

**PUBLIC NOTICE**  
**TOWN OF HICKORY CREEK**  
**SPECIAL MEETING OF THE TOWN COUNCIL**  
**1075 RONALD REAGAN AVENUE**  
**September 25, 2018; 6:30 PM**

Notice is hereby given as required by Title 5; Chapter 551.041 of the Government Code that the Town Council of the Town of Hickory Creek will hold their special meeting on September 25, 2018; at 6:30 PM, in the Council Chambers of the Town Hall Building located at 1075 Ronald Reagan Avenue. "NOTE: If, during the course of the meeting, any discussion of any item on the agenda should be held in a closed meeting, the Council will conduct a closed meeting in accordance with the TEXAS OPEN MEETING ACT, TEX. GOVT. CODE, Chapter 551, Sub-Chapters (d) and (e)". The agenda follows:

**Special Session:**

**A. Call to Order**

**Roll Call**

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

**Invocation**

**Proclamation**

1. United Way of Denton County

**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.

**Business:**

**B. Public Hearing:**

1. Public Hearing: To hear public opinion on the proposed 2018-2019 Fiscal Year Budget.

**C. Consent Agenda Items:**

1. August 2018 Council Meeting Minutes
2. August 2018 Financial Statements
3. Consider and act on a resolution by the Town of Hickory Creek, Texas denying a proposed increase sought by Atmos Energy - Midtex Division in connection with the rate increase filing it made on about June 1, 2018; approving an alternative increase in rates; directing Atmos to file conforming tariffs and to reimburse the Town's rate case expenses.
4. Consider and act on a resolution authorizing the Mayor of the Town of Hickory Creek, Texas to execute an agreement by and between the Town of Hickory Creek, Texas and Lake Dallas Independent School District -Lake Dallas High School.

5. Consider and act on a resolution designating the Denton Record Chronicle as the official newspaper for the Town of Hickory Creek, Texas.

**D. Regular Agenda Items:**

1. Presentation from Halff Associates regarding the formation of a Master Parks Plan.
2. Presentation from Schrickel, Rollins and Associates regarding the formation of a Master Parks Plan.
3. Presentation from United Way of Denton County regarding improving lives in Denton County.
4. Discussion regarding the agreement with Waste Management of Texas, Inc. for municipal solid waste collection.
5. Consider and act on a replat of Hickory Creek Market Place Addition, Lot 1R, Block 1, 1.562 acres situated in the John W. Simmons Survey, Abstract No. 1336, Town of Hickory Creek, Denton County, Texas.
6. Consider, and act on a final plat of Richards Estates, Lots 1, 2, and 3, Block 1, 5.831 acres / 253,996 square feet out of the M.E.P & P.R.R. Company Survey, Abstract Number 915, Town of Hickory Creek, Denton County, Texas. The property is located in the town's extraterritorial jurisdiction in the 1100 block of Sycamore Bend Road.
7. Consider and act on an ordinance adopting and approving the budget for the fiscal year beginning October 1, 2018 and ending September 30, 2019; providing for expenditure of funds, providing for filing of budget and ordinance.
8. Consider and act on an ordinance of the Town Council of the Town of Hickory Creek ratifying the property tax revenue increase reflected in the fiscal year 2018-2019 budget.
9. Consider and act on an ordinance of the Town Council of the Town of Hickory Creek, Texas, accepting the 2018 Certified Tax Roll for the Town of Hickory Creek; approving the 2018 Ad Valorem Tax Rate and Levying 0.347535 on each one hundred dollars of assessed valuation of all taxable property within the corporate limits of the Town for the fiscal year beginning October 1, 2018 and ending September 30, 2019.
10. First reading of a resolution of the Town Council of the Town of Hickory Creek, Texas, approving a Type B economic development project by approving a second amended and restated performance agreement with Hard Sun V. Inc., a Texas corporation, including a real estate contract with Hard Sun V, Inc. authorized pursuant to Sections 501.103, 505.152 and 505.158 of the Texas Local Government Code and authorizing the president to execute any and all documents necessary to convey the property.
11. Second reading of a resolution and consideration and action by the Town Council of the Town of Hickory Creek, Texas, approving a Type B economic development project by approving a second amended and restated performance agreement with Hard Sun V. Inc., a Texas corporation, including a real estate contract with Hard Sun V, Inc. authorized pursuant to Sections 501.103, 505.152 and 505.158 of the Texas Local Government Code and authorizing the president to execute any and all documents necessary to convey the property.
12. Consider and act on a resolution authorizing the Mayor of the Town of Hickory Creek, Texas to execute certain agreements by and between the Town of Hickory Creek, Texas and Municode.
13. Consider and act on terminating an agreement between SyncSys Corporation LLC. and the Town of Hickory Creek.

14. Discussion regarding amending the Town's Code of Ordinances, Chapter 3 Building Regulations, Article 3.08 Signs.
15. Discussion regarding Gateway Monument signage along Interstate 35E.
16. Discussion of allocation of Waste Management's annual \$5,000.00 contribution for events.
17. Consider and act on selection of a professional services firm regarding the formation of a Master Parks Plan.
18. Discussion regarding current road and sidewalk projects.

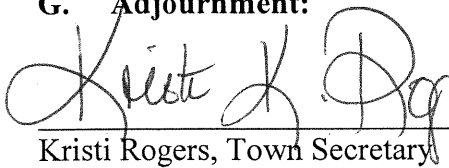
**E. Executive Session:** The Town Council will convene into executive session pursuant to Texas Government Code Section 551.071, Consultation with Attorney on matters in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar 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.

1. Discussion regarding certain real property legally described as A1163A J.W. Simmons, TR 37, 19.795 Acres located (South of Swisher Road, East of Ronald Reagan Avenue, North of Turbeville Road and West of Point Vista Road.)
2. Discussion regarding land use restrictions and development related issues regarding the property located at legally described as A1220A H.H. Swisher, Tracts 50 and 50A (1) (PT).

**F. Reconvene into Open Session:**

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

**G. Adjournment:**



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Kristi Rogers, Town Secretary  
Town of Hickory Creek

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 September 21, 2018 at 10:00 a.m. This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made at least two (2) working days prior to the meeting so that appropriate arrangements can be made. Please contact the town secretary's office at (940) 497-2528 or Fax (940) 497-3531 for further information. BRAILLE IS NOT AVAILABLE.