

A G E N D A
CITY COUNCIL MEETING
LAKE DALLAS CITY HALL
212 MAIN STREET
October 22, 2015 - 7:30 PM

Notice is hereby given, as required, by Title 5, Chapter 551.041 of the Government Code that the City Council of the City of Lake Dallas will meet in a Regular Meeting on October 22, 2015 at 7:30 PM in the Council Chambers of Lake Dallas City Hall located at 212 Main Street. The agenda follows.

A. ROLL CALL

B. INVOCATION

C. PLEDGE OF ALLEGIANCE:

1) United States Flag

2) State of Texas Flag

{Honor the Texas flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible.}

D. ANNOUNCEMENTS

E. PRESENTATION

1) Lifesaving Award

2) Appreciation Plaque

F. REPORTS

1) Boards and Commissions

2) Finance

G. VISITORS/CITIZENS AGENDA *In accordance with the Open Meetings Act, the City Council is prohibited from acting on or discussing (other than factual responses to specific questions) any items brought before them at this time. Citizen's comments will be limited to three (3) minutes.*

H. CONSENT AGENDA

1) Consideration and Action to approve the minutes of the October 5 & 8 meetings.

2) Consideration and Action to approve the September Financials.

3) Consideration and Action to approve the 3rd Quarter Investment Report.

I. BUSINESS

1) Public hearing to hear comments on a final plat of Abstract #924 of the MEP & PRR Survey, Lakeview Camp, Block B, City of Lake Dallas, Denton County, Texas from 2 lots into 11 lots. This property is located at 224 and 226 Wilson Street and is zoned R-1-6000.

2) Consideration and Action to approve a final plat of Abstract #924 of the MEP & PRR Survey, Lakeview Camp, Block B from 2 lots into 11 lots.

3) Consideration and Action to approve a site plan for the property at 224 and 226 Wilson.

4) Consideration and Action to approve a zoning change from C-1 to Planned Development incorporating C-1, C-3 and M-1 zoning regulations, and to recommend a Special Use Permit to allow for a Business Park, an Event Center and a Mini-Warehouse Storage Facility for property located at 222 Betchan Drive and described as 10.87 +/- acres of land in Abstract A1355 of the M. Wright Survey.

5) Consideration and Action to approve an Interlocal Cooperation Agreement with Denton County for the maintenance of Shady Shores Road.

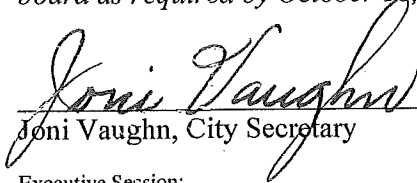
6) Consideration and Action to approve enhancements for Main Street.

- 7) Consideration and Action to approve an employee health care plan as presented by Rodney Dryden of Wellspring Insurance Agency.
- 8) Consideration and Action to purchase an Identification Card Maker from the Child Safety Fund.
- 9) Consideration and Action to amend the City Personnel Manual to expand the definition prohibiting the possession and use of firearms, explosive devices and other weapons on and in city property, facilities and vehicles.
- 10) Interview and discuss applicants for City Council Place 2.
- 11) Consideration and Action to appoint a member to City Council Place 2.
- 12) Appointments to the Appeals Board.

J. NEW AGENDA ITEMS

K. ADJOURNMENT

I, Joni Vaughn, City Secretary, certify that this agenda was posted on the City of Lake Dallas bulletin board as required by October 16, 2015 at 5:00 p.m.



Joni Vaughn, City Secretary



Executive Session:

As authorized by Section 551.071 of the Texas Government Code, this meeting may be convened into closed executive session for the purpose of seeking confidential legal advice from the City Attorney on any agenda item listed herein.

This building is wheelchair accessible. Any requests for sign interpretive services must be made 48 hours ahead of meeting. To make arrangements, call 940-497-2226 or (TDD) 1-800-RELAY-TX (1-800-735-2989) to reach 940-497-2226.

I certify that the attached notice and agenda of items to be considered by the City Council was removed by me from the City Hall bulletin board on the _____ day of October, 2015.

Joni Vaughn, City Secretary

PUBLIC NOTICE

CITY COUNCIL MEETING

October 22, 2015

7:30 P.M.

ADDENDUM

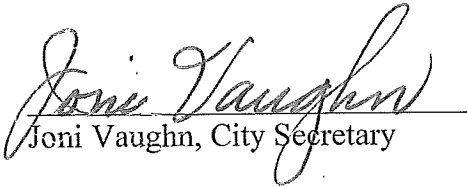
Notice is hereby given as required by Title 5, Chapter 551.041 of the Texas Government Code that the City Council of the City of Lake Dallas will meet in a regular meeting on October 22, 2015 at 7:30 PM in the City of Lake Dallas City Hall located at 212 Main Street. The agenda follows.

ADDITIONAL AGENDA ITEMS:

I. BUSINESS

- 13) Consideration and Action to approve an expenditure of \$49,900.00 for road and drainage improvements to Beck Street.**

I, Joni Vaughn, City Secretary, certify that this notice was posted on the City of Lake Dallas bulletin board by October 19, 2015 at 5:00 p.m. as required by the Open Meetings Act.


Joni Vaughn, City Secretary



I certify that the attached notice and agenda of items to be considered by the City Council was removed by me from the City Hall bulletin board on the ____ day of October, 2015.

Joni Vaughn
City Secretary

Council Agenda Item H - 1
October 22, 2015

MEMORANDUM

TO: Mayor and Members of City Council

THROUGH: Nick Ristagno, City Manager/Police Chief

FROM: Joni Vaughn, City Secretary

SUBJECT: Minutes for October 5th, and 8th, 2015 meetings.

Issue: Approval of Minutes for October 5th, and 8th, 2015, 2015 meetings.

Attachments: Minutes for October 5th, and 8th, 2015 meetings.

Sample Motion

I make a motion to approve the Consent Agenda consisting of the minutes for the October 5th and 8th, 2015 meetings; the September Financials, and the 3rd quarter Investment Report.

**State of Texas
County of Denton
City of Lake Dallas**

The Lake Dallas City Council met in a special meeting on October 5, 2015 in the Lake Dallas City Hall, 212 Main Street, with notice of the meeting given, as required by Title 5, Chapter 551.041 of the Texas Government Code. Mayor Pro Tem McCaleb called the meeting to order at 7:30 p.m.

A. ROLL CALL

Mike McCaleb
Julie Mathews
Steve Forgey
April Estrada
Andi Nolan

Mayor
Councilmember 1
Councilmember 3
Councilmember 4
Councilmember 5

Staff Present: City Manager/Police Chief Nick Ristagno; City Secretary Joni Vaughn Finance
City Attorney David Berman;

Mayor McCaleb adjourned the meeting at 7:31 pm to go into Executive Session.
Councilmember Mathews left at 7:31 pm.

B. EXECUTIVE SESSION

The City Council will meet in closed executive session under Texas Government Code, Section 551.071 (Legal Advice and Consultation), to consider and discuss and receive legal advice from the City Attorney regarding litigation involving Julie Mathews.

Mayor McCaleb reconvened the meeting at 9:54 pm.

C. ACTION, IF ANY, FROM EXECUTIVE SESSION

No action was taken from executive session.

D. ADJOURNMENT

Mayor Pro Tem McCaleb adjourned the meeting at 9:55 pm.

Mike McCaleb, Mayor

Joni Vaughn, City Secretary

**State of Texas
County of Denton
City of Lake Dallas**

The Lake Dallas City Council met in a regular meeting on October 8, 2015 in the Lake Dallas City Hall, 212 Main Street, with notice of the meeting given, as required by Title 5, Chapter 551.041 of the Texas Government Code. Mayor McCaleb called the meeting to order at 6:30 p.m.

A. ROLL CALL

Mike McCaleb
Julie Mathews
Steve Forgey
April Estrada
Andi Nolan

Mayor
Councilmember 1
Councilmember 3
Councilmember 4
Councilmember 5

Staff Present: City Manager/Police Chief Nick Ristagno; City Secretary Joni Vaughn; Finance/Human Resources Director Donna Boner; Community Development Director Char DuPree; Police Lieutenant Vikki Chandler, Patrol Officer Tristan LaBeau; City Attorney David Berman

B. INVOCATION

Mayor McCaleb led the invocation.

C. PLEDGE OF ALLEGIANCE

Mayor McCaleb led the pledges.

D. ANNOUNCEMENTS

Saturday, October 10th at 10 am there will be a rabies vaccination clinic at the animal shelter; pet adoptions will be half price. City Cleanup will occur October 17th from 8am until 2pm at the City Yard. Trunk or Treat will be October 30th from 4pm until 6pm in the parking lot.

E. WORKSHOP

Brian Haynes and Jonathan West, Halff Engineering, presented a plan for Main Street enhancements and the associated costs for the enhancements to the City Council and answered their questions. The plan presented was done in two phases. Minimum enhancements for Phase I would be handicap ramps, enhanced intersection paving, and conduit for street lighting and for irrigation. Sidewalks would be an additional \$50,000 for a total of \$350,000 for Phase I. Phase II would finish out with landscaping, lighting, etc for another \$300,000. Underground utilities are quite expensive and would cost a little over one million dollars.

F. PRESENTATION

Rodney Dryden, Wellspring Insurance Agency, gave Council a report on the employee health insurance plan for the next year. The renewal rate for the current insurance is too high so Mr. Dryden proposed switching to a different insurance company.

G. REPORTS

Karl Hammond gave a report to the Council about the Community Development Corporation. Mr. Hammond reported that the Community Development Corporation is a vibrant, active board. However, they do have one member who has not been present since being appointed and that member may need to be brought before Council for removal. The Board has funds to possibly assist with Main Street enhancements, as well as funds already granted to Terry Lantrip for his project across the street. The Board has discussed future improvements to the Veterans' Memorial. The Board will need to be doing a lot of repair work to Willow Grove Park and some to Thousand Oaks Park due to the flooding.

H. VISITORS/CITIZENS AGENDA

Mayor McCaleb opened the Visitors/Citizens Agenda.

No one came forward to speak.

Mayor McCaleb closed the Visitors/Citizens Agenda.

I. BUSINESS

- 1) **Public hearing to hear comments on a zoning change from C-1 to Planned Development incorporating C-1, C-3 and M-1 zoning regulations and a Special Use Permit to allow for a Business Park, an Event Center and a Mini-Warehouse Storage Facility for property located at 222 Betchan Drive and described as 10.87 +/- acres of land in Abstract A1355 of the M. Wright Survey.**

Mayor McCaleb opened the public hearing for comment.

Josh Ybarra, Crannel Engineering, explained to Council the development plans for 222 Betchan. Mr. Ybarra explained the first phase of the project will be the event center and the second phase will be the business park and mini-warehouse storage facility. The event center will be approximately 8,000 square feet and will have hours of operation until 10:00 pm on Monday through Thursday and midnight on Friday and Saturday. There will be a retention pond for aesthetics and for water runoff. After the event center is complete, phase two will be started. The business park will be office space for commercial use constructed as demand arises. Councilmember Estrada has concerns about the mini-storage being the right fit for that area of town. She feels there should be limitations listed in the Special Use Permit as to what would be allowed in the storage facility. Mary Kay Smith, property owner, addressed Council's questions about the storage park. She stated there would be storage allowed for a fleet of vehicles, as well as boats and RVs.

Mayor McCaleb asked if anyone else had anything.

No one responded and Mayor closed the public hearing.

City Attorney Berman asked for clarification that the Mayor had, in fact, closed the public hearing and Mayor stated yes.

- 2) **Consideration and Action to approve a zoning change from C-1 to Planned Development incorporating C-1, C-3 and M-1 zoning regulations, and to recommend a Special Use Permit to allow for a Business Park, an Event Center and a Mini-Warehouse Storage Facility for property located at 222 Betchan Drive and described as 10.87 +/- acres of land in Abstract A1355 of the M. Wright Survey.**

Motion to approve a zoning change from C-1 to Planned Development incorporating C-1, C-3 and M-1 zoning regulations, and to recommend a Special Use Permit to allow for a Business Park, an Event Center and a Mini-Warehouse Storage Facility for property located at 222 Betchan Drive and described as 10.87 +/- acres of land in Abstract A1355 of the M. Wright Survey was made by Councilmember Mathews and second by Councilmember Nolan.

City Secretary Vaughn asked if there were stipulations for the Special Use Permit. City Attorney Berman explained that if there were conditions that Council wanted to impose, they must do it now.

Motion & Second Withdrawn

John and Mary Kay Smith answered questions regarding the project. Mr. Smith requested there not be a delay in acting on their project. Councilmember Mathews stated she was not inclined to slow down the Smiths on their project. Councilmember Estrada does not want to slow them down, but wants to make sure that Council makes the best decision for the City.

Motion to table Item I-2 was made by Councilmember Estrada and second by Councilmember Nolan.

Ayes: Councilmembers Estrada, Nolan, Mathews, and Forgey

Noes: None

Motion Passed

- 3) Public Hearing to hear comments on a proposed preliminary plat application to plat previously subdivided property located at 222 Betchan Drive and described as 10.87 +/- acres of land in Abstract A1355 of the M. Wright Survey into three lots.**

Mayor McCaleb opened the Public Hearing.

John Smith, the property owner, explained to Council the reason for dividing the property into three lots is due to the three different zoning areas needed for the project.

Brad Jennings, property owner at 440 Betchan, came to speak in support of the Smiths project.

Mayor McCaleb closed the Public Hearing.

- 4) Consideration and Action to approve a proposed preliminary plat application to plat previously subdivided property located at 222 Betchan Drive and described as 10.87 +/- acres of land in Abstract A1355 of the M. Wright Survey into three lots.**

Motion to approve a preliminary plat application to plat previously subdivided property located at 222 Betchan Drive and described as 10.87 +/- acres of land in Abstract A1355 of the M. Wright Survey into three lots was made by Councilmember Estrada and second by Councilmember Mathews.

Ayes: Councilmembers Estrada, Mathews, Forgey, and Nolan

Noes: None

Motion Passed

- 5) Consideration and Action to nominate board members to serve on the Denton Central Appraisal District Board of Directors.**

Motion to nominate Heath Winnett, Danny Everett, Phillip Marquez, Tina Curfman, and Rod Collver to serve on the Denton Central Appraisal District Board of Directors was made by Councilmember Estrada and second by Councilmember Nolan.

Ayes: Councilmembers Estrada, Nolan, Mathews and Forgey

Noes: None

Motion Passed

- 6) Consideration and Action to approve a one day fee variance to the Master Fee Schedule for pet adoptions on October 10th 2015 during the low cost vaccination and adoption event.**

Motion to approve a one day fee variance to the Master Fee Schedule for pet adoptions on October 10th 2015 during the low cost vaccination and adoption event was made by Councilmember Estrada and second by Councilmember Forgey.

Ayes: Councilmembers Nolan, Forgey, Mathews and Estrada

Noes: None

Motion Passed

7) Consideration and Action to appoint a Mayor Pro Tem.

Motion to appoint April Estrada as Mayor Pro Tem was made by Councilmember Forgey and second by Councilmember Nolan.

Ayes: Councilmembers Forgey, Nolan, Mathews, and Estrada

Noes: None

Motion Passed

8) Consideration and Action to adopt a resolution to change names of the signatories at the NorthStar Bank.

Motion to adopt a resolution to add Eric Louderback and Mike McCaleb as signatories at the NorthStar Bank was made by Councilmember Estrada and second by Councilmember Forgey.

Ayes: Councilmembers Nolan, Forgey, Mathews, and Nolan

Noes: None

Motion Passed

9) Consideration and Action to direct the City Manager to contract with a City Planner.

Motion to direct the City Manager to contract with a City Planner was made by Councilmember Estrada and second by Councilmember Forgey.

Ayes: Councilmembers Estrada, Forgey, and Nolan

Noes: Mathews

Motion Passed

10) Consideration and Action to approve entering into a settlement agreement with Oncor.

Motion to approve entering into a settlement agreement with Oncor was made by Councilmember Estrada and second by Councilmember Nolan.

Ayes: Councilmembers Estrada, Nolan, Mathews, and Forgey

Noes: None

Motion Passed

11) Consideration and Action to approve the minutes of the September 22nd & 24th meetings.

Motion to approve the minutes of the September 22nd & 24th meetings was made by Councilmember Forgey and second by Councilmember Estrada.

Ayes: Councilmembers Forgey, Estrada, Mathews, and Nolan

Noes: None

Motion Passed

12) Discussion regarding possible changes to our towing ordinance.

City Manager Ristagno gave Council the background and an explanation of the towing ordinance. He also explained that the State's regulations are not as stringent as the City's. There has been a request from our local exclusive towing service to relax City regulations to the same as the State's and allow wrecker drivers to have felony charges or theft charges in their background. Council discussed different scenarios of changes to the ordinance. Councilmember Nolan doesn't think that someone with a misdemeanor theft should be penalized. City Attorney Berman suggested that the City add a subsection allowing the Chief of Police to waive some of the requirement in the interest of fairness and justice. Councilmember Mathews believes the current tow service is a monopoly and a monopoly should not be allowed; she feels that towing should be opened up to other tow services outside the City. City Attorney Berman does not believe the business is a monopoly in terms of violating federal law. He believes the Council needs to determine if they want to keep business in town. He also does not advise that the City do away with the background check required for tow drivers. Councilmember Estrada made a recommendation to direct staff to amend the ordinance regarding the background checks.

J. EXECUTIVE SESSION

- 2) Convene to deliberate in closed executive session under Section 551.074 (Personnel) of the Texas Government Code to discuss and deliberate the employment and duties of, and to deliberate on the contract with, the City Manager.

Mayor McCaleb adjourned to executive session J-2 at 8:25 pm.

Mayor McCaleb reconvened in open session at 9:57 pm.

K. ACTION, IF ANY, FROM EXECUTIVE SESSION

Motion to execute an employment agreement with Nick Ristagno under the conditions and changes discussed in executive session subject to the City Attorney 's approval was made by Councilmember Estrada and second by Councilmember Forgey.

Ayes: Councilmembers Estrada, Forgey, and Nolan

Noes: Mathews

Motion Passed

- 1) Convene to deliberate in closed executive session under Section 551.071 (Consultation with City Attorney) of the Texas Government Code to consult with the City Attorney regarding litigation involving Julie Mathews.

Mayor McCaleb adjourned to executive session J-1 at 9:58 pm.

Mayor McCaleb reconvened in open session at 10:09 pm.

K. ACTION, IF ANY, FROM EXECUTIVE SESSION

No Action Taken

L. NEW AGENDA ITEMS

Health Insurance, Towing Ordinance, Appeals Board, Item I-2, Main Street Enhancements, ICA for Shady Shores Road repairs

M. ADJOURNMENT

Mayor McCaleb adjourned the meeting at 10:21 pm.

Mike McCaleb, Mayor

Joni Vaughn, City Secretary

Council Agenda Item H - 2
October 22, 2015

MEMORANDUM

TO: Mayor and Members of City Council

FROM: Nick Ristagno, City Manager/Police Chief

SUBJECT: Consideration and Action on approval of the September Financials.

Issue: Approval of the September Financials.

Recommendation: Approve the September Financials.

Attachment: September Financials

Sample Motion

I make a motion to approve the Consent Agenda consisting of the minutes for the October 5th and 8th, 2015 meetings; the September Financials, and the 3rd quarter Investment Report.

Financial Reports September 2015

City of Lake Dallas
Monthly Financial Summary
September 2015

	<u>Current Month</u>	<u>Year to Date</u>	<u>Amended Budget</u>
Revenues	\$ 139,676.92	\$ 4,871,706.09	\$4,918,611.00
Expenses	430,304.63	4,895,317.75	4,884,946.00
Net	(290,627.71)	(23,611.66)	33,665.00

Sales Tax Revenue for the month of September was \$95,010.73 with \$54,291.85 going to the General Fund. This is approx a .5% decrease over last year. The portion going to the Road Maintenance & Repair Fund is \$13,572.96.

The General Fund has the following cash available as of September 30, 2015:

Texpool Investment Account	450,729.98
Northstar Checking Account	<u>39,517.75</u>
Total funds available	\$490,729.98

Property Tax Revenue received in September was \$3,521.99, a decrease of approx 3% over August 2014.

Willow Grove Park revenue for the month of September 2015 was \$0 for park use and \$0 for camping due to park closing.

Lake Dallas Community Development Corporation
Monthly Financial Summary
September 2015

	<u>Current Month</u>	<u>Year to Date</u>	<u>Original Budget</u>
Revenues	\$27,189.21	\$334,386.40	\$ 350,000.00
Expenses	11,349.72	228,163.10	281,045.00
Net	\$15,839.49	\$106,223.30	\$ 68,955.00

Sales Tax Revenue for the month of September was \$27,145.92.

CDC has the following cash available as of September 30, 2015:

CDC Investment Account	388,936.33
CDC Checking Account	<u>37,863.87</u>
Net Funds	\$ 426,800.20
Projects Pending:	
Urban Retro	(\$50,000.00)
Veterans Memorial	<u>(\$3,489.56)</u>
Available Fund Balance	\$ 373,310.64

City of Lake Dallas

Sales Tax Receipts

2000-2015

Sales Tax Revenue																
	FY 00	FY 01	FY 02	FY 03	FY 04	FY 05	FY 06	FY 07	FY 08	FY 09	FY 10	FY 11	FY 12	FY 13	FY 14	FY 15
October	24,439	32,476	26,724	28,685	31,461	32,637	36,250	38,719	41,459	38,012	34,014	38,283	41,157	45,460	55,628	56,149
November	42,477	31,820	43,029	41,096	46,137	49,425	51,753	62,794	58,027	46,088	54,012	58,801	62,465	56,033	73,019	70,441
December	27,354	23,775	27,050	28,119	28,189	32,678	30,877	41,863	43,575	43,673	41,213	34,991	40,404	52,254	55,242	50,061
January	22,430	22,077	23,687	24,450	24,465	29,198	34,830	31,423	33,709	36,697	36,937	35,554	37,690	57,786	51,333	49,207
February	38,642	45,211	40,457	40,453	43,175	39,768	54,978	54,854	59,212	57,114	55,122	51,454	56,784	70,254	71,087	69,095
March	17,538	25,031	31,659	20,619	29,264	33,148	41,426	35,545	41,844	36,905	31,664	36,251	43,391	45,641	48,738	56,219
April	23,517	20,626	21,588	25,346	28,402	31,476	30,172	34,819	36,403	34,413	35,859	35,380	40,338	49,569	50,774	45,453
May	35,974	46,996	34,926	38,142	63,745	46,269	54,012	65,480	57,728	52,365	38,979	47,890	56,161	65,314	66,407	68,453
June	24,614	30,159	31,402	27,777	32,068	35,902	38,127	38,095	40,098	37,882	36,636	42,608	41,516	49,867	55,722	46,817
July	21,560	25,911	27,576	28,870	29,405	35,745	38,222	44,361	51,276	37,562	38,300	38,386	48,200	53,715	57,866	47,871
August	43,413	43,141	40,726	41,581	48,213	47,396	54,675	50,255	52,461	52,473	51,484	53,624	55,137	68,962	62,936	53,926
September	21,908	26,314	25,480	31,305	29,485	34,830	37,208	44,595	40,909	37,622	38,147	40,330	49,402	53,034	54,545	54,292
Total	343,866	373,537	374,304	376,443	434,009	448,473	502,530	542,803	556,702	510,805	492,366	513,551	572,646	667,890	703,298	667,984

Property Tax Revenues

	2010	2011	2012	2013	2014	2015
8/29			\$613.99			
8/31			\$93.29			
9/1		\$165.84				
9/2	\$134.90				\$2,465.32	\$188.05
9/3				\$226.23		\$34.68
9/4				\$44.57	\$144.28	\$401.50
9/5				\$590.57	\$110.08	
9/6		\$42.74				
9/7		\$45.53				
9/8					\$86.32	
9/9	\$2,237.78				\$67.99	
9/10			\$0.83			
9/11					\$31.74	
9/12			\$581.35			
9/13			\$371.06	-\$90.49		
9/14		\$98.14	\$267.23			
9/15		\$49.04			\$60.16	\$289.42
9/16				\$437.41		
9/17	\$3,097.06		\$53.92	\$22.22	\$92.51	
9/18			\$89.06	\$250.44	\$91.46	\$138.58
9/19		\$302.07	\$49.78	\$95.37	\$158.87	
9/20		\$63.19	(\$16.45)	\$41.08		
9/21	\$85.13					\$75.22
9/22					\$125.00	
9/24	\$178.84		\$1,700.90			\$313.85
9/24	\$255.77				\$164.31	
9/25			\$74.58			\$133.94
9/26			\$140.77	\$16.35	\$32.72	
9/27		\$251.64		\$50.13		
9/28	\$37.81	\$37.61				\$30.68
9/28	\$127.97					
9/29		\$1,938.68				\$1,916.07
9/30		\$352.01				
	\$6,155.26	\$3,346.49	\$4,020.31	\$1,683.88	\$3,630.76	\$3,521.99

Budget Summary

Revenue and Expenditures
by Month and Year to Date
Compared to Budget

City of Lake Dallas
Summary Budget Comparison
From 9/1/2015 Through 9/30/2015

Account Code	Account Title	Total Amended Budget	YTD Actual	Current Period Actual	Percent Total Budget \$ Used - Original
4104	I & S Property - Prior	3,600.00	3,067.69	84.31	85.21%
4105	I & S Property Tax	492,100.00	494,709.32	510.54	100.53%
4106	M & O Property Tax Current Year	1,964,430.00	1,977,572.11	2,038.70	100.66%
4107	M & O Property Tax Prior Year	13,780.00	15,656.63	314.30	113.61%
4108	City Sales Tax	700,000.00	702,210.69	54,291.85	100.31%
4109	Penalty and Interest - Taxes	18,974.00	15,533.67	457.71	81.86%
4110	Mixed Beverage Tax	18,000.00	19,354.13	0.00	107.52%
4113	Penalty and Interest - I & S	4,438.00	3,671.06	116.43	82.71%
4114	Hotel Occupancy Tax	64,000.00	55,879.84	0.00	87.31%
4115	Road Maint & Repair Fund	0.00	50,726.61	13,572.96	100.00%
4214	Franchise Fees - Atmos Energy	30,000.00	42,601.19	0.00	142.00%
4215	Franchise Fees - CenturyTel	12,000.00	6,059.96	0.00	50.49%
4216	Franchise Fees - TXU Electric	220,000.00	214,293.48	0.00	97.40%
4217	Franchise Fees - Charter Communications	49,000.00	38,937.87	0.00	79.46%
4218	Franchise Fees - Waste Management	60,000.00	69,684.82	3,503.69	116.14%
4219	Miscellaneous Franchise Fees	2,000.00	2,387.30	0.00	119.36%
4230	Library Contributions	0.00	86.93	2.00	100.00%
4233	Library Fines	0.00	1,104.01	343.83	100.00%
4234	Library Memberships	0.00	300.00	50.00	100.00%
4320	Animal Services	12,500.00	14,181.00	504.00	113.44%
4321	Zoning Permits	2,000.00	6,270.00	2,320.00	313.50%
4322	Mobile Home Permits	400.00	1,200.00	0.00	300.00%
4323	Health Department Fees	7,500.00	8,885.00	250.00	118.46%
4324	Building Permits	35,000.00	24,743.75	80.00	70.69%
4325	Beer, Wine and Liquor Licenses	1,922.00	1,810.00	0.00	94.17%
4326	Alarm Permits	7,000.00	7,508.74	162.66	107.26%
4328	Other Permits and Fees	26,000.00	48,916.08	3,706.32	188.13%
4329	Park Improvement Fees	1,000.00	464.63	0.00	46.46%
4330	Court Receipts, Fines, and Bonds	550,000.00	466,330.36	34,832.68	84.78%
4331	Administrative Fees	85,000.00	57,963.39	4,192.90	68.19%
4337	MVBA Collections	43,000.00	40,003.60	(942.94)	93.03%
4345	Staff/Office Services to 4A/4B	84,000.00	45,500.00	3,500.00	54.16%
4346	4B Parks Maintenance & Operation	30,000.00	30,000.00	2,500.00	100.00%
4404	Admin Fees-Willow Grove Park	12,000.00	12,000.00	0.00	100.00%
4461	SRO Reimbursement	45,052.00	45,052.32	7,508.72	100.00%

City of Lake Dallas
Summary Budget Comparison
From 9/1/2015 Through 9/30/2015

Account Code	Account Title	Total Amended Budget	YTD Actual	Current Period Actual	Percent Total Budget \$ Used - Original
4463	Park Rentals	1,000.00	1,177.50	0.00	117.75%
4464	Vendor Fees	4,000.00	4,797.50	0.00	119.93%
4465	Entry Fees	400.00	235.00	0.00	58.75%
4466	Event Proceeds	6,000.00	4,586.75	0.00	76.44%
4467	Event Sponsorships	13,000.00	17,150.00	0.00	131.92%
4468	Fireworks	10,500.00	10,618.00	0.00	101.12%
4472	Mowing	4,000.00	5,441.86	0.00	136.04%
4473	Police Reports	500.00	869.80	82.64	173.96%
4474	Community Room Rental Fees	2,000.00	2,705.00	90.00	135.25%
4475	Other Revenue	2,000.00	4,302.15	81.70	215.10%
4476	Interest Income - General Fund	0.00	398.12	0.00	100.00%
4481	Interest Income - 4A	0.00	327.63	0.00	100.00%
4495	Lake Cities Library	40,570.00	129,319.44	56.59	318.75%
4528	Interest Income - Reserve Fund	0.00	0.89	0.00	100.00%
4612	Utilities Settlement	0.00	9,277.35	0.00	100.00%
4616	EDC Debt Payment Reimbursement	84,275.00	0.00	0.00	0.00%
4617	CDC Debt Payment Reimbursement	113,230.00	113,223.02	1,928.94	99.99%
4701	Interest/Bond Funds	0.00	170.82	0.00	100.00%
4802	Rental Income	42,440.00	42,439.08	3,536.39	99.99%
Report Difference		4,918,611.00	4,871,706.09	139,676.92	99.05%

