



**FARMERSVILLE CITY COUNCIL  
REGULAR SESSION AGENDA  
December 15, 2016, 6:00 P.M.  
Civic Center  
201 Orange Street**

**I. PRELIMINARY MATTERS**

- Call to Order, Roll Call, Prayer and Pledge of Allegiance
- Announcements
  - Calendar of upcoming holidays and meetings
  - City offices will be closed on Friday, December 23<sup>rd</sup> and Monday, December 26<sup>th</sup> in observance of the Christmas Holiday and January 2<sup>nd</sup> for the New Year's Holiday.

**II. PUBLIC COMMENT**

Anyone wanting to speak is asked to speak at this time, with an individual time limit of three (3) minute. This forum is limited to a total of thirty (30) minutes. If a speaker inquires about an item, the City Council or City Staff may only respond with: (1) a statement of specific factual information; (2) a recitation of existing policy; or (3) a proposal that the item be placed on the agenda of a future meeting.

**III. CONSENT AGENDA**

Items in the Consent Agenda consist of non-controversial or "housekeeping" items required by law. Council members may request prior to a motion and vote on the Consent Agenda that one or more Items be withdrawn from the Consent Agenda and considered individually. Following approval of the Consent Agenda, excepting the items requested to be removed, the City Council will consider and act on each item so withdrawn individually.

- A. City Council Minutes
- B. Police Department Report
- C. Code Enforcement/Animal Control Report
- D. Fire Department Report

- E. Municipal Court Report
- F. Warrant Officer Report
- G. Public Works Report
- H. Library Report
- I. City Manager's Report
- J. Texoma Housing Partners

#### **IV. INFORMATIONAL ITEMS**

These Informational Items are intended solely to keep the City Council apprised of the actions and efforts of the various boards and commissions serving the City of Farmersville. Council members may deliberate and/or request further information or clarification regarding any one or more of the items contained in this provision. City Council approval of, or action on, these items is not required or requested.

- A. FEDC (4A) Meeting Minutes
- B. FEDC (4A) Financial Reports
- C. FCDC (4B) Meeting Minutes
- D. FCDC (4B) Financial Reports
- E. Main Street Board Minutes
- F. Main Street Report

#### **V. REGULAR AGENDA**

- A. Consider, discuss, and act upon presentation of the strategic planning session prepared by Bob Hart and Students from UTA.
- B. Consider, discuss, and act upon Resolution # R-2016-1215-001 for authorizing the submission of a community development block grant application to the Texas Department of Agriculture for the Community Development Fund.
- C. Consider, discuss, and act upon a Resolution #R-2016-1215-002 to adopt Tax Abatement Guidelines and Criteria.
- D. Consider, discuss, and act upon appointing new Planning and Zoning Commission Member.
- E. Consider, discuss, and act upon appointing replacement to the Texoma Housing Partners Board.
- F. Consider, discuss, and provide direction regarding possible regulations of personal property placed or left in area open to public view including, but not necessarily limited to carports.
- G. Consider, discuss, and act upon a Resolution #R-2016-1215-003 for designating the *Farmersville Times* as the City's Official Newspaper and the *Dallas Morning News* as the City's Alternate Official Newspaper for the Fiscal Year 2016-2017.

- H. Consider, discuss, and act upon a Resolution #R-2016-1215-004 for condemnation of sanitary sewer easement located in Tract 246, Sheet 2 of the WB Williams Survey, Abstract No. 952.
- I. Consider, discuss, and act upon accepting a donation from Texas New Mexico Power, Barry Bonds, for the Police Department.
- J. Consider, discuss, act upon Resolution #R-2016-1215-005 assigning City Manager to cast Texas Coalition for Affordable Power ballot for the City.
- K. Consider, discuss and act upon a possible sanitary sewer easement and sewer tap agreement for the Justice property near the intersection of County Road 653 and U.S. Highway 380.
- L. Consider, discuss and act up on restricting access to Sycamore Street from 607 Waterford Street.
- M. Consider, discuss, and act upon procurement for professional services of Texas Water Development Board funding for the waste water system.

