR	75134
Thama M Glasco	3021 E Pepperidge Dr	LANCASTER	TX	75134	3021 E PEPPERIDGE DR	75134
Robert Maiden	903 Cresthaven Dr	LANCASTER	TX	75134	903 CRESTHAVEN DR	75134
Kimberly Johnson	907 Cresthaven Dr	LANCASTER	TX	75134	907 CRESTHAVEN DR	75134
Leon Sr Thornton	911 Cresthaven Dr	LANCASTER	TX	75134	911 CRESTHAVEN DR	75134
Emmer J Caraway	915 Cresthaven Dr	LANCASTER	TX	75134	915 CRESTHAVEN DR	75134
Alfred Jr Thomas	1003 Cresthaven Dr	LANCASTER	TX	75134	1003 CRESTHAVEN DR	75134
Amrita M Williams	1007 Cresthaven Dr	LANCASTER	TX	75134	1007 CRESTHAVEN DR	75134
Carolyn Johnson	1011 Cresthaven Dr	LANCASTER	TX	75134	1011 CRESTHAVEN DR	75134
Rodney E Fuller	1015 Cresthaven Dr	LANCASTER	TX	75134	1015 CRESTHAVEN DR	75134
Mary Ann Payton	1019 Cresthaven Dr	LANCASTER	TX	75134	1019 CRESTHAVEN DR	75134
Johnny L Tatum	1027 Cresthaven Dr	LANCASTER	TX	75134	1027 CRESTHAVEN DR	75134
Joyce M Hill	1035 Cresthaven Dr	LANCASTER	TX	75134	1035 CRESTHAVEN DR	75134
Stephanie C Brooks	1039 Cresthaven Dr	LANCASTER	TX	75134	1039 CRESTHAVEN DR	75134

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Re-Zoning AT our front DOOR

Petition against the re-zoning

City Council meeting will be August 26, 2013, 7:00 p.m. @ Lancaster City Hall to vote on this issues
ALL the reasons why the council need to vote "NO" this application (CASE #Z13-01).
North- West of Telephone and Dallas Avenue A Logistic Warehouse

1. Our children in the community and truckers/trucks should be a concern for all homeowners. The applicant wants to build a Logistics Hub in our residential area were our children play. These truckers will become from city to city and state to state. The City will need to increase security on the North side of Lancaster to protect our children. Our City Council person in District #6, Nina Morris, will support community concerns related to this re-zoning and will maintain an active part with all citizens.
2. Our roads will in damager of potholes and repairs.
3. The traffic of 18-wheelers in our neighborhood will be visible.

My signature indicate that I am against this Planned Development

	Last Name	First Name	Address	City	Telephone#
1.	BRANCH	LATINA	891 W. WINTERGREEN RD LANCASTER 75134	Lancaster within 200 feet	(214) 908-6633
2.	MORRIS	AROLYN	887 Wintergreen	✓	912 227-8608
3.	WRIGHT	KIM	1001 W. HOLLAND		214-402-3570
4.	Waters	East Barbara	1005 Branch Run	✓	214-500-5562
5.	MOORE	SHERIDA	1003 GRAYSTONE DR	✓	(912) 224-5828
6.	Smith	Clarence	1001 Bumblebee Dr	✓	972 224 9010
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Teofila & Miguel Tovas	856 Taylor St	LANCASTER	TX	75134	856 TAYLOR ST	75134
Filiberto V Calderon	860 Taylor St	LANCASTER	TX	75134	860 TAYLOR ST	75134
Agustin & Martina Ponce	4108 Edwards St	LANCASTER	TX	75134	4108 EDWARDS ST	75134
Rey Guia	4104 Edwards St	LANCASTER	TX	75134	4104 EDWARDS ST	75134
Juanita Smith Alexander	5908 Hwy 183 S	AUSTIN	TX	78744	3804 N DALLAS AVE	75134
Lorenzo Hunt	4094 Edwards St	LANCASTER	TX	75134	4094 EDWARDS ST	75134
Sergio Gonzalez	945 Taylor St	LANCASTER	TX	75134	945 TAYLOR ST	75134
Samuel & Ana Gonzalez	314 Valley Ridge Dr	RED OAK	TX	75154	949 TAYLOR ST	75134
Grace Temple Fellowship Church	1027 Cedar Valley Dr	LANCASTER	TX	75134	1027 CEDAR VALLEY DR	75134
STARPEACH TEXAS LP	1114 E Pioneer Pkwy #17	ARLINGTON	TX	76010	4301 CONNECTICUT AVE	75134
Adowri Williams	1007 April Showers Ln	LANCASTER	TX	75134	1007 APRIL SHOWERS LN	75134
Tijana L Dunn	1002 April Showers Ln	LANCASTER	TX	75134	1002 APRIL SHOWERS LN	75134
Torri D Roland	1001 Blackberry Trl	LANCASTER	TX	75134	1001 BLACKBERRY TRL	75134
Freddie Herbert	1005 Blackberry Trl	LANCASTER	TX	75134	1005 BLACKBERRY TRL	75134
Tatanesha L Sherman	1002 Blackberry Trl	LANCASTER	TX	75134	1002 BLACKBERRY TRL	75134
Barberina E Martin	1006 Blackberry Trl	LANCASTER	TX	75134	1006 BLACKBERRY TRL	75134
Harvey A Eaton	1001 Hollow Oak Rd	LANCASTER	TX	75134	1001 HOLLOW OAK RD	75134
Baron D Bagsby	1002 Hollow Oak Rd	LANCASTER	TX	75134	1002 HOLLOW OAK RD	75134
Vonita & Ossie Harris	1006 Hollow Oak Rd	LANCASTER	TX	75134	1006 HOLLOW OAK RD	75134
Da Mia Ringwood	1003 Mayflowers Ln	LANCASTER	TX	75134	1003 MAYFLOWERS LN	75134
Janice Lewis	1007 Mayflowers Ln	LANCASTER	TX	75134	1007 MAYFLOWERS LN	75134
Tanya Thomas	1000 Mayflowers Ln	LANCASTER	TX	75134	1000 MAYFLOWERS LN	75134
Timothy Peterson	1004 Mayflowers Ln	LANCASTER	TX	75134	1004 MAYFLOWERS LN	75134
Earl W Waters	1005 Badger Run	LANCASTER	TX	75134	1005 BADGER RUN	75134
Juventino R Olivares	1000 Badger Run	LANCASTER	TX	75134	1000 BADGER RUN	75134
Benjamin Douglas	1004 Badger Run	LANCASTER	TX	75134	1004 BADGER RUN	75134
Sherida Thomas Moore	1003 Graystone Dr	LANCASTER	TX	75134	1003 GRAYSTONE DR	75134
Yvonne Bonner	1007 Graystone Dr	LANCASTER	TX	75134	1007 GRAYSTONE DR	75134
Shajuana K Davis	1002 Graystone Dr	LANCASTER	TX	75134	1002 GRAYSTONE DR	75134
Tiffany Clewis	1006 Graystone Dr	LANCASTER	TX	75134	1006 GRAYSTONE DR	75134
Clarence & Becky Smith	1001 Bumble Bee Dr	LANCASTER	TX	75134	1001 BUMBLE BEE DR	75134
William H Conner	1000 Bumble Bee Dr	LANCASTER	TX	75134	1000 BUMBLE BEE DR	75134
Kendrick Haywood	1004 Bumble Bee Dr	LANCASTER	TX	75134	1004 BUMBLE BEE DR	75134
Rita Wright	1001 Wild Horse Way	LANCASTER	TX	75134	1001 WILD HORSE WAY	75134
Erica S Garrett	1005 Wild Horse Way	LANCASTER	TX	75134	1005 WILD HORSE WAY	75134
Johnny B Jr Gasaway	1000 Babbling Brook Ln	LANCASTER	TX	75134	1000 BABBLING BROOK LN	75134
Nicole T Roberts	1004 Babbling Brook Ln	LANCASTER	TX	75134	1004 BABBLING BROOK LN	75134
Norma Harper	1003 Clear Stream Dr	LANCASTER	TX	75134	1003 CLEAR STREAM DR	75134
Robbie L Deadmon	1007 Clear Stream Dr	LANCASTER	TX	75134	1007 CLEAR STREAM DR	75134
Belinda D Davis	1014 Westover Dr	LANCASTER	TX	75134	1014 WESTOVER DR	75134
Dorthel Thomas	1022 Westover Dr	LANCASTER	TX	75134	1022 WESTOVER DR	75134
Deborah G Dowl	1002 Westover Dr	LANCASTER	TX	75134	1002 WESTOVER DR	75134
Carver R Malone	932 Westover Dr	LANCASTER	TX	75134	932 WESTOVER DR	75134
Renee Greer	934 Westover Dr	LANCASTER	TX	75134	934 WESTOVER DR	75134
Brenda G Grace	920 Westover Dr	LANCASTER	TX	75134	920 WESTOVER DR	75134
Calvin L Martin	3022 E Pepperidge Dr	LANCASTER	TX	75134	3022 E PEPPERIDGE DR	75134
Alfredo Manriquez	3018 E Pepperidge Dr	LANCASTER	TX	75134	3018 E PEPPERIDGE DR	75134
Richard L Coates	3017 E Pepperidge Dr	LANCASTER	TX	75134	3017 E PEPPERIDGE DR	75134
Thama M Glasco	3021 E Pepperidge Dr	LANCASTER	TX	75134	3021 E PEPPERIDGE DR	75134
Robert Maiden	903 Cresthaven Dr	LANCASTER	TX	75134	903 CRESTHAVEN DR	75134
Kimberly Johnson	907 Cresthaven Dr	LANCASTER	TX	75134	907 CRESTHAVEN DR	75134
Leon Sr Thornton	911 Cresthaven Dr	LANCASTER	TX	75134	911 CRESTHAVEN DR	75134
Emmer J Caraway	915 Cresthaven Dr	LANCASTER	TX	75134	915 CRESTHAVEN DR	75134
Alfred Jr Thomas	1003 Cresthaven Dr	LANCASTER	TX	75134	1003 CRESTHAVEN DR	75134
Amita M Williams	1007 Cresthaven Dr	LANCASTER	TX	75134	1007 CRESTHAVEN DR	75134
Carolyn Johnson	1011 Cresthaven Dr	LANCASTER	TX	75134	1011 CRESTHAVEN DR	75134
Rodney E Fuller	1015 Cresthaven Dr	LANCASTER	TX	75134	1015 CRESTHAVEN DR	75134
Mary Ann Payton	1019 Cresthaven Dr	LANCASTER	TX	75134	1019 CRESTHAVEN DR	75134
Johnny L Tatum	1027 Cresthaven Dr	LANCASTER	TX	75134	1027 CRESTHAVEN DR	75134
Joyce M Hill	1035 Cresthaven Dr	LANCASTER	TX	75134	1035 CRESTHAVEN DR	75134
Stephanie C Brooks	1039 Cresthaven Dr	LANCASTER	TX	75134	1039 CRESTHAVEN DR	75134

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agenda item #11

Meadowview Estates
Petition against trucking warehouse

14 pages

We the residents of Meadowview Estates are petitioning against the development of warehouses and trucks within two miles of our community. As residents we have the right to speak for the safety of our families, schools and churches. As citizen and taxpayers we are exercising our voices which demand to be heard in unison by the signing of this petition.