City of Lake Dallas
Summary Budget Comparison
From 9/1/2015 Through 9/30/2015

Account Code	Account Title	Total Amended Budget	YTD Actual	Current Period Actual \$	Percent Total Budget \$ Used - Original
5501	Salaries - Full Time	1,789,000.00	1,676,151.85	180,986.30	93.69%
5502	Retirement	226,552.00	227,336.96	22,009.02	100.34%
5503	Salaries - Part Time	38,292.00	36,081.68	7,074.25	94.22%
5504	Longevity	15,300.00	15,300.00	0.00	100.00%
5505	Overtime	34,300.00	53,917.04	6,174.89	157.19%
5507	Seasonal	0.00	0.00	(2,112.00)	0.00%
5508	Group Health Insurance	219,218.00	182,946.80	14,957.40	83.45%
5509	Life Insurance	4,217.00	4,792.14	335.89	113.63%
5511	Worker's Compensation	27,250.00	26,037.69	2,791.54	95.55%
5512	Long Term Disability	8,258.00	4,238.71	371.77	51.32%
5514	GAP Insurance	11,000.00	12,469.54	1,037.19	113.35%
5520	FICA Expense	2,374.00	2,237.07	307.66	94.23%
5521	TEC (SUTA Payable)	7,471.00	550.73	12.26	7.37%
5522	Medicare Tax Expense	26,457.00	25,353.02	2,711.77	95.82%
5530	Insurance - Casualty	30,000.00	33,386.00	0.00	111.28%
5536	Office Supplies	11,300.00	10,449.63	1,927.06	92.47%
5537	Operating Supplies	20,350.00	18,322.10	2,590.99	90.03%
5538	Advertising	2,300.00	5,377.60	1,395.55	233.80%
5539	Publications	1,350.00	141.91	0.00	10.51%
5540	Dues and Memberships	5,420.00	4,936.50	0.00	91.07%
5541	Printing	4,300.00	3,775.03	971.99	87.79%
5542	Travel	5,950.00	5,400.97	1,288.07	90.77%
5543	Continuing Education	4,600.00	3,269.00	165.00	71.06%
5544	Miscellaneous	1,550.00	1,451.12	182.41	93.62%
5545	Fireworks	24,950.00	24,280.00	0.00	97.31%
5546	Postage	6,250.00	4,567.06	1,116.43	73.07%
5548	Uniforms	6,950.00	10,006.76	1,253.10	143.98%
5549	Health Inspections	4,000.00	4,015.00	270.00	100.37%
5551	Library Materials	2,000.00	1,714.22	1,444.94	85.71%
5552	Technology	1,100.00	1,302.00	572.00	118.36%
5560	Copier	1,000.00	879.65	167.94	87.96%
5570	Scholarships	1,000.00	0.00	0.00	0.00%
5571	Intern/Stipend	1,000.00	0.00	0.00	0.00%
5572	Warrant Roundup	1,600.00	923.12	0.00	57.69%
5600	Professional Services	127,146.00	158,879.42	53,766.19	124.95%
5603	Legal Services	45,000.00	61,487.06	18,900.33	136.63%
5605	Tax Collections	2,600.00	2,415.00	0.00	92.88%

City of Lake Dallas
Summary Budget Comparison
From 9/1/2015 Through 9/30/2015

Account Code	Account Title	Total Amended Budget	YTD Actual	Current Period Actual \$	Percent Total Budget \$ Used - Original
5606	Tax Appraisal	20,000.00	21,159.81	4,186.21	105.79%
5607	Council and Committees	6,000.00	4,608.62	878.53	76.81%
5608	Lake Cities Community Library	100,000.00	74,999.97	0.00	74.99%
5611	Land Lease	1,250.00	1,214.40	0.00	97.15%
5612	Detention	1,500.00	1,018.23	151.36	67.88%
5616	SPAN	1,300.00	1,300.00	0.00	100.00%
5619	Community Events	24,000.00	26,170.49	0.00	109.04%
5630	Elections	10,000.00	8,113.08	0.00	81.13%
5631	Boys & Girls Club Building	500.00	0.00	0.00	0.00%
5632	Street Lighting	50,000.00	45,567.52	(2,628.65)	91.13%
5633	Library Building	500.00	0.00	0.00	0.00%
5636	Marketing/Promotions	5,000.00	3,163.75	0.00	63.27%
5650	Telephone	33,550.00	30,172.96	3,147.99	89.93%
5651	Utilities	40,000.00	35,984.00	1,816.05	89.96%
5700	Equipment Maintenance	21,300.00	13,888.05	2,482.81	65.20%
5701	Building Maintenance	30,500.00	25,492.85	2,313.66	83.58%
5702	Software Maintenance	5,400.00	6,714.42	1,005.42	124.34%
5704	Sidewalk Maintenance	5,000.00	524.74	0.00	10.49%
5705	Vehicle Maintenance	26,300.00	29,812.12	3,296.97	113.35%
5706	Vehicle Fuel	40,400.00	29,466.67	2,675.42	72.93%
5707	Drainage Maintenance	1,000.00	210.57	0.00	21.05%
5708	Street Maintenance	50,000.00	24,099.89	422.22	48.19%
5709	Sign Maintenance	20,000.00	6,711.69	268.19	33.55%
5710	Quarterly Cleanups	0.00	4,859.00	4,859.00	100.00%
5711	Rentals	9,450.00	9,764.61	812.57	103.32%
5712	Park Maintenance	1,100.00	1,566.28	209.54	142.38%
5800	Fire Services	980,850.00	980,848.80	81,737.40	99.99%
5953	1998 Street Bond Principal	140,000.00	140,000.00	0.00	100.00%
5954	1998 Street Bond Interest	18,325.00	18,325.00	0.00	100.00%
5957	2009 CO Bond Principal	45,000.00	45,000.00	0.00	100.00%
5958	2009 CO Bond Interest	40,257.00	40,257.00	0.00	100.00%
5960	Paying Agent Fees	300.00	400.00	0.00	133.33%
5962	2006 Bonds Interest	38,584.00	38,573.03	0.00	99.97%
5965	2008 Street GO Bonds Principal	45,000.00	45,000.00	0.00	100.00%
5966	2008 Street GO Bonds Interest	33,680.00	33,665.96	0.00	99.95%
5967	2007 Animal Shelter CO Bonds Principal	60,000.00	60,000.00	0.00	100.00%
5968	2007 Animal Shelter CO Bonds Interest	2,526.00	2,504.94	0.00	99.16%

City of Lake Dallas
Summary Budget Comparison
From 9/1/2015 Through 9/30/2015

Account Code	Account Title	Total Amended Budget	YTD Actual	Current Period Actual \$	Percent Total Budget \$ Used - Original
5972	2008 FS/AS Bonds Principal	35,000.00	35,000.00	0.00	100.00%
5973	2008 FS/AS Bonds Interest	28,350.00	28,337.75	0.00	99.95%
5975	2012 Refunding Bonds Interest	13,419.00	13,418.76	0.00	99.99%
6011	Building	2,700.00	2,500.00	0.00	92.59%
6015	Equipment	23,000.00	22,087.70	0.00	96.03%
6020	Emergency Repairs/Purchases	1,000.00	0.00	0.00	0.00%
6025	Vehicle Equipment	44,000.00	35,668.90	0.00	81.06%
6030	Vehicles	107,500.00	106,564.00	0.00	99.12%
7114	Street Projects - Lakeview	0.00	216,189.81	0.00	100.00%
Report Difference		4,884,946.00	4,895,317.75	430,304.63	100.21%

City of Lake Dallas
Summary Budget Comparison - Administration-SEB
From 9/1/2015 Through 9/30/2015

Account Code	Account Title	Total Amended Budget	YTD Actual	Current Period Actual	Percent Total Budget \$ Used - Original
5501	Salaries - Full Time	187,997.00	190,746.91	22,534.62	101.46%
5502	Retirement	23,847.00	19,209.24	1,450.02	80.55%
5504	Longevity	1,548.00	1,548.00	0.00	100.00%
5505	Overtime	0.00	303.30	303.30	100.00%
5508	Group Health Insurance	14,026.00	13,443.88	1,149.58	95.84%
5509	Life Insurance	363.00	689.46	30.35	189.93%
5511	Worker's Compensation	453.00	1,044.85	122.00	230.65%
5512	Long Term Disability	718.00	387.79	32.97	54.00%
5521	TEC (SUTA Payable)	414.00	72.73	0.00	17.56%
5522	Medicare Tax Expense	2,726.00	2,751.93	323.51	100.95%
5536	Office Supplies	4,000.00	4,064.78	1,521.51	101.61%
5538	Advertising	1,500.00	3,193.25	1,164.55	212.88%
5539	Publications	200.00	100.28	0.00	50.14%
5540	Dues and Memberships	4,000.00	3,666.50	0.00	91.66%
5542	Travel	2,500.00	2,232.55	541.63	89.30%
5543	Continuing Education	1,200.00	1,354.00	99.00	112.83%
5544	Miscellaneous	1,000.00	1,227.46	172.46	122.74%
5600	Professional Services	20,000.00	24,754.88	487.94	123.77%
5605	Tax Collections	2,600.00	2,415.00	0.00	92.88%
5606	Tax Appraisal	20,000.00	21,159.81	4,186.21	105.79%
5608	Lake Cities Community Library	100,000.00	74,999.97	0.00	74.99%
5616	SPAN	1,300.00	1,300.00	0.00	100.00%
5630	Elections	10,000.00	8,113.08	0.00	81.13%
5631	Boys & Girls Club Building	500.00	0.00	0.00	0.00%
5633	Library Building	500.00	0.00	0.00	0.00%
5700	Equipment Maintenance	7,000.00	7,304.16	608.68	104.34%
5702	Software Maintenance	1,500.00	3,737.00	0.00	249.13%
5800	Fire Services	980,850.00	980,848.80	81,737.40	99.99%
Report Difference		1,390,742.00	1,370,669.61	116,465.73	98.56%

City of Lake Dallas
Summary Budget Comparison - Animal Services-SEB
From 9/1/2015 Through 9/30/2015

Account Code	Account Title	Total Amended Budget	YTD Actual	Current Period Actual	Percent Total Budget \$ Used - Original
5501	Salaries - Full Time	78,504.00	60,123.11	4,308.35	76.58%
5502	Retirement	9,958.00	9,195.85	342.44	92.34%
5503	Salaries - Part Time	10,920.00	9,667.88	1,034.25	88.53%
5504	Longevity	618.00	618.00	0.00	100.00%
5505	Overtime	1,500.00	5,534.08	868.27	368.93%
5508	Group Health Insurance	14,056.00	9,460.63	574.79	67.30%
5509	Life Insurance	192.00	131.66	6.97	68.57%
5511	Worker's Compensation	1,760.00	1,176.71	105.41	66.85%
5512	Long Term Disability	374.00	140.84	7.44	37.65%
5520	FICA Expense	677.00	599.41	64.13	88.53%
5521	TEC (SUTA Payable)	621.00	75.45	5.30	12.14%
5522	Medicare Tax Expense	1,297.00	1,058.81	87.02	81.63%
5536	Office Supplies	600.00	594.38	0.00	99.06%
5537	Operating Supplies	6,000.00	5,313.79	740.51	88.56%
5538	Advertising	0.00	438.80	0.00	100.00%
5540	Dues and Memberships	50.00	45.00	0.00	90.00%
5541	Printing	100.00	0.00	0.00	0.00%
5542	Travel	100.00	121.61	0.00	121.61%
5543	Continuing Education	400.00	470.00	0.00	117.50%
5548	Uniforms	200.00	186.97	139.98	93.48%
5600	Professional Services	600.00	591.78	151.78	98.63%
5611	Land Lease	1,250.00	1,214.40	0.00	97.15%
5650	Telephone	1,900.00	1,240.30	63.93	65.27%
5651	Utilities	10,000.00	8,774.75	222.55	87.74%
5700	Equipment Maintenance	300.00	19.99	0.00	6.66%
5701	Building Maintenance	4,000.00	2,457.73	0.00	61.44%
5705	Vehicle Maintenance	1,000.00	1,112.82	25.56	111.28%
5706	Vehicle Fuel	2,000.00	629.45	61.07	31.47%
6011	Building	2,700.00	2,500.00	0.00	92.59%
6015	Equipment	1,500.00	1,495.91	0.00	99.72%
6025	Vehicle Equipment	24,500.00	18,054.76	0.00	73.69%
6030	Vehicles	25,000.00	25,450.00	0.00	101.80%
Report Difference		202,677.00	168,494.87	8,809.75	83.13%

City of Lake Dallas
Summary Budget Comparison - City Council-SEB
From 9/1/2015 Through 9/30/2015

Account Code	Account Title	Total Amended Budget	YTD Actual	Current Period Actual	Percent Total Budget \$ Used - Original
5570	Scholarships	1,000.00	0.00	0.00	0.00%
5607	Council and Committees	6,000.00	4,608.62	878.53	76.81%
Report Difference		7,000.00	4,608.62	878.53	65.83%

City of Lake Dallas
Summary Budget Comparison - Community Development-SEB
From 9/1/2015 Through 9/30/2015

Account Code	Account Title	Total Amended Budget	YTD Actual	Current Period Actual	Percent Total Budget \$ Used - Original
5501	Salaries - Full Time	101,892.00	101,097.42	11,756.79	99.22%
5502	Retirement	12,925.00	13,145.37	972.68	101.70%
5504	Longevity	1,002.00	1,002.00	0.00	100.00%
5508	Group Health Insurance	14,041.00	13,482.78	1,154.76	96.02%
5509	Life Insurance	247.00	369.84	20.92	149.73%
5511	Worker's Compensation	445.00	121.42	14.01	27.28%
5512	Long Term Disability	485.00	272.40	22.70	56.16%
5521	TEC (SUTA Payable)	414.00	18.00	0.00	4.34%
5522	Medicare Tax Expense	1,477.00	1,448.61	165.27	98.07%
5536	Office Supplies	300.00	376.13	36.99	125.37%
5539	Publications	200.00	0.00	0.00	0.00%
5540	Dues and Memberships	120.00	170.00	0.00	141.66%
5541	Printing	100.00	0.00	0.00	0.00%
5542	Travel	250.00	323.09	0.00	129.23%
5543	Continuing Education	600.00	625.00	0.00	104.16%
5549	Health Inspections	4,000.00	4,015.00	270.00	100.37%
5600	Professional Services	25,000.00	16,967.76	2,289.59	67.87%
5650	Telephone	400.00	399.70	33.35	99.92%
5702	Software Maintenance	2,200.00	1,972.00	0.00	89.63%
5705	Vehicle Maintenance	1,000.00	589.62	231.71	58.96%
5706	Vehicle Fuel	400.00	114.74	39.66	28.68%
6015	Equipment	1,000.00	605.00	0.00	60.50%
Report Difference		168,498.00	157,115.88	17,008.43	93.24%

City of Lake Dallas
Summary Budget Comparison - Community Relations
From 9/1/2015 Through 9/30/2015

Account Code	Account Title	Total Amended Budget	YTD Actual	Current Period Actual	Percent Total Budget \$ Used - Original
5501	Salaries - Full Time	44,184.00	43,548.15	0.00	98.56%
5502	Retirement	5,605.00	6,238.87	1,017.75	111.30%
5504	Longevity	78.00	78.00	0.00	100.00%
5505	Overtime	5,000.00	4,589.85	0.00	91.79%
5509	Life Insurance	108.00	101.53	0.00	94.00%
5511	Worker's Compensation	107.00	241.68	0.00	225.86%
5512	Long Term Disability	210.00	108.90	0.00	51.85%
5520	FICA Expense	0.00	0.00	(7.76)	0.00%
5521	TEC (SUTA Payable)	207.00	9.14	0.00	4.41%
5522	Medicare Tax Expense	641.00	703.38	0.00	109.73%
5536	Office Supplies	350.00	265.73	0.00	75.92%
5537	Operating Supplies	500.00	524.68	0.00	104.93%
5538	Advertising	0.00	231.00	231.00	100.00%
5540	Dues and Memberships	500.00	295.00	0.00	59.00%
5542	Travel	300.00	280.22	0.00	93.40%
5543	Continuing Education	500.00	50.00	0.00	10.00%
5545	Fireworks	24,950.00	24,280.00	0.00	97.31%
5571	Intern/Stipend	1,000.00	0.00	0.00	0.00%
5619	Community Events	24,000.00	26,170.49	0.00	109.04%
5636	Marketing/Promotions	5,000.00	3,163.75	0.00	63.27%
5650	Telephone	950.00	669.90	(35.07)	70.51%
5711	Rentals	2,000.00	2,881.00	0.00	144.05%
Report Difference		116,190.00	114,431.27	1,205.92	98.49%

City of Lake Dallas
Summary Budget Comparison - Debt-SEB
From 9/1/2015 Through 9/30/2015

Account Code	Account Title	Total Amended Budget	YTD Actual	Current Period Actual	Percent Total Budget \$ Used - Original
5953	1998 Street Bond Principal	140,000.00	140,000.00	0.00	100.00%
5954	1998 Street Bond Interest	18,325.00	18,325.00	0.00	100.00%
5957	2009 CO Bond Principal	45,000.00	45,000.00	0.00	100.00%
5958	2009 CO Bond Interest	40,257.00	40,257.00	0.00	100.00%
5960	Paying Agent Fees	300.00	400.00	0.00	133.33%
5962	2006 Bonds Interest	38,584.00	38,573.03	0.00	99.97%
5965	2008 Street GO Bonds Principal	45,000.00	45,000.00	0.00	100.00%
5966	2008 Street GO Bonds Interest	33,680.00	33,665.96	0.00	99.95%
5967	2007 Animal Shelter CO Bonds Principal	60,000.00	60,000.00	0.00	100.00%
5968	2007 Animal Shelter CO Bonds Interest	2,526.00	2,504.94	0.00	99.16%
5972	2008 FS/AS Bonds Principal	35,000.00	35,000.00	0.00	100.00%
5973	2008 FS/AS Bonds Interest	28,350.00	28,337.75	0.00	99.95%
5975	2012 Refunding Bonds Interest	13,419.00	13,418.76	0.00	99.99%
Report Difference		500,441.00	500,482.44	0.00	100.01%

City of Lake Dallas
Summary Budget Comparison - Library-SEB
From 9/1/2015 Through 9/30/2015

Account Code	Account Title	Total Amended Budget	YTD Actual	Current Period Actual	Percent Total Budget \$ Used - Original
5501	Salaries - Full Time	16,629.00	13,929.23	5,571.69	83.76%
5502	Retirement	1,729.00	1,037.16	460.96	59.98%
5503	Salaries - Part Time	9,900.00	10,143.00	3,940.00	102.45%
5508	Group Health Insurance	1,724.00	1,724.37	574.79	100.02%
5509	Life Insurance	26.00	30.15	10.05	115.96%
5511	Worker's Compensation	57.00	32.85	13.14	57.63%
5512	Long Term Disability	28.00	32.46	10.82	115.92%
5520	FICA Expense	614.00	628.87	244.28	102.42%
5521	TEC (SUTA Payable)	19.00	19.16	4.58	100.84%
5522	Medicare Tax Expense	346.00	349.07	137.93	100.88%
5536	Office Supplies	250.00	11.98	0.00	4.79%
5537	Operating Supplies	350.00	245.72	13.88	70.20%
5541	Printing	100.00	0.00	0.00	0.00%
5542	Travel	100.00	0.00	0.00	0.00%
5546	Postage	250.00	36.37	0.00	14.54%
5551	Library Materials	2,000.00	1,714.22	1,444.94	85.71%
5552	Technology	1,100.00	1,302.00	572.00	118.36%
5600	Professional Services	546.00	700.88	56.28	128.36%
5650	Telephone	200.00	152.96	64.76	76.48%
5651	Utilities	2,000.00	2,689.38	727.07	134.46%
5701	Building Maintenance	1,000.00	750.00	300.00	75.00%
5711	Rentals	2,050.00	1,512.77	365.00	73.79%
Report Difference		41,018.00	37,042.60	14,512.17	90.31%

City of Lake Dallas
Summary Budget Comparison - Municipal Court-SEB
From 9/1/2015 Through 9/30/2015

Account Code	Account Title	Total Amended Budget	YTD Actual	Current Period Actual	Percent Total Budget \$ Used - Original
5501	Salaries - Full Time	81,108.00	80,458.76	9,358.65	99.19%
5502	Retirement	10,288.00	10,427.44	774.27	101.35%
5504	Longevity	336.00	336.00	0.00	100.00%
5505	Overtime	1,000.00	629.75	174.51	62.97%
5508	Group Health Insurance	14,026.00	13,443.88	1,149.58	95.84%
5509	Life Insurance	197.00	207.34	16.82	105.24%
5511	Worker's Compensation	196.00	297.88	35.29	151.97%
5512	Long Term Disability	383.00	216.48	18.04	56.52%
5521	TEC (SUTA Payable)	414.00	45.10	0.00	10.89%
5522	Medicare Tax Expense	1,176.00	1,295.13	151.00	110.13%
5536	Office Supplies	800.00	641.65	156.51	80.20%
5540	Dues and Memberships	250.00	480.00	0.00	192.00%
5541	Printing	3,000.00	1,529.98	764.99	50.99%
5542	Travel	600.00	137.22	0.00	22.87%
5543	Continuing Education	700.00	95.00	0.00	13.57%
5572	Warrant Roundup	1,600.00	923.12	0.00	57.69%
5603	Legal Services	26,000.00	28,040.22	5,050.97	107.84%
Report Difference		142,074.00	139,204.95	17,650.63	97.98%

City of Lake Dallas
Summary Budget Comparison - Parks-SEB
From 9/1/2015 Through 9/30/2015

Account Code	Account Title	Total Amended Budget	YTD Actual	Current Period Actual	Percent Total Budget \$ Used - Original
5501	Salaries - Full Time	33,408.00	32,209.48	3,854.76	96.41%
5502	Retirement	4,238.00	4,484.52	324.90	105.81%
5504	Longevity	0.00	126.00	0.00	100.00%
5505	Overtime	300.00	1,689.40	48.18	563.13%
5507	Seasonal	0.00	0.00	(2,112.00)	0.00%
5508	Group Health Insurance	7,013.00	6,721.94	574.79	95.84%
5509	Life Insurance	81.00	81.59	6.97	100.72%
5511	Worker's Compensation	747.00	1,946.42	177.57	260.56%
5512	Long Term Disability	159.00	88.08	7.49	55.39%
5520	FICA Expense	0.00	0.00	(123.19)	0.00%
5521	TEC (SUTA Payable)	207.00	6.21	(6.34)	3.00%
5522	Medicare Tax Expense	484.00	500.15	25.97	103.33%
5537	Operating Supplies	1,400.00	1,798.10	123.65	128.43%
5548	Uniforms	950.00	1,174.08	155.42	123.58%
5650	Telephone	400.00	403.50	33.35	100.87%
5700	Equipment Maintenance	4,000.00	3,339.93	1,019.28	83.49%
5705	Vehicle Maintenance	300.00	422.92	0.00	140.97%
5706	Vehicle Fuel	3,000.00	3,033.73	346.82	101.12%
5712	Park Maintenance	1,100.00	1,566.28	209.54	142.38%
Report Difference		57,787.00	59,592.33	4,667.16	103.12%

City of Lake Dallas
Summary Budget Comparison - Police Department-SEB
From 9/1/2015 Through 9/30/2015

Account Code	Account Title	Total Amended Budget	YTD Actual	Current Period Actual	Percent Total Budget \$ Used - Original
5501	Salaries - Full Time	1,119,266.00	1,034,546.00	110,631.30	92.43%
5502	Retirement	141,978.00	147,861.86	15,776.61	104.14%
5503	Salaries - Part Time	17,472.00	16,270.80	2,100.00	93.12%
5504	Longevity	10,896.00	10,896.00	0.00	100.00%
5505	Overtime	25,000.00	40,105.08	4,503.34	160.42%
5508	Group Health Insurance	133,293.00	106,227.87	8,629.53	79.69%
5509	Life Insurance	2,696.00	2,872.02	224.53	106.52%
5511	Worker's Compensation	18,732.00	16,919.74	1,906.92	90.32%
5512	Long Term Disability	5,300.00	2,669.57	251.42	50.36%
5520	FICA Expense	1,083.00	1,008.79	130.20	93.14%
5521	TEC (SUTA Payable)	4,554.00	144.56	7.90	3.17%
5522	Medicare Tax Expense	16,483.00	15,489.53	1,630.13	93.97%
5536	Office Supplies	5,000.00	4,494.98	212.05	89.89%
5537	Operating Supplies	6,600.00	5,122.15	1,199.51	77.60%
5538	Advertising	800.00	1,032.55	0.00	129.06%
5539	Publications	750.00	41.63	0.00	5.55%
5540	Dues and Memberships	500.00	280.00	0.00	56.00%
5541	Printing	0.00	207.00	207.00	100.00%
5542	Travel	2,000.00	2,285.58	746.44	114.27%
5543	Continuing Education	600.00	376.00	66.00	62.66%
5544	Miscellaneous	550.00	223.66	9.95	40.66%
5548	Uniforms	4,000.00	6,886.88	798.85	172.17%
5600	Professional Services	36,000.00	30,684.00	3,171.62	85.23%
5612	Detention	1,500.00	1,018.23	151.36	67.88%
5650	Telephone	15,000.00	12,264.83	1,042.89	81.76%
5700	Equipment Maintenance	8,000.00	2,662.93	854.85	33.28%
5705	Vehicle Maintenance	20,000.00	25,010.42	1,560.43	125.05%
5706	Vehicle Fuel	30,000.00	21,663.24	1,865.01	72.21%
6025	Vehicle Equipment	17,000.00	15,054.14	0.00	88.55%
6030	Vehicles	82,500.00	81,114.00	0.00	98.32%
Report Difference		1,727,553.00	1,605,434.04	157,677.84	92.93%

City of Lake Dallas
Summary Budget Comparison - Public Works-SEB
From 9/1/2015 Through 9/30/2015

Account Code	Account Title	Total Amended Budget	YTD Actual	Current Period Actual	Percent Total Budget \$ Used - Original
5501	Salaries - Full Time	126,012.00	119,492.79	12,970.14	94.82%
5502	Retirement	15,984.00	15,736.65	889.39	98.45%
5504	Longevity	822.00	696.00	0.00	84.67%
5505	Overtime	1,500.00	1,065.58	277.29	71.03%
5508	Group Health Insurance	21,039.00	18,441.45	1,149.58	87.65%
5509	Life Insurance	307.00	308.55	19.28	100.50%
5511	Worker's Compensation	4,753.00	4,256.14	417.20	89.54%
5512	Long Term Disability	601.00	322.19	20.89	53.60%
5521	TEC (SUTA Payable)	621.00	160.38	0.82	25.82%
5522	Medicare Tax Expense	1,827.00	1,756.41	190.94	96.13%
5537	Operating Supplies	1,500.00	1,956.58	129.80	130.43%
5538	Advertising	0.00	482.00	0.00	100.00%
5539	Publications	200.00	0.00	0.00	0.00%
5542	Travel	100.00	20.70	0.00	20.70%
5543	Continuing Education	600.00	299.00	0.00	49.83%
5548	Uniforms	1,800.00	1,758.83	158.85	97.71%
5632	Street Lighting	50,000.00	45,567.52	(2,628.65)	91.13%
5650	Telephone	1,700.00	1,488.81	93.46	87.57%
5700	Equipment Maintenance	2,000.00	561.04	0.00	28.05%
5701	Building Maintenance	500.00	674.89	63.66	134.97%
5704	Sidewalk Maintenance	5,000.00	524.74	0.00	10.49%
5705	Vehicle Maintenance	4,000.00	2,676.34	1,479.27	66.90%
5706	Vehicle Fuel	5,000.00	4,025.51	362.86	80.51%
5707	Drainage Maintenance	1,000.00	210.57	0.00	21.05%
5708	Street Maintenance	50,000.00	24,099.89	422.22	48.19%
5709	Sign Maintenance	20,000.00	6,711.69	268.19	33.55%
5710	Quarterly Cleanups	0.00	4,859.00	4,859.00	100.00%
6015	Equipment	20,500.00	19,986.79	0.00	97.49%
6025	Vehicle Equipment	2,500.00	2,560.00	0.00	102.40%
7114	Street Projects - Lakeview	0.00	216,189.81	0.00	100.00%
Report Difference		339,866.00	496,889.85	21,144.19	146.20%

City of Lake Dallas
Summary Budget Comparison - Support Services
From 9/1/2015 Through 9/30/2015

Account Code	Account Title	Total Amended Budget	YTD Actual	Current Period Actual	Percent Total Budget \$ Used - Original
5514	GAP Insurance	11,000.00	12,469.54	1,037.19	113.35%
5530	Insurance - Casualty	30,000.00	33,386.00	0.00	111.28%
5537	Operating Supplies	4,000.00	3,361.08	383.64	84.02%
5541	Printing	1,000.00	2,038.05	0.00	203.80%
5546	Postage	6,000.00	4,530.69	1,116.43	75.51%
5560	Copier	1,000.00	879.65	167.94	87.96%
5600	Professional Services	45,000.00	85,180.12	47,608.98	189.28%
5603	Legal Services	19,000.00	33,446.84	13,849.36	176.03%
5650	Telephone	13,000.00	13,552.96	1,851.32	104.25%
5651	Utilities	28,000.00	24,519.87	866.43	87.57%
5701	Building Maintenance	25,000.00	21,610.23	1,950.00	86.44%
5702	Software Maintenance	1,700.00	1,005.42	1,005.42	59.14%
5711	Rentals	5,400.00	5,370.84	447.57	99.46%
6020	Emergency Repairs/Purchases	1,000.00	0.00	0.00	0.00%
Report Difference		191,100.00	241,351.29	70,284.28	126.30%

Accounts Payable Check Register

**Checks Processed During
Posting
Of
Accounts Payable**

City of Lake Dallas
Check/Voucher Register
From 9/1/2015 Through 9/30/2015

Check Number	Check Date	Vendor Name	Check Amount	Transaction Description
56349	9/1/2015	Aniela Warner	750.00	Monthly billing - Municipal Court Judge
56350	9/1/2015	Assurant Employee Benefits	602.34	Monthly dental premium - Sept
56351	9/1/2015	Colonial Life &	176.73	Supplemental insurance PPE082915
56352	9/1/2015	City of Corinth	81,737.40	Fire/EMS services for September 2015
56353	9/1/2015	Dawn M. Sawyer	230.77	Child Support Alan Sawyer PPE 0829
56354	9/1/2015	TX Child Support SDU	114.00	Child Support 2 Works - PPE082915
56355	9/1/2015	HumanaVision	218.31	Monthly billing
56356	9/1/2015	TX Child Support SDU	451.38	Child Support 3 Works - PPE082915
56357	9/1/2015	McCreary, Veselka, Bragg & Allen	432.00	MVBA fees
56358	9/1/2015	Nationwide Retirement Solution	508.00	Deferred Compensation PPE 082915
56359	9/1/2015	Prudential Group Insurance	1,047.91	Sept 2015 life insurance
56360	9/1/2015	Roy Wallace	750.00	City Hall cleaning 8/17-8/28; Library 8/20 & 8/27
56361	9/1/2015	Abila	1,402.00	MIP fund accounting annual maintenance & support
56362	9/1/2015	TX Child Support SDU	595.86	Child Support Farrell PPE 082915
56363	9/1/2015	Special Insurance Services	1,037.19	Monthly billing for GAP insurance
56364	9/1/2015	Unifirst Holdings, L.P.	40.69	Uniform cleanings
56365	9/1/2015	TX Child Support SDU	73.85	Child Support 1 Works PPE082915
56366	9/1/2015	Heidi I Wiese	202.15	Child Support Sydney Grant PPE 082915
56368	9/8/2015	Ace Hardware	48.52	Monthly billing
56369	9/8/2015	Anderson's Auto Repair	350.82	Fan assembly-Unit 303
	9/8/2015	Anderson's Auto Repair	25.50	State inspection Unit 9922
56370	9/8/2015	Ann Marie Korpall	162.15	Mileage to seminar
56371	9/8/2015	Atmos Energy	79.10	Monthly billing
56372	9/8/2015	AZ Partsmaster	187.90	Pet waste dispenser bags
56373	9/8/2015	City of Carrollton	254.00	Signs
56374	9/8/2015	Caruthers Oil Co., Inc.	25.00	PD car washes
56375	9/8/2015	CenturyLink	672.63	Monthly billing
56376	9/8/2015	Charter Communications	347.43	Monthly billing
56377	9/8/2015	Denton Record-Chronicle	114.60	Annual renewal
56378	9/8/2015	Don't Let IT Break, LLC	390.00	Monthly billing
56379	9/8/2015	DPS General Services Bureau	50.00	Alcohol blood tests
56380	9/8/2015	City of Farmers Branch	933.40	Cash Bond Escrow-Majors #FB112986-01,02