**VI. EXECUTIVE SESSION**

Discussion of Matters Permitted by Texas Government Code Chapter 551:

- A. Section 551.074, DELIBERATION REGARDING PERSONNEL MATTERS
  - 1. Discussion regarding incentive pay for City Manager

**VII. RECONVENE FROM EXECUTIVE SESSION AND DISCUSS/CONSIDER/ACT ON MATTERS DISCUSSED IN EXECUTIVE SESSION PERMITTED BY SECTIONS 551.074 OF THE TEXAS GOVERNMENT CODE**

**VIII. REQUESTS TO BE PLACED ON FUTURE AGENDAS**

**IX. ADJOURNMENT**

**Dated this the 12th day of December, 2016.**

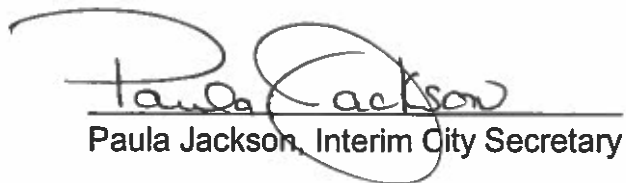


**Diane D. Piwko, Mayor**

*The City Council reserves the right to adjourn into Executive Session at any time during the course of this meeting to discuss any matters listed on the agenda, as authorized by the Texas Government Code, including, but not limited to, Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), 551.087 (Economic Development), 418.175-183 (Deliberations about Homeland Security Issues) and as authorized by the Texas Tax Code, including, but not limited to, Section 321.3022 (Sales Tax Information).*

*Persons with disabilities who plan to attend this meeting and who may need assistance should contact the City Secretary at 972-782-6151 or Fax 972-782-6604 at least two (2) working days prior to the meeting so that appropriate arrangements can be made. Handicap Parking is available in the front and rear parking lot of the building.*

I, the undersigned authority, do hereby certify that this Notice of Meeting was posted in the regular posting place of the City Hall building for Farmersville, Texas, in a place and manner convenient and readily accessible to the general public at all times, and said Notice was posted December 12, 2016, by 5:00 P.M. and remained so posted continuously at least 72 hours proceeding the scheduled time of said meeting.

A handwritten signature in dark ink, appearing to read "Paula Jackson", is written over a horizontal line. The signature is fluid and cursive, with the first name "Paula" and last name "Jackson" clearly distinguishable.

Paula Jackson, Interim City Secretary

## **I. Preliminary Matters**

# December

# 2016

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
27	28	29	30	1	2	3
						Farmers & Fleas
4	5	6	7	8	9	10
	Main Street board 5 pm	COURT			FISD BOARD 1:30PM	Christmas Parade
11	12	13	14	15	16	17
	FCDC (4B) 5:45pm	City Council Meeting 6pm		B&PS 5:30PM FEDC (4A) 7pm		
18	19	20	21	22	23	24
	Parks Bd 4 PM P&Z 7pm	COURT			City Offices Closed for Christmas Holiday	
25	26	27	28	29	30	31
	City Offices Closed for Christmas Holiday					
1	2	3	4	5	6	7
	City Offices closed from New Years					

# January 2017

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
1 New Year's Day	2 City Office will be closed	3	4	5	6	7
8	9 Main Street Board 5pm	10 City Council meeting 6:pm	11	12	13	14
15	16 City Office will be closed Martin Luther King, Jr. Day	17	18	19 FEDC (4A) 7pm	20	21
22	23 FCDC (4B) 5:45  P & Z 6:30pm  FISD school board 7:pm	24 City Council Meeting 6:00pm	25	26	27	28
29	30	31				