- Betty J. Cottor*
- 1) *Betty J. Cottor 2913 Golden Rod Dr Lancaster, TX*
 - 2) *Dennis Fields 2921 Golden Rod Lancaster Tx*
 - 3) *Cheryl Fields 2921 Golden Rod Lancaster Tx*
 - 4) *TROY HALKMAN 1040 BADGER RUN*
 - 5) *YOLANDA HALKMAN 1040 " "*
 - 6) *Shanera Daniels " " "*
 - 7) *Mysha Proctor 1036 Badger Run, Lancaster TX*
 - 8) *William Purcell 1020 Badger Run, Lan TX 75134*
 - 9) *Carrie Trever 1016 Badger Run, TX 75134*
 - 10) *Erica Garrett 1005 Wild Hope Way 75134*
 - 11) *Aaron Moore 1038 Graystone Dr*
 - 12) *Arthur Moore 1038 Grayston Dr*
 - 13) *Cassandra PUL 1008 Babbling Brook Ln 75134*
 - 14) *Pat Haldore 1019 April Shower Ln Lancaster, TX 75134*
 - 15) *Shira Webb 1000 Babbling Brook Ln 75134, Lancaster, TX*
 - 16) *Michael Webb 1000 Babbling Brook Ln 75134 Lancaster, TX*
 - 17) *Ken ACU 1004 Babbling Brook 75134 Lancaster Tx*
 - 18) *Shirley Coleman 1000 Babbling Lancaster, TX*
 - 19) *Rola Chadden 1024 BABBLING BROOK Lane Lancaster, TX*
 - 20) *Nashir Mstey 1027 Babbling Brook Ln Lancaster, TX*
 - 21) *Robert Wata 1019 Babbling Brook Ln Lancaster, TX*
 - 22) *Christopher King 1030 BROOKHVEN DR LANCASTER TX*
 - 23) *Lateja 1018 Blackberry Trl Lancaster TX*
 - 24) *Judy Jackson 3043 Sunshine Way Lancaster tx*
 - 25) *Chris Jackson 1277 April Shower Lancaster TX*
 - 26) *OWEN THOMAS 1072 BUMBLE BEE, LANCASTER, TX*

Meadowview Estates

Petition against trucking warehouse

We the residents of Meadowview Estates are petitioning against the development of warehouses and trucks within two miles of our community. As residents we have the right to speak for the safety of our families, schools and churches. As citizen and taxpayers we are exercising our voices which demand to be heard in unison by the signing of this petition.

- 1) Tunya Harris - 1233 Tall Grass Lancaster, TX 75134
- 2) NGO Mary; 2916 Amber waves Ln Lancaster TX 75134
- 3) Tiffany Webb 3233 Sunline Way Lancaster TX 75134
- 4) NGO NINA 2916 AMBER WAVES L Lancaster TX 75134
- 5) NGO SUELLA " "
- 6) NGO LESLEY " "
- 7) NGO GODLOVE " "
- 8) NGO ELLEN ADA " "
- 9) N/A 3031/2 Amber waves Ln
- 10) Linda Gray - 3116 Amber Waves Ln 75134
- 11) BARBARA J SANDER - 3060 AMBER WAVES LANE - 75134
- 12) Bryan Williams - 1225 Spring Water Dr.
- 13) Dakara Berry - 1201 Candler Dr. 75134
- 14) Shirley Blyfield 1216 Candler Dr 75134
- 15) Lee Wafer 809 Apple Valley 75134
- 16) Sharon Walker 1412 Golden GRASS DR. 75134
- 17) Ronald Jackson 3239 Poppy PL - 75134
- 18) Curtis Swinch 3247 Poppy PL, 75134
- 19) A. GUNDE GOGES 1201 Candler Dr 75134
- 20) Cellata Joubert 1213 Flower Rd Dr.
- 21) Larry Smith 1068 mayflowers Ln 75134
- 22) Karla Lynch 1245 Candler Dr. 75134
- 23) Oleander Stalk 3230 Amber Waves Ln
- 24) Gray McKinney 3220 Amber Waves Ln
- 25) Speranza Wier 1242 April Shores LN Lancaster TX 75134

Meadowview Estates

Petition against trucking warehouse

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- 1) DAVID L. THOMAS 1014 Hollow Oak Rd
- 2) Harkey Eaton 1001 Hollow Oak Rd
- 3) Ossie Harris 1006 Hollow Oak Rd
- 4) Tracey Coppen 1022 Hollow Oak Rd
- 5) Annelle Miller 13230 Amber Waves Ln
- 6) Kesha Cole Amber Waves Lane
- 7) PEARL SMITH 1201 Candler Dr
- 8) Monica Mitchell 3132 Amber Waves Ln
- 9) Genette Tilley 3052 Amber Waves Ln
- 10) Hebby MITCHELL 3040 Amber Waves Ln
- 11) Lasunda Collins 3028 Amber Waves Ln Lancaster TX
- 12) Kristen Johnson 3021 Amber Waves Lane Lancaster TX
- 13) Janet Gary 3005 Paul Dr Ln
- 14) Nashika Tabor 2925 Amber Waves Ln
- 15) ANDRA STONE 2917 Amber Waves
- 16) Diana Melcher 1520 Golden Grass
- 17) Monica D. Malone 2930 Amber Waves Lane
- 18) Kaneisha Nash-Brown 3225 Sunshine Way Lancaster TX 75134
- 19) Leonardo Sampson 1036 Mayflower Ln
- 20) Shmiqua Washington 611
- 21) ROSETTA LABRUE 1212 Spring Water Dr Lancaster TX 75134
- 22) Sonya Cooks 3128 Amber Waves Lane Lancaster TX 75134
- 23) Dertell Sampson 1036 Mayflower Ln. Lancaster, TX 75134
- 24) Frederick Crawford 1150 Alicia Lane, Lancaster TX
- 25) Sharonda Rutherford 1218 April Showers

Meadowview Estates

Petition against trucking warehouse

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- 1) Vagner Anderson 3004 Amber Waves Ln
- 2) Rachel Johnson 3044 Crimson Clover Dr.
- 3) Latrease Wilk 3017 Amber Waves
- 4) James Allen 2917 Light Brush
- 5) Kimberly 2912 Paint Branch
- 6) Shamuel King 1010 Blackberry
- 7) Martha Smith 1253 Flower Ridge Dr.
- 8) Dawn Jones 1127 April Showers Ln
- 9) Lou Ann Jackson 3043 SunShineWay
- 10) Denise Hearn 1740 Celtronia Dr.
- 11) Kim Richard 3132 Crimson Clover Lancaster TX
- 12) Lakesha Smith 1011 Mayflowers Ln. Lancaster, TX
- 13) Marcell Smith 3005 Amber Waves Ln
- 14) Larry Washington 1011 Mayflowers Ln
- 15) Louise Jones 1002 April Showers Ln
- 16) Eric S. Chamon 1016 Dabbling Duck Lane
- 17) Armona Miller 3126 Amber Waves Lancaster, TX
- 18) Drea Chalgar 1252 Flower Ridge Lancaster, TX
- 19) Dean Hardemon 1220 Springwater Dr Lancaster, TX
- 20) Gregory Hitchens 2912 Paint Branch Ln
- 21) Janelle Feinsly 1009 Beemhole Dr.
- 22) Paula Smith 1201 Chandler Dr.
- 23) Moses Wilson 1021 Beemhole Bee
- 24) J L Moore 1237 Flower Ridge Lane
- 25) Deneshia Davis 1321 Swift Fox Lancaster, TX

Meadowview Estates

Petition against trucking warehouse

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- Tammy Johnson*
- 1) Clifford and Tammy Johnson 1017 Bumble Bee Dr
 - 2) Jason & Reneice Reed 1252 Flower Ridge Dr
 - 3) Jeffrey Boone 3225 SunShine Way Lancaster TX. 75134
 - 4) JULIANA SHOFAY 1007 Blackberry Trl Lancaster 75134
 - 5) John E. Jackson 1513 Honey Bee Ln 75134
 - 6) Linda Jackson 1513 Honey Bee Ln 75134
 - 7) Carolynn Walton 1766 Reynolds St. L.A. TX. 75134
 - 8) Lasunda Collins 3028 Amber Waves
 - 9) Corneilus Euna R 1957 Swift Fox Dr Lancaster TX 75134
 - 10) Shelton Scott 1228 Glen Park 75241
 - 11) Kariecia Nathaniel 1512 Golden Grass 75134
 - 12) Charlie Carter 1412 Gentle Rain Dr 75134
 - 13) Jackie Muhammad 2912 Cottage Ln. Lancaster 75134
 - 14) Reuben Dixon 2709 Henry Rd Lancaster TX 75134
 - 15) Demetra Carter 2709 Henry Rd Lancaster, TX 75134
 - 16) PAMI DAVIS-WAGNER 2912 Cottage Ln. 75134
 - 17) Erick & Shapequa Stroughten 3227 Poppy Place, Lancaster, TX 75134
 - 18) Deborah Hayes-Bowie 1516 Golden Grass Dr. 75134
 - 19) Vivian Kumbuk 3208 Crimson Clover Dr. 75134
 - 20) Howell Henderson 1513 Swift Fox Lancaster
 - 21) Gabe EKPO 1544 Prairie Aster
 - 22) Michael HASZELL 1411 Golden grass
 - 23) Vivian Peoples 3229 Sunshine Way, Lancaster, TX 75134
 - 24) Geneth Tillman 3057 Aubrey Waver Ln.
 - 25) Joyce King 1517 SWIFT FOX DR, LANCASTER, TX 75134