City of Lake Dallas
Check/Voucher Register
From 9/1/2015 Through 9/30/2015

Check Number	Check Date	Vendor Name	Check Amount	Transaction Description
56381	9/8/2015	Federal Express	22.00	Freight
56382	9/8/2015	GT Distributors	203.40	Flares
56383	9/8/2015	Halff Associates, Inc.	5,947.45	Professional services
56384	9/8/2015	Higginbotham & Associates, Inc	50.00	Aug Admin Fees for 125 Plan
56385	9/8/2015	City of Highland Village	370.00	Cash Bond Escrow-Kerr #E002702001
56386	9/8/2015	HSA Bank	12.50	Monthly account fees - Aug & Sep
56387	9/8/2015	Integrated Forensic	91.00	Blood Alcohol content
56388	9/8/2015	John Glover	305.00	Health inspections
56389	9/8/2015	Lancaster Municipal Court	1,803.90	Cash Bond Esc-Majors #246246-900,3049,3266,9991
56390	9/8/2015	Lake Cities Municipal Utility	408.24	Monthly billing-Main, AS, City yd
56391	9/8/2015	MailFinance	78.57	Monthly billing
56392	9/8/2015	Card Service Center	1,461.19	Monthly billing
56393	9/8/2015	McCreary, Veselka, Bragg & Allen	149.70	MVBA fees
56394	9/8/2015	MetroCount USA Inc.	34.00	Battery pack
56395	9/8/2015	Neofunds by Neopost	500.00	Postage
56396	9/8/2015	Nichols, Jackson, Dillard,	6,123.90	General legal services
56397	9/8/2015	North Texas Tollway Authority	5.40	Tolls
56398	9/8/2015	Office Depot, Inc.	97.97	Copy paper, ink
56399	9/8/2015	Press Ink	207.00	Business cards for Works, LaBeau, Hansen
56400	9/8/2015	Primacare Medical Centers	387.00	Drug screens for potential new hires
56401	9/8/2015	Sam's Club	103.69	Monthly billing
56402	9/8/2015	SuperCircuits	959.55	Security cameras for library
56403	9/8/2015	TCC - NW Campus	66.00	Class for Noseff
56404	9/8/2015	Two Steppin' Towing	156.60	Towing charges
56405	9/8/2015	Unifirst Holdings, L.P.	40.69	Uniform cleanings
56406	9/8/2015	Verizon Wireless	1,448.63	Monthly billing
56407	9/8/2015	Walmart Community	167.12	Monthly billing
56408	9/8/2015		232.00	Cash bond refund
56409	9/8/2015		100.00	Permit fee refund
56410	9/15/2015	Bright Communications, Inc.	325.00	Service fee to install voicemail
56411	9/15/2015	Carlisle's Engraving Company	335.85	Service awards
56412	9/15/2015	Charter Communications	330.96	Monthly billing

City of Lake Dallas
Check/Voucher Register
From 9/1/2015 Through 9/30/2015

Check Number	Check Date	Vendor Name	Check Amount	Transaction Description
56413	9/15/2015	Chase Electronics	854.85	Repairs to radios
56414	9/15/2015	CIT	365.00	Monthly billing
56415	9/15/2015	City of Lewisville	126.81	Radio tower lease
56416	9/15/2015	Colonial Life &	176.73	Supplemental insurance PPE091215
56417	9/15/2015	Dawn M. Sawyer	230.77	Child Support Alan Sawyer PPE 0912
56418	9/15/2015	TX Child Support SDU	114.00	Child Support 2 Works - PPE091215
56419	9/15/2015	Heidi I Wiese	202.15	Child Support Sydney Grant PPE 091215
56420	9/15/2015	Higginbotham & Associates, Inc	287.96	Flex Disbursement PPE08/16/15-8/31/15
56421	9/15/2015	Kauffman Tire	517.80	Tires
56422	9/15/2015	Lake Cities Municipal Utility	82.43	Monthly billing-Library
56423	9/15/2015	TX Child Support SDU	451.38	Child Support 3 Works - PPE091215
56424	9/15/2015	Nationwide Retirement Solution	508.00	Deferred Compensation PPE 091215
56425	9/15/2015	RED The Uniform Tailor	798.85	Vest for Sawyer
56426	9/15/2015	GE Capital c/o Ricoh USA Prog.	1,005.42	Annual support
	9/15/2015	GE Capital c/o Ricoh USA Prog.	369.00	Monthly billing
	9/15/2015	Roy Wallace	750.00	City hall cleaning 8/31-9/11; Library 9/3 & 9/10
56427	9/15/2015	Sam's Club	49.20	Monthly billing
56428	9/15/2015	TX Child Support SDU	595.86	Child Support Farrell PPE 091215
56429	9/15/2015	TMRS	34,423.53	TMRS for August 2015
56430	9/15/2015	Unifirst Holdings, L.P.	82.63	Uniform cleanings
56431	9/15/2015	TX Child Support SDU	73.85	Child Support 1 Works PPE091215
56432	9/15/2015	Wex Bank	2,675.42	Monthly billing
56433	9/15/2015		187.00	Cash bond refund
56434	9/15/2015	ADT Security Services	56.28	Monthly billing
56435	9/23/2015	Ace Hardware	487.05	Monthly billing
56436	9/23/2015	Anderson's Auto Repair	1,004.30	Axle - Bobcat/PW
56437	9/23/2015	Anderson's Auto Repair	369.28	Brake pads, rotor - Unit 423
	9/23/2015	Anderson's Auto Repair	337.72	Clockspring - PW
	9/23/2015	Anderson's Auto Repair	142.64	Coil-Unit 304
	9/23/2015	Anderson's Auto Repair	39.95	LOF-Unit 303
	9/23/2015	Anderson's Auto Repair	39.95	LOF-Unit 351
	9/23/2015	Anderson's Auto Repair	39.95	LOF-Unit 352

City of Lake Dallas
Check/Voucher Register
From 9/1/2015 Through 9/30/2015

Check Number	Check Date	Vendor Name	Check Amount	Transaction Description
	9/23/2015	Anderson's Auto Repair	39.95	LOF-Unit 380
	9/23/2015	Anderson's Auto Repair	577.77	Sway bar links, brakes, wheel seals - Unit 9922
	9/23/2015	Anderson's Auto Repair	160.28	Throttle positions sensor-Unit 370
	9/23/2015	Anderson's Auto Repair	231.71	Window motor - Unit 314
	9/23/2015	Anderson's Auto Repair	425.32	Window reg, battery - Unit 350
56438	9/23/2015	City of Carrollton	4,859.00	Street signs
56439	9/23/2015	Corinth Veterinary Clinic	155.34	Monthly billing
56440	9/23/2015	Denton Central Appraisal Distr	4,186.21	4th qtr DCAD 2015 budget
56441	9/23/2015	Dell Marketing L.P.	506.30	Computer for TLETS
56442	9/23/2015	Deluxe	1,852.31	A/P cks, P/R cks, Cash receipt bks, deposit slips
56443	9/23/2015	Denton Publishing Company	1,395.55	Advertising
56444	9/23/2015	Discount Tire Co.	194.50	Tires for PW
56445	9/23/2015	Don't Let IT Break, LLC	182.00	Trip charges, IT services
56446	9/23/2015	Goddard Enterprises	372.00	Repairs
56447	9/23/2015	Graham Marcus	220.87	Commercial Inspection-501 N Shady Shores
	9/23/2015	Graham Marcus	125.62	Residential inspection
	9/23/2015	Graham Marcus	628.47	Residential inspection-200 N Lakeview Drive
	9/23/2015	Graham Marcus	153.84	Residential inspection-311 Stately Oak
	9/23/2015	Graham Marcus	76.92	Residential inspection-523 Clancy Lane
	9/23/2015	Graham Marcus	76.92	Residential inspection-611 Lake Bridge Dr
	9/23/2015	Graham Marcus	76.92	Residential inspection-621 Beck Avenue
	9/23/2015	Graham Marcus	76.92	Residential permit-512 Briar Oaks
	9/23/2015	Graham Marcus	195.62	Residential permit-512 Briar Oaks Dr
	9/23/2015	Graham Marcus	195.62	Residential permit-514 Maverick
	9/23/2015	Graham Marcus	461.87	Residential permit-580 Carlisle Drive
56448	9/23/2015	Halff Associates, Inc.	1,267.47	Engineer fees-Project 31068
56449	9/23/2015	Higginbotham & Associates, Inc	921.58	Flex Disbursement PPE090115-091515
56450	9/23/2015	Home Depot Credit Services	25.56	Monthly billing
56451	9/23/2015	Integrated Forensic	639.00	Lab tests
56452	9/23/2015	John Glover	270.00	Monthly billing
56453	9/23/2015	LeadsOnline	1,668.00	Renewal
56454	9/23/2015	Legal Shield	174.35	Prepaid legal insurance premium

City of Lake Dallas
Check/Voucher Register
From 9/1/2015 Through 9/30/2015

Check Number	Check Date	Vendor Name	Check Amount	Transaction Description
56455	9/23/2015	Local Circuit	194.00	Managed antivirus for Sept 2015
56456	9/23/2015	Local Circuit	608.68	Managed services
56457	9/23/2015	McCreary, Veselka, Bragg & Allen	2,685.47	MVBA fees
56458	9/23/2015	Mickey's Florist	74.95	Flowers for Winston Harper funeral
56459	9/23/2015	Neofunds by Neopost	537.88	Monthly billing
56460	9/23/2015	O'Reilly Auto Parts	24.64	Monthly billing
56461	9/23/2015	GE Capital c/o Ricoh USA Prog.	109.84	Monthly billing
56462	9/23/2015	Thomson Reuter - West	80.52	Monthly billing
56463	9/23/2015	Tractor Supply Credit Plan	284.50	Monthly billing
56464	9/23/2015	Unifirst Holdings, L.P.	125.82	Uniform cleanings
56465	9/23/2015	Walmart Community	423.80	Monthly billing
56466	9/23/2015	Williams Construction Services	349.98	Service call on sound system
56467	9/23/2015	Zoetis	116.63	Vaccines
56468	9/22/2015	Aflac	189.12	August billing
56469	9/28/2015	Aflac	283.68	Monthly billing for Sep 15
56470	9/28/2015	APAC Texas, Inc.	274.51	Monthly billing
	9/28/2015	Carlisle's Engraving Company	43.75	Desk bars for Chandler & Louderback
	9/28/2015	Carlisle's Engraving Company	28.50	Name plates-Sutherland/Davis/Brownlee
56471	9/28/2015	Cash	284.53	Reimburse petty cash
56472	9/28/2015	Garland Municipal Court	1,287.00	Cash Bond Escrow-Sanchez, Raquel #P5403734,35,36
56473	9/28/2015	McCreary, Veselka, Bragg & Allen	164.70	MVBA fees
56474	9/28/2015	Staples Advantage	167.94	Copy paper
	9/28/2015	Staples Advantage	103.31	Ink, labels, envelopes
	9/28/2015	Staples Advantage	111.47	Ink, scissors, batteries, adding machine tape
	9/28/2015	Staples Advantage	172.32	Paper towels & toilet paper
	9/28/2015	Staples Advantage	117.23	PD office supplies
	9/28/2015	Staples Advantage	58.20	Pens, batteries, keyboard
	9/28/2015	Staples Advantage	299.00	Premium membership fee
	9/28/2015	Staples Advantage	55.62	Toner
56475	9/28/2015	Unifirst Holdings, L.P.	41.94	Uniform cleanings
56476	9/28/2015	Wood, Thacker & Weatherly, PC	35,000.00	Retainer fee-Mathews trial
56477	9/30/2015	Amigo Energy	644.64	Monthly billing for library

City of Lake Dallas
Check/Voucher Register
From 9/1/2015 Through 9/30/2015

Check Number	Check Date	Vendor Name	Check Amount	Transaction Description
56478	9/30/2015	Atmos Energy	76.13	Monthly billing
56479	9/30/2015	Carrollton Municipal Court	621.00	Cash Bond Escrow-Caudillo, John #00333784
56480	9/30/2015	CenturyLink	498.80	Monthly billing
56481	9/30/2015	CIVICPLUS	0.00	Website annual fee
56482	9/30/2015	Colonial Life &	176.73	Supplemental insurance PPE092615
56483	9/30/2015	Dalhousie Polygraph Services	100.00	Polygraph examination
	9/30/2015	Dalhousie Polygraph Services	100.00	Polygraph test
56484	9/30/2015	Dash Medical Gloves	49.90	Exam gloves
56485	9/30/2015	Dawn M. Sawyer	230.77	Child Support Alan Sawyer PPE 0926
56486	9/30/2015	Donna Boner	52.04	Mileage for August
	9/30/2015	Donna Boner	33.38	Mileage for July
	9/30/2015	Donna Boner	59.75	Mileage for September
56487	9/30/2015	TX Child Support SDU	114.00	Child Support 2 Works - PPE092615
56488	9/30/2015	Heidi I Wiese	202.15	Child Support Sydney Grant PPE 092615
56489	9/30/2015	TX Child Support SDU	451.38	Child Support 3 Works - PPE092615
56490	9/30/2015	Card Service Center	2,180.33	Monthly billing
56491	9/30/2015	Nichols, Jackson, Dillard,	7,725.46	General legal services
	9/30/2015	Nichols, Jackson, Dillard,	3,850.97	MC legal services
56492	9/30/2015	Nationwide Retirement Solution	508.00	Deferred Compensation PPE 092615
56493	9/30/2015	Primacare Medical Centers	109.00	Drug screens
56494	9/30/2015	RED The Uniform Tailor	139.98	Uniforms for Barrington
56495	9/30/2015	Roy Wallace	750.00	City hall cleaning 9/14-9/25; Library 9/17 & 24
56496	9/30/2015	TX Child Support SDU	595.86	Child Support Farrell PPE 092615
56497	9/30/2015	TX Child Support SDU	73.85	Child Support 1 Works PPE092615
56498	9/30/2015	WiFiAA	291.73	WiFi for Sept
	9/30/2015	WiFiAA	291.73	Wifi-WGP
56505	9/30/2015	CenturyLink	541.38	Monthly billing
Report Total			251,143.98	

**Council Agenda Item H - 3
October 22, 2015**

MEMORANDUM

TO: Mayor and Members of City Council

THROUGH: Nick Ristagno, City Manager

FROM: Joni Vaughn, City Secretary

SUBJECT: Quarterly Investment Report

Issue: Approval of Investment Report for the 3rd quarter of 2015

Attachments: Investment Report for 3rd quarter of 2015

Sample Motion

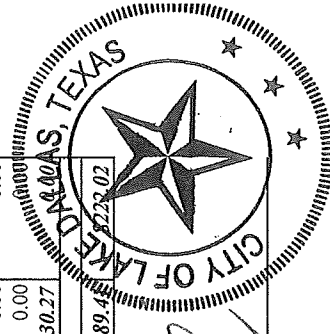
I make a motion to approve the Consent Agenda consisting of the minutes for the October 5th and 8th, 2015 meetings; the September Financials, and the 3rd quarter Investment Report.

City of Lake Dallas
Quarterly Investment Report
3rd Quarter 2015

Account Name	Beginning Book Value	Beginning Market Value	Deposits	Withdrawals	Interest Earned	Increase or Decrease	Ending Market Value	Ending Book Value	Average Monthly Interest
TEXPOOL									
Park Fund	15,662.14	15,662.14		0.00	2.86	2.86	15,665.00	15,665.00	0.95
State Court Costs and Fees	31,723.86	31,723.86	17,327.79	30,000.00	3.89	-12,668.32	19,055.54	19,055.54	1.30
I & S	533,737.00	533,737.00	65,128.50	477,693.39	39.13	-412,525.76	121,211.24	121,211.24	13.04
Investment Fund	700,610.94	700,610.94	0.00	250,000.00	119.04	-249,880.96	450,729.98	450,729.98	39.68
Road Repair and Maintenance Fund	11,704.36	11,704.36	39,022.37	0.00	5.80	39,028.17	50,732.53	50,732.53	1.93
TOTALS:	1,293,438.30	1,293,438.30	121,478.66	757,693.39	170.72	-636,044.01	657,394.29	657,394.29	56.91
LOGIC									
Restricted	57.92	57.92	0.00	57.92	0.00	-57.92	0.00	0.00	0.00
Economic Development Corporation	783,906.56	783,906.56	0.00	0.00	261.62	261.62	784,168.18	784,168.18	87.21
Community Development Corporation	404,867.60	404,867.60	23,935.70	40,000.00	133.03	-15,931.27	388,936.33	388,936.33	44.34
Police Department Funds	10,916.50	10,916.50	110.00	0.00	3.66	113.66	11,030.16	11,030.16	1.22
Municipal Court Funds	0.03	0.03	0.00	0.00	0.00	-0.03	0.00	0.00	0.00
Seized Funds	11,900.71	11,900.71	4,711.00	0.00	5.19	4,716.19	16,616.90	16,616.90	1.73
2006 Bond Proceeds	1.02	1.02	0.00	1.02	0.00	-1.02	0.00	0.00	0.00
E.D.C. Park	1.28	1.28	0.00	1.28	0.00	-1.28	0.00	0.00	0.00
2006 Bonds I & S	3.06	3.06	0.00	3.06	0.00	-3.06	0.00	0.00	0.00
Willow Grove Park	19,547.62	19,547.62	16,882.13	0.00	10.99	16,893.12	36,440.74	36,440.74	3.66
Animal Rescue	4,692.26	4,692.26	0.00	591.73	1.50	-590.23	4,102.03	4,102.03	0.50
Municipal Court Building Security	25,931.34	25,931.34	2,671.71	0.00	9.35	2,681.06	28,612.40	28,612.40	3.12
Municipal Court Child Safety	40,405.23	40,405.23	2,530.38	0.00	14.15	2,544.53	42,949.76	42,949.76	4.72
Municipal Court Technology	27,792.60	27,792.60	2,424.14	0.00	9.89	2,434.03	30,226.63	30,226.63	3.30
Municipal Court Juvenile Case Mgmt	121,391.13	121,391.13	8,202.79	0.00	42.68	8,245.47	129,636.60	129,636.60	14.23
Police Department LEOSE	6,375.02	6,375.02	1,359.83	0.00	2.55	1,362.38	7,737.40	7,737.40	0.85
Forensic Testing	0.00	0.00	2,607.00	0.00	0.72	2,607.72	2,607.72	2,607.72	0.24
TOTALS:	1,457,789.88	1,457,789.88	65,434.68	40,655.04	495.33	25,274.97	1,483,064.85	1,483,064.85	165.11
TEXSTAR									
Reserves	420.07	420.07	10.20	0.00	0.00	10.20	430.27	430.27	0.00
2008 Bonds I & S	0.72	0.72	0.00	0.72	0.00	-0.72	0.00	0.00	0.00
Fire Station I & S	0.58	0.58	0.00	0.58	0.00	-0.58	0.00	0.00	0.00
2008 GO Bonds I & S	0.86	0.86	0.00	0.86	0.00	-0.86	0.00	0.00	0.00
Hotel Tax	4.63	4.63	0.00	4.63	0.00	-4.63	0.00	0.00	0.00
2007 GO Bonds	0.49	0.49	0.00	0.49	0.00	-0.49	0.00	0.00	0.00
Fire Station Bonds	0.86	0.86	0.00	0.86	0.00	-0.86	0.00	0.00	0.00
2009 Bonds	1.36	1.36	0.00	1.36	0.00	-1.36	0.00	0.00	0.00
2009 Bonds I & S	0.70	0.70	0.00	0.70	0.00	-0.70	0.00	0.00	0.00
TOTALS:	430.27	430.27	10.20	10.20	0.00	0.89	430.27	430.27	0.00
TOTAL of Funds Invested	\$2,751,658.45	\$2,751,658.45	\$186,923.54	\$798,358.63	\$666.05	-\$610,768.15	\$2,140,889.41	\$2,140,889.41	\$722.02

This report is generated in compliance with the Public Funds Investment Act and the City of Lake Dallas Investment Policy.

David L. Vaughan
Investment Officer, City of Lake Dallas



Council Agenda Items I - 1 & 2
October 22, 2015

MEMORANDUM

TO: Mayor and Members of the City Council

THROUGH: Nick Ristagno, City Manager/Police Chief

FROM: Community Development: Char DuPree

SUBJECT: Final Plat of Abstract #924 of the MEP & PDR Survey, Lakeview Camp, Blk B

Request: To approve the final plat for a proposed new subdivision at 224 & 226 Wilson Street, Lakeview Camp, Block B from 2 lots into 11 residential lots.

Zoning: Property is currently zoned R1-6000

Background: Property Owner, Mike Mayberry, purchased both properties in April 2015. Mr. Mayberry is proposing to build eleven (11) new, quality homes with a goal of significantly enhancing the residential area. Ten (10) homes will range from 1,498 to 2,000 sq. ft. where a minimum of 1,200 sq. ft. is required. Ten (10) of the proposed lots will range from 6,052 sq. ft. to 9,869 sq. ft. where a minimum of 6,000 sq. ft. is required. Mr. Mayberry plans to build his personal residence on the eleventh (11) lot. This house will be approximately 2,900 sq. ft. on a 28,078 sq. ft. lot. All of the homes will meet the 80 % masonry requirement.

In addition, all of the civil plans on this project have been reviewed by the City Engineer and are in compliance with all drainage requirements.

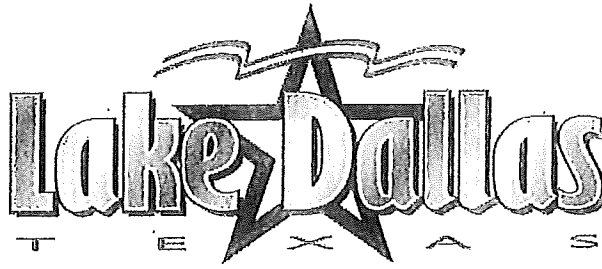
This development meets, and in some areas exceeds, all city and zoning requirements.

Coordination: Community Development Department, City Engineer & City Attorney

Recommendation: To approve the final plat for this development

Attachments: Application, final plat, engineer review notes

NOTE: This issue was denied by the Planning & Zoning Commission by a vote of (2) no and (1) yes.



212 Main Street, Lake Dallas, TX 75065
940-497-2226 Ext. 110 Fax 940-497-4485 www.lakedallas.com

☐ Minor Replat ☒ Major Replat ☐ Commercial Site Plan ☐ Residential Site Plan ☐ Preliminary Plat

Owner: TTMJ Assets, LLC

Address: P.O. Box 1837, Lake Dallas TX 75065-1837

Phone: 214-477-2443 Email: 203mainstreet@gmail.com

Location of Property (Address if Applicable): 224/226 Wilson Dr (Lakeview Camp Blk B(e Pt))

Engineer/Surveyor: John Bezner/Civil Point Engineers, Inc.

Address: 3102 Maple Ave, Suite 400, Dallas TX 75201

Phone: 972-554-1100 Email: john@civilpt.com

If this Application is for a subdivision plat, it must conform to the specifications as outlined by the City of Lake Dallas Subdivision Ordinance and applicable State Statutes (Chapter 94).

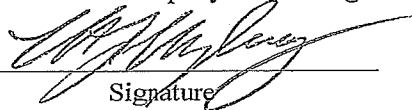
Proposed Subdivision Name: Lake Bluff Addition

Survey Name: _____ Abstract No.: _____

Existing Zoning of Property: R-1-6000 Is this a re-plat or an existing recorded subdivision? ☒ Yes ☐ No

If yes, name of original subdivision: Lakeview Camp

Circle One: Property Owner / Agent


Signature

Mike Mayberry

Please Print Name

9/8/2015

Date

If you are submitting this application on behalf of the property owner the following must be completed:

I am authorized to make application for a _____ on behalf of the owner of this property..

Signed: _____ (Agent)

The above person is my representative, authorized to make application for a subdivision on my behalf, and I
_____, hereby certify that I am owner of the property for which this application is
made:

Notary Public Signature

Information listed below to be completed by City Staff:

Date Submitted: _____ Received by: _____ Amount: \$ _____

Probable Planning and Zoning Commission Date: _____ Probable City Council Date: _____

RECEIVED SEP 08 2015

OK NO. #1691
DATE 9/8/15

Property Details for account 63446**Tax Information**

The Denton Central Appraisal District is not responsible for the assessment or collection of taxes for this or any other property. If you have a question regarding your tax bill please contact the Denton County Tax Assessor / Collector.

General Information

Property ID	63446
Geographic ID	SM0018A-00000B-0000-0000-0000
Legal Description	Lakeview Camp Blk B(e Pt)
Situs Address	226 Wilson St Tx 75065-3473
Property Type	Real
Neighborhood	DC11003
	Garza Beach Est (class 7+)
Abstract/Subdivision	SM0018A
	All properties in SM0018A
	View Plat
Owner ID	692621
Owner Name	Ttmj Assets Llc
Percent Ownership	100
Mailing Address	Po Box 1837
	Lake Dallas, TX 75065-1837
Taxing Jurisdictions	G01 (Denton County)
	W02 (Lake Cities Mua)
	C11 (Lake Dallas City Of)
	S08 (Lake Dallas Isd)
Exemptions	N/A
View Map	Denton CAD GIS

2015 Values (Preliminary)

Total Improvement Value	(+) \$0
Land Homesite Value	(+) \$0
Land Non-Homesite Value	(+) \$77,873
Agricultural Market Value	(+) \$0
Timber Market Value	(+) \$0
Total Market Value	(=) \$77,873
Agricultural Use Reduction	(-) \$0
Timber Use Reduction	(-) \$0
Appraised Value	(=) \$77,873
Homestead Cap What's this?	(-) \$0
Assessed Value	(=) \$77,873
<u>Download the 2015 Appraisal Notice</u>	

2015 Estimated Taxes

Entity Name	Tax Rate Per \$100	Taxable Value	Estimated Taxes	Tax Ceiling Amount
Denton County	0.2722%	\$77,873.00	\$211.97	N/A
Lake Dallas City Of	0.701929%	\$77,873.00	\$546.61	N/A
Lake DALLAS	1.67%	\$77,873.00	\$1,300.48	N/A
Estimated Total Taxes				\$2,059.06

DO NOT PAY TAXES BASED ON THESE ESTIMATED TAXES. You will receive an official tax bill from the appropriate agency when they are prepared. Taxes are collected by the agency sending you the official tax bill. To see a listing of agencies that collect taxes for your property, [click here](#)

The estimated taxes are provided as a courtesy and should not be relied upon in making financial or other decisions. The Denton Central Appraisal District (DCAD) does not control the tax rate nor the amount of the taxes, as that is

the responsibility of each Taxing Jurisdiction. Questions about your taxes should be directed to the appropriate taxing jurisdiction. These tax estimates are calculated by using the taxable value as of 6:00AM multiplied by the most current tax rate. It does not take into account other special or unique tax scenarios.

Land Segments

Land Type	Acres	Sq. Ft.
Resident Lot	1.8352	79,941 sq. feet

Splits, Merges, and Deletes

Type	Date	Details
SYSTEM	06/09/2010	Property Split/2010 ALL WAS TRANSFERRED IN ERROR/LEGAL WAS LEFT OFF DEED. ADJ AC PER SPLIT OF BLK B (NE PT) /SUPPLEMENT FOR 2007-2009/OWNER BROUGHT IN SURVEY

Property History

Year	Improvement(s)	Land	Market	Appraised	Assessed
2015	\$0 (Preliminary)	\$77,873 (Preliminary)	\$77,873 (Preliminary)	\$77,873 (Preliminary)	\$77,873 (Preliminary)
2014	\$0	\$73,522	\$73,522	\$73,522	\$73,522
2013	\$0	\$73,522	\$73,522	\$73,522	\$73,522
2012	\$0	\$73,522	\$73,522	\$73,522	\$73,522
2011	\$0	\$73,522	\$73,522	\$73,522	\$73,522
2010	\$0	\$82,456	\$82,456	\$82,456	\$82,456
2009	\$0	\$54,971	\$54,971	\$54,971	\$54,971
2008	\$0	\$54,971	\$54,971	\$54,971	\$54,971
2007	\$158	\$65,976	\$66,134	\$66,134	\$66,134
2006	\$169	\$48,822	\$48,991	\$48,991	\$48,991
2005	\$178	\$48,822	\$49,000	\$49,000	\$49,000
2004	\$17,455	\$48,822	\$66,277	\$66,277	\$66,277
2003	\$16,387	\$34,873	\$51,260	\$51,260	\$51,260
2002	\$18,651	\$26,307	\$44,958	\$44,958	\$44,958
2001	\$14,858	\$26,307	\$41,165	\$41,165	\$41,165

Deed History

Date	Type	Seller	Buyer	Deed Number	Sale Price
4/28/2015	General Wd	Baker, Hal & Laura	Ttmj Assets Llc	2015-46529	Unavailable
11/11/2013	Wd With Vendors Lien	Squier, Julie & Mark R	Baker, Hal & Laura	2013-139593	Unavailable
8/17/2004	Quit Claim Deed	Cothran, Fayrene	Squier, Julie & Mark R	04-109541	Unavailable
10/2/1997	Execr Deed	Cothran, W R	Cothran, Fayrene	97-0069450	Unavailable

Real Estate Sales

	Show sales that occurred within the past		
	6 months	1 year	2 years
Subject Property Neighborhood: Garza Beach Est (class 7+)	Link	Link	Link
Subject Property Abstract/Subdivision: SM0018A	Link	Link	Link
Subject Property City: Lake Dallas City Of	Link	Link	Link
Subject Property School District: Lake Dallas	Link	Link	Link

In 2005, Texas passed Senate Bill 541, which prohibits the Denton Central Appraisal District -- and every other Appraisal District in the State of Texas -- from making photographs and floorplans of property available online. Exempted from the restriction will be aerial photographs of five or more separately owned buildings.

You can read more about S.B. 541 here.

[Back to Search]

Property Details for account 338878**Tax Information**

The Denton Central Appraisal District is not responsible for the assessment or collection of taxes for this or any other property. If you have a question regarding your tax bill please contact the Denton County Tax Assessor / Collector.