## **II. Public Comment**



Agenda Section	Public Comment
Section Number	II
Subject	Public Comment
To	Mayor and Council Members
From	Ben White, City Manager
Date	December 15 2016
Attachment(s)	NA
Related Link(s)	<a href="http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php">http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php</a>
Consideration and Discussion	Anyone wanting to speak is asked to speak at this time, with an individual time limit of three (3) minute. This forum is limited to a total of thirty (30) minutes. If a speaker inquires about an item, the City Council or City Staff may only respond with: (1) a statement of specific factual information; (2) a recitation of existing policy; or (3) a proposal that the item be placed on the agenda of a future meeting.
Action	<ul style="list-style-type: none"> <li>NA</li> </ul>

Agenda Section	Consent Agenda
Section Number	III.A
Subject	City Council Minutes
To	Mayor and Council Members
From	Ben White, City Manager
Date	December 15 2016
Attachment(s)	Farmersville City Council Meeting Minutes: 29 Nov. 2016
Related Link(s)	<a href="http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php">http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php</a>
Consideration and Discussion	City Council discussion as required.
Action	<ul style="list-style-type: none"> <li>• Motion/second/vote <ul style="list-style-type: none"> <li><input type="checkbox"/> Approve</li> <li><input type="checkbox"/> Approve with Updates</li> <li><input type="checkbox"/> Disapprove</li> </ul> </li> <li>• Motion/second/vote to continue to a later date. _____ <ul style="list-style-type: none"> <li><input type="checkbox"/> Approve</li> <li><input type="checkbox"/> Disapprove</li> </ul> </li> <li>• Move item to another agenda. _____</li> <li>• No motion, no action</li> </ul>



**FARMERSVILLE CITY COUNCIL  
REGULAR SESSION MINUTES  
For  
November 29, 2016, 6:00 P.M.**

**I. PRELIMINARY MATTERS**

- Mayor Piwko called the meeting to order at 6:00 p.m. Council members John Klostermann, Donny Mason, Michael Hesse, Mike Hurst, and Leaca Caspari were all present. City staff members Ben White, Mike Sullivan, Kim Morris, Paula Jackson, Sandra Green, Rick Ranspot, Trisha Dowell, Adah Leah Wolf, and Attorney, Alan Lathrom, were also present.
- Prayer was led by Eddy Daniel, with Daniel & Brown, Inc., followed by pledges to the United States flag and Texas flag.
- Mayor Piwko stated that there would only be one City Council meeting next month, December 13<sup>th</sup>, due to the holiday and the City offices will be closed on December 23<sup>rd</sup> and December 26<sup>th</sup>.

**II. PUBLIC COMMENT**

- Donna Williams, business owner of Red Door Antiques, shared her concerns about the trailers on U.S. Highway 380 and Bob Tedford Drive. She explained how they needed to be moved off the road because wrecks have been a problem in the past, and it is a safety issue. Also, she stated that a manhole had been flooded the previous night at the location of the future service station and inquired about making sure it is fixed.
- Mayor Piwko explained that the owners of the trailers have been contacted and they agreed to move the trailers. She asked the Police Chief, Michael Sullivan, if they would receive a citation if they were not moved.
- Police Chief Sullivan explained that they were moved to the side of the road to help with traffic. He stated that since then they have not had any issues with traffic getting through.

- Donna Williams was also concerned with regards to having the Resolution R #2016-0510-002 rescinded at the meeting. She stated that she did not think it was the goal of citizens to have it look like McKinney where U.S. Highway 121 and State Highway 5 meet and become industrial, so she does not want it rescinded.