Meadowview Estates

Petition against trucking warehouse

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- 1) Patricia Stokes 1008 Bumble Bee Dr.
- 2) Clarence Smith 1001 Bumble Bee Dr
- 3) Mr. Amos Morris & Tishann 1515 Golden Grass Dr.
- 4) Dexter Peques 1033 Bumble Bee Dr
- 5) Mar-Larsha Jones 1045 Bumble Bee Dr
- 6) Chantel Y. Jones 1049 Bumble Bee Dr
- 7) Dorothy Smith, Jr - 1053 Bumble Bee Dr
- 8) PAMELLA ROBINSON - 1057 BUMBLE BEE DR (972) 228-0765
- 9) Jennifer Rivas 1011 Clear Stream Lancaster TX 75134
- 10) Kendrick Bell 1021 Bumble Bee Dr, Lancaster, TX 75134
- 11) William Hall 1408 Honey Bee Lancaster 75134
- 12) Trum Hall 1408 Honey Bee Lancaster 75134
- 13) Kim Meador 2909 Amber Waves Lane 75134
- 14) SWANNE SMITH 3725 PINEBUSH A 75134
- 15) Arhonda Jones 1104 Bumble Bee 75134
- 16) Kelli Foster 3012 Amber Waves Lane Lancaster TX 75134
- 17) Otta Garrett 1406 Vermont Ave Lancaster TX 75134
- 18) Jammy Bradley-Halloway 3103 CRIMSON CLOVER (972) 134
- 19) Terrance Rhodes Swift 1538 Lancaster, TX 75134
- 20) Marcus Carroll 3708 CRIMSON CLOVER dr 75134
- 21) Michael Robinson 1420 Golden GRASS, Lancaster, TX 75134
- 22) Danna Ringwood 1003 MAYFLOWERS LN, LANCASTER TX 75134
- 23) Joinder Wille " " " "
- 24) Charla Henderson 1513 Swift Fox Lancaster 75134
- 25) MARIL Thomas 1021 Pecan Crossing Decoto, TX 75115

Meadowview Estates

Petition against trucking warehouse

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- 1) Charvett/William Conner 1000 Bumble Bee 75134
- 2) Melanie + Lawrence Patterson 1028 Bumble Bee Dr. 75134
- 3) ~~BARBARA FRENCH WILLIAMS 1028 Bumble Bee 75134~~
- 4) Stanley Abney Jr 1048 Bumble Bee Lancaster TX 75134
- 5) Shanique Fuller 1048 Bumble Bee Lancaster TX 75134
- 6) ~~HARPER FAMILY 1056 BUMBLE BEE DR LANCASTER TX 75134~~
- 7) Ronald Chatman 1060 Bumble Bee Dr Lancaster TX 75134
- 8) ~~Kim M. Day 1064 Bumble Bee Dr. Lancaster TX 75134~~
- 9) CEDRICK SMITH 2928 RISING CREST, LANCASTER TX 75134
- 10) Precilla Benjamin 1013 Bumble Bee, Lancaster, TX 75134
- 11) Lynne Cullen 1420 Swift Fox Lancaster TX 75134
- 12) Monica Workday 3058 Picket Fence Lancaster TX 75134
- 13) Dvorah Jackson 3058 Picket Fence Lancaster TX
- 14) ~~Gray 433 Swift Fox Lancaster, TX 75134~~
- 15) ~~Jayra Kattan 2831 Amber Waves Ln 75134~~
- 16) Christine Miller 3128 Prairie Aster Dr Lancaster 75134
- 17) ~~Mr & Mrs Jack & Joy Walton 1015 APRIL SHOWER LANCASTER TX 75134~~
- 18) Emon Golladay 1433 Golden Grass LN, TX
- 19) Christopher Cooks 3128 Amber Waves Lane LN TX 75134
- 20) Juan Carlos Cerda 1034 Hollow Oak Rd Lancaster TX 75134
- 21) Jacqueline Spearmon, 1244 Spring Water Dr Lancaster TX 75134
- 22) Tatanisha Sherman 1002 Blackberry Trail Lancaster, TX 75134
- 23) Bill Rogers 1229 TALL GRASS DR, LANCASTER, TX 75134
- 24) Brittani Jefferson 1431 Golden Grass Lancaster TX
- 25) Tiwana Allen 1020 May Flowers Ln Lancaster 75134

Meadowview Estates

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- 1) Rita Wright 1001 Wild Horse 75134
- 2) Wanda Lee White 1037 Bumble Bee Dr 75134
- 3) Prentice Waller 1029 Bumble Bee Dr 75134
- 4) Elaine Franer 1029 Wild Horse Way 75134
- 5) Delinda Dato 1035 Wild Horse Way 75134
- 6) Joe 1029 Wild Horse Way 75134
- 7) Adwili Williams 1007 April Shavers 75134
- 8) Curtis Way Williams ↓ ↓ ↓ ↓
- 9) Nopika Moore 1328 Illinois St. Cordvale
- 10) Andrea Bualas 1431 Golden Grass Dr 75134
- 11) Virginia Douglas 1431 Golden Grass Dr 75134
- 12) Tracey Dukes 1216 Spring Water Dr 75134 Neighborhood
- 13) Christopher Dukes 1216 Spring Water Dr 75134
- 14) Taurean Persaud 3132 Prairie Aster Dr 75134
- 15) Xavier Fountain 1221 Candler Dr. E
- 16) Kwanza Chaz 1244 Flower Ridge Dr 75134
- 17) BRIANNA Brown 3243 POPPY PLACE 75134
- 18) Nicole Samples 1217 Spring Water Dr
- 19) Joe Hamilton Jr 1217 Spring Water Dr
- 20) Samuel Lander
- 21) As 6968 Clarkridge Dr Dallas 75236
- 22) Mike Taylor 3031 Sunshine Way Lancaster, TX 75134
- 23) Ken Hamlin 3043 Sunshine Way Lancaster, TX 75134
- 24) Shericka Ashley 1411 Honey Bee Ln. Lancaster 75134
- 25) Wanda Mills 1417 S.W. Fox

Meadowview Estates

Petition against trucking warehouse

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- 1) Jennifer Balle 1025 Wild Horse Way
- 2) Marcos Lee 1025 Wild Horse Way
- 3) Yermel Byrd 1021 Wild Horse Way
- 4) Yerrick Byrd 1021 Wild Horse Way
- 5) Angelia Freeman 1124 Becky Lane
- 6) Bobby Freeman 1000 Riverbend #112
- 7) Verdell Freeman 1000 Riverbend #112
- 8) Gwendolyn Scott 1124 Becky Lane
- 9) Oualen Freeman 705 Cloverleaf
- 10) Arlethid Middleton 1100 RIVE BEND Dr
- 11) Gloria Armstrong 1100 RIVER BEND Dr
- 12) KIMBERLY L. FISHER 1020 BUMBLE BEE DR
- 13) SHARON L FISHER 1938 RYDER DR
- 14) TIFFANY A. MUNKOE 1020 BUMBLE BEE DR
- 15) TAYLOR A. MUNKOE 1020 BUMBLE BEE DR
- 16) Mercedes Kuykendall 1020 Bumble Bee dr.
- 17) Dwight Coleman JR 1020 Bumble Bee dr.
- 18) Tiffany Coleman 1020 Bumble Bee dr.
- 19) Chaletta ROBERTSON 1020 Bumble Bee dr.
- 20) Laquita Davis 2826 Rochester Court
- 21) Janelyn Taylor 1020 Bumble Bee dr.
- 22) Jean Morrison 944 Oak Bluff
- 23) Shannon THOMAS 1938 RYDER DR
- 24) TESSA LARS 1925 CHAPMAN DR
- 25) LARRY MORRISON 944 OAKBLUFF DR

Meadowview Estates

Petition against trucking warehouse

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- 2917*1) Mary Brown, Bobby Brown 2909 Golden Rd.
2925*2) CRAIG & BRIDGET Wilson 7015 Goldr Rd
3005*3) William & Christy Ramsey 1041 Badger Run
4) Michael & Garden 1037 Badger Run
5) Barbara Dubs 1033 Badger Run
6) Cyndi Alcorn 1029 Badger Run
7) Design Shop 101A Badger Run
8) Earl Watson 1005 Badger Run
9) Monette Jones 1012 Badger Run
10) Kevin Cooney 1001 Badger Run
11) Andy Church 1024 Babbler Brook Ln
12) Winona & James Tucker
13) Mr. and Mrs. Rodney Bury 2825 1/2 W. Ross.
14) Mr & Mrs Oliver Evans - 1000 Badger Run
15) Mr & Mrs. Rodney Wheeler 2741 E. Pepperidge Dr. 75134
16) Elan B. Sain 1034 Graystone Dr. 75134 97a-
17) Mr. & Mrs. Michele Taylor 3031 Sunshine Way 224
18) Sarah (Cowan) & David (Cowan) Dallas TX 1065
19) Kimberly Moore 1751 Eagle River Trail, Lancaster TX 75146
20) Michelle K. Koculis 3029 Laurels, Lancaster
21) Patrick Richardson
22) Andetta Kelley 834 Apple Valley Dr
23) Jerry Kelley Apple Valley
24) Verdel Kelley Apple Valley
25) Otis Johnsons Apple Valley

Meadowview Estates

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- 1) John Hodge 1005 Bumble Bee Dr.
- 2) Chity 3/24 1034 April Showers Ln.
- 3) Jagha Barnes 1035 Graystone Dr
- 4) John Guley 1033 Wild Horse Way
- 5) Bonnie Ware 1033 Badger Run
- 6) Barbara Smith 1033 Badger Run
- 7) Quindelyn King 1010 Blackberry Trail Trail
- 8) Rhyan Jackson 3024 Amber Waves Ln
- 9) Myshia Long 1036 Badger Run
- 10) Chad Miller 1007 April Showers
- 11) Adrian Miller 1007 April Showers
- 12) 513 Arbor Lancaster TX
- 13) 2210 Waverly Lancaster TX
- 14) Arianne Jefferson 1125 Nancy Lancaster TX
- 15) Kenneth Mitchell 1255 W. Pleasant Road. Lancaster TX.
- 16) Jade Soudie 1516 Dewberry Lane Lancaster TX
- 17) Konni Loukouteu 2634 Concord Ln Lancaster TX
- 18) _____
- 19) _____
- 20) _____
- 21) _____
- 22) _____
- 23) _____
- 24) _____
- 25) _____

Meadowview Estates

Petition against trucking warehouse

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- 1) Charles Harris 5120 Club View Dr.
- 2) Erick Stroughter 3227 Poppy Pl.
- 3) Harriette Hunter 1440 Golden Grass Dr.
- 4) Sandra Booker 2910 Pepperside East Dr.
- 5) J. Thomas 1428 Daisy Dr.
- 6) Frances Jordan 1035 Mayflowers Ln.
- 7) Cherita Bailey 1210 April Showers Ln.
- 8) Carmesia Washington 3015 Crimson Clover Dr.
- 9) _____
- 10) _____
- 11) _____
- 12) _____
- 13) _____
- 14) _____
- 15) _____
- 16) _____
- 17) _____
- 18) _____
- 19) _____
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- 22) _____
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- 24) _____
- 25) _____

Meadowview Estates

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- Andrea Woods
- 1) Andrea Woods 3029 Amber Waves Ln 912
 - 2) TORRANCE Addison 3020 Amber Waves Ln 533-5117
 - 3) Sandra C. 3008 Amber Waves Ln
 - 4) Wanda Anderson 3004 Amber Waves Ln
 - 5) Aria McHenry 3004 Amber Waves Ln 533-5117
 - 6) _____
 - 7) _____
 - 8) _____
 - 9) _____
 - 10) _____
 - 11) _____
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 - 14) _____
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 - 22) _____
 - 23) _____
 - 24) _____
 - 25) _____

Meadowview Estates

Petition against trucking warehouse

We the residents of Meadowview Estates are petitioning against the development of warehouses and trucks within two miles of our community. As residents we have the right to speak for the safety of our families, schools and churches. As citizen and taxpayers we are exercising our voices which demand to be heard in unison by the signing of this petition.