General Information

Property ID	338878
Geographic ID	SM0018A-00000B-0000-0000-0001
Legal Description	Lakeview Camp Blk B(ne Pt)
Situs Address	224 Wilson St Tx
Property Type	Real
Neighborhood	DC11003
Abstract/Subdivision	Garza Beach Est (class 7+)
	SM0018A
	All properties in SM0018A
	View Plat
Owner ID	692621
Owner Name	Tlmj Assets Llc
Percent Ownership	100
Mailing Address	Po Box 1837
	Lake Dallas, TX 75065-1837
Taxing Jurisdictions	G01 (Denton County)
	W02 (Lake Cities Mua)
	C11 (Lake Dallas City Of)
	S08 (Lake Dallas Isd)
Exemptions	N/A
View Map	Denton CAD GIS

2015 Values (Preliminary)

Total Improvement Value	(+) \$0
Land Homesite Value	(+) \$0
Land Non-Homesite Value	(+) \$66,271
Agricultural Market Value	(+) \$0
Timber Market Value	(+) \$0
Total Market Value	(=) \$66,271
Agricultural Use Reduction	(-) \$0
Timber Use Reduction	(-) \$0
Appraised Value	(=) \$66,271
Homestead Cap What's this?	(-) \$0
Assessed Value	(=) \$66,271
Download the 2015 Appraisal Notice	

2015 Estimated Taxes

Entity Name	Tax Rate Per \$100	Taxable Value	Estimated Taxes	Tax Ceiling Amount
Denton County	0.2722%	\$66,271.00	\$180.39	N/A
Lake Dallas City Of	0.701929%	\$66,271.00	\$465.18	N/A
Lake DALLAS	1.67%	\$66,271.00	\$1,106.73	N/A
Estimated Total Taxes				\$1,752.30

DO NOT PAY TAXES BASED ON THESE ESTIMATED TAXES. You will receive an official tax bill from the appropriate agency when they are prepared. Taxes are collected by the agency sending you the official tax bill. To see a listing of agencies that collect taxes for your property, [click here](#)

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Land Segments

Land Type	Acres	Sq. Ft.
Resident Lot	0.938	40,859 sq. feet

Splits, Merges, and Deletes

Type	Date	Details
SYSTEM	06/09/2010	Property Split/2010 OWNER BROUGHT IN SURVEY AND THIS SHOULD HAVE BEEN A SPLIT IN 2008

Property History

Year	Improvement(s)	Land	Market	Appraised	Assessed
2015	\$0 (Preliminary)	\$66,271 (Preliminary)	\$66,271 (Preliminary)	\$66,271 (Preliminary)	\$66,271 (Preliminary)
2014	\$0	\$59,377	\$59,377	\$59,377	\$59,377
2013	\$0	\$59,377	\$59,377	\$59,377	\$59,377
2012	\$199	\$59,377	\$59,576	\$59,576	\$59,576
2011	\$205	\$46,653	\$46,858	\$46,858	\$46,858
2010	\$139	\$88,574	\$88,713	\$88,713	\$88,713
2009	\$139	\$44,287	\$44,426	\$44,426	\$44,426
2008	\$159	\$44,287	\$44,446	\$44,446	\$44,446

Deed History

Date	Type	Seller	Buyer	Deed Number	Sale Price
4/28/2015	General Wd	Baker, Hal	Ttmj Assets Llc	2015- 46528	Unavailable
8/16/2007	Warranty Deed	Squier, Julie & Mark R	Baker, Hal	2007- 104046	Unavailable

Real Estate Sales

	Show sales that occurred within the past		
	6 months	1 year	2 years
Subject Property Neighborhood: Garza Beach Est (class 7+)	Link	Link	Link
Subject Property Abstract/Subdivision: SM0018A	Link	Link	Link
Subject Property City: Lake Dallas City Of	Link	Link	Link
Subject Property School District: Lake Dallas	Link	Link	Link

Senate Bill 541

In 2005, Texas passed Senate Bill 541, which prohibits the Denton Central Appraisal District -- and every other Appraisal District in the State of Texas -- from making photographs and floorplans of property available online. Exempted from the restriction will be aerial photographs of five or more separately owned buildings.

[You can read more about S.B. 541 here.](#)

[\[Back to Search \]](#)

Char Dupree

From: John Bezner [john@civilpt.com]
Sent: Friday, October 09, 2015 3:04 PM
To: 'Reissig, Jay'; Char Dupree
Cc: 'Haynes, Brian'; 'Mike Mayberry'
Subject: RE: Lake Bluff Civil Plans
Attachments: Lake Bluff Civil Plans.pdf

Jay,

Please see attached revised set of plans.

Thanks,

John H Bezner, PE
PRINCIPAL
CIVIL POINT ENGINEERS, INC.
3102 MAPLE AVE., STE. 400
DALLAS, TX 75201
(972) 554-1100 - Office
(214) 790-2750 - Cell
(TBPE Firm # 9723)

www.civilpt.com

From: Reissig, Jay [mailto:jReissig@Halff.com]
Sent: Tuesday, October 06, 2015 11:08 AM
To: 'John Bezner' <john@civilpt.com>; 'cdupree@lakedallas.com' <cdupree@lakedallas.com>
Cc: Haynes, Brian <bHaynes@Halff.com>
Subject: RE: Lake Bluff Civil Plans

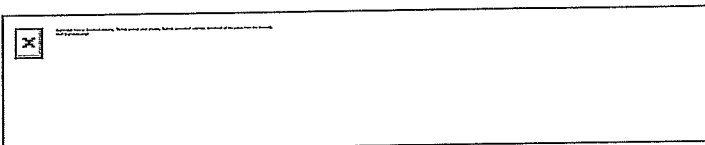
John,
Attached are our final comments to the submitted Lake Bluff Addition plans. If you have any questions or need any additional information, just let me know.

Thank you,

Jay Reissig
Project Manager

O: (972) 956-0801
C: (940) 597-2268

HALFF ASSOCIATES, INC.
1001 Cross Timbers Rd
Flower Mound, TX 75028-8829
www.halff.com



From: John Bezner [<mailto:john@civilpt.com>]
Sent: Thursday, October 01, 2015 10:26 AM
To: Reissig, Jay <jReissig@Halff.com>
Cc: 'Mike Mayberry' <203mainstreet@gmail.com>; jknight@lcmua.org
Subject: Lake Bluff Civil Plans

Jay,

Please see attached civil plans. Below is my response to your comments.

General Notes:

1. Please send Lake Dallas General Construction Notes

Sheet 4 - Overall SS Plan

1. Addressed
2. Addressed
3. Addressed
4. Addressed
5. Addressed
6. Addressed
7. Addressed
8. Addressed
9. Addressed
10. Manhole spacing requirement already met. They are 455' apart
11. Addressed

Sheet 5 Water Plan

1. Addressed
2. Addressed
3. Addressed, services are shown. Meters will be installed by homebuilder
4. Addressed
5. Addressed

Sheet 6 Grading Plan

1. Addressed
2. Addressed
3. Addressed
4. Addressed
5. Addressed

Sheet 7 Pre-Development Drainage Area Map

1. As discussed the calculated Time of Concentration is 6.7 as the site is steep and the distance is short. The Tc was rounded up to 10min.
2. Addressed
3. Existing runoff coefficients were estimated because of existing onsite buildings. The existing streets were not included in the pre & post development drainage areas. Drainage area A drains to the detention pond. No street water drains to the detention pond.
4. Addressed
5. Addressed

Sheet 8 Post-Development Drainage Area Map

1. As discussed the calculated Time of Concentration is 6.7 as the site is steep and the distance is short. The Tc was rounded up to 10min.
2. Addressed
3. Addressed
4. Not necessary as this is an existing downstream condition. The detention pond is releasing less than the existing drainage flows.
5. Addressed

Sheet 9 Detention Pond Plan & Calcs

1. Addressed
2. Addressed, the emergency overflow will be over the weir structure.
3. Addressed
4. Addressed

Sheet 10 Erosion Control Plan

1. Addressed
2. Addressed

Sheet 11 Details Sheet

1. Addressed
2. Addressed
3. Addressed

Thanks,

John H Bezner, PE
PRINCIPAL
CIVIL POINT ENGINEERS, INC.
3102 MAPLE AVE., STE. 400
DALLAS, TX 75201
(972) 554-1100 - Office
(214) 790-2750 - Cell
(TBPE Firm # 9723)

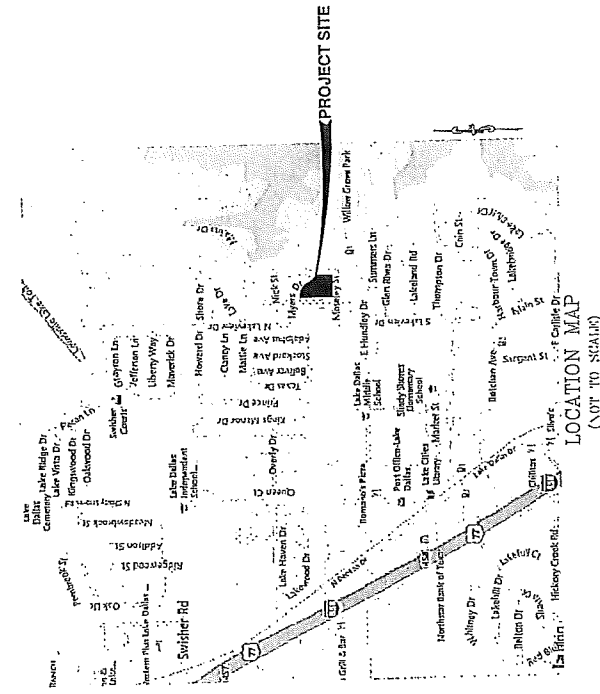
www.civilpt.com

CONSTRUCTION PLANS

for

Lake Bluff Addition

Lake Dallas, Texas



INDEX of SHEETS

Sheet No.	Title
2	FINAL PLAT
3	SANITARY SEWER PLAN
4	SANITARY SEWER PROFILE-LINE A & LINE B
5	WATER PLAN
6	GRADING PLAN
7	PRE-DEVELOPMENT DRAINAGE AREA MAP
8	POST-DEVELOPMENT DRAINAGE AREA MAP
9	DETENTION POND PLAN & CALCULATIONS
10	EROSION CONTROL PLAN
11	DETAILS SHEET (1 OF 2)
12	DETAILS SHEET (2 OF 2)
13	GENERAL CONSTRUCTION NOTES



~ Engineer ~

CIVILPOINT
ENGINEERS

3102 MAPLE AVE, STE 400
DALLAS, TX 75201
972-554-1100 (OFFICE)
866-682-8129 (FAX)
TYPE Firm #: 9723

FINAL
FOR CONSTRUCTION
OCTOBER 2015

STATE OF TEXAS
COUNTY OF DENTON

[illegible]

OWNER'S DEDICATION

[illegible]

3Y: $\frac{1}{1000}$ probability of coming up with a new idea that is a significant improvement on the status quo

STATE OF TEXAS
COUNTY OF DICKINSON

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, ON THIS DAY PERSONALLY APPEARED _____, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND _____, A PERSONS DESIGNED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN.

WITNESS MY HAND AND SEAL OF OFFICE THIS THE _____ DAY OF _____, 2015.

MINUTARY PUBLIC IN AND FOR THE STATE OF
COUNTY

CERTIFICATE OF SURVEYOR

STATE OF TEXAS
COUNTY OF DENTON

I, KENNETH A. ZOLLINGER, REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND AND THAT THE MONUMENTS SHOWN HEREON WERE FOUND OR PLACED WITH CALIPED 1/2" IRON RODS STAMPED "1042" UNDER MY DIRECTION AND SUPERVISION IN ACCORDANCE WITH THE ORDINANCES OF THE CITY OF LANE DALLAS, DENTON COUNTY, TEXAS.

KENNETH A ZOLLINGER 8813 E 5312 DATE

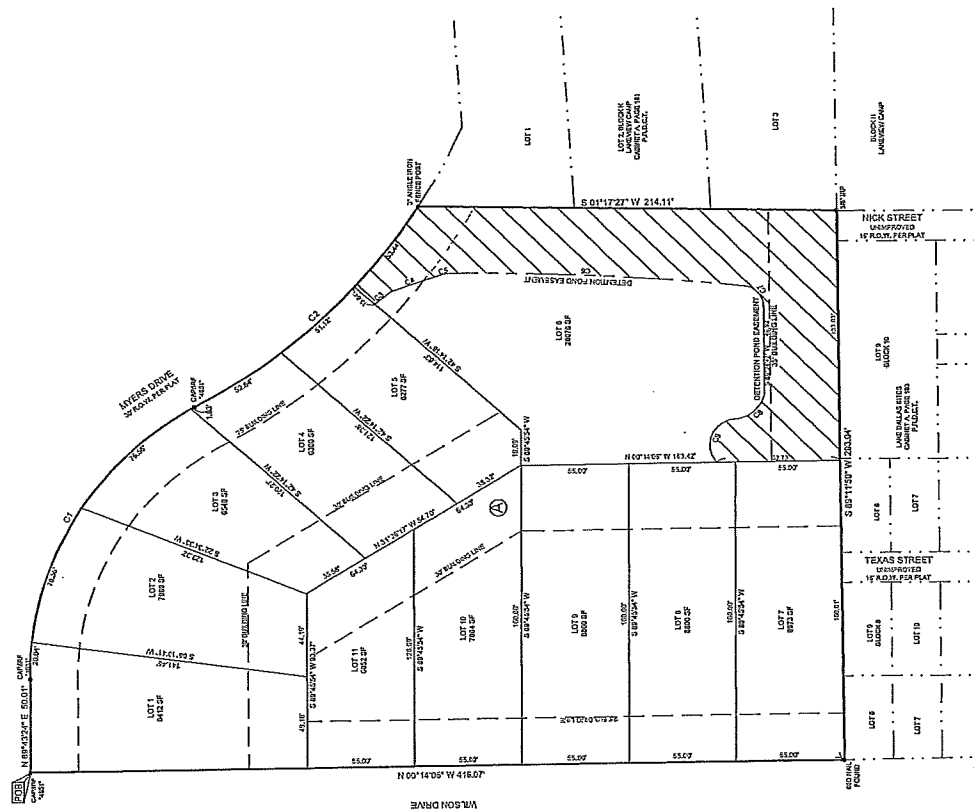
STATE OF TEXAS

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED KENNETH A. ZOLLINGER, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE/HIS EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS HEREIN EXPRESSED, AND IN THE CAPACITY/TURPIN STATING

GIVEN UNDER MY HAND AND SEAL OF THE OFFICE THIS _____ DAY OF _____ 2015.

NOTARY PUBLIC DENTON COUNTY TEXAS

MY COMMISSION EXPIRES _____



CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD DIAMETER	CHORD LENGTH
G1	174.50"	164.52"	69°30'00"	5.3975114°	160.85'
G2	157.51"	300.69'	39°30'00"	5.4732514°	155.42'
G3	10.77'	107.44'	0°32'22"	5.2075544°	10.28'
G4	2.60'	101.54'	2°20'43"	5.1874355°	2.48'
G5	2.30'	23.87'	2°22'23"	5.1870311°	2.15'
G6	150.69'	130.10'	130°00'	5.0510311°	140.50'
G7	1.83'	11.84'	2°22'23"	5.1870311°	1.70'
G8	2.81'	10.32'	2°22'23"	5.4172523°	2.52'

GENERAL NOTES:

ALL CORNERS ARE MARKED WITH CAPPED 1/2" IRON RODS
 CAPED "KAZ" UNLESS OTHERWISE NOTED.

GOOD STATEMENT: I have reviewed the F.E.M.A. Flood Insurance Rate Map for the City of Lake Dallas, Community Number 420720, effective date 2011, and that map indicates as shown, that this property is within the Shaded Zone X classified as "Areas determined to be outside the 0.2% annual chance flood (500-year)" as shown on Panel 265 C & 265 D of said map.

THE PURPOSE OF THIS FINAL PLAY IS TO CREATE A RESIDENTIAL

COORDINATES SHOWN HEREON ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1983, NORTH CENTRAL ZONE (4202), AND BASED ON THE NORTH AMERICAN DATUM OF 1983, 2011 EDITION.

CITY OF LAKE DALLAS

APPROVED THIS	DAY OF	2013

MAYOR:

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Journal compilation © 2006 Blackwell Publishing Ltd

CHAIRMAN OF PLANNING AND ZONING:

LEGEND

44 = CONTROLLING MONUMENT
O.A.V. = RIGHT OF WAY
O.B. = POINT OF BEGINNING
N.C.T. = DEED RECORDS DEKTON COUNTY TEXAS
99 = IRON PIPE FOUND

NOTES

WERNER:

NUMERO: 13602A-FP
(540)J32-2440

FINAL PLAT
LAKE BLUFF ADDITION
LOTS 1-11, BLOCK A
ANG 2.38 ACRES OUT OF THE M.E.P.
L. SURVEY, ABSTRACT NUMBER 92
THE CITY OF LAKE DALLAS, DENTON
COUNTY, TEXAS



K&A Z
SURVEYING
Toll Free 800 455 3344 FAX 416 291 1189

WERNER:

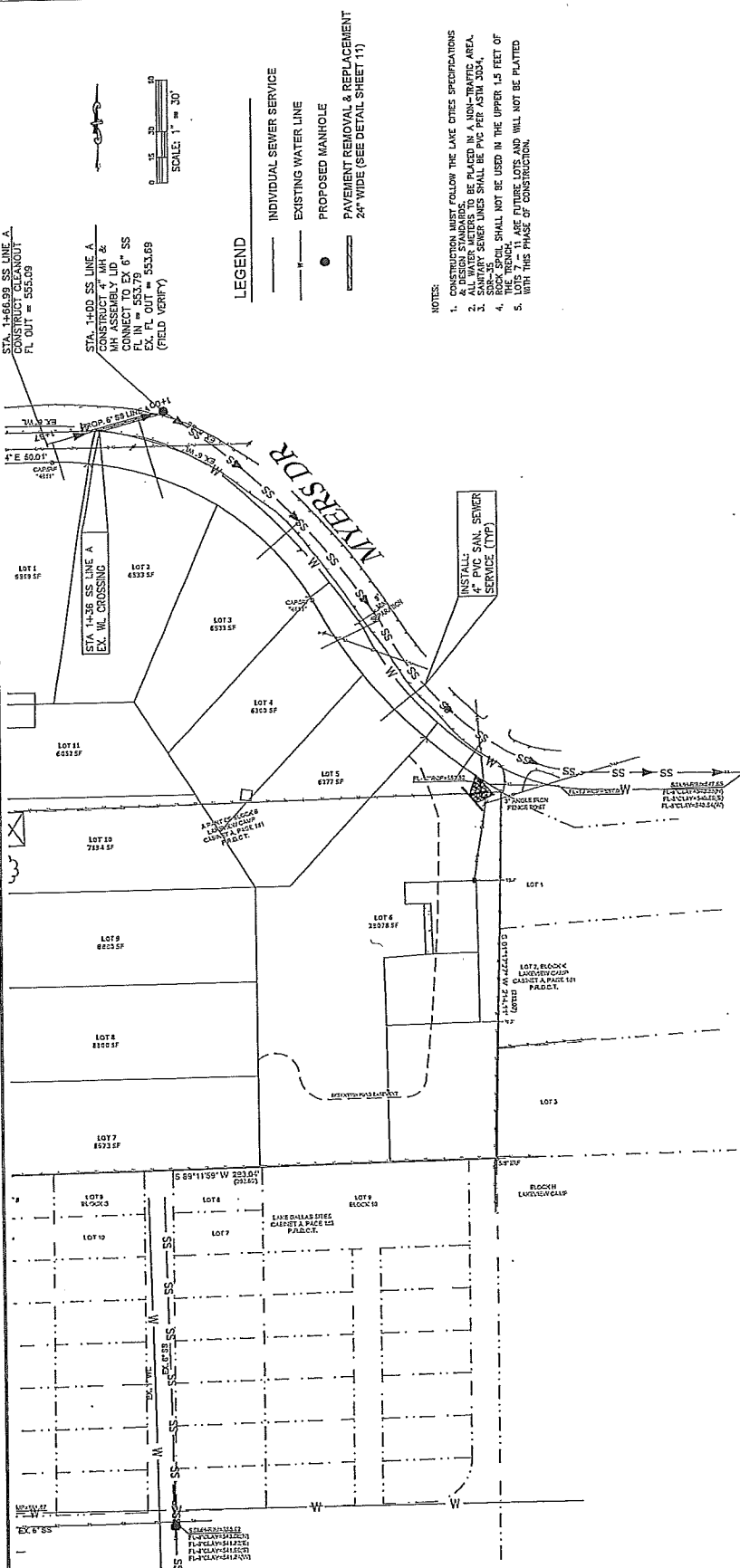
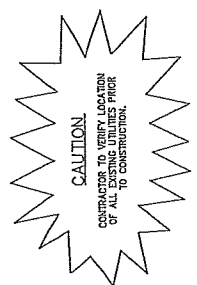
NOTES

Surveyors

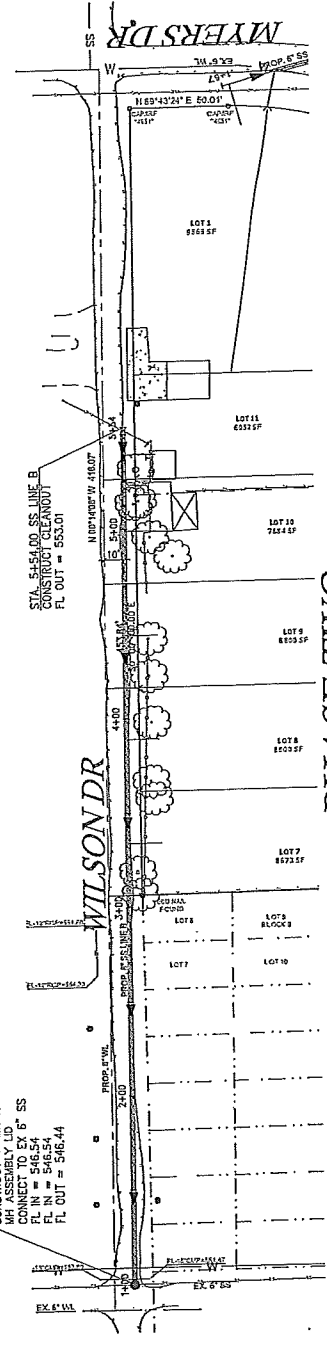
10

2014

CONTROLLING



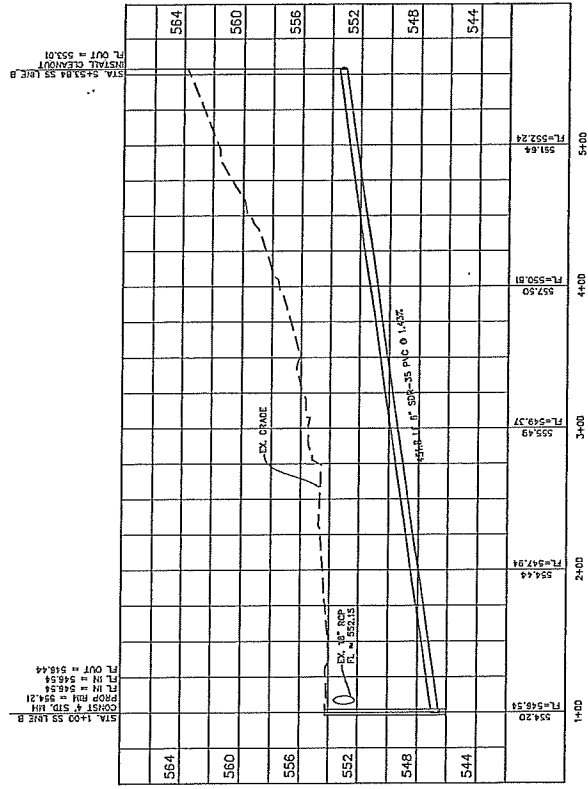
PHASE ONE



PHASE TWO

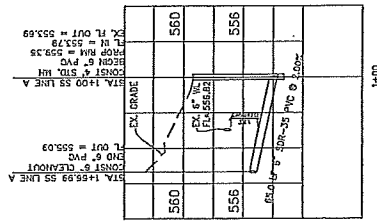
SS LINE B PROFILE - PHASE 2

HOR. SCALE: 1"=40'-0"
VER. SCALE: 1"=4'

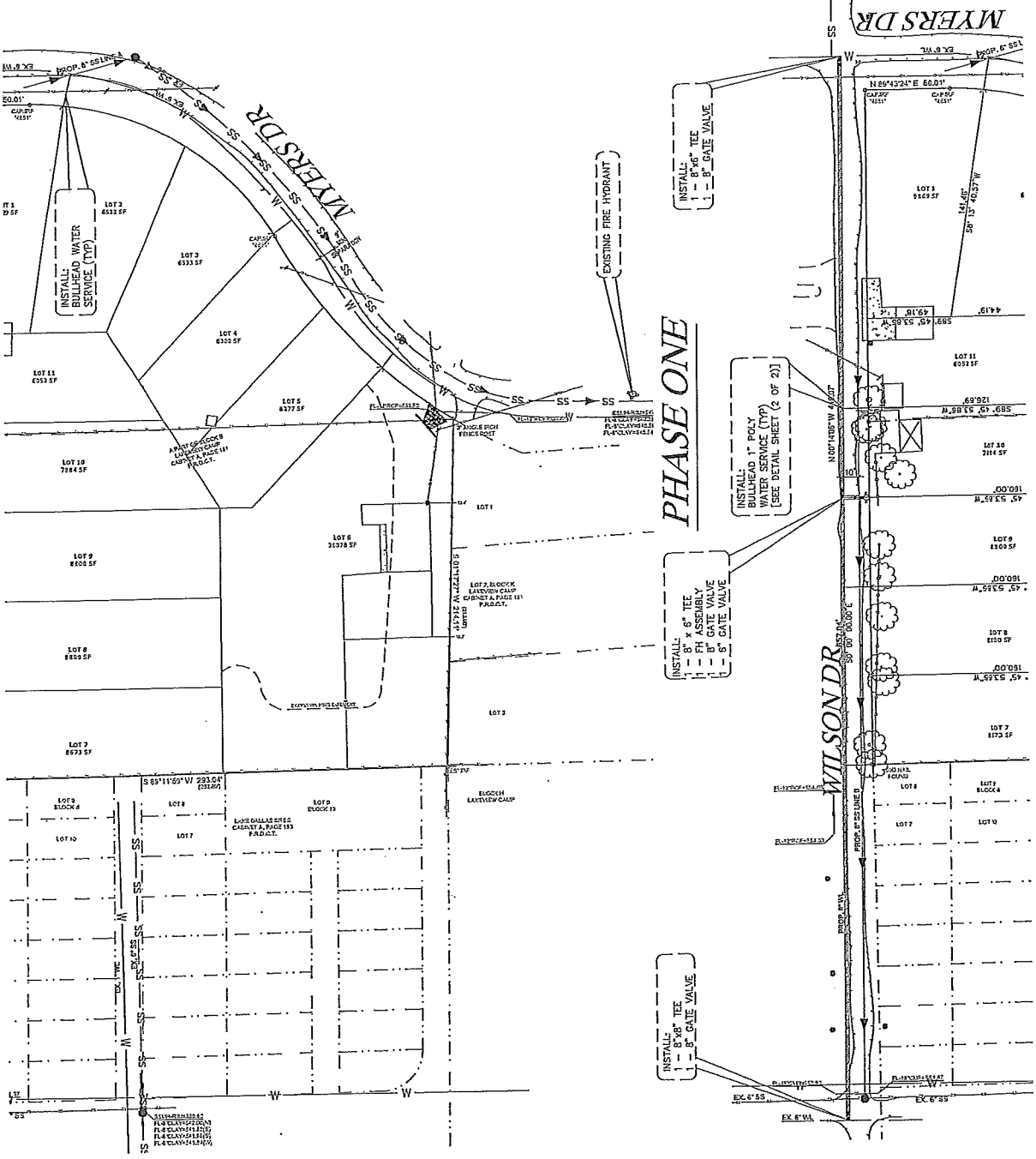


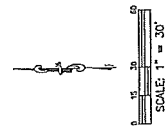
SS LINE A PROFILE - PHASE 1

HOR. SCALE: 1"=40'-0"
VER. SCALE: 1"=4'



- LEGEND**
- BULLHEAD 1" POLY WATER SERVICE
 - PROP. WATER LINE W/ FIRE HYDRANT
 - EXISTING WATER LINE
 - GATE VALVE
 - PROPOSED MANHOLE
 - PAVEMENT REMOVAL & REPLACEMENT 24" WIDE (SEE DETAIL SHEET 11)
- NOTES:**
- CONSTRUCTION MUST FOLLOW THE LAKE CITIES SPECIFICATIONS & DESIGN STANDARDS. TO BE PLACED IN A NON-TRAFFIC AREA.
 - ALL TRENCHES SHALL BE 36" DEEP MINIMUM.
 - SANITARY SERVICE LINES SHALL BE PVC PER ASTM 2008, SDR-35.
 - ROCK SPOT IS NOT ALLOWED IN ANY TRENCHES USED FOR WATER SERVICE LINES.
 - ALL FIRE LINES AND WATER LINES SHALL HAVE 4" COVER MINIMUM.
 - ALL TRENCHES SHALL BE 36" DEEP MINIMUM.
 - WITH THIS PHASE OF CONSTRUCTION.

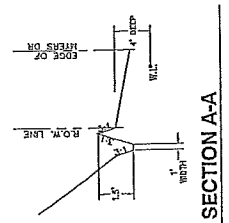
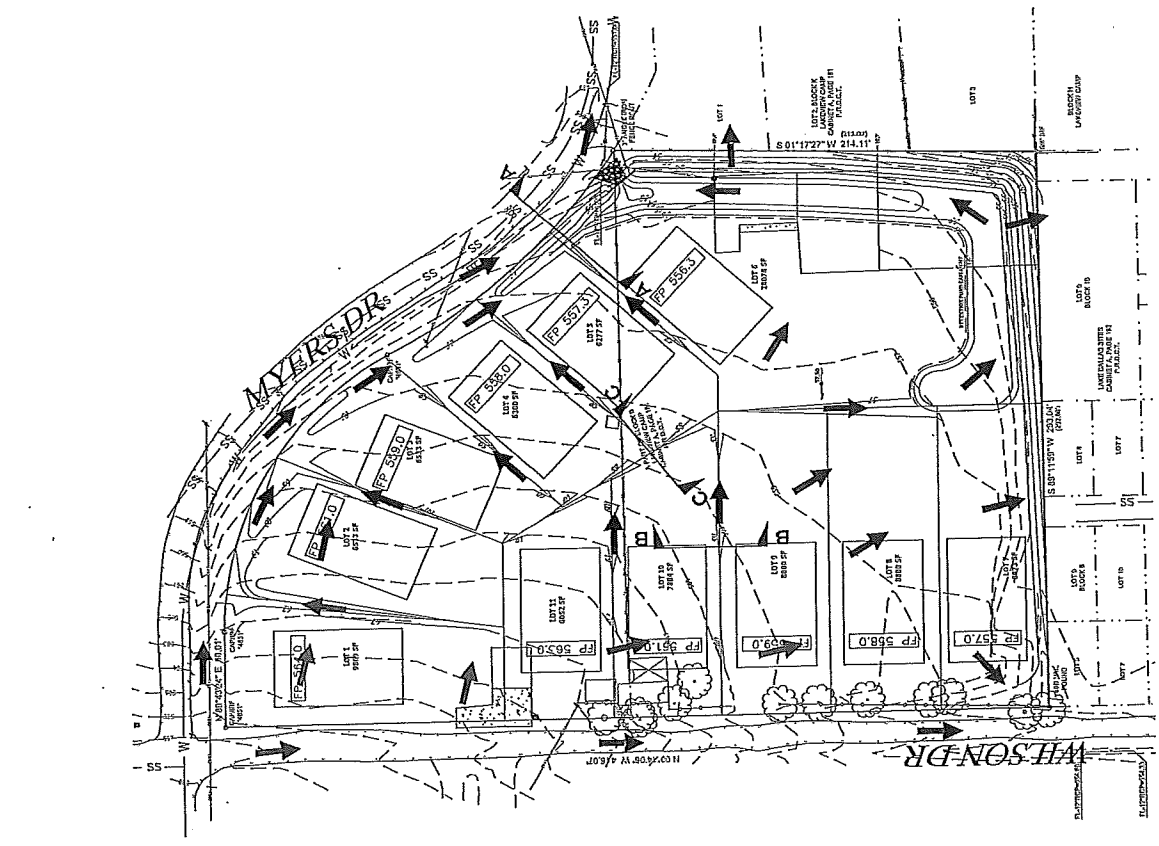




LEGEND

- PROP GROUND ELEV
OF 541.20
- MATCH EX GROUND ELEV
OF 542.50
- PROP CONTOUR ELEV
OF 542

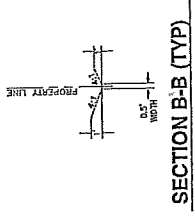
- GRADING NOTES:
1. THE CONTRACTOR SHALL VERIFY THE LOCATION, SIZE AND MATERIAL OF ALL EXISTING UTILITIES AFFECTED BY THE PROPOSED GRADING. THE CONTRACTOR SHALL CONTACT A UTILITY LOCATION 48 HOURS PRIOR TO CONSTRUCTION.
 2. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR THE PROTECTION AND PRESERVATION OF ALL EXISTING UTILITIES. ANY DAMAGE TO EXISTING UTILITIES SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION AND PRESERVATION OF ALL EXISTING UTILITIES. ANY DAMAGE TO EXISTING UTILITIES SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE.
 3. THE CONTRACTOR SHALL PROTECT EXISTING CONDUITS AND CABLES FROM DAMAGE AND DAMAGE TO EXISTING UTILITIES SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION AND PRESERVATION OF ALL EXISTING UTILITIES. ANY DAMAGE TO EXISTING UTILITIES SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE.
 4. THE CONTRACTOR SHALL PROTECT EXISTING CONDUITS AND CABLES FROM DAMAGE AND DAMAGE TO EXISTING UTILITIES SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION AND PRESERVATION OF ALL EXISTING UTILITIES. ANY DAMAGE TO EXISTING UTILITIES SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE.
 5. ALL EXISTING OPERATING RAINWATER INSTALLATION, ETC. SHALL CONFORM TO THE GEOTECHNICAL REPORT.
 6. THE CONTRACTOR SHALL VERIFY THE SATURABILITY OF EXISTING SOILS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION AND PRESERVATION OF ALL EXISTING UTILITIES. ANY DAMAGE TO EXISTING UTILITIES SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE.
 7. EROSION CONTROL SHALL BE IN PLACE PRIOR TO THE DISTURBANCE OF ANY EXISTING SURFACE.
 8. DIMENSIONS ARE FACE OF CURB TO FACE OF CURB.
 9. ALL EXISTING PAVING SHALL HAVE A FULL DEPTH SMALT.
 10. AND SEE TO ALL EXISTING ELEVATIONS & DIMENSIONS. ALL ELEVATIONS SHOWN REPRESENT FINISH GRADE, UNLESS NOTED OTHERWISE.
 11. ALL SIDEWALKS AND CROSSWALKS SLOPES SHALL CONFORM TO ADA REQUIREMENTS AS SHOWN BELOW. SIDEWALKS SHALL HAVE A MINIMUM CROSS SLOPE OF 2% MAX (1:50) TRANSVERSE OR CROSS SLOPE.