### **III. CONSENT AGENDA**

- A. City Council Minutes
- B. Police Department Report
- C. Code Enforcement/Animal Control Report
- D. Fire Department Report
- E. Municipal Court Report
- F. Warrant Officer Report
- G. Public Works Report
- H. Library Report
- I. City Manager's Report
- Mayor Piwko asked if anyone had questions regarding the City financial report and no changes were requested.
  - Motion to approve report made by John Klostermann
  - 2<sup>nd</sup> to approve was Michael Hesse
  - All council members voted in favor
- Mayor Piwko requested that a few Regular Agenda items on the City Council Minutes be corrected.
  - III, Item A, Section 6, City Council Minutes – Mayor Piwko requested that it show that the items were approved.
  - VI, Item B., City Council Minutes – Mayor Piwko requested that the word "Hass" be changed to "Hall".
    - Motion to approve all Consent Agenda Items with changes requested was made by Leaca Caspari
    - 2<sup>nd</sup> to approve was Donny Mason
    - All council members voted in favor

### **IV. INFORMATIONAL ITEMS**

- A. City Manager's Verbal Report
  - Ben White addressed Council with guidelines set forth by law regarding how a verbal report is presented and then he discussed items taking place in the city:

- New City Secretary, Sandra Green, is targeted to make the changeover to the duties of City Secretary by the 2<sup>nd</sup> meeting in January 2017.
  - Jackson Street is under construction and there may be street and water shutdowns in the area due to the construction.
  - Public Safety brick project is almost done. The contractor placed control joints and will take down scaffolding.
  - In regards to City Hall reconstruction, tile is here and being placed so Phase 1 is almost complete. City Hall may have to close on a Friday in order to lay tile in Customer Service area.
  - The generator is almost operational.
  - Tree trimming took place behind Farmersville Auto.
  - Christmas lights are up around the city. There are a few lights that still need to be fixed.
- B. Farmersville Economic Development Corporation Financials
- C. Farmersville Community Development Corporation Financials
- Motion to approve all reports was made by Leaca Caspari
  - 2<sup>nd</sup> to approve was John Klostermann
  - All council member voted in favor

## **V. READING OF ORDINANCES**

- A. Consider, discuss, and act upon the second reading of Ordinance #O-2016-1129-001 regarding Construction Specifications.
- Ben White addressed council and stated that all the changes that were requested were made to the document.
  - Michael Hesse had questions regarding Section 1.3 Submittals A, and he was asking if they were going to have to submit a proposal before a project bid and what the time frame may be. He stated that it seemed like that was a short time frame to complete.
  - Ben White asked Eddy Daniel to comment and Eddy explained that the Competitive Bidding Act says one must advertise once a week for two consecutive weeks and bids come in no sooner than two weeks after the first date. Basically, someone would have at least three weeks, but his company typically allows a month. Immediately after someone sees it posted, they can respond. They have to respond at some point before they bid so that we can see they are equals or if they want to propose different equipment.
  - Michael Hesse said that was not really what he was worried about, but he did want to address the wording. He stated he was worried about getting too specific in their qualifications. In Section 1.2 Qualifications of Vendors, Item C, he discussed the qualifications that a vendor must have.
  - Eddy Daniel said that is not related to us at all and that it goes to SCADA vendors. You have SCADA vendors that work in utilities a lot but others that come out of the oil industries. But, the problem with that is they do

not know water and wastewater so they do not necessarily provide quality work for cities. They do not meet the same standards as others in the industry. The goal is to isolate it to water and wastewater vendors

- Michael Hesse stated that he agrees, but he was worried about how the requirements were so specific.
- Eddy Daniel replied by stating that vendors have to follow those guidelines on every project they do.
- Michael Hesse indicated that he wants to make sure that the City is acquiring competitive bids that is for quality work, quality equipment, quality service, and that is fair for both parties.
- Eddy Daniel explained that in the utility industry there are five vendors in the state that are active and qualified for SCADA. If the City goes outside of those vendors then they will not be qualified to conduct the work.
- Michael Hesse suggested that another SCADA company look at what the City specifications were asking to see if it is acceptable and if they would place a bid based on the guidelines set out.
- Ben White asked Eddy Daniel if in his experience and background had he ever encountered issues with people applying based on the specifications listed.
- Eddy Daniel stated that he has never had any issues and the five major vendors would all qualify and submit accordingly.
- Michael Hesse stated that another thing he worries about is that after we get one of those five and they have a job in Plano verses Farmersville which one would take precedence.
- Leaca Caspari asked Michael Hesse if he was proposing that the City go outside of the five major SCADA vendors to see if they would submit with those qualifications.
- Michael Hesse responded no, and if there is only five that qualify then he was fine with those five because the City would have competitive bids.
- Eddy Daniel stated the City did not want someone else to come in and do integration on the existing system. Once the system is in, it should be fine for years to come.
- Michael Hesse stated that is another fear. If we choose one vendor they would be here for the duration of the project and even later. The City