- 1) Synthia Bryant 1022 Hraiptone
- 2) Wonne Bonner 1007 Graystone Rd. 75134
- 3) Michaela 1026 Graystone 75134
- 4) Derrick & Shannon Lowrie 1014 Graystone Dr
- 5) Adala Rowser 1010 Graystone Dr
- 6) Sharon Manning 1018 Graystone Dr
- 7) Tiffany Lewis 1006 Graystone Dr.
- 8) SHADICK ARCHANGEL 1015 GRAYSTONE DR
- 9) Tracy Blaylock 1023 Graystone Dr.
- 10) _____
- 11) _____
- 12) _____
- 13) _____
- 14) _____
- 15) _____
- 16) _____
- 17) _____
- 18) _____
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- 23) _____
- 24) _____
- 25) _____

LANCASTER CITY COUNCIL

Agenda Communication

September 9, 2013

Item 6

Consider an ordinance levying ad valorem taxes for fiscal year 2013/2014 at \$0.8675 per one hundred dollars assessed valuation of all taxable property within the corporate limits to provide revenues for current maintenance and operation expenses and interest and sinking fund requirements; providing due and delinquent dates; penalties and interest; providing a homestead exemption and disability exemption.

This request supports the City Council 2013-2014 Policy Agenda.

Goal: Financially Sound City Government

Background

State Truth-in-Taxation law, Local Government Code and the City Charter require that an ordinance levying the ad valorem taxes be read and a public hearing held at a regular or special meeting of the Lancaster City Council.

City Council conducted the required public hearing at the August 26, 2013 regular meeting.

The total tax revenue will decrease from properties on the tax roll in the preceding tax year by 0.76% (percentage by which the tax rate will be lower than effective tax rate calculated under Chapter 26, Tax Code.) Individual taxes may decrease at a rate greater or lesser or even increase depending on the change in the taxable value of each property.

Considerations

- **Operational** - A tax of eighty-six seventy-five one thousandths cents (\$0.8675) on each one hundred dollars (\$100.00) assessed value of taxable property to be apportioned and distributed as follows: \$0.6012 for the purpose of maintenance and operations, and \$0.2663 for interest and sinking fund requirements.
- **Legal** - The required notice and vote are being held in accordance with state law and the City Charter. The ordinance was reviewed and approved as to form by the City Attorney.
- **Financial** - The proposed tax rate is to cover the cost of the maintenance and operations and interest and sinking fund requirements.

- **Public Information** - Public notices were published in the official City publication of record, the City website and information regarding the proposed tax rate is being made available in accordance with state law and the City Charter.

Options/Alternatives

1. Approve the ordinance levying the ad valorem taxes.

Recommendation

Staff recommends approval of the ordinance as presented.

Attachments

- Ordinance
-

Submitted by:

Opal Mauldin Robertson, City Manager

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF LANCASTER, TEXAS LEVYING AD VALOREM TAXES FOR FISCAL YEAR 2013/2014 AT \$0.8675 PER ONE HUNDRED DOLLARS ASSESSED VALUATION OF ALL TAXABLE PROPERTY WITHIN THE CORPORATE LIMITS TO PROVIDE REVENUES FOR CURRENT MAINTENANCE AND OPERATIONAL EXPENSES AND INTEREST AND SINKING FUND REQUIREMENTS; PROVIDING DUE AND DELINQUENT DATES; PENALTIES AND INTEREST; PROVIDING A HOMESTEAD EXEMPTION AND DISABILITY EXEMPTION; AND PROVIDING AN EFFECTIVE DATE.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LANCASTER, TEXAS THAT:

SECTION 1. There be and is hereby levied for the fiscal year 2013/2014 on all taxable property, real, personal and mixed, situated within the corporate limits of the City of Lancaster, Texas, and not exempt by the Constitution of the State and valid State laws, a tax of eighty-six and seventy-five one thousandths cents (\$0.8675) on each one hundred dollars (\$100.00) assessed value of taxable property, and shall be apportioned and distributed as follows: \$0.6012 for the purpose of paying maintenance and operation, and, defraying the expenses of current operations, and \$0.2663 for interest and sinking fund requirements of the municipal government of the City.

SECTION 2. THAT THIS TAX RATE WILL RAISE LESS TAXES FOR MAINTENANCE AND OPERATIONS AND INTEREST AND SINKING FUND REQUIREMENTS THAN LAST YEAR'S TAX RATE.

SECTION 3. THAT THE TAX REVENUE WILL DECREASE FROM PROPERTIES ON THE TAX ROLL IN THE PRECEDING TAX YEAR BY 0.76% (PERCENTAGE BY WHICH TAX RATE WILL BE LOWER THAN EFFECTIVE TAX RATE CALCULATED UNDER CHAPTER 26, TAX CODE.)

SECTION 4. All ad valorem taxes shall become due and payable on October 1, 2013, and all ad valorem taxes for fiscal year 2013/2014 shall become delinquent after January 31, 2014. If any person fails to pay the ad valorem taxes on or before the 31st day of January 2014, the penalties and interest as set forth under Section 33.01 of the Texas State Property Tax Code shall apply.

SECTION 5. Taxes are payable to the Dallas County Tax Assessor-Collector, Records Building, Dallas, Texas, by contract dated November 12, 2001. The City shall have available all the rights and remedies provided by law for the enforcement of the collection of taxes levied under this ordinance.

SECTION 6. The tax rolls as presented to the City Council, together with any supplement thereto, be and the same are hereby approved.

SECTION 7. All delinquent taxes shall accrue interest at the rate of one percent (1%) per month, in addition to the penalties provided for herein. All taxes that remain delinquent on July 1st of the year in which they become delinquent shall incur an additional penalty to defray costs of collection, of an amount not to exceed 20% of the amount of taxes, penalty and interest due.

SECTION 8. In accordance with the Texas State Property Tax Code, and effective with the passage of the ordinance, there is hereby provided an exemption of \$30,000 on homestead property for those head-of-household persons who have attained the age of 65 years prior to January 1, 2014 and an exemption of \$30,000 on disability designations.

SECTION 9. This Ordinance shall become effective upon its adoption as the law in such cases provides.

DULY PASSED by the City Council of the City of Lancaster, Texas, on this the 9th day of September 2013.

APPROVED:

Marcus E. Knight, Mayor

ATTEST:

Dolle K. Downe, City Secretary

APPROVED AS TO FORM:

Robert E. Hager, City Attorney

LANCASTER CITY COUNCIL

Agenda Communication

September 9, 2013

Item 7

Conduct a public hearing on the proposed Fiscal Year 2013-2014 budget and consider an ordinance approving and adopting a budget for the fiscal year beginning October 1, 2013 and ending September 30, 2014; providing that expenditures for said fiscal year shall be in accordance with said budget.

This request supports the City Council 2013-2014 Policy Agenda.

Goal: Financially Sound City Government

Background

City Charter requires the City of Lancaster to conduct a public hearing on the proposed annual budget for FY 2013-2014. The proposed total tax rate required to provide revenue for maintenance and operations and interest and sinking fund requirements is \$0.8675 cents per \$100 assessed valuation. The approval of the proposed ordinance will adopt the FY 2013-2014 budget and appropriate necessary funds for the City's operation, maintenance and debt service requirements.

The proposed budget was presented to the Lancaster City Council at work sessions held on Monday, August 5, 2013 and Monday, August 19, 2013. City Council conducted a public hearing at the August 26, 2013 regular meeting. This is the second and final public hearing on the proposed budget.

Considerations

- **Operational** - The tax rate is \$0.8675 per \$100 assessed valuation to be assessed on taxable property is to generate revenues for the maintenance, operations, interest and sinking fund requirements. The maintenance and operations fund requirements (\$0.6012) and the interest and sinking fund requirements (\$0.2663) will remain the same.
- **Legal** - The ordinance has been reviewed and approved as to form by the City Attorney. Senate Bill 656 amended the Local Government Code and now requires a record (roll call voice) vote of the City Council regarding the proposed budget.
- **Financial** - The proposed budget is a plan for revenues and expenditures related to the operations of the City.

The proposed tax rate of \$0.8675 is less than the effective tax rate of \$0.874163 per \$100 assessed valuation.

- **Public Information** - Notice regarding the public hearing and ordinance consideration was published in the official City publication of record, Focus Daily News, the City website and is being made available in accordance with state law and the City Charter.

Options/Alternatives

1. Close the public hearing and approve the ordinance as presented.

Recommendation

Staff recommends closing the public hearing and approving the ordinance as presented.

Attachments

- Ordinance
 - Proposed Budget (Fund Summaries)
-

Submitted by:

Opal Mauldin Robertson, City Manager

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LANCASTER, TEXAS, APPROVING AND ADOPTING A BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2013 AND ENDING SEPTEMBER 30, 2014; PROVIDING THAT EXPENDITURES FOR SAID FISCAL YEAR SHALL BE IN ACCORDANCE WITH SAID BUDGET; PROVIDING FOR THE REPEAL OF ALL ORDINANCES IN CONFLICT; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City Manager of the City of Lancaster has submitted to the City Council a proposed budget of the revenues and expenditures for conducting the affairs of the City and providing a complete financial plan for fiscal year 2013-2014; and

WHEREAS, the City Council has received the City Manager's proposed budget, a copy of which proposed budget has been filed with the City Secretary of the City of Lancaster;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LANCASTER, TEXAS:

SECTION 1. That the Budget of the revenues and expenditures necessary for conducting the affairs of the City of Lancaster and providing a financial plan for the ensuing fiscal year beginning October 1, 2013 and ending September 30, 2014, as submitted by the City Manager, be and the same is hereby adopted as the Budget of the City of Lancaster for the fiscal year beginning October 1, 2013 and ending September 30, 2014.