SECTION A-A

Section A-A Channel Capacity

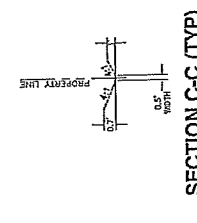
Triangular	4.00, 4.00
Top Width (ft)	4.00
Bottom Width (ft)	2.00
Depth (ft)	1.00
Area (sq ft)	2.00
Velocity (ft/s)	2.00
Flow (cfs)	2.00
Known Depth (ft)	1.00



SECTION B-B (TYP)

Section B-B Channel Capacity

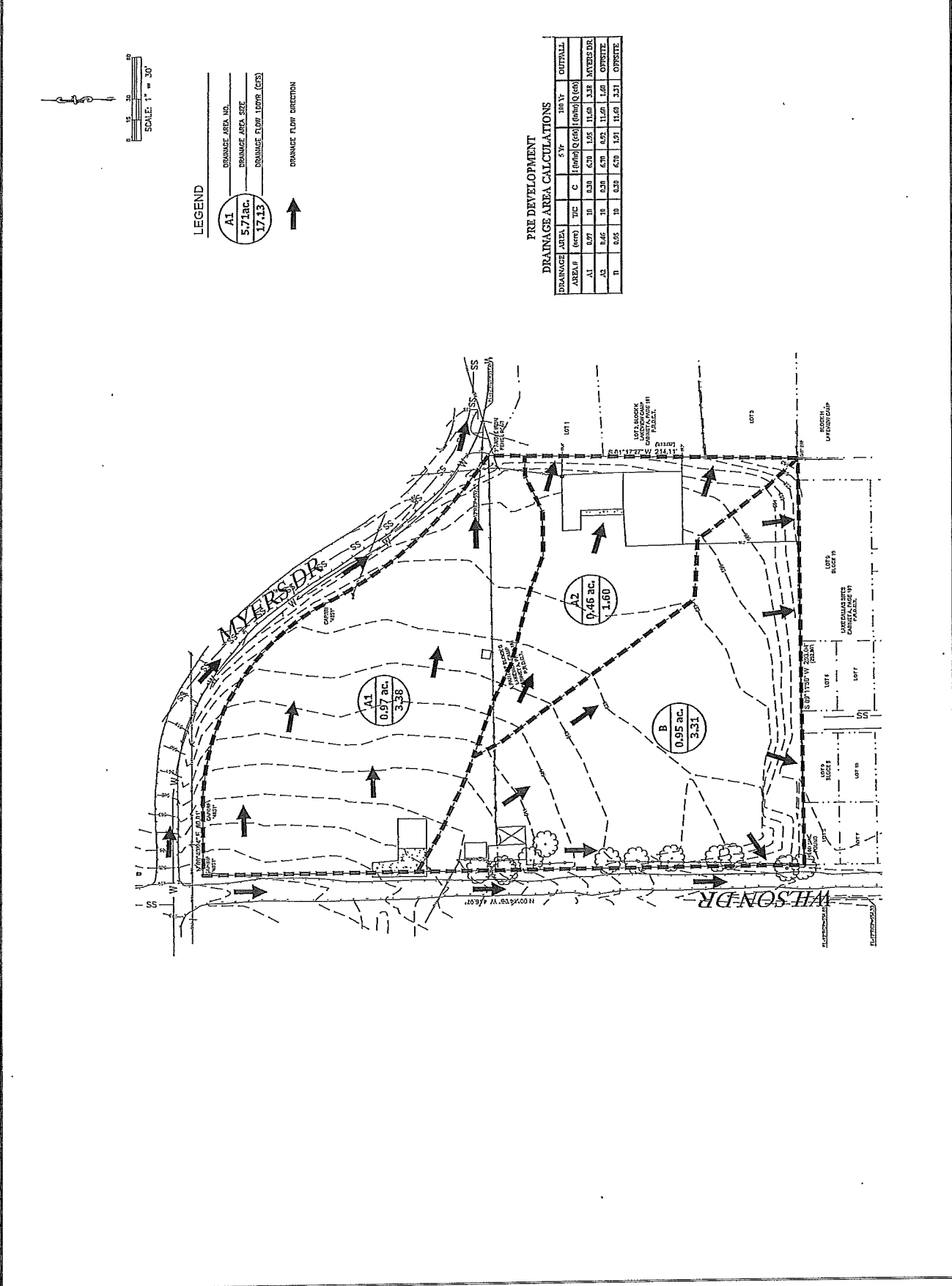
Triangular	4.00, 4.00
Top Width (ft)	4.00
Bottom Width (ft)	2.00
Depth (ft)	1.00
Area (sq ft)	2.00
Velocity (ft/s)	2.00
Flow (cfs)	2.00
Known Depth (ft)	1.00



SECTION C-C (TYP)

Section C-C Channel Capacity

Triangular	4.00, 4.00
Top Width (ft)	4.00
Bottom Width (ft)	2.00
Depth (ft)	1.00
Area (sq ft)	2.00
Velocity (ft/s)	2.00
Flow (cfs)	2.00
Known Depth (ft)	1.00



**PRE DEVELOPMENT
DRAINAGE AREA CALCULATIONS**

DRAINAGE AREA	AREA #	AREA (ac)	TWC	C	Flow (cfs)	Flow (mgd)	Flow (cfs)	Flow (mgd)	OUTFALL
A1	0.97	10	0.33	1.05	11.68	3.38	11.68	3.38	MYERS DR
A2	0.46	10	0.33	1.05	11.68	1.60	11.68	1.60	OPPOSITE
B	0.95	10	0.33	1.05	11.68	3.31	11.68	3.31	OPPOSITE

LEGEND

A1

DRAINAGE AREA NO.

5.71 ac.

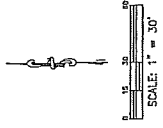
DRAINAGE AREA SIZE

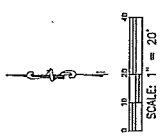
17.13

DRAINAGE FLOW 100% (CFS)

DRAINAGE FLOW DIRECTION

↑





WEIR CALCS FOR 5YR STORM EVENT

5 Yr Data
Volume (cu ft) = 2,94
Peak Flow (cfs) = 2.24
Time (min) = 6.52
Time (hr) = 0.108
Time (day) = 0.0045
Time (yr) = 0.0000015
Time (sec) = 0.00000045
Time (min) = 0.0000000045
Time (hr) = 0.00000000045
Time (day) = 0.000000000045
Time (yr) = 0.00000000000045
Time (sec) = 0.0000000000000045

WEIR CALCS FOR 100YR STORM EVENT

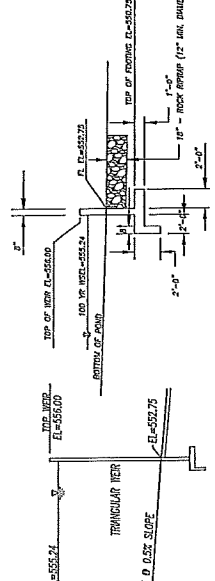
100 Yr Data
Volume (cu ft) = 2,94
Peak Flow (cfs) = 2.24
Time (min) = 6.52
Time (hr) = 0.108
Time (day) = 0.0045
Time (yr) = 0.0000015
Time (sec) = 0.00000045
Time (min) = 0.0000000045
Time (hr) = 0.00000000045
Time (day) = 0.000000000045
Time (yr) = 0.00000000000045
Time (sec) = 0.0000000000000045

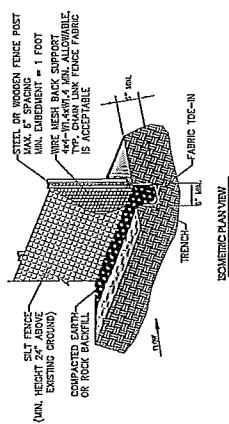
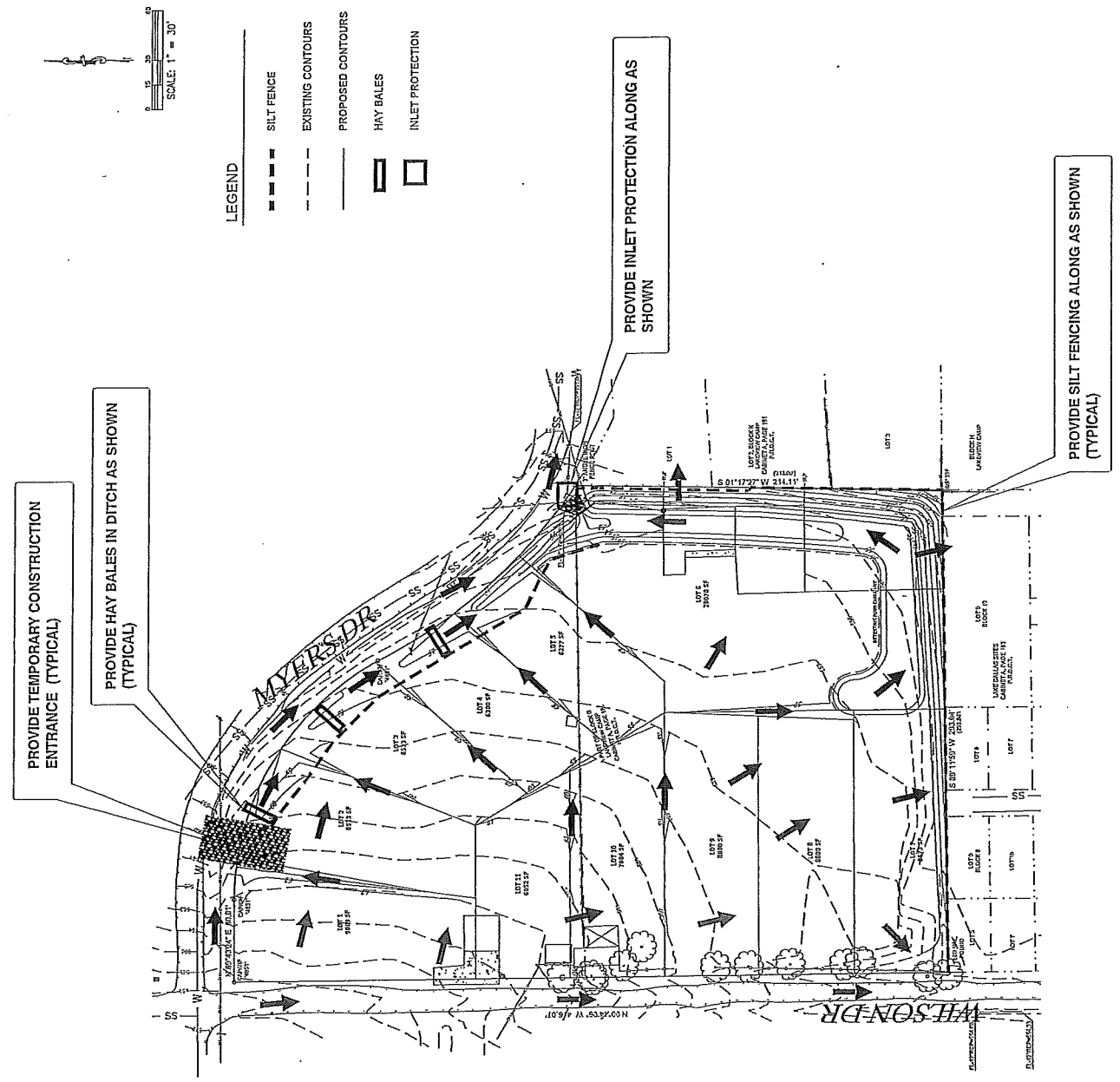
ELEVATION	AREA	AVG AREA	WATER DEPTH	WATER VOLUME	WATER DEPTH	WATER VOLUME
552.0	1752	1752	0.10	175.2	0.10	175.2
552.5	1752	1752	0.15	262.8	0.15	262.8
553.0	1752	1752	0.20	350.4	0.20	350.4
553.5	1752	1752	0.25	438.0	0.25	438.0
554.0	1752	1752	0.30	525.6	0.30	525.6
554.5	1752	1752	0.35	613.2	0.35	613.2
555.0	1752	1752	0.40	700.8	0.40	700.8
555.5	1752	1752	0.45	788.4	0.45	788.4
556.0	1752	1752	0.50	876.0	0.50	876.0
556.5	1752	1752	0.55	963.6	0.55	963.6
557.0	1752	1752	0.60	1051.2	0.60	1051.2
557.5	1752	1752	0.65	1138.8	0.65	1138.8
558.0	1752	1752	0.70	1226.4	0.70	1226.4
558.5	1752	1752	0.75	1314.0	0.75	1314.0
559.0	1752	1752	0.80	1401.6	0.80	1401.6
559.5	1752	1752	0.85	1489.2	0.85	1489.2
560.0	1752	1752	0.90	1576.8	0.90	1576.8
560.5	1752	1752	0.95	1664.4	0.95	1664.4
561.0	1752	1752	1.00	1752.0	1.00	1752.0

100 Yr Modified Rational Method Detention Pond Design for AI

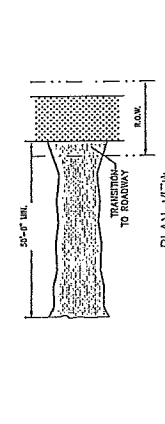
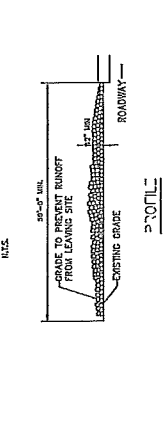
Project Description: Lake Bluff Addition Date: 10/9/15

Step	Area (ac)	Runoff (cfs)	Time (min)	Volume (cu ft)	Peak Flow (cfs)	Time (min)	Volume (cu ft)	Peak Flow (cfs)
1	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
2	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
3	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
4	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
5	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
6	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
7	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
8	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
9	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
10	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
11	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
12	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
13	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
14	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
15	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
16	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
17	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
18	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
19	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
20	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
21	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
22	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
23	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
24	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
25	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
26	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
27	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
28	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
29	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
30	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
31	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
32	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
33	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
34	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
35	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
36	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
37	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
38	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
39	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
40	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
41	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
42	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
43	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
44	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
45	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
46	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
47	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
48	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
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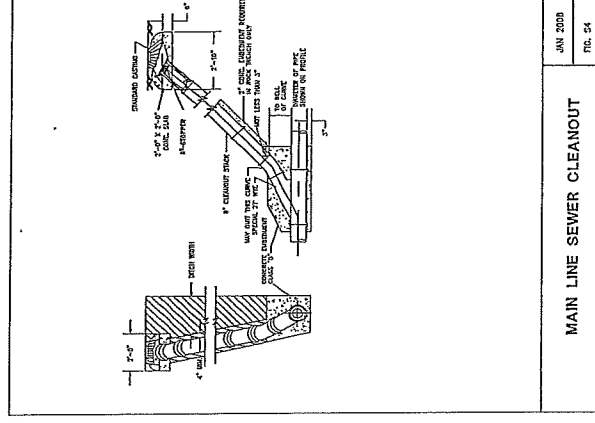
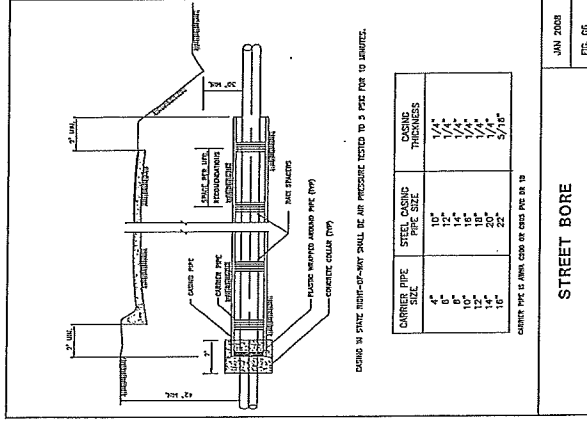
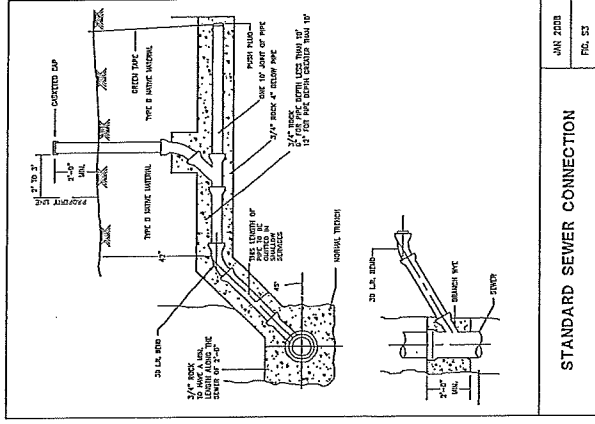
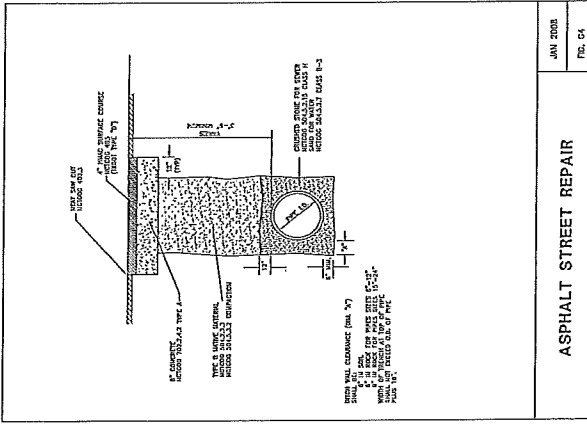
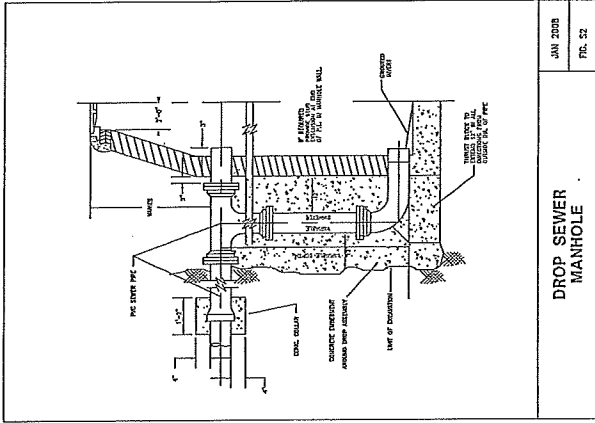
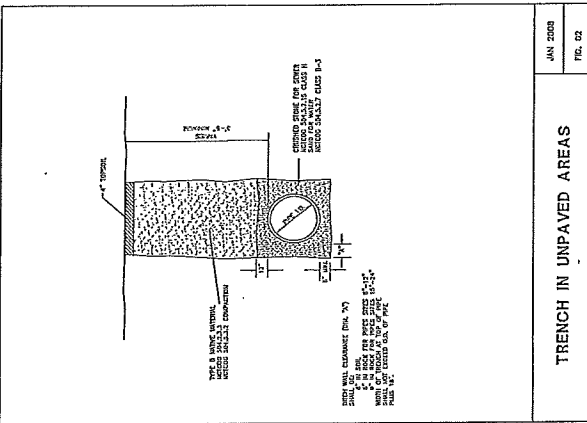
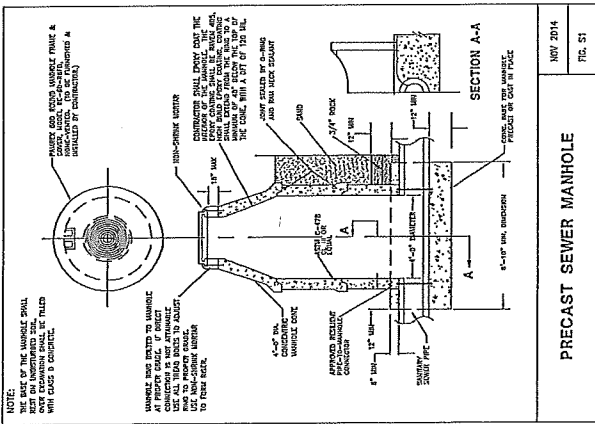
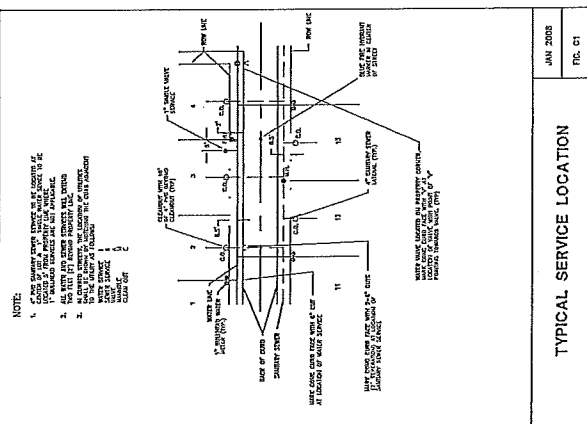


- SILT FENCE GENERAL NOTES:**
1. FENCE SHALL BE INSTALLED IN A SLIGHT ANGLE TOWARD THE ANTICIPATED RUNOFF SOURCE. POST MUST BE EMBEDDED A MINIMUM OF ONE FOOT.
 2. THE TOE OF THE SILT FENCE SHALL BE TRENCHED IN WITH A SPADE OR PICK AND FILL WITH WASHED GRAVEL. THE TRENCH SHALL BE 6 INCHES DEEP AND 6 INCHES WIDE. THE TRENCH MUST BE A MINIMUM OF 8 INCHES DEEP AND 6 INCHES WIDE. THE TRENCH SHALL BE BACKFILLED WITH WASHED GRAVEL.
 3. THE TRENCH MUST BE A MINIMUM OF 8 INCHES DEEP AND 6 INCHES WIDE. THE TRENCH SHALL BE BACKFILLED WITH WASHED GRAVEL.
 4. SILT FENCE SHOULD BE SECURELY FASTENED TO EACH STEEL SUPPORT POSTS OR TO WOODEN WIRE, WHICH IS IN TURN ATTACHED TO THE STEEL FENCE POST.
 5. INSPECTION SHALL BE MADE WEEKLY OR AFTER EACH RAINFALL EVENT AND THE FENCE SHALL BE REPAIRED WHEN THE WIRE IS LOOSELY STABILIZED.
 6. SILT FENCE SHALL BE REMOVED WHEN THE SITE IS FULLY STABILIZED AND SO AS NOT TO BLOCK OR IMPURE STORM FLOW OR DRAINAGE.
 7. ACCUMULATED SILT SHALL BE REMOVED WHEN IT REACHES A DEPTH OF 6 INCHES. THE SILT SHALL BE DISPOSED OF IN AN APPROVED SITE AND IN SUCH A MANNER AS TO NOT CONTRIBUTE TO ADDITIONAL SITUATION.



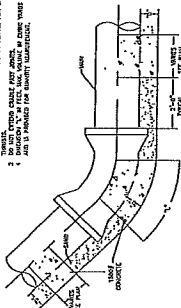
- STABILIZED CONSTRUCTION ENTRANCE/EXIT**
1. STONE SIZE- 3 TO 5 INCH OPEN GRADED ROCK NO CRUSH ROCK ALLOWED.
 2. LENGTH- AS EFFECTIVE, BUT NOT LESS THAN 50 FEET.
 3. THICKNESS- NOT LESS THAN 12 INCHES.
 4. WIDTH- NOT LESS THAN FULL WIDTH OF ALL POINTS OF INGRESS OR EGRESS.
 5. WASHING- WHEN NECESSARY, WHEELS SHALL BE CLEANED TO REMOVE SEDIMENT. IT SHALL BE CLEANED PRIOR TO PUBLIC ROADWAY WHEN WASHING IS REQUIRED. THIS MAY REQUIRE PHOSPHORUS OR ADDITIONAL WASHING. WASHING SHALL BE DONE IN AN APPROVED BASIN, ALL SEDIMENT SHALL BE REMOVED AND DISPOSED OF IN AN APPROVED SITE.
 6. MAINTENANCE- THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC ROADWAYS. THIS MAY REQUIRE PHOSPHORUS OR ADDITIONAL WASHING. WASHING SHALL BE DONE IN AN APPROVED BASIN, ALL SEDIMENT SHALL BE REMOVED AND DISPOSED OF IN AN APPROVED SITE.
 7. DRAINAGE- ENTRANCE MUST BE PROPERLY GRADED OR INCORPORATE A DRAINAGE SWALE TO PREVENT RUNOFF FROM LEAVING THE CONSTRUCTION SITE.

OWNER TO PROVIDE A COPY OF THIS PLAN FOR EROSION CONTROL ASSOCIATED WITH CONSTRUCTION ACTIVITIES AND PROVIDE A COPY TO THE CITY.

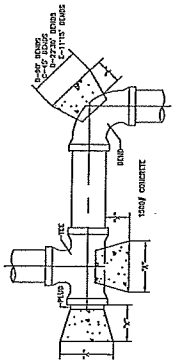


CONCRETE CRADLE AT VERTICAL BENDS	JAN 2003	ENC 507
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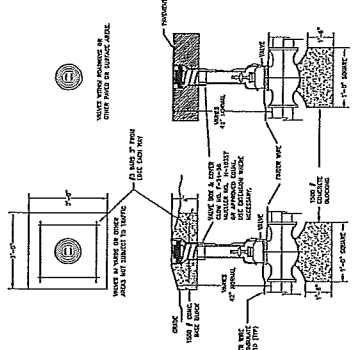
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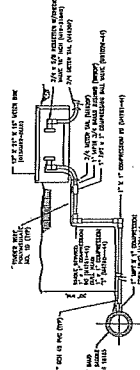
THRUST BLOCKING

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GATE VALVES & VALVE BOXES

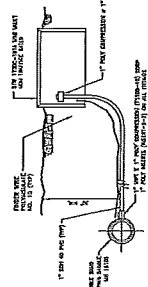
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**WATER SINGLE SERVICE
CONNECTION**



NOTE:
SERVICES WHICH CROSS A STREET SHALL BE INSTALLED
UNDER A TWO-FOOT (2') PVC SLIT.

1" WATER METER SERVICE CONNECTION



NOTE:
STREETS WHICH CROSS A STREET SHALL BE DETALLED
ABOUT A TWO-INCH (2") PVC CURB.
DETALLED SERVICE NOT ALLOWED.

GENERAL CONSTRUCTION NOTES:

ALL WORK SHALL CONFORM TO THE REQUIREMENTS OF THE CITY OF LAKE DALLAS AND SHALL BE IN ACCORDANCE WITH THE CITY OF LAKE DALLAS STANDARD DETAILS AND SPECIFICATIONS FOR CONSTRUCTION. ALL WORK NOT COVERED IN THE CONTRACT DOCUMENTS AND STANDARD DETAILS AND SPECIFICATIONS SHALL BE GOVERNED BY THE NORTH CENTRAL TEXAS COUNCIL OF GOVERNMENTS STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, LATEST EDITION AND LATEST 2004 SPECIFICATIONS FOR CONSTRUCTION AND MAINTENANCE OF HIGHWAYS, STREETS AND BRIDGES.

THE CONTRACTOR SHALL REMOVE FROM THE PROJECT AREA ALL SURPLUS MATERIAL. THIS WORK SHALL BE INDIVIDUAL, AND NOT A SEPARATE PAY ITEM. SURPLUS MATERIALS FROM EXCAVATION INCLUDE DIRT, TRASH, ROCK MEASURING GREATER THAN 4 INCHES IN THE LARGEST DIMENSION, ETC. MATERIALS EXPOSED AT A SITE ACCEPTABLE TO THE CITY OF LAKE DALLAS SHALL BE PROPERLY DISPOSED OF AT A SITE ACCEPTABLE TO THE CITY OF LAKE DALLAS WITHIN 30 DAYS OF THE DATE OF THE LETTER DATED 30. NO EXCESS EXCAVATED MATERIAL SHALL BE DEPOSITED IN LOW DRAINAGE AREAS OR ANY OTHER NATURAL DRAINAGE WAYS WITHOUT WRITTEN PERMISSION FROM THE AFFECTED PROPERTY OWNER AND THE CITY OF LAKE DALLAS. IF THE CONTRACTOR PLACES EXCESS MATERIAL IN THESE AREAS WITHOUT WRITTEN PERMISSION, HE WILL BE RESPONSIBLE FOR ALL DAMAGES RESULTING THEREFROM AND HE SHALL REMOVE THE MATERIAL AT HIS OWN COST.

