



**NOTICE OF  
REGULAR MEETING OF THE TOWN COUNCIL  
HICKORY CREEK TOWN HALL  
1075 RONALD REAGAN AVENUE, HICKORY CREEK, TEXAS 75065  
TUESDAY, JUNE 18, 2019, 6:30 PM**

**AGENDA**

**Call to Order**

**Roll Call**

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

**Invocation**

**Presentation of Awards**

1. 2018 Citizen of the Year

**Items of Community Interest**

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

**Public Comment**

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

**Consent Agenda**

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

2. May 2019 Council Meeting Minutes
3. May 2019 Financial Statements

4. Consider and act on a resolution of the Town of Hickory Creek approving the 2019 annual update to the service and assessment plan and assessment roll for Hickory Creek Public Improvement District No.1 including the collection of the 2019 annual installments.
5. Consider and act on a resolution of the Town of Hickory Creek approving the 2019 annual update to the service and assessment plan and assessment roll for Hickory Creek Public Improvement District No. 2 including the collection of the 2019 annual installments.
6. Consider and act on the 2019-2020 Hickory Creek Economic Development Corporation Budget.
7. Consider and act on an ordinance of the Town Council of the Town of Hickory Creek, Texas, amending Article 2.03 Dogs and Cats; providing for incorporation of premises; providing findings; providing for amendment to the Code of Ordinances; providing a cumulative repealer clause; providing for savings; providing for severability; providing for penalty; providing for publication; providing for engrossment and enrollment; and providing and effective date.

### **Regular Agenda**

8. Reconvene a public hearing on a request from KSW Holding Hickory Creek, LP to designate the zoning as PD Planned Development on two (2) tracts of land legally described as A1120A H.H. Swisher 50, 5.0 acres and TR 50A(1)(PT), 33.8629 acres, Town of Hickory Creek, Denton County, Texas, and consider and act on an ordinance adopting the same. The properties are located in the 1800 Block of Turbeville Road. This public hearing is a continuance of the May 21, 2019 public hearing.
9. Conduct a public hearing on a request from MM Hickory Creek 24, LLC to designate the zoning as PD Planned Development on a 24.277 acre tract of land legally described as A1220A H.H. Swisher, TR 40, 24.277 acres, Town of Hickory Creek, Denton County, Texas, and consider and act on an ordinance adopting the same. The property is located in the 1000 Block of Ronald Reagan Avenue.
10. Conduct a public hearing, and consider and act on an ordinance levying assessments for the costs of certain improvements to be provided in the Hickory Farms Public Improvement District; fixing a charge and lien against all properties within the district, and the owners thereof; providing for the manner and method of collection of such assessments; making a finding of special benefit to property in the district; approving a service and assessment plan; providing a severability clause; and providing an effective date.
11. Consider and act on a Hickory Farms Public Improvement District Construction, Funding, and Acquisition Agreement.
12. Consider and act on an ordinance authorizing the issuance of the "Town of Hickory Creek, Texas, Special Assessment Revenue Bonds, Series 2019 (Hickory Farms Public Improvement District)"; approving and authorizing an indenture of trust, a bond purchase agreement, a continuing disclosure agreement and other agreements and documents in connection therewith; making findings with respect to the issuance of such bonds; and providing an effective date.

13. Consider and act on a preliminary plat of Hickory Farms, 24.277 acres situated in the H.H. Swisher Survey, Abstract Number 1220, Town of Hickory Creek, Denton County, Texas. The property is located in the 1000 Block of Ronald Reagan Avenue.
14. Consider and act on a resolution of the Town Council of the Town of Hickory Creek, Texas hereby authorizing the Mayor or Town Administrator to deliver notice of intent to renew interlocal agreement to the City of Corinth concerning fire services.
15. Consider and act on an ordinance of the Town Council of the Town of Hickory Creek, Texas, creating Article 3.11 Miscellaneous Building Fees providing for incorporation of premises; providing findings; providing for amendment to the Code of Ordinances.
16. Consider and act on a resolution of the Town Council of the Town of Hickory Creek, Texas, hereby adopting a residential building fee schedule; and providing an effective date.
17. Consider and act on appointing council members as liaisons for various boards and commissions.
18. Consider and act on appointment of Mayor Pro Tem.
19. Discussion regarding current road and sidewalk projects.

### **Executive Session**

The Town Council will convene into executive session pursuant to Texas Government Code Section 551.071, Consultation with Attorney on matters in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Texas Open Meetings Act, or on matters pertaining to pending or contemplated litigation and Section 551.087, Deliberation regarding Economic Development Negotiations, to discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the government body seeks to have locate, stay or expand in or near the territory of the government body and with which the governmental body is conducting economic development negotiations; or to deliberate the offer of a financial or other incentive to a business prospect.

20. Discussion regarding potential economic development agreement related to property located at 1851 Turbeville Road.

### **Reconvene into Open Session**

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

### **Adjournment**

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

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to the meeting. Please

contact Town Hall at 940-497-2528 or by fax 940-497-3531 so that appropriate arrangements can be made.

I, Kristi Rogers, Town Secretary, for the Town of Hickory Creek certify that this meeting notice was posted on the bulletin board at Town Hall, 1075 Ronald Reagan Avenue, Hickory Creek, Texas on June 14, 2019 at 11:00 a.m.

A handwritten signature in cursive script, reading "Kristi Rogers", written over a horizontal line.

Kristi Rogers, Town Secretary  
Town of Hickory Creek