SECTION 2. That the appropriation for the fiscal year including the budgets of the Lancaster Economic Development Corporation (Type A) and Lancaster Recreational Development Corporation (Type B), which are hereby approved beginning October 1, 2013, and ending September 30, 2014, for the various funds and purposes of the City of Lancaster, which is attached hereto and incorporated herein as Exhibit A and is summarized as follows:

2013-2014 Budget	
Fund	Expenditures
General Fund	\$19,784,942
G.O. Debt Service	\$4,075,064
WaterWastewater	\$12,844,342
Airport	\$439,873
HotelMotel	\$48,758
LEDC/4A	\$912,962
LRDC/4B	\$2,883,255
Golf Course	\$134,429
Sanitation	\$1,776,200
HAP	\$34,224
E911	\$126,681
Stormwater	\$1,196,987
Total	\$ 44,257,717

SECTION 3. Those expenditures during the fiscal year shall be made in accordance with the budget approved by this ordinance and made part hereof for all purposes unless otherwise authorized by a duly enacted ordinance of the City.

SECTION 4. That all notices and public hearings required by law have been duly completed.

SECTION 5. That all provisions of the ordinances of the City of Lancaster 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 of Lancaster 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, phase 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.

DULY PASSED and approved by the City Council of the City of Lancaster, Texas, on this the 9th day of September 2013.

APPROVED:

MARCUS E. KNIGHT, MAYOR

ATTEST:

DOLLE K. DOWNE, CITY SECRETARY

APPROVED AS TO FORM:

ROBERT E. HAGER, CITY ATTORNEY

CITY-WIDE OPERATING FUND TOTALS

TOTAL REVENUES		2011	2012	2013		2014
Fund Number	Fund	Actual	Actual	Year to Date	Budget	Proposed
	1 General Fund	20,735,533	21,364,816	18,241,746	18,752,803	19,233,587
	2 G.O. Debt Service	4,255,302	17,311,333	4,132,411	4,175,748	4,179,827
	5 WaterWastewater	11,902,006	14,222,923	12,425,864	12,749,750	13,976,742
	9 Airport	2,451,975	639,611	377,462	483,750	420,750
	14 HotelMotel	79,783	110,001	70,534	84,035	63,875
	16 LEDC/4A	941,902	1,144,870	914,448	900,190	900,190
	17 LRDC/4B	3,075,579	3,430,415	2,639,838	2,698,708	2,639,487
	18 Golf Course	84,744	95,065	77,873	84,404	132,260
	19 Sanitation	2,105,899	2,095,917	1,756,398	1,739,999	1,732,557
	20 HAP	8,842,183	8,408,176	1,361,145	8,590,710	70,000
	21 E911	313,794	271,580	217,364	215,984	215,984
	53 Stormwater	1,980,918	1,238,121	1,092,052	1,260,000	1,300,000
Total		\$ 56,769,619	\$ 70,332,829	\$ 43,307,136	\$ 51,736,081	\$ 44,865,259

TOTAL EXPENDITURES		2011	2012	2013		2014
Fund Number	Fund	Actual	Actual	Year to Date	Budget	Proposed
	1 General Fund	19,937,975	19,124,221	15,620,166	19,613,051	19,784,942
	2 G.O. Debt Service	5,145,540	17,717,010	4,518,405	3,948,547	4,075,064
	5 WaterWastewater	10,937,606	12,303,701	8,394,072	13,011,992	12,844,342
	9 Airport	466,262	495,306	290,340	413,807	439,873
	14 HotelMotel	54,387	63,180	40,598	45,276	48,758
	16 LEDC/4A	534,514	802,738	660,515	1,118,674	912,962
	17 LRDC/4B	2,612,373	2,380,171	1,729,198	2,644,259	2,883,255
	18 Golf Course	91,362	146,621	87,938	138,224	134,429
	19 Sanitation	2,356,063	2,528,245	1,552,128	1,539,275	1,776,200
	20 HAP	8,694,330	8,555,008	2,105,737	8,075,026	34,224
	21 E911	103,758	116,558	46,932	455,243	126,681
	53 Stormwater	1,764,557	872,899	927,187	1,116,388	1,196,987
Total		\$ 52,698,726	\$ 65,105,658	\$ 35,973,218	\$ 52,119,762	\$ 44,257,717

Net Gain (Loss)		\$ 4,070,893	\$ 5,227,171	\$ 7,333,918	\$ (383,681)	\$ 607,542
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GENERAL FUND

REVENUES		2011	2012	2013		2014
Department No	Revenue Source	Actual	Actual	Year to Date	Budget	Proposed
	PROPERTY TAX	10,152,163	9,165,421	8,715,154	8,689,229	8,783,909
	SALES TAX	4,693,061	5,676,841	4,557,733	4,635,000	4,635,000
	FRANCHISE TAX	1,690,292	2,210,481	1,105,323	1,722,467	1,795,467
	OTHER TAXES	40,625	46,987	25,746	30,000	32,000
	LICENSES AND PERMITS	571,119	707,872	791,413	447,214	602,308
	INTERGOVERNMENTAL	350,154	139,691	2,507	213,000	213,000
	CHARGES FOR SERVICES	648,479	804,297	629,567	601,340	659,850
	FINES AND FORFEITURES	729,583	703,727	563,509	686,500	690,500
	INTEREST	5,021	6,045	4,169	4,000	4,000
	MISCELLANEOUS	256,569	229,358	87,033	60,150	65,650
	OPERATING TRANSFERS IN	1,598,236	1,598,236	1,753,072	1,648,903	1,736,903
	GRANT & Other Income	231	75,861	6,522	15,000	15,000
	Total	\$ 20,735,533	\$ 21,364,816	\$ 18,241,746	\$ 18,752,803	\$ 19,233,587

EXPENDITURES		2011	2012	2013		2014
Department No		Actual	Actual	Year to Date	Budget	Proposed
	1 City Council	87,118	47,738	45,453	70,842	66,098
	2 City Manager's Office	686,786	473,276	478,149	508,462	583,399
	5 Legal	116,885	151,670	81,121	150,000	151,000
	6 Building Services	877,596	1,081,948	464,141	721,338	917,655
	8 Municipal Court	454,184	450,078	374,793	455,517	518,631
	9 Building Inspections	278,994	345,509	212,675	273,206	302,288
	10 Vehicle Maintenance	260,546	256,700	195,556	262,903	267,228
	12 Streets Operations	785,285	758,026	560,803	737,975	416,402
	13 Parks	537,853	537,094	490,795	592,998	584,093
	13 Parks Prison Labor	1,546	6,701	2,915	6,360	3,700
	14 Police	5,589,531	5,552,194	4,563,684	5,499,979	5,461,234
	14 Police COPS Grant	103,389	114,174	65,571	163,958	143,747
	14 Police-FBI Hwy Interdiction Grant	-	-	952	15,000	11,347
	15 Fire	5,679,488	5,473,588	4,744,817	5,606,199	5,709,806
	15 Emergency Management	43,304	35,192	43,346	47,580	64,660
	16 Non-Departmental	845,427	612,140	585,781	964,587	949,549
	17 Planning	92,263	82,939	43,989	82,460	178,286
	18 City Secretary	173,555	178,917	147,622	190,076	189,385
	19 Finance	538,880	482,484	407,021	547,733	554,715
	24 Animal Services	148,015	138,261	123,442	152,729	184,750
	29 Purchasing	108,637	112,192	89,465	113,522	114,024
	31 Human Resources	326,071	327,562	253,107	310,872	344,985
	32 Civil Service	5,563	6,130	7,103	7,850	7,350
	34 Emergency Communications	675,752	677,027	611,920	772,003	775,486
	35 Code Compliance	264,535	254,642	161,864	273,013	267,449
	36 Development Services	179,802	114,451	88,153	131,352	148,488
	37 Information Technology	379,813	343,487	388,157	528,016	490,636
	38 Fire Marshal	96,914	59,976	116,240	156,520	178,552
	80 Transfers Out	600,000	450,000	270,000	270,000	200,000
	Total	19,937,975	19,124,221	15,620,166	19,613,051	19,784,942

BALANCES		2011	2012	2013		2014
		Actual	Actual	Year to Date	Budget	Proposed
	Net Gain (Loss)	797,558	2,240,594	2,621,580	(860,248)	(551,355)
	Beginning Balance	3,595,837	4,393,395	6,633,990	9,255,570	8,395,322
	Ending Balance	4,393,395	6,633,990	9,255,570	8,395,322	7,843,967
	Ending Balance as % of Expenditures	22.04%	34.69%	59.25%	42.80%	39.65%

DEBT SERVICE FUND

REVENUES		2011	2012	2013		2014
Department No	Revenue Source	Actual	Actual	Year to Date	Budget	Proposed
	Property Taxes	3,364,709	4,003,083	3,847,856	3,889,048	3,893,227
	Interest	1,477	2,010	405	2,550	2,550
	Transfers In	889,116	238,652	284,150	284,150	284,050
	Bond Proceeds	-	13,067,588	-	-	-
	Total	\$ 4,255,302	\$ 17,311,333	\$ 4,132,411	\$ 4,175,748	\$ 4,179,827

EXPENDITURES		2011	2012	2013		2014
Department No		Actual	Actual	Year to Date	Budget	Proposed
50	Debt Service	5,145,540	17,717,010	4,518,405	3,948,547	4,075,064
	Total	\$ 5,145,540	\$ 17,717,010	\$ 4,518,405	\$ 3,948,547	\$ 4,075,064

BALANCES		2011	2012	2013		2014
		Actual	Actual	Year to Date	Budget	Proposed
	Net Gain (Loss)	(890,237)	(405,676)	(385,994)	227,201	104,763