3. EXISTING UTILITY LOCATIONS SHOWN ARE GENERALLY SOICANDATES IN NATURE AND MAY NOT ACCURATELY REFLECT THE SIZE AND LOCATION OF EACH PARTICULAR UTILITY. EXISTING UTILITIES SHOWN WERE BASED ON AVAILABLE RECORD DRAWINGS AND SURFACE APPOINTMENT DATA TIES ONLY. SOME UTILITY LINES AND SURFACE LOCATIONS MAY NOT BE SHOWN, AND THE CONTRACTOR SHALL ASSUME RESPONSIBILITY FOR ACTUAL FIELD LOCATION AND PROTECTION OF EXISTING UTILITIES WHETHER SHOWN OR NOT. THE CONTRACTOR SHALL ALSO ASSUME RESPONSIBILITY FOR REPAIRS TO EXISTING UTILITIES WHETHER SHOWN OR NOT, DAMAGED BY THE CONTRACTOR'S ACTIVITIES. DIFFERENCES IN HORIZONTAL OR VERTICAL LOCATION OF EXISTING UTILITIES SHALL NOT BE BASIS FOR ADDITIONAL COMPENSATION TO THE CONTRACTOR.

DALLAS WILL BE RESPONSIBLE IN ANY WAY FOR ADDITIONAL COMPENSATION FOR EXCAVATION WORK PERFORMED UNDER THIS CONTRACT DUE TO THE CONTRACTING ASSUMPTIONS.

3. THE CONTRACTOR WILL FURNISH TO THE CITY OF LAKE DALLAS THE NAME OF AN OSHA CERTIFIED COMPETENT PERSON TO BE ON THE PROJECT AT ALL TIMES.

5. BASIC HORIZONTAL AND VERTICAL CONTROL POINTS WILL BE ESTABLISHED OR DESIGNATED BY HALTAY ASSOCIATES, INC. THESE POINTS SHALL BE USED AS A DATUM FOR THE WORK, AND ALL MEASUREMENTS SHALL BE MADE THEREFROM. THE CITY WILL PROVIDE INSPECTION OF THE ADDITIONAL SURVEY WORK SHALL BE PERFORMED BY A COMPETENT SURVEYOR EMPLOYED BY THE CONTRACTOR, AS PART OF THE WORK. THE CITY WILL PROVIDE INSPECTION OF THE PROPOSED CONSTRUCTION.

WHERE TREES, PLANTS, SHRUBBERY, ETC. ARE ADJACENT TO THE LINE OF WORK AND ARE NOT TO BE REMOVED OR REMOVED AND REPLACED, THE CONTRACTOR SHALL PROTECT SUCH TREES, PLANTS, SHRUBBERY, ETC. SUCH TREES, PLANTS, SHRUBBERY, ETC. COULD BE DAMAGED BY MACHINERY, ETC. ORANGE SAFETY FENCING WITH STEEL POSTS HAVING A MINIMUM HEIGHT OF 5 FEET AND AS APPROVED BY THE CITY SHALL BE UTILIZED FOR PROTECTION. HAND EXCAVATION MAY ALSO BE REQUIRED IN VICINITY OF TREES, SHRUBBERY, ETC. TO REMAIN IN PLACE. THE LUMBS FROM DAMAGE TO ATTACH GUY CABLES TO EXISTING TREES THAT ARE TO REMAIN IN PLACE, THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL DAMAGES TO ADJACENT TREES, PLANTS, SHRUBBERY, ETC. THAT ARE TO REMAIN. ANY SUCH DAMAGE SHALL BE REPAIRED TO THE SATISFACTION OF THE CITY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE EXTRACTION OF ANY TREES, PLANTS, SHRUBBERY, ETC. THAT ARE TO BE REMOVED.

THE CONTRACTOR SHALL PROTECT EXISTING PROPERTY, INFRASTRUCTURE AND PRIMARY CIRCULAR. ANY SUCH POINTS WHICH THE CONTRACTOR BELIEVES WILL BE DESTROYED SHALL HAVE OFFSET POINTS ESTABLISHED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. ANY MONUMENTATION DESTROYED BY THE CONTRACTOR SHALL BE REESTABLISHED AT CONTRACTORS EXPENSE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING MONUMENTATION AND SHALL BE PAID FOR ANY DAMAGE TO MONUMENTATION. ANY MONUMENTATION DESTROYED BY THE CONTRACTOR SHALL BE REESTABLISHED AT CONTRACTORS EXPENSE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING MONUMENTATION AND SHALL BE PAID FOR ANY DAMAGE TO MONUMENTATION. ANY MONUMENTATION DESTROYED BY THE CONTRACTOR SHALL BE REESTABLISHED AT CONTRACTORS EXPENSE.

IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO: A) PREVENT ANY DAMAGE TO PRIVATE PROPERTY AND PROPERTY OWNERS' POLES, FENCES, SHRUBS, ETC. (A) PROTECT ALL UNDERGROUND UTILITIES; C) NOTIFY ALL UTILITY COMPANIES AT LEAST 48 HOURS PRIOR TO EXCAVATION IN ACCORDANCE WITH TEXAS LAW IN A WRITTEN WRITTEN AND VERBAL MANNER. EXPENSE BY A REGISTERED PROFESSIONAL LAND SURVEYOR.

CONTRACTING SHALL CONSULT WITH THE UTILITIES AND CONSTRUCTION PLANS, LOCATION OF ALL UTILITIES IN THE VICINITY OF CONSTRUCTION ACTIVITIES PRIOR TO START OF CONSTRUCTION. THE CONTRACTOR SHALL NOTIFY ENGINEER OF ANY UNIDENTIFIED POTENTIAL CONFLICTS THAT MAY EXIST BETWEEN THE EXISTING UTILITIES AND CONSTRUCTION PLANS,

CONSTRUCTION AS REQUIRED.

11. BEFORE BEGINNING CONSTRUCTION, THE CONTRACTOR SHALL PREPARE A CONSTRUCTION SEQUENCE SCHEDULE. THE SCHEDULE SHALL BE SUCH THAT THERE IS A MINIMUM OF _____ DAYS BETWEEN THE START DATE OF ANY PROPOSED IMPROVEMENTS TO SET UP POST OFFICE BOXES AND STOP MAIL DELIVERY DURING CONSTRUCTION.

12. ANY DAMAGES THAT MAY OCCUR TO REAL PROPERTY OR EXISTING IMPROVEMENTS, INCLUDING EXISTING PRIVATE AND PUBLIC LANDSCAPE IRRIGATION SYSTEMS, SHALL BE RESTORED BY THE CONTRACTOR TO AT LEAST THE SAME CONDITION THAT THE REAL PROPERTY OR EXISTING IMPROVEMENTS WERE IN PRIOR TO THE DAMAGES. THIS RESTORATION SHALL BE AN NECESSARY EXPERIENCE WITH TRAFFIC ALONG OR ADJACENT TO PROJECT.

THE OWNERS APPROVAL; MOREOVER, THIS RESTORATION SHALL NOT BE A BASIS FOR ADDITIONAL COMPENSATION TO THE CONTRACTOR, THE CONTRACTOR MUST FURNISH A LETTER TO THE CITY OF LAKE CALAVERAS, SIGNED BY THE PROPERTY OWNER, WHICH STATES REPAIRS ARE SATISFACTORY.

14. WORK MAY NOT BE BACKFILLED OR COVERED UNTIL INSPECTED BY THE CITY'S INSPECTOR.

[illegible]

THIS CONTRACT WILL BE THE RESPONSIBILITY OF AND PAID FOR BY THE CONTRACTOR. ALL COSTS ASSOCIATED WITH TESTING REQUIRED BY THE CONTRACTOR SHALL BE CONSIDERED TO BE INCLUDED WITH THE VARIOUS BID ITEMS. FAILED TESTS PERFORMED SHALL BE PAID FOR BY THE CONTRACTOR AS A DEDUCTION ITEM.

NECESSARY FOR CONSTRUCTION AND SHALL REPLACE THE PORTIONS EQUIVALENT SYSTEMS. CONTRACTOR SHALL COORDINATE ANY IRRIGATION WORK WITH CITY AND PROPERTY OWNERS' REPRESENTATIVES.

CONTRACTOR SHALL COORDINATE THE PROTECTION OF EXISTING FRANCHISE UTILITIES AND APPLIANCES INCLUDING EXISTING UTILITY POLES IN THE VICINITY OF CONSTRUCTION OPERATIONS WHETHER UTILITIES ARE SHOWN ON THE CONTRACT DOCUMENTS OR NOT. ANY DAMAGE INCURRED TO EXISTING FRANCHISE UTILITIES, APPLIANCES, UTILITY POLES, LIGHT STANDARDS, ETC., BY CONSTRUCTION RELATED ACTIVITIES SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.

10. CONTRACTOR IS RESPONSIBLE TO PREPARE AND MAINTAIN THE STORM WATER POLLUTION PREVENTION PLAN IN ACCORDANCE WITH THE TDEQS COMMISSION OF ENVIRONMENTAL QUALITY (TCEQ) AND SHALL SUBMIT A NOTICE OF INTENT (NOI) AND A NOTICE OF TERMINATION (NOT) TO TCEQ. TEMPORARY EROSION CONTROL SHALL BE USED TO MINIMIZE THE SPREAD OF SILT AND MUD FROM THE PROJECT ON EXISTING, DRAINAGE WAYS AND PUBLIC OR PRIVATE PROPERTY.

CONTRACTOR SHALL INSTALL AND MAINTAIN EROSION CONTROL BEST MANAGEMENT PRACTICES (BMP'S) DEVICES; CONDUCTION AND DOCUMENTING INSPECTIONS OF BMP DEVICES, TEMPORARY EROSION CONTROLS BMP DEVICES MAY INCLUDE SILT FENCE, BERMIS, DICES, SWALES, STRIPS OF UNDISTURBED VEGETATION, CHECK DAMS AND OTHER METHODS AS REQUIRED BY THE ENGINEER OR MB REPRESENTATIVE.

10. THE CONTRACTOR SHALL MAINTAIN DRAINAGE AT ALL TIMES DURING CONSTRUCTION. PONDS OF WATER IN STREETS, DRIVEWAYS, TRENCHES, ETC. WILL NOT BE ALLOWED. THE CONTRACTOR SHALL MAINTAIN RESIDENTIAL DRIVEWAY ACCESS AT ALL TIMES.

21. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATION WITH UTILITY COMPANIES AND ADJUSTMENT OF EXISTING SANITARY SEWER MANHOLES, CLEANOUTS, WATER METERS, WATER VALVES, FIRE HYDRANTS AND OTHER UTILITY APPURTENANCES TO FINISHED GRADE AS REQUIRED AT NO ADDITIONAL COST TO THE CITY OF LAKE DALLAS.

22. FINISHED SLOPES ON PUBLIC RIGHTS-OF-WAY AND EASEMENTS SHALL NOT BE STEEPER THAN 3:1, UNLESS OTHERWISE SPECIFIED,

23. THE CONTRACTOR SHALL EXCAVATE AND FIELD LOCATE THE HORIZONTAL AND VERTICAL LOCATION OF EXISTING WATER LINES AND SANITARY SEWER LINES AT ALL PROPOSED STORM

drain line crossing locations utilizing provided project control. In addition, the horizontal and vertical location and size of existing storm drain lines shall be verified at the point of proposed connection with new storm drain facilities. Field verification shall be performed by the contractor prior to beginning construction of the proposed storm drain improvements. The contractor shall immediately notify the engineer of any discrepancies identified between the

24. THE CONTRACTOR SHALL PROVIDE TRAFFIC CONTROL FOR REVIEW AND REFER TO PLANS FOR SUGGESTED TRAFFIC CONTROL AND CONSTRUCTION SIGN UTILITIES 24-HOUR ADVANCED NOTICE BEFORE CONSTRUCTION IN AREAS WHERE UTILITIES ARE PRESENT. THE CONTRACTOR SHALL GIVE ALL FRANCHISE CONTRACTORS FIELD VERIFIED OF EXISTING UTILITY LOCATION AND THE EXISTING UTILITY LOCATION REPRESENTED ON THE DRAWINGS.

25. THE CONTRACTOR SHALL REMOVE, SALVAGE AND REPLACE ALL STREET AND TRAFFIC CONTROL SIGNS WHICH MAY BE DAMAGED BY CONSTRUCTION OF THE PROJECT. IF SIGNS ARE SHOWN TO BE REMOVED AND RELOCATED, IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PROTECT THE SIGNS BETWEEN REMOVAL AND REINSTALLATION.

26. THE CONTRACTOR SHALL COORDINATE WITH FRANCHISE UTILITY COMPANIES TO REMOVE OR RELOCATE AS REQUIRED, AT THE FRANCHISE UTILITY OWNERS' EXPENSE WHEN APPLICABLE.

27. THE CONTRACTOR SHALL SUPPLY WATER FOR CONSTRUCTION.

28. AREAS OF THIS SITE THAT WILL BE UNDERGOING CONSTRUCTION SHALL BE CONSIDERED TO BE A SOURCE OF POLLUTION AND A SOURCE OF POLLUTANTS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF THESE AREAS.

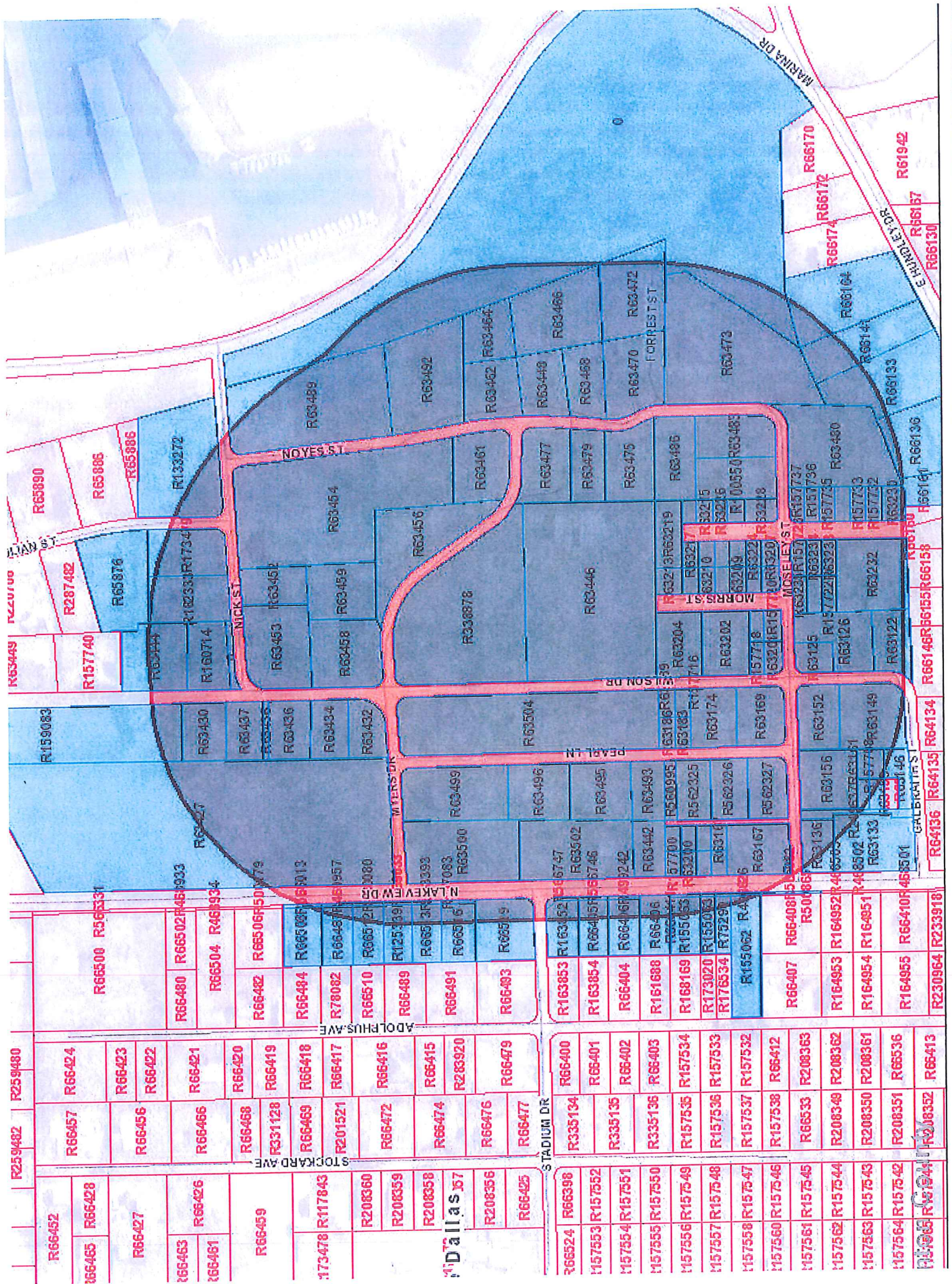
4. 20. PEDESTRIAN AND VEHICULAR TRAFFIC FLOW, SAFETY AND ACCESS SHALL BE MAINTAINED DURING ALL PHASES OF CONSTRUCTION. DISTRIBUING AND TRAFFIC CONTROL DURING

CONSTRUCTION SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR AND SHALL CONFORM TO THE TEXAS MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES, PART IV IN PARTICULAR, TRAFFIC CONTROL MEASURES FOR CONSTRUCTION. THE CONTRACTOR SHALL ASSUME ALL RESPONSIBILITY FOR PUBLIC SAFETY IN THE CONSTRUCTION AREA DURING THE CONSTRUCTION PERIOD. THE CONTRACTOR SHALL MAINTAIN DURING ALL PHASES OF CONSTRUCTION UNLESS OTHERWISE NOTED ON THE TRAFFIC CONTROL PLAN, THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING TRAFFIC SAFETY MEASURES FOR WORK ON THE PROJECT. THE CONTRACTOR SHALL ASSUME ALL RESPONSIBILITY FOR PUBLIC SAFETY IN THE CONSTRUCTION AREA DURING THE CONSTRUCTION PERIOD.

20. THE CONTRACTOR SHALL ABIDE BY ALL APPLICABLE FEDERAL, STATE, AND LOCAL LAWS GOVERNING EXCAVATION AND TRENCH SAFETY. THE CONTRACTOR SHALL PROVIDE DETAILED PLANS AND SPECIFICATIONS FOR EXCAVATION AND TRENCH SAFETY SYSTEMS THAT COMPLY WITH APPLICABLE LAWS GOVERNING EXCAVATION AND TRENCH SAFETY. THEREIN, BUT NOT LIMITED TO, SHALL BE:

CREATED BY AN ENGINEER REGISTERED IN THE STATE OF TEXAS EXPERIENCED IN THE DESIGN OF EXCAVATION AND TRENCH SAFETY SYSTEMS. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR ALL ASPECTS OF WORK RELATED TO EXCAVATION AND TRENCH SAFETY.

1. *Journal of the American Medical Association*, 2000; 283: 2689-2695.



Council Agenda Item I - 3
October 22, 2015

MEMORANDUM

TO: Mayor and City Council

THROUGH: Nick Ristagno, City Manager/Police Chief

FROM: Community Development: Char DuPree

SUBJECT: Site Plan: 224 & 226 Wilson Street – 11 Home Subdivision

Request: To approve the site plan for the 11 home subdivision at 224 & 226 Wilson Street

Zoning: Property is currently zoned R1-6000

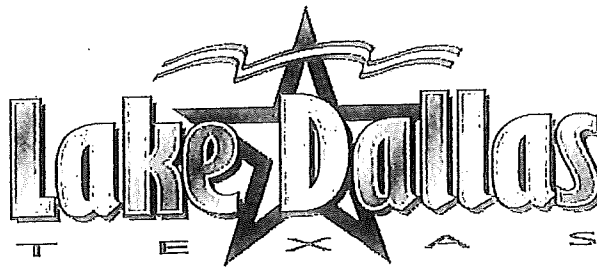
Background: Mr. Mayberry will develop this 11 home subdivision, with all homes and lots exceeding the minimum city building, zoning and masonry requirements. All homes will affront existing streets; Myers and Wilson. This project will be built in two (2) phases; phase 1 will be built along Myers Drive and phase 2 on Wilson Street.

Coordination: Community Development Department, City Engineer & City Attorney

Recommendation: To approve the subdivision site plan

Attachments: Application, proposed home exteriors and interiors, and development details

NOTE: The Planning and Zoning Commission approved the site plan with a vote of (2) yes and (1) abstained from the vote.



212 Main Street, Lake Dallas, TX 75065
940-497-2226 Ext. 110 Fax 940-497-4485 www.lakedallas.com

☐ Minor Replat ☐ Major Replat ☐ Commercial Site Plan ☒ Residential Site Plan ☐ Preliminary Plat

Owner: TTMS Assets, LLC (Mike Mayberry)
Address: P.O. Box 1837 Lake Dallas TX 75065-1837
Phone: 214-477-2443 Email: 203mainstreet@gmail.com
Location of Property (Address if Applicable): 224/226 Wilson Dr
Engineer/Surveyor: Civil Point Engineers
Address: 3102 Maple Ave, suite 400 Dallas TX 75201
Phone: 972-554-1100 Email: john@civiltpt.com

If this Application is for a subdivision plat, it must conform to the specifications as outlined by the City of Lake Dallas Subdivision Ordinance and applicable State Statutes (Chapter 94).

Proposed Subdivision Name: Lake Bluff Addition

Survey Name: _____ Abstract No.: _____

Existing Zoning of Property: R-1-6000 Is this a re-plat or an existing recorded subdivision? ☐ Yes ☐ No

If yes, name of original subdivision: _____

Circle One: Property Owner / Agent

[Signature] Mike Mayberry 10/9/2015
Signature Please Print Name Date

If you are submitting this application on behalf of the property owner the following must be completed:
I am authorized to make application for a _____ on behalf of the owner of this property.

Signed: _____ (Agent)
The above person is my representative, authorized to make application for a subdivision on my behalf, and I
_____, hereby certify that I am owner of the property for which this application is
made:

Notary Public Signature

Information listed below to be completed by City Staff:

Date Submitted: 10/9/15 Received by: [Signature] Amount: \$ 250.
Probable Planning and Zoning Commission Date: 10/15/15 Probable City Council Date: 10/22/15

Lake Bluff Addition | Residential Site Plan Application Attachment

All lots shown on the attached meets or exceeds the current Municipal Code for the City of Lake Dallas including the property widths, depths, building lines, setbacks and square footage.

The only easement designated on this property is the Drainage Detention Pond Area specified and shown on the Final Plat & Civil Plans within the boundaries of Lot 6.

Building and driveway locations will meet all code requirements/position and will be determined by the specific house plan chosen to be built on each lot. The location of each home and driveway will be shown on the individual Plot Plan to be submitted to the City of Lake Dallas during the permitting process for each home to be built.

Landscaping to be used will include a variety of native plants, shrubs and trees based on our planting zone and soil conditions, in harmony with those used by existing homes in the local area.

The exterior of each home will meet the current masonry requirements of the City of Lake Dallas and all homes will be built to meet the 2009 Intl. Residential Building Code or whatever code has been adopted by the City at the time that each individual building permit is submitted

Lake Bluff Addition (Lake Dallas, TX)

Location: 224/226 Wilson Drive (2.382 Acres)



Lake Bluff Addition will consist of **11 Craftsman Style Homes** ranging from 1,498 Square Feet to over 2,300 Square Feet, targeted primarily to "Empty Nesters". These are NOT entry-level starter homes with basic interior finishes. These homes will **include higher end finishes** such as Granite Counters, 42" Kitchen Cabinets, Large Kitchen Islands, Stainless Steel Appliances, Crown Molding, 6" Baseboards, Wood Cased Windows, Wainscoting/Recessed Panel Accent Walls, Subway Tile Backsplashes & Shower Walls, True Master Suites, Double Stacked (9 ft tall) Fireplace Mantels with Gas Insert, Coffered Ceilings and Distressed Wood or Wood Look Porcelain Tile Floors in all common areas. Pricing of these homes will range from **\$199,900**, for the smallest home, and go up to approximately **\$279,900** for the largest.

The picture above is a sample front elevation for the 1,498 Square Foot Plan that I've designed. This is an accurate representation of the level of character that I'll build into the exterior of each of these 11 homes.

Each of the 6 homes facing Myers and 5 homes facing Wilson Drive will have a unique front elevation and color combination to create a beautiful streetscape. Five of the 11 Lots will be between 6,052 Square Feet and 6,533 Square Feet. Five of these 11 Lots will be larger, ranging from 7,884 Square Feet to 9,869 Square Feet, along with my personal Lot (where I'll build a home for my wife and I) of 28,078 Square Feet.

The following pictures are examples of some of the interior finishes I'll be including in these homes

Lake Bluff Addition

Plan A: 1,501 Square Feet

3 bedroom 2 Bath



Lake Bluff Addition

Plan B: 1,646 Square Feet

3 bedroom 2 Bath



Lake Bluff Addition

Plan C: 1,711 Square Feet

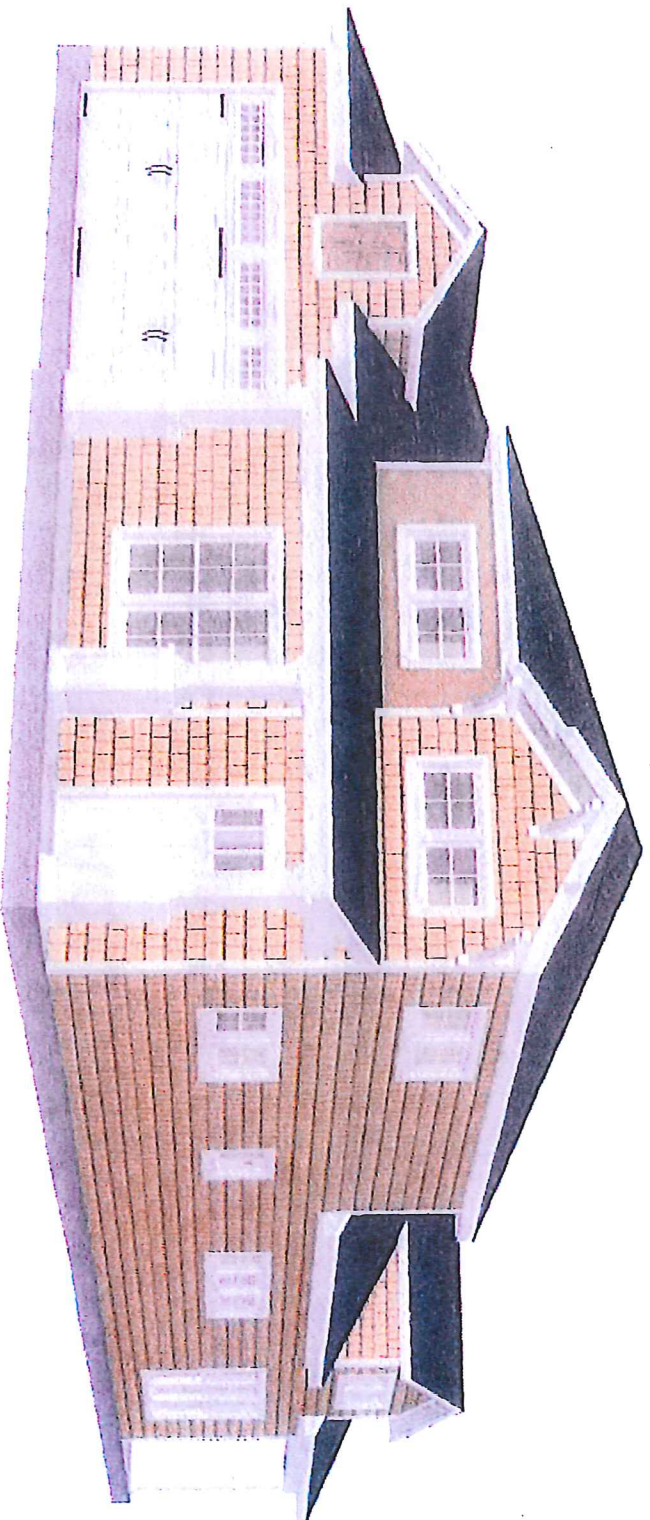
3 bedroom 2 Bath + Study



Lake Bluff Addition

Plan D: 2,092 Square Feet

3 bedroom 2 Bath + Study



Lake Bluff Addition

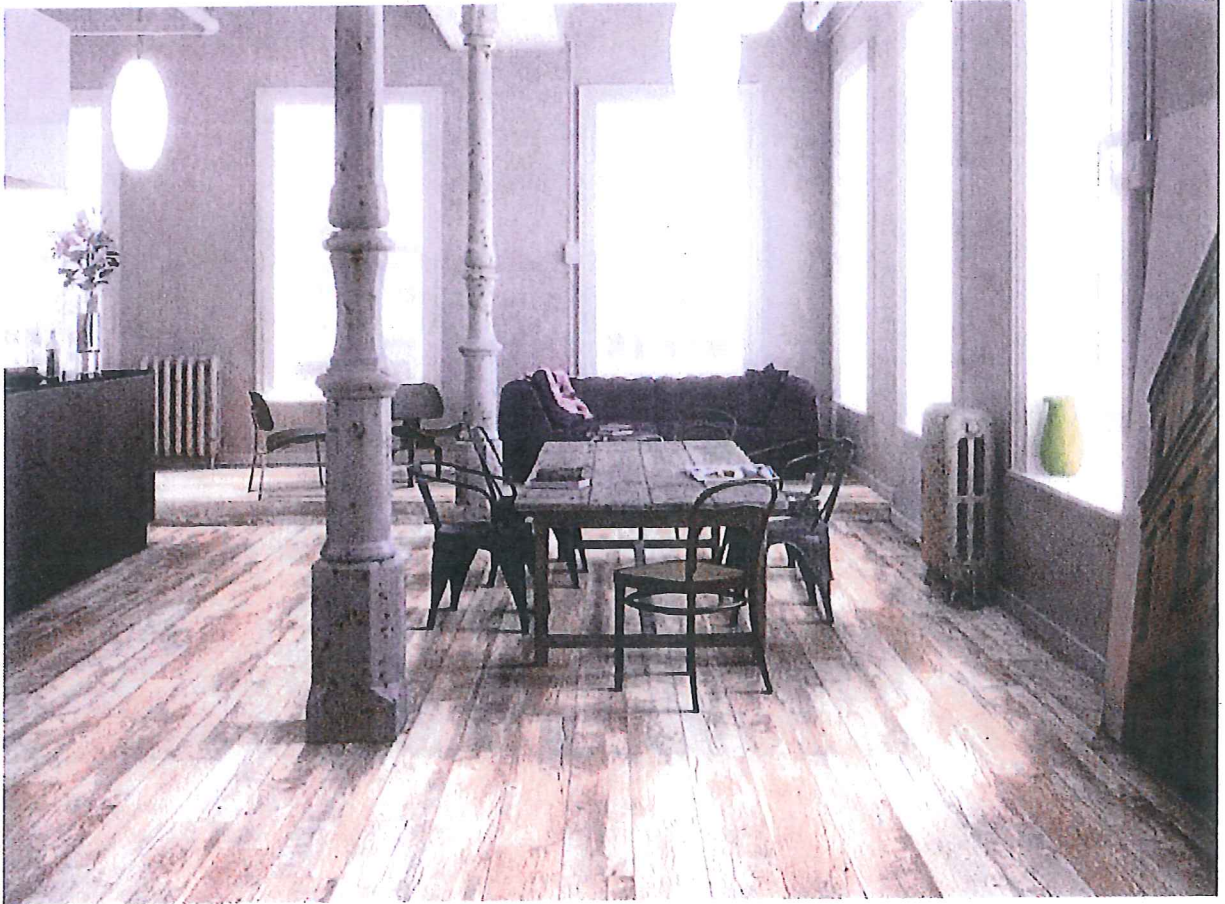
Plan E: 2,386 Square Feet

3 bedroom 2 Bath 2 Living Areas + Playroom + Study

(my personal house)