would not want to back up and do the process all over again. The project could get complex.

- Eddy Daniel explained that it is SCADA specific. It does not include electric, it is just the SCADA system.
- Michael Hesse explained that he would like to have the opportunity to present the specifications to other SCADA vendors to see if they find it comparable to what they see in other cities.
- John Klostermann asked if the specifications were based on the same qualifications as seen before.
- Eddy Daniel replied by saying this is the one that has always been out.
- Ben White added that in the past when the City has gone out for bids they used Daniel & Brown, Inc. specifications to conduct bids. The specifications are being brought to Council so that the City has their own set and then they can be changed in any way independent of what Daniel & Brown, Inc. does.
- Eddy Daniel stated that in order to be fair Trac-N-Trol was in the City doing the SCADA work when Alan Hein was here before Daniel & Brown, Inc. became the City Engineer. Trac-N-Trol was chosen on their own merits and has provided service for 10 – 15 years. Trac-N-Trol was selected independently before Daniel & Brown, Inc. was a piece of the puzzle.
- Michael Hesse said that he understood but he still wants the specifications to pass all the tests.
- Eddy Daniel stated they have a SCADA system for the City and it is in place, but he assumes that the SCADA budget is minuscule because the City does not have anything being built currently. In the future, the whole system would not be replaced it would just be added to the existing plan.
- Michael Hesse explained that he did not want to exclude anyone.
- Eddy Daniel explained that many cities, because it is a high technology procurement, will simply tell a vendor they are the SCADA provider. Typically, SCADA is not even a bid project.
- Mayor Piwko stated the City has a large package that has money in it for a SCADA overhaul, but only a few stations.
- Eddy Daniel replied by stating that was for adding a few SCADA sites, not an overhaul.
- Leaca Caspari stated that it was her understanding that the City has a system that has worked well for a number of years and there are no issues with it. What is in front of Council is for future add-on projects.
- Eddy Daniel answered and stated that it can be, but what the Council could do is pull out the SCADA specifications all together and maybe deal

with it at the time. If the City is going to replace a whole SCADA system the City would want to bid that out.

- Ben White explained that the specifications are designed to build a bid package and he would like to maintain SCADA specifications in case it is ever needed for a bid package. If the City goes into a high technology bid process, it would be worked with a separate document in front of the Council to tell them if there is going to be a change over. If there was not going to be a change over the City would do a high technology procurement and satisfy that before the City went into the bidding process.
- Mayor Piwko explained that staff removed the 1<sup>st</sup> paragraph that took out the supplied vendor information.
- John Klostermann stated that if the City already had all the systems in place would the City not want to stay with that person that completed the initial work.
- Mayor Piwko stated that the City most likely would.
- John Klostermann asked why the City would make a proposal unless the City is replacing everything.
- Michael Hesse explained that Daniel & Brown, Inc. and Trac-N-Trol are two separate entities that both work for the City and he wants to make sure there is transparency.
- Leaca Caspari stated that the City is being transparent by having all the information out there.
- Alan Lathrom asked Ben White and Eddy Daniel if North Central Texas Council of Governments have a standard spec for SCADA and Eddy Daniel replied no. Alan continued by explaining that a lot of the City standard specifications are a spin-off of what is received from NCTCOG because they have a set of bid specifications they use and it is modified to fit each city. When you start talking about high technology procurement, there is a process to obtain high technology devices or processes. Typically, that is done through a proposal process and it is not component of the bid specifications. If the City had a project that needed to have SCADA items, there are a couple of options available. The City could go through the process of requesting proposals and set up a separate, stand alone for that particular item so the City does not have to worry about having a specific criteria already set in bid specifications. It would allow



the City to choose whom ever to spec and all the vendors would have to know is what the Cities current system is. Because of the way the systems work, there is an exemption under the Competitive Bid Statute that does not require cities to bid those.