WATER AND WASTEWATER FUND

REVENUES		2011	2012	2013		2014
Department No	Revenue Source	Actual	Actual	Year to Date	Budget	Proposed
	Water	5,186,446	6,429,656	5,354,883	5,500,000	6,440,892
	Wastewater	5,429,750	7,028,243	6,075,966	6,700,000	7,000,000
	Fees	426,929	304,045	574,061	164,750	150,850
	Impact Fees	101,481	97,133	232,031	80,000	80,000
	Other Revenue	742,630	350,003	176,260	293,000	293,000
	Interest	14,770	13,843	12,663	12,000	12,000
	Total	\$ 11,902,006	\$ 14,222,923	\$ 12,425,864	\$ 12,749,750	\$ 13,976,742

EXPENDITURES		2011	2012	2013		2014
Department No		Actual	Actual	Year to Date	Budget	Proposed
	2 Public Works Administration	747,351	535,376	477,878	620,906	645,500
	20 Utility Billing	493,166	512,263	466,153	456,743	570,848
	21 Water Operations	660,183	666,202	403,904	713,778	737,608
	22 Non-Departmental	1,599,063	1,567,527	22,753	184,677	12,177
	27 Meter Reading	138,472	155,523	327,045	370,342	274,746
	30 Wastewater Operations	503,103	387,013	459,853	648,067	643,134
	42 Wholesale Costs	4,996,473	6,262,091	4,103,194	6,736,959	6,843,979
	50 Debt Service	375,559	793,471	709,055	1,813,557	1,649,388
	80 Transfers Out	1,424,236	1,424,236	1,424,236	1,466,963	1,466,963
	Total	\$ 10,937,606	\$ 12,303,701	\$ 8,394,072	\$ 13,011,992	\$ 12,844,342

BALANCES		2011	2012	2013		2014
		Actual	Actual	Year to Date	Budget	Proposed
	Net Gain (Loss)	964,400	1,919,222	4,031,792	(262,242)	1,132,400

AIRPORT FUND

REVENUES		2011	2012	2013		2014
Department No	Revenue Source	Actual	Actual	Year to Date	Budget	Proposed
	Airport Operations	228,227	237,682	193,420	230,000	223,000
	Net Fuel Sale	30,871	42,902	79,990	150,000	94,000
	Other Revenue	42,445	59,027	61,428	53,750	53,750
	Transfers In	2,100,343	300,000	-	-	-
	Grant Revenue	50,089	-	42,624	50,000	50,000
	Total	\$ 2,451,975	\$ 639,611	\$ 377,462	\$ 483,750	\$ 420,750

EXPENDITURES		2011	2012	2013		2014
Departments No		Actual	Actual	Year to Date	Budget	Proposed
	0 Non-Departmental	304	395	539	-	-
	40 AIRPORT	452,486	484,641	281,843	376,359	402,874
	50 DEBT SERVICE	13,472	10,271	7,958	37,448	36,998
	Total	\$ 466,262	\$ 495,306	\$ 290,340	\$ 413,807	\$ 439,873

BALANCES		2011	2012	2013		2014
		Actual	Actual	Year to Date	Budget	Proposed
	Net Gain (Loss)	1,985,714	144,305	87,122	69,943	(19,123)

HOTEL/MOTEL TAX FUND

HOTEL TAX FUND

REVENUES		2011	2012	2013		2014
Department No	Revenue Source	Actual	Actual	Year to Date	Budget	Proposed
	HOTEL/MOTEL TAX	63,905	94,121	57,282	68,160	48,000
	RENTAL INCOME	15,600	15,600	13,000	15,600	15,600
	INTEREST	278	280	252	275	275
	Total	\$ 79,783	\$ 110,001	\$ 70,534	\$ 84,035	\$ 63,875

EXPENDITURES		2011	2012	2013		2014
Department No		Actual	Actual	Year to Date	Budget	Proposed
46	HOTEL/MOTEL	37,866	43,815	27,425	30,000	30,000
52	Visitor Center	16,521	19,365	13,173	15,276	18,758
	Total	\$ 54,387	\$ 63,180	\$ 40,598	\$ 45,276	\$ 48,758

BALANCES		2011	2012	2013		2014
		Actual	Actual	Year to Date	Budget	Proposed
	Net Gain (Loss)	25,396	46,822	29,936	38,758	15,117

SALES TAX 4A-ECONOMIC DEVELOPMENT

REVENUES		2011	2012	2013		2014
Department No	Revenue Source	Actual	Actual	Year to Date	Budget	Proposed
	SALES TAXES	938,612	1,141,631	911,547	899,190	899,190
	INTEREST	3,290	3,240	2,901	1,000	1,000
	Total	\$ 941,902	\$ 1,144,870	\$ 914,448	\$ 900,190	\$ 900,190

EXPENDITURES		2011	2012	2013		2014
Department No		Actual	Actual	Year to Date	Budget	Proposed
	2 ECON DEV ADMINISTRATION	180,148	179,031	145,911	181,617	180,427
	50 4A DEBT SERVICE	227,750	228,126	443,406	456,300	456,100
	60 MARKETING AND ADVERTISING	8,282	6,850	6,363	21,600	21,600
	63 INCENTIVE PROGRAMS	68,333	338,730	10,000	404,322	200,000
	80 TRANSFERS OUT	50,000	50,000	54,835	54,835	54,835
	Total	\$ 534,514	\$ 802,738	\$ 660,515	\$ 1,118,674	\$ 912,962

BALANCES		2011	2012	2013		2014
		Actual	Actual	Year to Date	Budget	Proposed
	Net Gain (Loss)	407,389	342,133	253,933	(218,484)	(12,772)

SALES TAX 4B-CULTURAL/RECREATIONAL

REVENUES		2011	2012	2013		2014
Department No	Revenue Source	Actual	Actual	Year to Date	Budget	Proposed
	0 SALES TAXES	1,877,225	2,270,736	1,823,093	1,800,000	1,800,000
	56 RECREATION	483,891	592,108	442,237	572,000	587,000
	54 LIFE CENTER	13,832	(7,848)	37,034	43,623	15,137
	7 LIBRARY	100,348	124,491	55,949	12,085	36,350
	0 OTHER	283	(4)	10,213	-	-
	0 TRANSFERS IN	600,000	450,000	270,000	270,000	200,000
	0 INTEREST	-	932	1,313	1,000	1,000
	Total	\$ 3,075,579	\$ 3,430,415	\$ 2,639,838	\$ 2,698,708	\$ 2,639,487

EXPENDITURES		2011	2012	2013		2014
Department No		Actual	Actual	Year to Date	Budget	Proposed
	2 REC ADMINISTRATION	195,522	213,424	180,240	225,097	227,806
	7 LIBRARY	574,064	511,610	384,700	534,948	541,427
	13 PARKS AND RECREATION	884	237	271	-	-
	16 NON-DEPARTMENTAL	-	25	44,771	25,385	25,385
	50 4B DEBT SERVICE	909,564	673,420	290,400	730,400	736,450
	54 SENIOR LIFE CENTER	97,106	99,277	141,482	191,360	167,266
	56 RECREATION CENTER	794,030	812,474	637,734	866,884	1,118,439
	56 DAY CAMP	12,749	41,106	36,600	42,186	34,983
	57 COMMUNITY PARK	15,394	15,598	-	15,000	18,500
	80 TRANSFERS OUT	13,000	13,000	13,000	13,000	13,000
	Total	\$ 2,612,373	\$ 2,380,171	\$ 1,729,198	\$ 2,644,259	\$ 2,883,255

BALANCES		2011	2012	2013		2014
		Actual	Actual	Year to Date	Budget	Proposed
	Net Gain (Loss)	463,206	1,009,138	910,640	54,449	(243,768)

GOLF COURSE FUND

REVENUES		2011	2012	2013		2014
Department No	Revenue Source	Actual	Actual	Year to Date	Budget	Proposed
	GOLF COURSE REVENUE	84,744	95,065	77,873	84,404	132,260
	Total	\$ 84,744	\$ 95,065	\$ 77,873	\$ 84,404	\$ 132,260

EXPENDITURES		2011	2012	2013		2014
Department No		Actual	Actual	Year to Date	Budget	Proposed
39	GOLF COURSE	84,362	139,621	24,938	75,224	71,429
50	DEBT SERVICE	-	-	56,000	56,000	56,000
80	TRANSFERS OUT	7,000	7,000	7,000	7,000	7,000
	Total	\$ 91,362	\$ 146,621	\$ 87,938	\$ 138,224	\$ 134,429

BALANCES		2011	2012	2013		2014
		Actual	Actual	Year to Date	Budget	Proposed
	Net Gain (Loss)	(6,618)	(51,556)	(10,065)	(53,820)	(2,169)

SANITATION FUND

TRASH & RECYCLING SERVICE FUND

REVENUES		2011	2012	2013		2014
Department No	Revenue Source	Actual	Actual	Year to Date	Budget	Proposed
	Garbage Collection	2,103,188	2,095,035	1,755,755	1,736,158	1,732,011
	Other	2,576	853	643	3,841	546
	Interest	135	29	-	-	-
	Total	\$ 2,105,899	2,095,917	\$ 1,756,398	\$ 1,739,999	\$ 1,732,557

EXPENDITURES		2011	2012	2013		2014
Department No		Actual	Actual	Year to Date	Budget	Proposed
	0 FRANCHISE-WASTE HAULERS	-	-	(74,400)	(70,000)	-
	2 ADMINISTRATION	39,454	41,396	5,335	29,275	20,000
	11 REFUSE SERVICE	2,013,083	1,945,940	1,379,331	1,310,000	1,486,200
	12 STREET MAINTENANCE	195,229	216,170	91,507	200,000	200,000
	15 FIRE	-	-	-	-	-
	43 NON-DEPARTMENTAL	108,296	324,739	355	70,000	70,000
	80 TRANSFERS OUT	-	-	150,000	-	-
	Total	\$ 2,356,063	\$ 2,528,245	\$ 1,552,128	\$ 1,539,275	1,776,200

BALANCES		2011	2012	2013		2014
		Actual	Actual	Year to Date	Budget	Proposed
	Net Gain (Loss)	(250,164)	(432,329)	204,270	200,724	(43,643)

LANCASTER HOUSING AGENCY-HUD

REVENUES		2011	2012	2013		2014
Department No	Revenue Source	Actual	Actual	Year to Date	Budget	Proposed
0	ADMINISTRATIVE REVENUE	826,402	754,783	174,676	604,710	70,000
25	ADMINISTRATIVE REVENUE	33,300	-	-	-	-
71	HAP PAYMENT REVENUE	7,982,481	7,653,394	1,186,469	7,986,000	-
Total		\$ 8,842,183	\$ 8,408,176	\$ 1,361,145	\$ 8,590,710	\$ 70,000