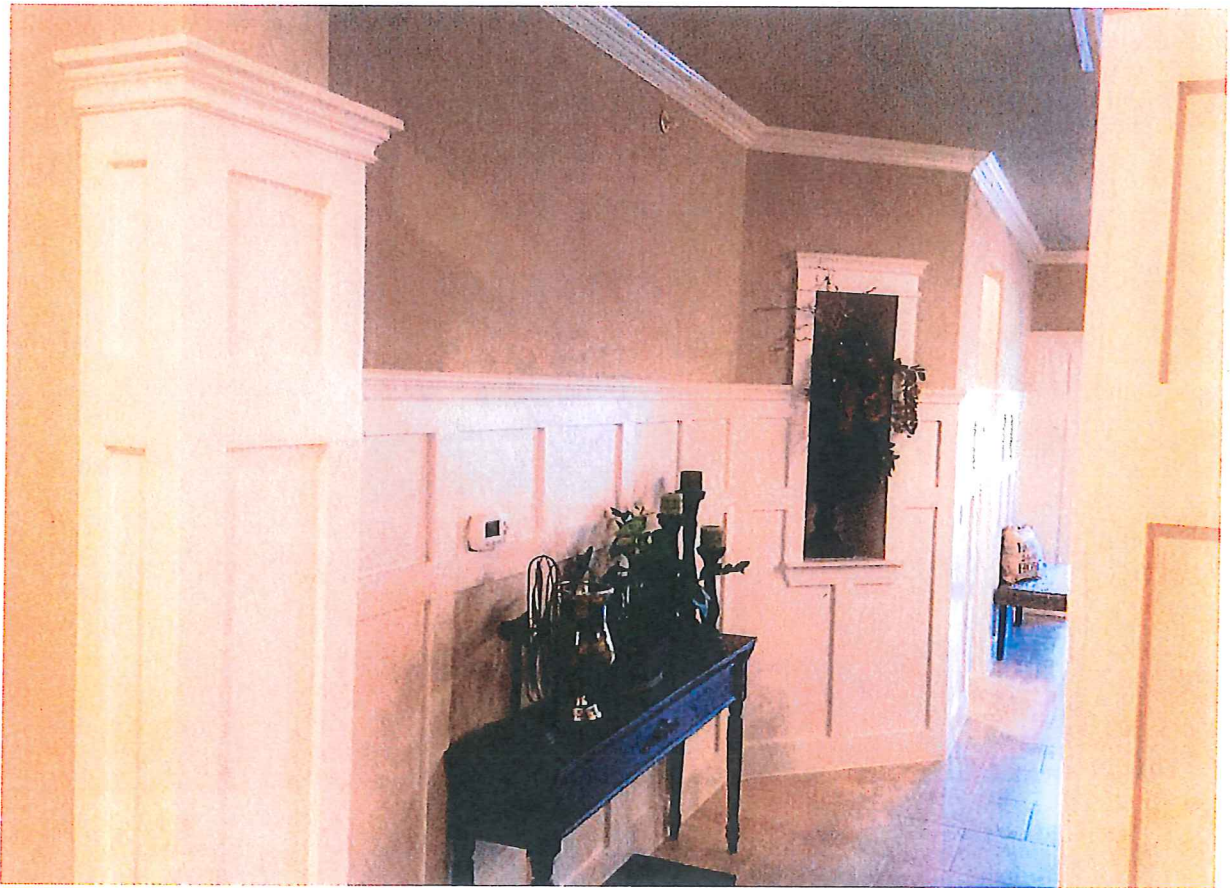
Distressed Wood or Wood Look Porcelain Tile Floors:



Double Stacked Fireplace Mantel with Wood Cased Windows:



Wainscoting/Recessed Panel Accent Walls with Crown Molding:

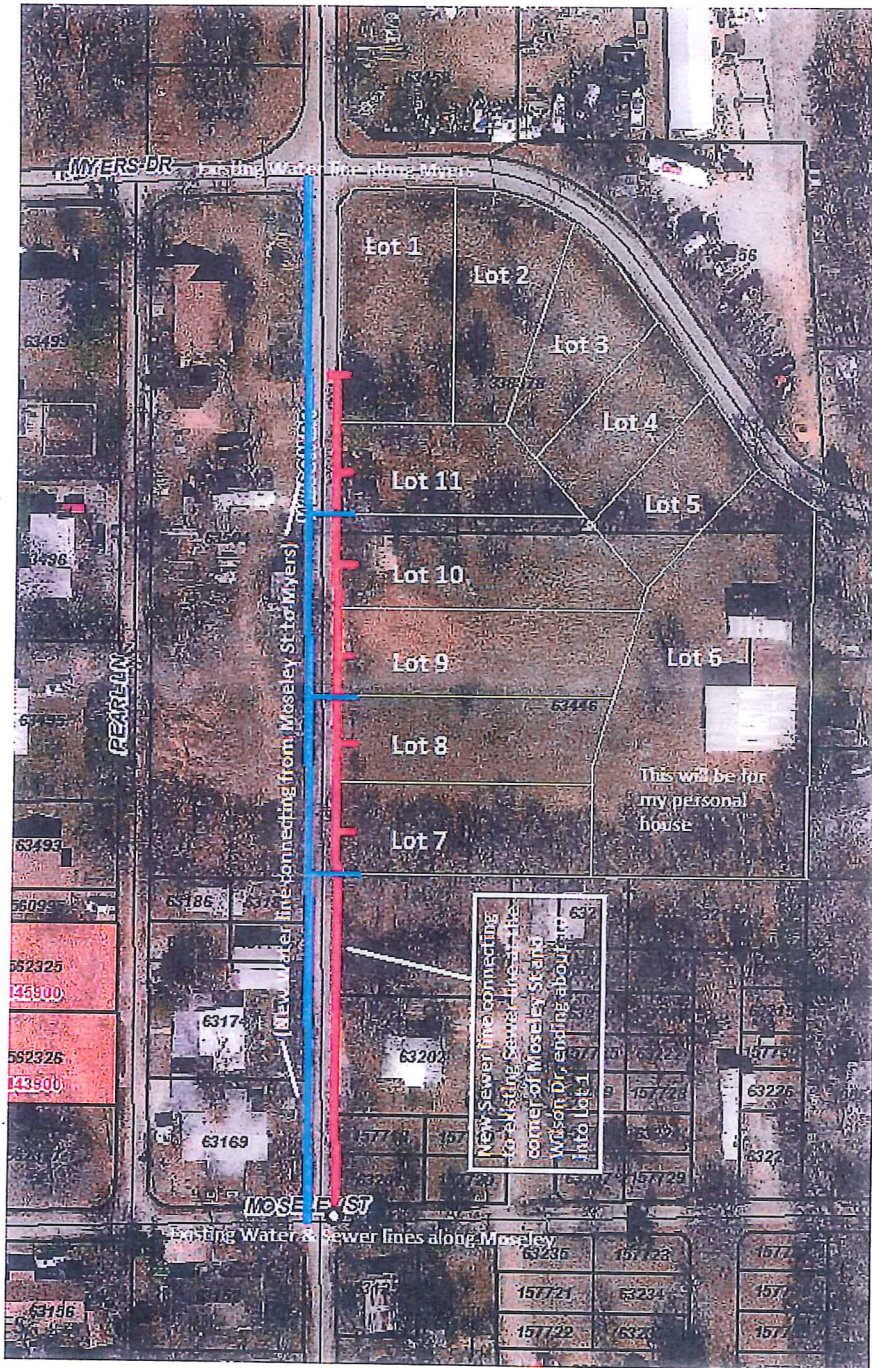


42" Kitchen Cabinets/Large Island/Granite Counters/Subway Tile Backsplash:



Coffered Ceiling: (Used to accent all Dining Room Ceilings)





Council Agenda Item I - 4
October 22, 2015

MEMORANDUM

TO: Mayor and Members of City Council

THROUGH: Nick Ristagno, City Manager/Police Chief

FROM: Community Development: Char DuPree

SUBJECT: Zoning Change for 10.87 Acres: Abstract A1355 of the M. Wright Survey

Request: To approve the zoning change from C-1, to C-1 incorporating C-3 and M-1 zoning regulations and a Special Use Permit to allow for a Business Park, an Event Center and a Mini-Warehouse Storage Facility.

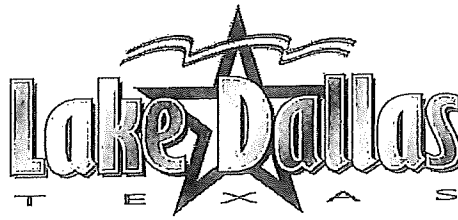
Zoning: Property is currently zoned C-1 Commercial

Background: Property project developer and co-owner, Mary Kay Smith wants to develop this large property into a planned development that will include an event center called The Mill. This facility will accommodate weddings, receptions, business meetings and other formal gatherings. The event center will be the first phase of the development, followed by the business park that will provide office and warehouse space for small businesses. The final phase of the project will be the building of a storage park that will be behind the business park, completely screened from streets and traffic. Ms. Smith's development will require business park tenants to utilize the storage park for any overnight parking of company vehicles. She believes this mixed use combination is in demand in this area.

Coordination: Community Development Department

Attachments: Application, Project Development Plan, area map, preliminary plat

NOTE: This zoning change was approved unanimously by the Planning and Zoning Commission without any opposition.



212 Main Street, Lake Dallas, TX 75065
940-497-2226 Ext. 110 Fax 940-497-4485 www.lakedallas.com

City of Lake Dallas Development Application

☐ Special Exception ☒ Special Use Permit ☐ Special Waiver ☐ Variance ☒ Zoning Change

A non-refundable filing fee of \$500.00 must accompany each application.

The Property Address: 222 Betchan Current Zoning: C1 Proposed Zoning: M1, C1 & C3
Legal Description of Property: M. Wright Survey A-1355
Explanation of Request: Requesting P.D. to include the following zoning districts:
• C1 - event center ; • C3 - boat sales, rental, repair, storage [Section 122-401 item (3)]
• M1 - warehouse - mini storage. [Section 122-401 item (2)]
Applicant Name: Marykay Smith Company: _____
Address: PO Box 254
Phone: 940.453.4969 Email Address: MarykaySmith5@gmail.com

Property Owner Name: _____ Company: _____
Address: Same
Phone: _____ Email Address: _____

☐ Developer

☒ Engineer

☐ Surveyor

Name: Jeff Crannell Company: Crannell, Crannell, & Martin, P.E.
Address: PO Box 295429 Lewisville, Tx 75029
Phone: 972.691.6605 Email Address: jeff@ccm-eng.com

[Signature]
Applicant's Signature

Marykay Smith
Please Print Name

8.4.15
Date

If you are submitting this application on behalf of the property owner the following must be completed:

I am authorized to make application for a _____ on behalf of the owner of this property.

Signed: _____ (Agent)

The above person is my representative, authorized to make application for a _____ on my behalf,
and I _____, hereby certify that I am owner of the property for which this
application is made.

Notary Public Signature

Information listed below to be completed by City Staff:

Date Submitted: _____ Received by: _____ Amount: \$ _____

Probable P & Z or BOA Date: _____ Probable City Council Date: _____

RECEIVED AUG 19 2015

October 8, 2015

Mrs. Char DuPree
Community Development Director
212 Main Street
Lake Dallas, TX 75065

Dear Mrs. DuPree,

Thank you for your time in reviewing this project. We are excited about the opportunity to be a part of Lake Dallas community and helping to build future economic development. The proposed project will include an event center, business park and storage park. This development incorporates many of the smart growth principles Lake Dallas has been promoting.

The event center, The Mill, will draw people to Lake Dallas through weddings, receptions, fundraising events, graduation parties, celebrations and business meetings. The Mill will provide the right size building in a centrally located city. There is a high demand for venues for various events in North Texas and venues are booked out 12 to 18 months.

Lake Dallas has many businesses to partner with and provide services to the event center. The local hotel, florist, restaurants offering catering can all grow their business thus helping to promote the city of Lake Dallas. Denton Record Chronicle reported recently on August 8th, an article titled "Wedding business booms in Denton". The article stated: "Most of the Denton wedding business hails from the D-FW area, about 85 percent. But Denton hotels are reaping their own share of the business, some reporting more than 100 wedding parties in a year that round out to more than 2,200 hotel room nights and nearly \$250,000 in revenue." This is exciting to hear that Lake Dallas can join in on such dynamic economic growth. Denton County is expected to grow in the years ahead and The Mill can help Lake Dallas make an economic impact. In addition, The Mill will hire locally, thus boosting the area's job growth.

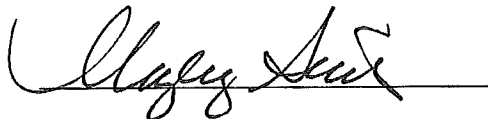
As marketing and branding are important elements to any businesses or cities success, we will be marketing through bridal shows, social media, websites, and paid advertising thus promoting economic growth for Lake Dallas. We look forward to hosting morning Chamber meetings to introduce The Mill to leaders in the community. We would like to extend an offer to Lake Dallas EDC to partner in designing the "Welcome to Lake Dallas" sign along the ponds edge. The pond will have an illuminated fountain and rock wall along the pond's edge. The sign will be visible from Lake Dallas Drive and commuters on the DCTA train.

As members of the JRDF, an organization for children with Type 1 Diabetes, we look forward to helping fundraise by hosting various events. As this cause is very close to our family, we are excited about hosting walk-a-thons with the beginning point in Lake Dallas. We envision the walk winding through downtown Main Street, around the schools and parks. We want this venue to impact many lives on many different levels. Special events such as walk-a-thons have the potential of drawing crowds and bringing people from outside the city limits, which in turn creates additional business to local businesses.

Future development will include a business and storage park providing small businesses with office space and/or warehouse area. The parks would be providing the area residents with multiple storage solutions as well as bringing outside residents to the city. The storage park is tucked behind the business park allowing for beautiful, manicured landscaping. Additionally, the storage park will provide a buffer to the current manufacturing businesses that border the property and provide storage solutions for the business park tenants. Business park tenants will be required to utilize the storage park if any vehicles/boats/etc. will be stored over-night which will include any company owned vehicles. The storage buildings will be constructed from a masonry product resembling natural, weathered stone made of strong durable concrete. The building height will be based on city ordinance with the back wall of the storage building serving as the property boundary thus providing a clean, professional area. Additionally, the business and storage parks will promote jobs in Lake Dallas and generate business to local gas stations, convenience stores, restaurants, ice vendors, etc.

We believe this planned development will complement the City of Lake Dallas as the mixed use is based upon the demand. The business park will offer commercial business buildings that will draw a strong tenant base but not saturate the area. We look forward to being a part of Lake Dallas and impacting the cities future economic growth.

Regards,

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

Marykay Smith



Kim Phillips: Wedding business booms in Denton

Published: 08 August 2015 08:20 PM

Two weeks ago, on July 26, *CBS Sunday Morning* featured a segment called "How a Wedding Photographer Captures Special Moments," about a New Jersey-based wedding photographer named Inku. World-renowned for capturing love in pictures, his work is pretty amazing.

But the coolest thing about the segment was where Inku was shooting love while the CBS cameras followed him.

He was right here in Denton capturing a couple on the Courthouse on the Square lawn, at a downtown coffee shop and as they held hands and strolled the square — she in her wedding gown, he in his tux.

So how does a high-dollar, world-famous guy like Inku end up working a wedding in Denton? The answer is that Denton is a wedding destination.

The Denton Convention & Visitors Bureau has been working the wedding market for several years.

We've touted our venues and suppliers at wedding shows, at our own Planner Zone Expo and through Pinterest, the digital go-to for dreamy-eyed brides-to-be.

And most recently, just two days after the *CBS Sunday Morning* feature, we hosted Dallas-Fort Worth area wedding planners on a Denton familiarization tour.

The tour was the brainchild of CVB director of sales Dana Lodge. She identified the planners, created and sent invitations, planned the itinerary, handled logistics and facilitated the day.

The timing of the *CBS Sunday Morning* feature was a lucky break that only added to the tour's draw and success.

Seventeen of D-FW's top wedding planners boarded a luxury motor coach in Dallas bound for the Denton tour. They toured six of the Denton area's 15 wedding venues, each offering unique wedding experiences.

During lunch at Hidden Springs wedding venue, Vizcarra Hospitality catered a legitimate wedding banquet among bedazzled tables, floral arrangements and decorations showing the vast array of vendor options and quality found in Denton.

Denton singer-songwriter J.R. Byrd cooed ballads from the stage, a snapshot of our entertainment talent pool.

And around the ballroom, Denton hotels, photographers, bakeries, florists and other wedding services showed planners the local abundance Denton offers them.

Kathy McNaughton is the general manager of Hidden Springs, part of the Springs Events company, which owns 17 venues on 13 properties across the country.

"Weddings are big business," the 30-year marrying-business veteran said. "But we sell more than just a venue. We sell an experience the bride will remember the rest of her life."

Kathy says today's brides are creative, designing their weddings around their personalities. Denton is very appealing to them because of all the city offers in amenities, entertainment, character and the beautiful surrounding countryside. Planners love Denton's many wonderful local vendors, and sourcing local often saves the bride some money.

Kathy is confident the Springs Events made a wise choice when selecting Denton as a venue site because five more venues have opened or are under construction since Hidden Springs opened in May 2014. More than 200 couples have said "I do" at Hidden Springs since then, with an average attendance of 150 to 200 people and an average price tag of about \$30,000.

Ashton Gardens in Corinth, just south of Denton, has a similar story. Open six years now, the site hosts about 30 weddings per month.

8/13/2015

Kim Phillips: Wedding business booms in Denton | Denton Record Chronicle | News for Denton County, Texas

"Couples are doing what it takes to get the best deal and best place for their special day," said Ashley Love, marketing manager. "Denton is eclectic with easy access to Dallas and Fort Worth. It gives guests options when they are here."

She said having all-inclusive venues is a plus, too. Brides can relax and really enjoy their wedding and their guests.

Most of the Denton wedding business hails from the D-FW area, about 85 percent. But Denton hotels are reaping their own share of the business, some reporting more than 100 wedding parties in a year that round out to more than 2,200 hotel room nights and nearly \$250,000 in revenue.

CBS Sunday Morning reported that the average expense on American weddings today is \$31,213, not counting the honeymoon. Denton's 15 venues don't even include church wedding business. Let's do the math. At a conservative 20 weddings at \$30,000 in 15 venues, that is \$9 million spent in one month on weddings. Add to that the local sourcing for services and hotels, and we are talking major economic impact.

As for our tour, success is in the numbers. At the end of the day, planners left with packets about all of our wedding venues and services. Several venues tell us planners from the tour have already called, some already putting couples on the books. Sounds like a match with a very bright future.

KIM PHILLIPS is vice president of the Denton Convention and Visitors Bureau at the Denton Chamber of Commerce. She loves promoting Denton's original, independent spirit through the city's sense of place and cast of many characters. She can be reached at kim@discoverdenton.com.



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Summary of the Planned Development

❖ **Event Center:**

- ❖ 8,000 square ft. building
- ❖ Type of events: weddings, receptions, graduation parties, fundraising events, reunions, business meeting, city functions
- ❖ Promotes economic growth for local businesses such as restaurants, gas stations, convenience stores
- ❖ Exterior will be 80% masonry per your code
- ❖ Landscaping will include drought tolerate plants
- ❖ Food and Beverage: all food will be catered by approved vendors with proper licensing; will apply for SUP for alcohol; security will be on site if alcohol is served
- ❖ Traffic: low impact to area as event will be primarily on week-ends vs 7 days per week
- ❖ Hours of operation: Monday - Thursday by appointment with scheduled events until 10pm; Friday and Saturday open until Midnight
- ❖ Entrance off Betchan: 170 feet off Lake Dallas Drive
- ❖ Grand Opening: approximately 6 months from construction start date

❖ **Fence:**

- ❖ Cedar creosol

❖ **Parking:**

- ❖ Concrete parking lot
- ❖ Spaces, including handicap, per cities parking ordinance

❖ **Landscaping including Trees**

- ❖ Landscape will be drought tolerant
- ❖ Trees, not in the buildable area, will remain and additional trees will be planted.
- ❖ Developer will abide by current tree ordinance - Division 3: Tree Preservation.

❖ **Signage:**

- ❖ One monument sign will be placed at Betchan entrance per Lake Dallas 6) Monument Sign ordinance.

❖ **Pond:**

- ❖ Pond will be a detention pond designed in a low lying area on the land to hold a set amount of water and providing adequate drainage capacity for 12 acres. Pond level will be maintained at a certain level but will allow for additional volume.
- ❖ Partner with Lake Dallas EDC to install illuminated fountain in the center of the pond for aesthetics and provide aeration for the pond.
- ❖ Pond will be located on private property with proper signage posted.
- ❖ Rock wall along edge with "Welcome to Lake Dallas" illuminated at night.

❖ **Business Park:**

- ❖ Promotes economic growth for local businesses such as restaurants, gas stations, convenience stores.
- ❖ Traffic: Low impact to area
- ❖ Entrance: 50 feet from Rail Road crossing
- ❖ Sites/buildings will be "build to suit".

❖ **Fence:**

- ❖ Cedar creosol fence

❖ **Parking:**

- ❖ Concrete parking lot
- ❖ Spaces, including handicap, per cities parking ordinance

❖ **Landscaping including Trees**

- ❖ Landscape will be drought tolerant
- ❖ Trees, not in the buildable area, will remain and additional trees will be planted.
- ❖ Developer will abide by current tree ordinance - Division 3: Tree Preservation.

❖ **Signage:**

- ❖ One monument sign will be placed at Carlisle entrance per Lake Dallas 6) Monument Sign ordinance.

❖ **Storage Park:**

- ❖ Provides a storage solution for citizens needing a place to store vehicles/boats/RVs to avoid [Junk and abandoned vehicles] or [Parking any vehicle on the grass or in the yard] ordinances.
- ❖ Promotes economic growth for local businesses such as restaurants, gas stations, convenience stores.
- ❖ Provides buffer between manufacturing businesses located on Betchan to Event Center and Business Park.
- ❖ The storage buildings will border the property providing a sound barrier while maintaining a clean, professional area. The storage buildings will be approximately 8 ft. tall.
- ❖ Provide storage for Business Park. Business Park tenants will be required to store vehicles/boats overnight in Storage Park.

❖ **Parking:**

- ❖ Concrete parking lot
- ❖ Spaces, including handicap, per cities parking ordinance

❖ **Landscaping including Trees**

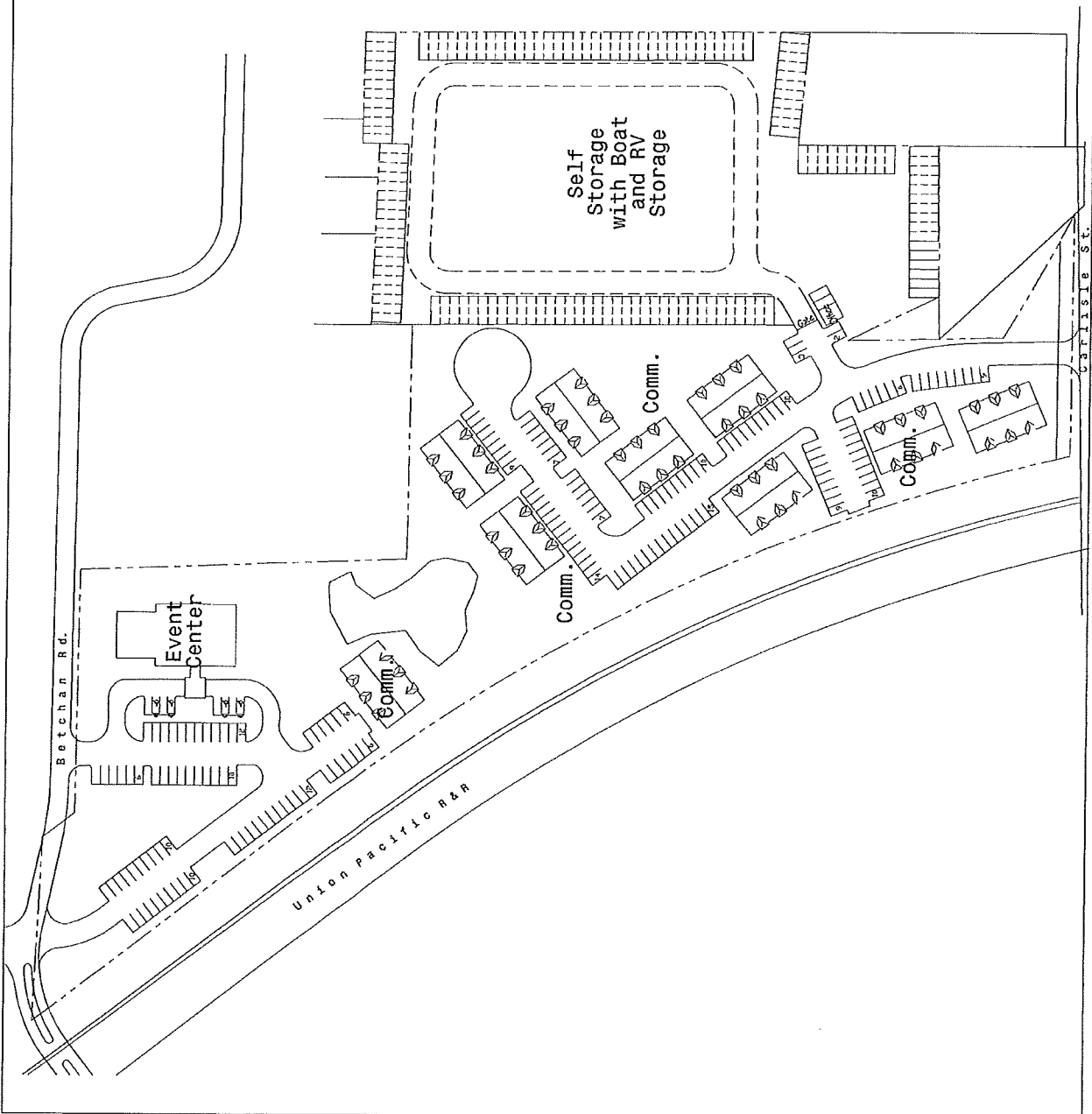
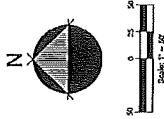
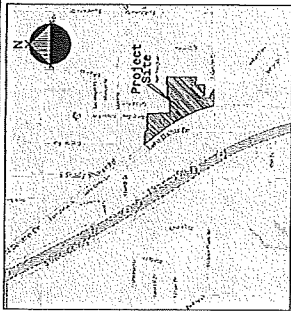
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- ❖ One monument sign will be placed at Carlisle entrance per Lake Dallas 6) Monument Sign ordinance.