- Ben White stated the way the SCADA specifications are structured allows the City options and it would not hold the City to any one vendor. The specifications give the City freedom.
- Eddy Daniel told council you can always modify a specification if the City needs to. If the City has a huge project then the City will do an RFP, Request for Proposals.
  - Motion to approve the second reading as it is written was made by John Klostermann
  - Second by Leaca Caspari
  - All council members voted in favor thereby approving

B. Consider, discuss and act upon the second reading of Ordinance #O-2016-1129-002 regarding Standard Construction Details.

- Ben White stated there had been a few minor changes to correct the formatting. It did not affect the content.
  - Motion to approve the second reading made by John Klostermann
  - Second by Leaca Caspari
  - All council members voted in favor thereby approving

## **VI. REGULAR AGENDA**

- Consider, discuss, and act upon issues regarding Short Street
  - City Manager Ben White stated that he had spoken to all the landowners that are adjacent to so-called Short Street; David Earl to the north, Mr. and Mrs. McCollom to the south, and Ali, who owns the store. All three agreed that a fence was a good idea and it would prevent cars from going right in front of their houses. He explained how he wanted to implement Short Street becoming an actual street. It would require a new plat that dedicates

and defines Short Street, but it may require shifting property lines. He wants to produce a survey for the landowners to approve.

- Mayor Piwko asked what the estimated cost of the project might be.
  - Ben White stated approximately \$1,000 or a little more and the City will pay for the platting.
  - Donny Mason asked Mr. White if the City was going to maintain the street.
  - Ben White suggested that the City would maintain it, but the street would be a dead end and service two homes.
  - Leaca Caspari asked what would happen if it was left like it is currently.
  - Ben White responded by saying there would continue to be issues with landowner's and property lines.
  - Leaca Caspari asked what kind of improvements are anticipated to be made.
  - Ben White stated the City would not do any improvements but he would put the street on the current wait list for asphaltting. There are utilities in front of Mr. and Mrs. McCollum's house and defining Short Street will help the City have access to the those utilities.
  - No motion and no action taken at this time until survey is completed and presented to landowners.
- 
- Consider, discuss, and act upon Code Enforcement Office Vacancy
    - Ben White explained to Council that he and Police Chief Michael Sullivan discussed replacing the code enforcement vacancy with a new patrol officer and it would change how the City handles code enforcement.
    - Police Chief Michael Sullivan addressed Council and began by saying that Cameron Brooks accepted a position at the City of McKinney. Currently, the City has nine officers and three staff members at the police department. He stated presently, the police department handles police matters, code enforcement, and animal control. Karen Dixon is the current Code Officer with the City. He understands that code enforcement and animal control effect the quality of life in a town, but he argued that safety of officers should be the number one priority. He stated that the police department does not have enough staff for weekends or evenings, and even though the City has not seen crimes like that of bigger cities, the police officers are placing themselves in danger. Monday through Friday they generally are covered from 8 a.m. until 5 p.m., but after 6 p.m. they only have one officer on duty until 6 a.m. There is a modified shift that allows for some additional help, but if someone is sick others have to cover. Getting calls to assist other cities and the county also takes away protection of the City. He stated that all incidents can be hazardous or deadly and officers are at great risks. He continued by saying that calls for service will increase as the population increases and that will increase opportunities for crime. Chief Sullivan stated that he wants to be proactive and not retroactive. The goal would be to implement a door

hanger program for violations and then those would be given to Karen Dixon for follow up. He continued by explaining that he realized money is an obvious issue, but the overall goal is safety. The proposal is to replace the Code Enforcement Officer position with a new police officer. If the City waits until February 2017 to hire a police officer at the current remaining salary of Cameron Brooks' position, it will be covered. However, the City will need to make up the difference in salary the next fiscal year. The average salary difference between the two positions is about \$11,000 - \$12,000.