EXPENDITURES		2011	2012	2013		2014
Department No		Actual	Actual	Year to Date	Budget	Proposed
25	HOUSING ADMINISTRATION	727,194	761,885	99,809	513,026	18,600
71	HOUSING ASSISTANCE PAYMENTS	7,905,136	7,731,123	1,943,929	7,500,000	-
80	TRANSFERS OUT	62,000	62,000	62,000	62,000	15,624
Total		\$ 8,694,330	\$ 8,555,008	\$ 2,105,737	\$ 8,075,026	\$ 34,224

BALANCES		2011	2012	2013		2014
		Actual	Actual	Year to Date	Budget	Proposed
Net Gain (Loss)		147,853	(146,832)	(744,592)	515,684	35,776

E-911 FUND

REVENUES		2011	2012	2013		2014
Department No	Revenue Source	Actual	Actual	Year to Date	Budget	Proposed
	E911 INCOME	313,746	271,274	216,987	215,000	215,000
	INTEREST	48	306	377	984	984
	Total	\$ 313,794	\$ 271,580	\$ 217,364	\$ 215,984	\$ 215,984

EXPENDITURES		2011	2012	2013		2014
Department No		Actual	Actual	Year to Date	Budget	Proposed
14	Police	-	1,775	-	-	-
15	Fire	-	1,775	-	-	-
47	9-1-1-E	103,758	113,008	46,932	455,243	126,681
	Total	\$ 103,758	\$ 116,558	\$ 46,932	\$ 455,243	\$ 126,681

BALANCES		2011	2012	2013		2014
		Actual	Actual	Year to Date	Budget	Proposed
	Net Gain (Loss)	210,036	155,022	170,432	(239,259)	89,303

STORM WATER DRAINAGE

REVENUES		2011	2012	2013		2014
Department No	Revenue Source	Actual	Actual	Year to Date	Budget	Proposed
	0 Drainage Fee	1,256,646	1,201,744	1,091,466	1,260,000	1,300,000
	0 Other Revenue	421	525	586	-	-
	4 Grant Income	723,851	35,852	-	-	-
	Total	\$ 1,980,918	\$ 1,238,121	\$ 1,092,052	\$ 1,260,000	\$ 1,300,000

EXPENDITURES		2011	2012	2013		2014
Department No		Actual	Actual	Year to Date	Budget	Proposed
	2 ADMINISTRATION	73,678	102	2,696	-	-
	4 STORMWATER OPERATIONS	1,599,866	782,655	830,142	1,022,806	1,093,874
	22 NON-DEPARTMENTAL	-	5	8,088	4,569	10,200
	50 STORM WATER DEBT SERVICE	49,013	48,138	44,261	47,013	50,913
	80 TRANSFERS OUT	42,000	42,000	42,000	42,000	42,000
	Total	\$ 1,764,557	\$ 872,899	\$ 927,187	\$ 1,116,388	\$ 1,196,987

BALANCES		2011	2012	2013		2014
		Actual	Actual	Year to Date	Budget	Proposed
	Net Gain (Loss)	216,360	365,222	164,865	143,612	103,013

LANCASTER CITY COUNCIL

Agenda Communication

September 9, 2013

Item 8

Consider a resolution ratifying the budget for the fiscal year 2013-2014 that results in a decrease of revenues from property taxes than previous years.

This request supports the City Council 2013-2014 Policy Agenda.

Goal: Financially Sound City Government

Background

As of September 1, 2007 several laws went into effect, including House Bill 3195 as passed by the 80th Legislature. This bill requires cities to post both their preliminary and adopted budgets on their website.

It also requires cities and counties that will be raising more revenue from property taxes than in the previous year, to have a separate vote of the governing body to ratify the tax increase reflected in the budget. The FY 2013/2014 budget and tax rate results in a decrease in revenues from property taxes compared to the previous year.

The legislation is specific and requires separate action by the City Council.

Considerations

- **Operational** - Resolution and action must be approved for adoption of the fiscal year 2013/2014 budget.
- **Legal** - The motion and resolution have been prepared by the City Attorney.
- **Financial** - Not approving this resolution will have direct impact on staff's ability to implement the proposed budget.
- **Public Information** - All public notices and hearings were provided and published in accordance with state law.

Options/Alternatives

1. Approve the resolution.

Recommendation

Staff recommends approval of the resolution with the following motion that is required by state law: *"Motion to approve a budget that will result in a decrease of revenue from property taxes than the previous year and to ratify a property tax revenue decrease reflected in said budget."*

Attachments

- Resolution
-

Submitted by:

Opal Mauldin Robertson, City Manager

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LANCASTER, TEXAS, RATIFYING THE BUDGET FOR THE FISCAL YEAR 2013-2014 THAT RESULTS IN A DECREASE OF REVENUES FROM PROPERTY TAXES THAN THE PREVIOUS YEARS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, following public notice duly posted and published in all things as required by law, a public hearing was held, by and before the City Council of the City of Lancaster, the subject of which was the proposed budget for the City of Lancaster for Fiscal Year 2013-2014; and

WHEREAS, House Bill 3195, as adopted at the Regular Session of the 80th Legislature requires a separate vote on a budget that will require raising more revenue from property taxes than previous years.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANCASTER, TEXAS THAT:

Section 1. The City Council hereby ratifies, by a record vote, the adoption of a budget for Fiscal Year 2013-2014 which results in a decrease of revenues from property taxes than the previous years.

Section 2. This Resolution shall become effective immediately from and after its passage, as the law and charter in such cases provides.

DULY PASSED by the City Council of the City of Lancaster, Texas, on the 9th day of September 2013.

APPROVED:

MARCUS E. KNIGHT, MAYOR

ATTEST:

DOLLE K. DOWNE, CITY SECRETARY

APPROVED AS TO FORM:

ROBERT E. HAGER, CITY ATTORNEY

LANCASTER CITY COUNCIL

Agenda Communication

September 10, 2013

Item 9

Consider an ordinance establishing Civil Service classifications within the Police and Fire Departments; prescribing the number of positions in each classification; and providing an effective date.

This request supports the City Council 2013-2014 Policy Agenda.

Goal: Financially Sound City Government

Background

Pursuant to Title 5, Chapter 143, of the Texas Local Government Code, the City Council must establish the civil service classifications in the Police and Fire Departments and the number of positions in each classification. The proposed ordinance is consistent with the staffing levels discussed in the proposed FY 2013-2014 budget.

Considerations

- **Operational** - The Fire Department staffing includes 56 sworn fire personnel. The Police Department staffing includes 53 sworn police personnel. The proposed classifications are as follows:

	FIRE PREVENTION	FIRE SUPPRESSION
<u>Classification</u>	<u>Authorized No. of Positions as of 10/1/2013</u>	<u>Authorized No. of Positions as of 10/1/2013</u>
Assistant Chief	0	1
Battalion Chief	1	3
Fire Captains	0	11
Fire Engineer	0	21
Fire Fighter	0	19
<hr/> Total	<hr/> 1	<hr/> 55

<u>Classification</u>	POLICE
	<u>Authorized No. of Positions as of 10/1/2013</u>
Assistant Chief	2
Police Lieutenant	6
Police Sergeant	7
Police Officer*	38
<hr/>	
Total	53

**Three officer positions funded through a three year grant effective 10/1/2009.
A grant extension has been provided through 2015.*

- **Financial** - Funding is included in the Fire Department and Police Department Fiscal Year 2013-2014 Operating Budget.

Recommendation

Staff recommends approval of an ordinance authorizing all civil service classifications and the number of positions.

Attachments

- Ordinance
-

Submitted by:

Dori Lee, Civil Service/Human Resources Director

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF LANCASTER, TEXAS, ESTABLISHING CIVIL SERVICE CLASSIFICATION WITHIN THE POLICE AND FIRE DEPARTMENTS; PRESCRIBING THE NUMBER OF POSITIONS IN EACH CLASSIFICATION; PROVIDING FOR SEVERABILITY; PROVIDING A REPEALER; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, pursuant to Chapter 143 of the Texas Local Government Code, the City Council shall establish certain classifications and shall prescribe the number of positions in each of these classifications by ordinance; and

WHEREAS, the City Council has reviewed and approved a budget for the City for fiscal year beginning October 1, 2013 and ending September 30, 2014; and

WHEREAS, such budget contains a program of planned expenditures and for authorized positions within the police and fire departments, including programmed changes to the operations and human resources of those departments;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LANCASTER, TEXAS;

SECTION 1. That City Council hereby establishes the classifications and the number of authorized positions within each classification in the Fire Department, which shall read as follows:

	FIRE PREVENTION Authorized <u>No. of Positions as of</u> <u>2/1/2013</u>	FIRE SUPPRESSION Authorized <u>No. of Positions as of 10/1/2012</u>
<u>Classification</u>		
Assistant Chief	0	1
Fire Marshal/Battalion Chief	1	3
Fire Captains	0	11
Fire Engineer	0	21
Fire Fighter	0	19
<hr/>	<hr/>	<hr/>
Total	1	55

SECTION 2. That City Council hereby establishes the classifications and the number of authorized positions within each classification in the Police Department, which shall read as follows:

	POLICE
	Authorized
	<u>No. of Positions as of</u>
<u>Classification</u>	<u>10/1/2012</u>
Assistant Chief	2
Police Lieutenant	6
Police Sergeant	7
Police Officer*	38
<hr/> Total	<hr/> 53

**Three officer positions funded through a three year grant effective 10/1/2009.
A grant extension has been provided through 2015.*

SECTION 3 Severability: If any provision, section, clause, sentence, or phrase of this ordinance is for any reason held to be unconstitutional, void, invalid, or un-enforced, the validity of the remainder of this ordinance or its application shall not be affected, it being the intent of the City Council in adopting and of the Mayor in approving this ordinance that no portion, provision, or regulation contained herein shall become inoperative or fail by way of reasons of any unconstitutionality or invalidity of any other portion, provision, or regulation.

SECTION 4. Repealer: That all other ordinances, section, or parts of ordinances heretofore adopted by the City of Lancaster in conflict with the provisions set out above in this ordinance are hereby repealed or amended as indicated.

SECTION 5. This ordinance shall take effect on October 1, 2013.

DULY PASSED and approved by the City Council of the City of Lancaster, Texas, on this the 10th day of September 2013.

APPROVED:

Marcus E. Knight, Mayor

ATTEST:

Dolle K. Downe, City Secretary

APPROVED AS TO FORM:

Robert E. Hager, City Attorney

LANCASTER CITY COUNCIL

Agenda Communication

September 9, 2013

Item 10

Discuss and consider annual appointments to City of Lancaster boards and commissions.