10.77 AC.

Concept Plan

Smith Event Center

City of Lake Dallas, Denton County, Texas

ENGINEER

Cannel Cannel & Martin

Engineering Corporation

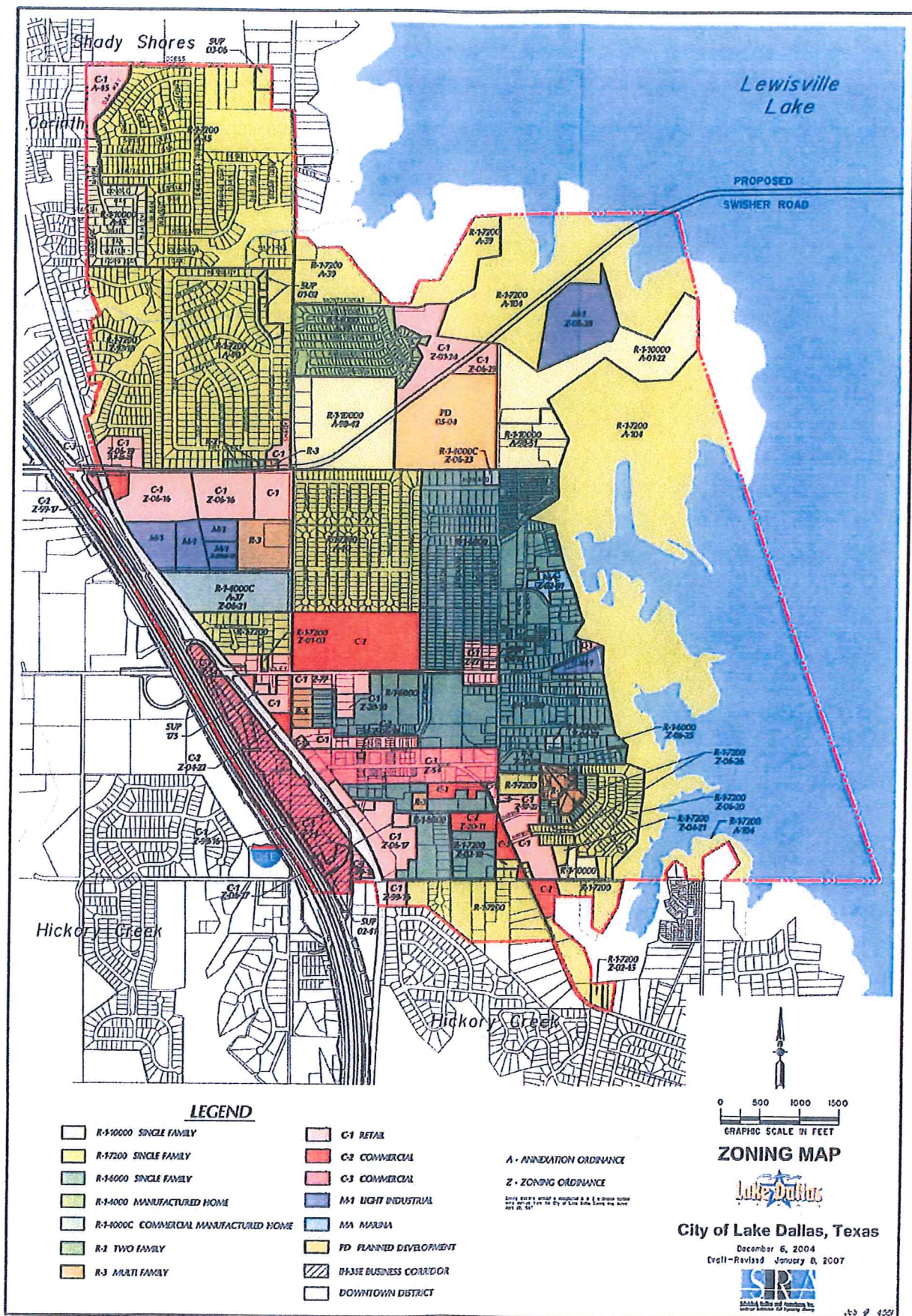
2520 FM 407, Suite 200

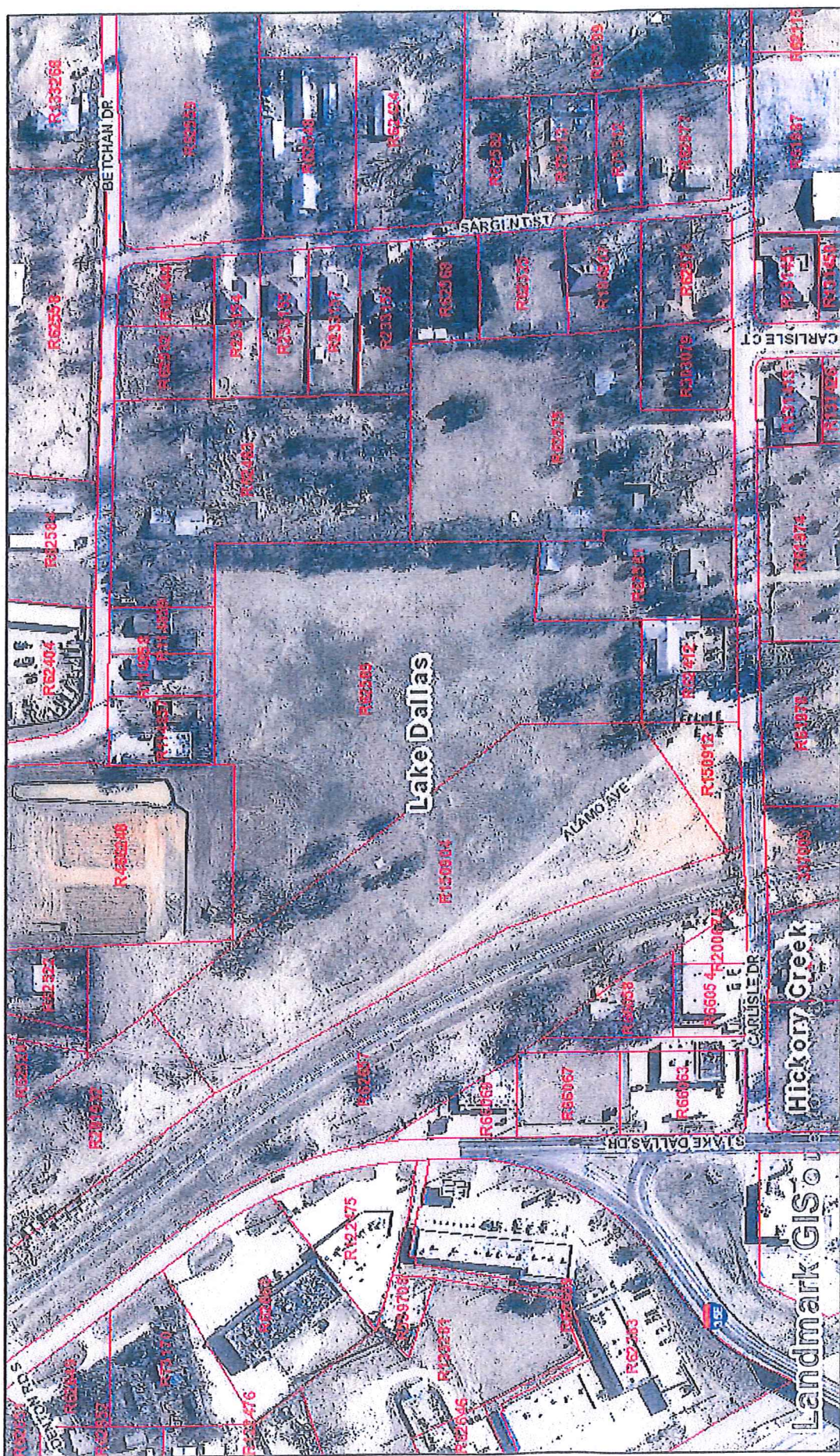
Irving, Texas 75039

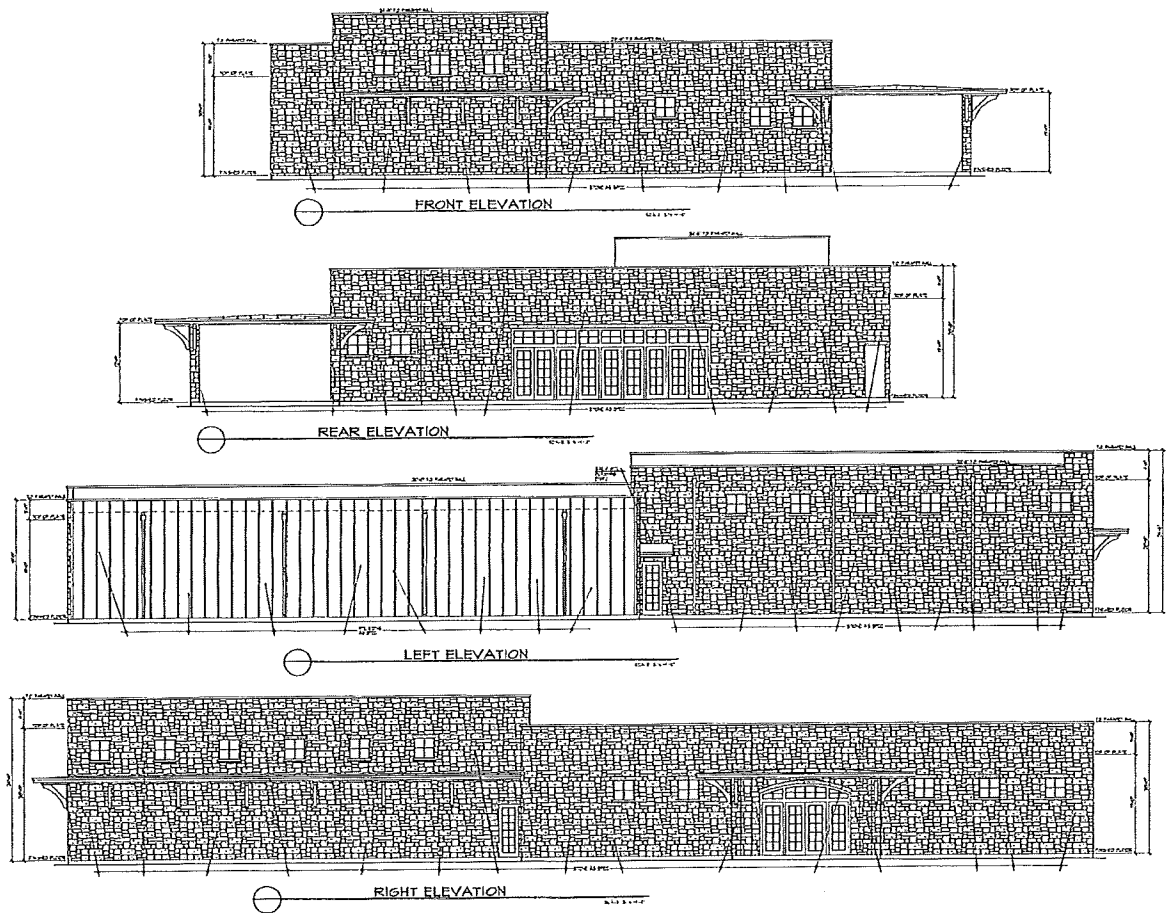
PH 972-491-1400 FAX 972-491-1402

July 30, 2015

Scale: 1" = 50'







NO. 1001

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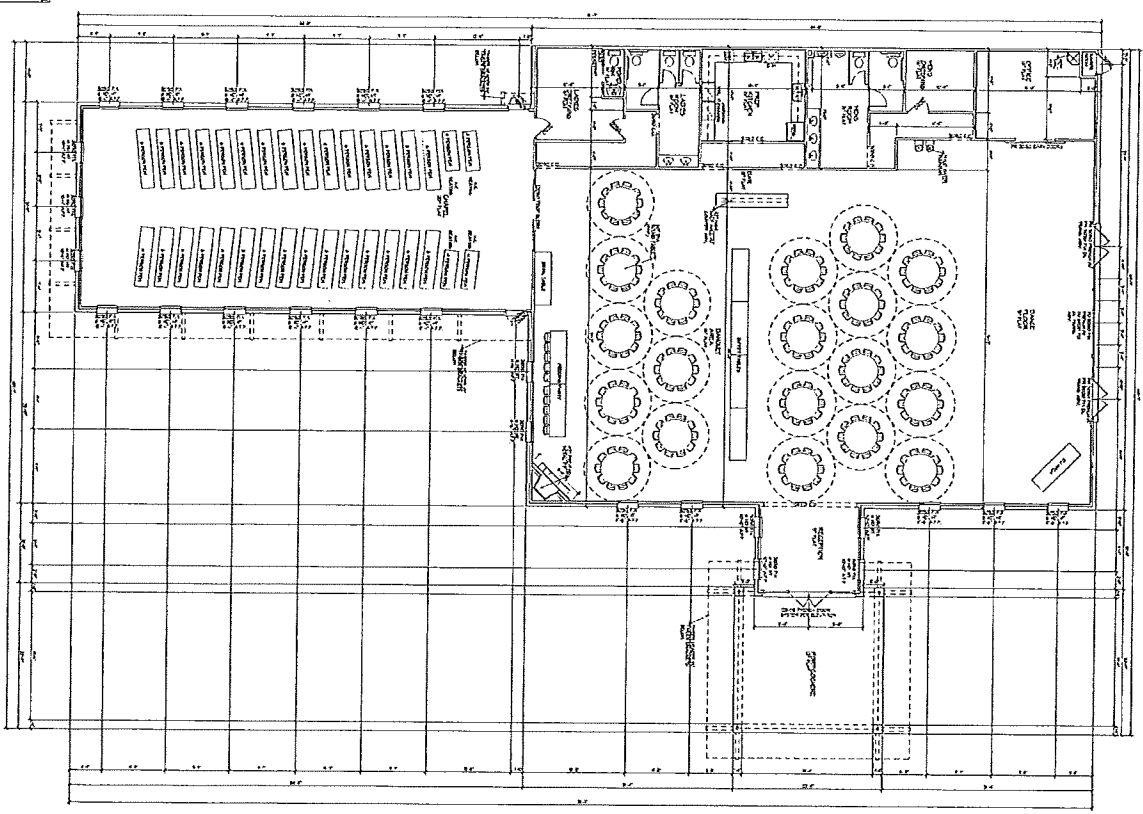
SMITH EVENT CENTER
HICKORY CREEK, TX

SMITH EVENT CENTER
HICKORY CREEK, TX

PLAN NO.

A-2

FIRST FLOOR PLAN



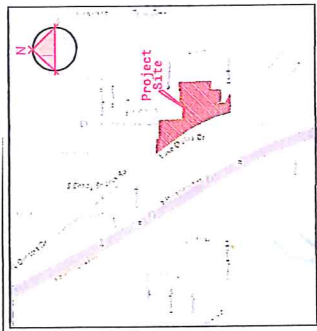
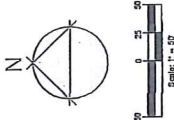
DATE	BY	REVISION
10/1/03	WCB	1.00
10/1/03	WCB	1.01
10/1/03	WCB	1.02
10/1/03	WCB	1.03
10/1/03	WCB	1.04
10/1/03	WCB	1.05
10/1/03	WCB	1.06
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10/1/03	WCB	1.08
10/1/03	WCB	1.09
10/1/03	WCB	1.10
10/1/03	WCB	1.11
10/1/03	WCB	1.12
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10/1/03	WCB	1.16
10/1/03	WCB	1.17
10/1/03	WCB	1.18
10/1/03	WCB	1.19
10/1/03	WCB	1.20

A-1

SMITH EVENT CENTER
HICKORY CREEK, TX

DESIGN SERVICES
BY WILLIAM C. BROWN
COPYRIGHT 2013 WILLIAM C. BROWN

10/1/03



Vicinity Map
in feet

10.77 Ac.

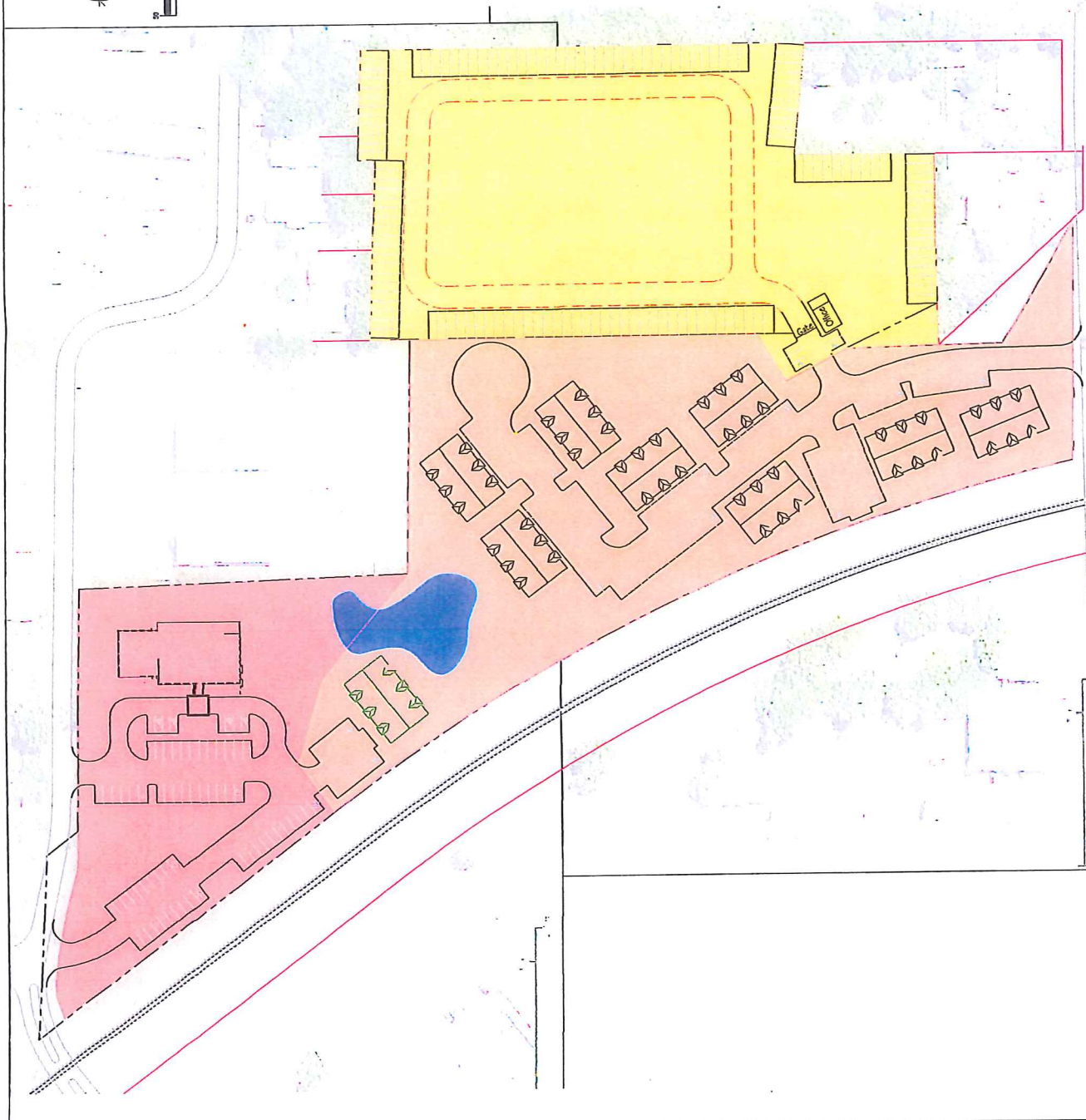
Concept Plan

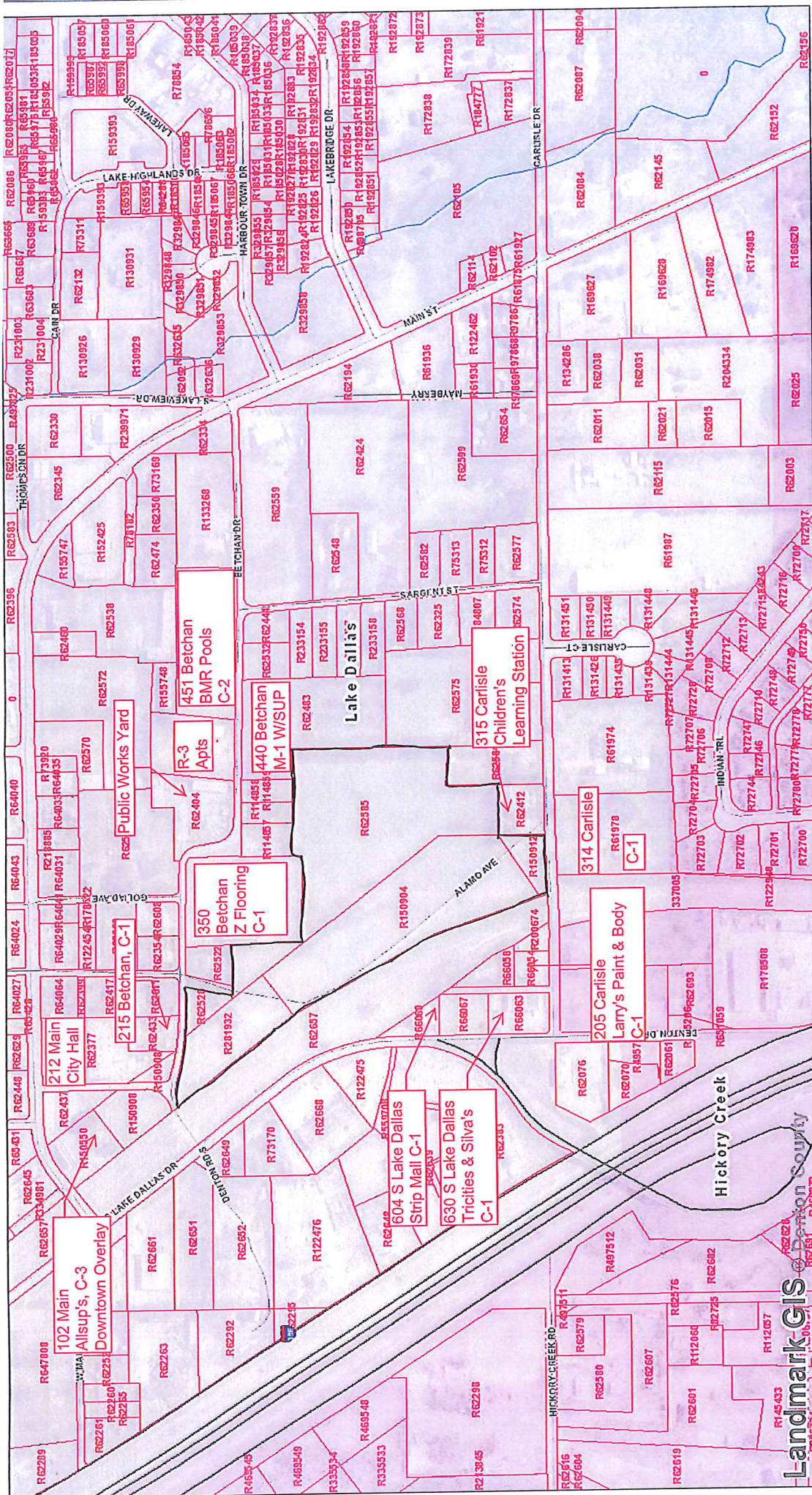
Smith Event Center
City of Lake Dallas, Denton County, Texas

ENGINEER
Crammel Crammel & Martin
ENGINEERING
1000 W. 10TH STREET, SUITE 100
PLANO, TEXAS 75075
PH: 972.891.0000

July 30, 2015

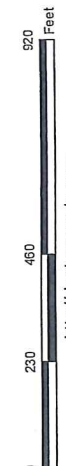
Scale: 1" = 50'





This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

Denton County does not guarantee the correctness or accuracy of any features on this product and assumes no responsibility in connection therewith. This product may be revised at any time without notification to any user.



<http://dentoncounty.com>



Landmark-GIS

Council Agenda Item I - 5
October 22, 2015

MEMORANDUM

TO: Mayor and Members of the City Council

FROM: Nick Ristagno, City Manager / Chief of Police

SUBJECT: Interlocal Cooperation Agreement with Denton County

Issue: Whether to enter into an Interlocal Cooperation Agreement with Denton County for the repair and maintenance of Shady Shores Road.

Background: Denton County, through Commissioner Bobbie Mitchell, has agreed to enter into an agreement with Lake Dallas that enables the County Road and Bridge Crew to perform maintenance and repairs to Shady Shores Road within the city limits.

Fiscal Impact: None

Recommendation: Approve the agreement

Coordination: Commissioner Bobbie Mitchell, City Manager, County and City Attorneys

Attachments: Agreement

THE STATE OF TEXAS §
 §
COUNTY OF DENTON §

**INTERLOCAL COOPERATION AGREEMENT BETWEEN
DENTON COUNTY, TEXAS, AND THE CITY OF LAKE DALLAS, TEXAS**

THIS AGREEMENT is made and entered into by and between Denton County, Texas, a duly organized political subdivision of the State of Texas, hereinafter “the County,” and the City of Lake Dallas, Texas, a duly organized municipality, existing under the laws of the State of Texas, hereinafter “the City.” The County and the City are both collectively referred to herein as “the Parties.” This Agreement is for the purpose of performing periodic maintenance and surface road repairs to a portion of Shady Shores, hereinafter “the Project.”

WHEREAS, the County and the City mutually desire to enter into this Agreement whereby the County agrees to provide general maintenance and perform surface road repairs to a portion of Shady Shores Drive from Main Street to Hundley Drive. The Project is located entirely within the municipal limits of the City and in Denton County Commissioner Precinct #3; and

WHEREAS, the road involved in the Project is an integral part of the road system of the County and the City; and

WHEREAS, the surface road repairs under this Agreement shall be limited to failure repair, pot hole patching, and crack sealing, according to the established standards of the County; and

NOW, THEREFORE, the County and the City, for the mutual consideration stated herein, agree and understand as follows:

WITNESSETH:

I.

The term of this Agreement shall begin on October 1, 2015, and expire on September 30, 2016, unless sooner terminated as provided for herein. Any and all renewals of this Agreement must be in writing and approved by the governing bodies of both of the Parties.

II.

Pursuant to Texas Government Code §791.011, the Parties hereto agree that the purpose of this Agreement is to ensure that certain governmental functions and services in the area of streets, roads, and drainage are performed. The Parties further agree that each of them is authorized to perform the functions and services individually.

III.

As required by Texas Transportation Code §251.012 and as evidenced by the signature of the City's representative below, the governing body of the City by the execution of and approval of this Agreement hereby approves of the expenditure of County money to finance the construction, improvement, maintenance, or repair of a street or alley in the County that is located in the City.

IV.

The County and the City agree that the County shall only repair the road as described in Paragraph V below. The County and the City agree that improved traffic flow to a portion of Shady Shores Drive located within the municipal limits of the City will promote public safety and serve a public purpose for the benefit to the citizens of the County and the City.

V.

The County agrees to provide general maintenance and perform surface road repairs to a portion of Shady Shores Drive from Main Street to Hundley Drive. The Project is located entirely within the municipal limits of the City and Denton County Commissioner Precinct #3. The surface road repairs under this Agreement shall be expressly limited to failure repair, pot hole patching, and crack sealing, according to the established standards of Denton County. It is specifically understood that the County will perform the work contemplated by this Agreement if, and only if, time permits after the County attends to and performs all of the other maintenance required to be performed on County maintained roads as prioritized by the County.

VI.

The County agrees and understands that the County, its employees, servants, agents, or representatives shall at no time represent themselves to be employees, servants, agents, or representatives of the City.

VII.

The City agrees and understands that the City, its employees, servants, agents, or representatives shall at no time represent themselves to be employees, servants, agents, or representatives of the County.

VIII.

The County agrees to accept full responsibility for the acts, negligence, or omissions of all County employees, agents, subcontractors, or contract laborers doing work under a contract or agreement with the County.

IX.

The City agrees to accept full responsibility for the acts, negligence, or omissions of all City employees, agents, subcontractors, or contract laborers doing work under a contract or agreement with the City.

X.

This Agreement is not intended to extend the liability of the Parties beyond that provided for by law. Neither the County nor the City waive, nor shall be deemed to have hereby waived, any immunity or defense that would otherwise be available to it against claims made by third parties.

XI.

The validity of this Agreement and of any of its terms or provisions, as well as the rights and duties of the Parties hereto, shall be governed by the laws of the State of Texas. Further, this agreement shall be performable in Denton County, Texas.

XII.

In the event that any portion of this Agreement shall be found to be contrary to law, it is the intent of the Parties hereto that the remaining portions shall remain valid and in full force and effect to the fullest extent possible.

XIII.

The undersigned officer or agents of the Parties hereto are the properly authorized officials who have the necessary authority to execute this Agreement on behalf of the Parties, and each party hereby certifies to the other that any necessary resolutions extending said authority have been duly passed and are now in full force and effect.

XIV.

This Agreement represents the entire agreement between the County and the City and supersedes all prior negotiations, representations, or agreements, either written or oral. This Agreement may be amended only by written instrument signed by the governing bodies of both the County and the City or those authorized to sign on behalf of those governing bodies.

XV.

This Agreement becomes effective when signed by the last party whose signing makes the respective agreement fully executed.

XVI.

This Agreement may be terminated in whole or in part by the County or the City upon thirty (30) days written notice to the other party sent via certified mail, return receipt requested. Notices shall be directed as follows:

For City: Nick Ristagno, City Manager
 City of Lake Dallas, Texas
 212 Main Street
 Lake Dallas, Texas 75065

For City: Joni Vaughn, City Secretary
 City of Lake Dallas, Texas
 212 Main Street
 Lake Dallas, Texas 75065

For County: Honorable Mary Horn
 Denton County Judge
 110 West Hickory, 2nd Floor
 Denton, Texas 76201

Copy To: Denton County Criminal District Attorney's Office
 Civil Division
 1450 East McKinney Street, Suite 3100
 Denton, Texas 76209

Executed in triplicate originals this _____ day of _____, 2015.

DENTON COUNTY, TEXAS
110 West Hickory Street, 2nd Floor
Denton, Texas 76201

CITY OF LAKE DALLAS, TEXAS
212 Main Street
Lake Dallas, Texas 75065

By: _____
Honorable Mary Horn
Denton County Judge
Acting by and on behalf of the authority of
Denton County Commissioners Court

By: _____
Nick Ristagno, City Manager
City of Lake Dallas, Texas
Acting by and on behalf of the
City of Lake Dallas, Texas

ATTEST:

ATTEST:

By: _____
Denton County Clerk

By: _____
City Secretary

APPROVED AS TO FORM:

APPROVED AS TO FORM:

By: _____
Assistant District Attorney

By: _____
City Attorney

Council Agenda Item I - 6
October 22, 2015

MEMORANDUM

TO: Mayor and Members of the City Council

FROM: Nick Ristagno, City Manager / Chief of Police

SUBJECT: Enhancements to the Main Street Design

Issue: Whether to authorize the City Engineer to add enhancements to the Main Street rehabilitation project.

Background: Denton County is contributing nearly two million dollars to the main Street rehabilitation project. The City, through the 4B, is contributing \$100,000 towards the basic project. But to consider any additional enhancements, the City must choose the desired enhancements and provide funding for same. This agenda item will allow the City Council to do so. Costs follow:

PHASE 1:

Basic: \$300,000 (includes ramps; enhanced intersection paving; empty conduit and irrigation conduit.

Sidewalks: \$50,000

PHASE 2: \$300,000

Landscape plantings

Irrigation

Decorative Light Fixtures

Site Furnishings

OPTIONS:

Empty conduit for overhead electrical burial \$175,000
(Gotcher to Falcon @ \$1,000 per foot)

Bury Overhead Electric Lines \$925,000

Parking Lot Expansion: \$325,000

City Hall Plaza Space: \$325,000

Fiscal Impact: As selected

Recommendation: Council's pleasure

Coordination: City Engineer, City Manager

Attachments: N/A

Council Agenda Item I - 7
October 22, 2015

MEMORANDUM

TO: Mayor and Members of the City Council
FROM: Nick Ristagno, City Manager / Chief of Police
SUBJECT: Employee Health Plan

Issue: Whether to approve an employee health plan

Background: Mr. Rodney Dryden presented at the last Council Meeting his recommendation for the 2016 employee health plan and staff concurs with his recommendation.

Fiscal Impact: \$238,314.96

Recommendation: Approve

Coordination: Rodney Dryden, City Manager, City Secretary, City Finance Officer

Attachments: Plan

Council Agenda Item I - 8
October 22, 2015

MEMORANDUM

TO: Mayor and Members of the City Council
FROM: Captain Eric Louderback
THROUGH: Nick Ristagno, City Manager / Chief of Police
SUBJECT: Consideration and Action to approve the purchase of an ID Card Maker from the Court Child Safety Fund.

Issue: To purchase an ID Card Maker from the Court Child Safety Fund.

Background: The Police Department and Municipal Court have been involved in holding joint Child Safety ID events for the children of the Lake Cities for numerous years. With this program, children are provided a plastic ID Card the size of a credit card that includes valuable information such as a photograph, fingerprints, contact information, and specific identifiers that can be used by law enforcement for emergency identification purposes. There is no cost to the citizens of Lake Dallas but a low, cost recovery fee is charged to non-residents. The current machine is several years old and the maintenance contract which is set to expire in November has become quite expensive due to the age of the machine. It has been sent for repairs on multiple occasions and has now reached the point where it will not print readable cards, a problem resulting from age and lack of parts for this outdated machine. The Department wishes to continue this valuable child safety program and will be able to do so with a new machine. The newer machines are able to provide a better quality card that will last longer due to the way the cards are laminated during the construction of each card. The cost for the new machine includes a 3 year extended warranty, lifetime technical support, a cleaning kit and 300 blank cards. The current machine was purchased from this fund.

Fiscal Impact: Approximately \$4,363.49 for the purchase of a new ID machine

Recommendation: Approve the purchase of one ID machine from the Child Safety Fund.

Coordination: City Manager; Police Captain; Police Records Manager

Attachments: None

Council Agenda Item I – 9
October 22, 2015

MEMORANDUM

TO: Mayor and Members of the City Council

FROM: Nick Ristagno, City Manager / Chief of Police

SUBJECT: Update to Personnel Manual

Issue: Whether to better define the City Personnel Manual regarding the possession or use of firearms on City property.

Background: Policy updates are required from time to time to add, delete or better define City personnel policies. It is believed that the policy regarding weapons prohibitions needs to be better defined:

FROM: Possession or use of firearms, explosives or weapons on City property (is prohibited).

TO: It shall be a violation of this policy for any employee to possess, display, conceal or carry a firearm, an explosive device or a weapon of any type on any city property, building, vehicle or any other premise or equipment owned by or subject to the control of the City of Lake Dallas. This policy shall apply regardless of whether the employee has a concealed handgun license or permit. A violation of this policy is punishable up to and including termination, regardless of any progressive discipline policy. Certified peace officers as defined in Article 2.12 of the Texas Code of Criminal Procedure are exempt from this policy and may possess or carry an approved firearm or weapon in the line of duty.

Fiscal Impact: None

Recommendation: Approve policy update

Coordination: City Attorney, City Manager

Attachments: N/A

Section 4.09. Appeals Board.

The provisions contained herein are intended to aid the city in the discharge of its obligations to ascertain and understand the needs of the city and to be responsive to its citizens. Nothing contained within this section shall be construed as creating or conferring any substantive rights in or to a complainant.

The city council shall establish an appeals board for the purpose of hearing testimony of terminated city workers, and for hearing charges of corruption, discrimination, abuse of power, or abuse of policies from active city workers or citizens.

Each city council member will nominate five different citizens to serve on the appeals board. Duplication of names by separate council members shall be permitted. Of the 25-member pool, five members and three alternates will be selected from a blind draw to serve for two years. The city secretary shall supervise the drawing to ensure that each council member has submitted five names. If a citizen's name is drawn a second time it shall be laid aside and another name selected. The five selected members will convene to vote on a chairperson. A quorum for all board meetings will be three members. In the event of an appeal initiated by a city employee or a citizen, the board will hear the case and make a recommendation to the city council to take no action or to take appropriate action. Final decision and action on the appeal will be left to the city council.