- Mayor Piwko asked about the hours of the additional police officer.
- Police Chief Michael Sullivan stated that it would be a 12 hour shift and they would work from 6 p.m. to 6 a.m. It could be modified if needed, but the goal would be to capture the most critical times.
- Donny Mason asked if the new person would be the one to handle code issues.
- Police Chief Michael Sullivan responded by stating he is wanting to go to the door hanger program for all officers that would inform people they are in violation and need to take care of the issue. Then, a copy of the door hanger will be given to Karen Dixon for follow-up.
- Leaca Caspari asked the Chief if he thought that Karen Dixon could handle the extra work load.
- Chief Sullivan explained that he had every bit of faith in Karen Dixon and that she would be fine.
- John Klostermann inquired if adding another Code Enforcement Officer would get more issues taken care of compared to patrolman conducting code enforcement. He worried that code enforcement might fall behind other issues.
- Mayor Piwko questioned Chief Sullivan about help from Collin County Sheriff's Office.
- Police Chief Michael Sullivan explained that he believes issues of code enforcement will be taken care of and that he spoke with the Collin County Sheriff elect and he was not certain about patrolling the City of Farmersville, and it is currently sporadic.
- Michael Hesse stated that he just wants to make sure code enforcement issues are taken care of and he thinks if the police officers are using the door hanger program then it would be good.
- Police Chief Michael Sullivan stated he is instructing his officers that they will participate in the door hanger project.
  - Motion to replace Code Enforcement Officer position with a Police Officer and utilizing existing salary made by Donny Mason to approve
  - Second made by Michael Hesse
  - All council members voted in favor

- Consider, discuss and act upon Resolution # R-2016-1129-001 rescinding and repealing Resolution # R-2016-0510-002 regarding the conversion of U.S. Highway 380 a/k/a Audie Murphy Parkway and State Highway 78 to limited access roadways.
  - Mayor Piwko stated the Resolution has been put in front of the Council again because of a proposed alignment of U.S. Highway 380 by McKinney and Princeton. She stated that the City should propose an alignment.
  - Leaca Caspari explained that she does not believe that rescinding the Resolution goes along with what the citizens want the City to be.
  - John Klostermann stated that when he met with Collin County a year ago they never said anything about U.S. Highway 380. He continued by saying that citizens want the City to grow at a slow pace and not all at once.
  - Leaca Caspari responded by stating that she did not see a benefit to dividing the city into four quadrants and that she would not feel comfortable rescinding the Resolution until she speaks with property owners.
  - Mike Hurst asked the City Manager, Ben White, what he thought about the issue at hand.
  - Ben White stated TXDOT will have the final say on where the highway will be located, but they will listen to the City concerning a proposed location. It is still 15 – 20 years until it becomes an issue, but it is appropriate to discuss preliminary alignment. A 4A style action can be reviewed.
  - Mayor Piwko explained it would make the City long term planning better and she believes the City is showing negativity to the Commissioner's Court and business owners having this Resolution in place.
  - Leaca Caspari stated that she wanted to talk to the Commissioner's Court and she was not worried about showing negativity because the concern of the Council is to protect the citizens of Farmersville.
  - Ben White was given action to speak with TXDOT and other cities to discuss where the future alignment may be.
  - Mike Hurst stated that the council needed to worry about developing Farmersville. We need houses and businesses and the Council needs to depend on the City Manager to get the information from TXDOT.
    - Motion made by John Klostermann to table
    - Second made by Mike Hurst
    - All council members voted in favor
- Consider, discuss and provide direction regarding the City Manager's proposal to shorten the time frame for issuing citations following the delivery of a notice of violation related to refuse, junk, old appliances, and dilapidated fences.