This request supports the City Council 2012-2013 Policy Agenda.

Goal: Civic Engagement

Background

This year for board and commission appointments, we expanded recruiting efforts to include several new areas including social media and invitation letters to homeowners associations. Requests for applications were made through various sources including:

- Spring Issue - *Lancaster Connection*
- *Lancaster Live* – weekly email for 5 weeks
- Invitation letter to 2012 graduates of the Civic Leadership Academy
- Invitation letter to representatives for Homeowners Associations
- City of Lancaster website home page
- Press release
- Social media: Facebook and Twitter

A total of twenty applications were received, an increase from last year's eleven. On July 25, 2013, City Council conducted interviews in preparation for appointments.

An appointment worksheet is attached to facilitate nominations to fill vacancies. The worksheet outlines all vacancies. Appointments may be made for:

Planning & Zoning Commission
Airport Advisory Board
Property Standards and Appeals Board
Parks and Recreation Advisory Board / Lancaster Recreation Dev. Corp.
Economic Development Corporation
Library Advisory Board
Animal Shelter Advisory Committee

Considerations

Vacancies may be filled through any combination of reappointment of existing members or appointment of new applicants and alternates. Appointments for regular members are for a two-year term unless filling an unexpired term. Alternates are appointed for a one-year term.

Animal Shelter Advisory Board

Please note that there are state requirements for appointment to the Animal Shelter Advisory Board. Under Section 823.005 of the Texas Health and Safety Code, a municipality in which an animal shelter is located is required to appoint an advisory committee to assist in complying with state requirements.

Under the state code, the advisory committee must be composed of at least:

- one licensed veterinarian
- one municipal officer
- one person whose duties include the daily operation of animal shelter
- one representative from an animal welfare organization

In addition, a resolution adopted by Council in October 2009 provides for a councilmember and a resident to be on the advisory committee for a total of five regular members and one alternate. A resident and councilmember are not required by the state code. Currently a councilmember is not seated on the advisory committee. Council may choose to seat a councilmember if desired. The Animal Shelter Advisory Committee consists of the following five members and alternate:

Member	Role / Capacity	Term Expires
<i>vacant</i>	veterinarian*	2014
Thomas Hail	involved in operations of shelter*	2014
Larry King	municipal officer*	2014
<i>vacant</i>		2013
Mark Wilson	animal welfare*	2013**
Stacey Jaglowski	alternate	2013**
	<i>*state requirement</i>	<i>**desires reappointment</i>

It is necessary that Council make appointments such that state requirements are met.

Other Appointment Notes

Zoning Board of Adjustment members are appointed by the Mayor and confirmed by City Council; there is a companion item for ZBOA appointments on the September 9 agenda. The Planning & Zoning Commission makes recommendations for appointments to the Historic Landmark Preservation Committee, which are confirmed by City Council. Civil Service Commission appointments are recommended by the City Manager and confirmed by City Council; the appointment was confirmed at the August 12, 2013 Council meeting. Appointments to the Youth Advisory Committee are made by the City Manager or her designee.

Options/Alternatives

The Council may choose to:

1. Make appointments from new applications on hand.
2. Reappoint members whose terms are expiring.
3. Appoint an alternate to fill a regular position and then appoint a new alternate.
4. Delay some appointments until a future Council meeting.
5. Leave any regular position or alternate position unfilled at this time.

Recommendation

Board and Commission appointments are solely at Council's pleasure.

Attachments

- 2013 Appointment Worksheet
 - List of applicants (indicates board/commission preferences)
 - 2013 Expiring Terms and Vacancies Recap (indicates those desiring reappointment)
-

Submitted by:

Dolle K. Downe, City Secretary



**Worksheet
Board & Commission Appointments
September 9, 2013**

Planning and Zoning Commission – 3 regular positions

Desiring Reappt. / Notes

- | | |
|----------|------------------|
| 1. _____ | Lawrence Prothro |
| 2. _____ | Tom Barnett |
| 3. _____ | vacant |

Airport Advisory Board – 3 regular positions; 1 alternate

- | | |
|----------------------|--------------|
| 1. _____ | Tim Fagan |
| 2. _____ | Dean Byers |
| 3. _____ | John Stewart |
| 4. _____ (alternate) | vacant |

Property Standards & Appeals Board – 2 regular positions; 1 alternate)

- | | |
|----------------------|-------------------|
| 1. _____ | Cassondra Andrews |
| 2. _____ | vacant |
| 3. _____ (alternate) | Donna Lee |

Parks & Recreation Advisory/

Recreational Development Board – 3 regular positions; 1 alternate

- | | |
|----------------------|--------------|
| 1. _____ | Darwin Isham |
| 2. _____ | Abe Cooper |
| 3. _____ | Mary Sykes |
| 4. _____ (alternate) | Donald May |

Economic Development Corp. – 2 regular positions (3 year terms)

- | | |
|----------|---------------|
| 1. _____ | Ric Peterson |
| 2. _____ | Sandi Collier |

Worksheet (Cont'd)
Board & Commission Appointments
September 9, 2013

Desiring Reappt. / Notes

Library Advisory Board – 4 regular positions, 1 alternate

- | | |
|----------------------|------------------------------|
| 1. _____ | Latoya Browning |
| 2. _____ | Valencia Stimage |
| 3. _____ | vacant |
| 4. _____ | vacant (term to expire 2014) |
| 5. _____ (alternate) | Marcus Slaughter |

Animal Shelter Advisory Committee – 3 regular positions, 1 alternate

- | | |
|----------------------|---|
| 1. _____ | vacant (veterinarian)*
(term to expire 2014) |
| 2. _____ | Mark Wilson* |
| 3. _____ | vacant |
| 4. _____ (alternate) | Stacey Jaglowski |

*fills state requirement

Zoning Board of Adjustment (Mayor appoints; Council confirms)

- | | |
|----------------------|-----------------|
| 1. _____ | Deborah Taylor |
| 2. _____ | Kimest Sanders |
| 3. _____ | Margaret Brooks |
| 4. _____ (alternate) | Edward Sutton |

Notes:

1. Historic Landmark Preservation Committee – P & Z appoints; Council confirms
2. Youth Advisory Committee appointments by City Manager or her designee

updated 08.30.13



Boards and Commissions Applicants

2013



Applicants	Airport	PSAB	HLPC	Library	ZBA	LEDC	P&Z	Parks/4B	Animal SAB	Comments
Philicia Burrell										Interviewed
Terrence Comick								1		Interviewed
Tiffany T. Devereaux				2				1		Interviewed
Paul Dominique						1	2			Interviewed
Racheal M. Hill				2		3		1		Interviewed
Barbara Hughes		3			2		1			Interviewed
Joe W. Johnson					2				1	Interviewed
James Otis Knight, Jr.	3	1			2					Interviewed
Don McCoo		3			1		2			Interviewed
Angela McCowan				1	3	2				Interviewed
Cyrus Stiggers		3	1	2						Interviewed
Debra Washington					2	3	1			Interviewed
Regina Wren		3				1	2			Interviewed
Brianna Brown				3		2	1			LW; No Response
Daryle W. Clewis				2			1			Canceled 7/25
Jean H. Eye									1	Out of Town
Venita Harris					2	1				Withdrew Application
Charlesetta McCray	Open									Out of Town
Donna Oliver					2			1		Canceled 7/25
Christia Robinson				1		2				Out of Town
Frankie R. Walker							1			Not available



**BOARDS COMMISSIONS
EXPIRING TERMS AND VACANCIES
RECAP - 2013**

Boards/Commissions	Term Expires	Member Name	Desires Reappointment		Notes
			YES	NO	
Planning and Zoning Commission	2013	Lawrence Prothro	√		
	2013	Tom Barnett	√		
	2013	vacant			
Airport Advisory Board	2013	Dean Byers	√		
	2013	John Stewart	√		
	2013	Tim Fagan	√		
	2013	Vacant (Alternate)			
Property Standards and Appeals Board	2013	Cassondra Andrews	√		
	2013	Mark Larson		√	
	2013	Donna Lee (Alternate)	√		
Lancaster Recreational Development Corp. and Parks & Recreation Advisory Board	2013	Abe Cooper	√		
	2013	Darwin Isham	√		
	2013	Mary Sykes	√		
	2013	Donald R. May (Alternate)	√		
Lancaster Economic Development Corp.	2013	Sandi F. Collier	√		
	2013	Ric D. Peterson	√		



BOARDS COMMISSIONS EXPIRING TERMS AND VACANCIES RECAP - 2013

Boards/Commissions	Term Expires	Member Name	Desires Reappointment		Notes
			YES	NO	
Library Advisory Board	2013	Kathy Gaither		√	Verbal
	2013	Latoya Browning	√		
	2013	Valencia Stimage	√		Verbal
	2013	Marcus Slaughter (Alternate)	√		Verbal
Animal Shelter Advisory Committee	2013	Mark Wilson	√		
	2013	Vacant			
	2013	Stacey Jaglowski (Alternate)	√		
Historic Landmark Preservation Committee	2013	Cheryl Wright			
(P & Z appoints, Council confirms)	2013	Gilles Delaisse	√		Verbal
	2013	Glenn Hooper	√		
	2013	Vacant (Alternate)			
Zoning Board of Adjustment	2013	Deborah Taylor	√		
(Mayor appoints, Council confirms)	2013	Kimest Sanders	√		
	2013	Margaret Brooks	√		
	2013	Edward Sutton (Alternate)	√		Verbal

LANCASTER CITY COUNCIL

Agenda Communication

September 9, 2013

Item 11

Consider confirmation of nominations made by the Mayor for appointment to the City of Lancaster Zoning Board of Adjustment.

This request supports the City Council 2012-2013 Policy Agenda.

Goal: Civic Engagement

Background

As set by ordinance, the Zoning Board of Adjustment members are appointed by the Mayor and confirmed by the City Council.

The Zoning Board of Adjustment consists of five regular members and an alternate. Currently serving on the Zoning Board of Adjustment are:

	<u>Term Expires</u>
Rebecca Torres-Swanson	2014
Jack McCauley	2014
Deborah Taylor	2013
Kimest Sanders	2013
Margaret Brooks	2013
Alternate member: Edward Sutton	2013

Considerations

Mayor Knight will make nominations for appointment following other City board and commission appointments.

A motion, with a second, and an affirmative vote is required to confirm the appointments.

Recommendation

Board and Commission appointments are solely at Council's pleasure.

Submitted by:

Dolle K. Downe, City Secretary