- City Manager, Ben White, recommended that the Police Chief and his staff handle these code violations. One warning or notice of violation will be given and then a citation after the required time as allowed per Ordinance.
  - Donny Mason stated that he supported the idea.
  - Mayor Piwko shared that she rode with Karen Dixon for over six hours and that she wanted to pick two items to address first, for an extended period of time, and then move on to others. Educating citizens on two things at a time and then moving on to other issues and educating them on those things may allow more items to be addressed.
  - Ben White explained that making it simple would be the goal and giving a warning first and then a ticket would be effective.
  - Mike Hurst suggested that the City place a memo on the water bills stating that the code violations are against the City of Farmersville Ordinance and must be corrected.
  - Ben White went further to suggest the City could advertise the information in the water bills, newspaper, and on the website.
  - Mayor Piwko suggested to make a start day of February 1, 2017.
  - All Council members agreed to the date.
- Consider, discuss and act regarding changes to the North Texas Municipal District (NTMWD) Enabling Act legislation.
    - Ben White stated that he discussed this issue with Wayne May, NTMWD. He explained the issue started because another City wanted to choose their own NTMWD representative and then they could dismiss them at-will. He continued by stating that if you pull off one member then it disrupts the board and they believed the action was a result of political actions. He suggested that the City go ahead with the two year term, unless there is a medical or other pertinent reason for leaving the board.
    - Alan Lathrom, City Attorney, explained that it started with the City of Garland because they wanted to replace a member of the board and the Attorney General's Office stated they could not replace at-will. The issue the City questioned was that there was no way to replace a member if they were not doing their job on the board.
    - Leaca Caspari agreed with the Attorney General's opinion.
    - Alan Lathrom stated that the person selected for that board represents the water district, not the City
      - Motion made to leave the process as it currently stands made by Donny Mason
      - Second made by John Klostermann
      - All council members voted in favor

**VII. REQUESTS TO BE PLACED ON FUTURE AGENDAS**

- Mayor Piwko requested the Planning & Zoning appointments

**VIII. ADJOURNMENT**

- Meeting was adjourned at 8:09 pm.

APPROVE:

\_\_\_\_\_  
Diane C. Piwko

ATTEST:

\_\_\_\_\_  
Paula Jackson, Interim City Secretary

Agenda Section	Consent Agenda
Section Number	III.B
Subject	Police Department Report
To	Mayor and Council Members
From	Ben White, City Manager
Date	December 15 2016
Attachment(s)	Police Department Report
Related Link(s)	<a href="http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php">http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php</a>
Consideration and Discussion	City Council discussion as required.
Action	<ul style="list-style-type: none"> <li>• Motion/second/vote <ul style="list-style-type: none"> <li><input type="checkbox"/> Approve</li> <li><input type="checkbox"/> Approve with Updates</li> <li><input type="checkbox"/> Disapprove</li> </ul> </li> <li>• Motion/second/vote to continue to a later date. _____ <ul style="list-style-type: none"> <li><input type="checkbox"/> Approve</li> <li><input type="checkbox"/> Disapprove</li> </ul> </li> <li>• Move item to another agenda. _____</li> <li>• No motion, no action</li> </ul>



Farmersville Police Department  
134 North Washington Street  
Farmersville, TX 75442  
972-782-6141

## Farmersville Police Department Monthly Report November-16

Total Calls For Service: **469**

### Tier 1 Crimes

Robbery: **0**  
Assault: **2**  
Theft: **6**  
Burglary: **3**  
Motor Vehicle Theft: **0**

### Tier 2 Crimes

Forgery: **1**  
Fraud: **0**  
Criminal Mischief: **2**  
Weapons: **0**  
DWI: **1**  
Public Intoxication: **0**  
Disorderly Conduct: **0**  
Drugs: **3**

### Miscellaneous

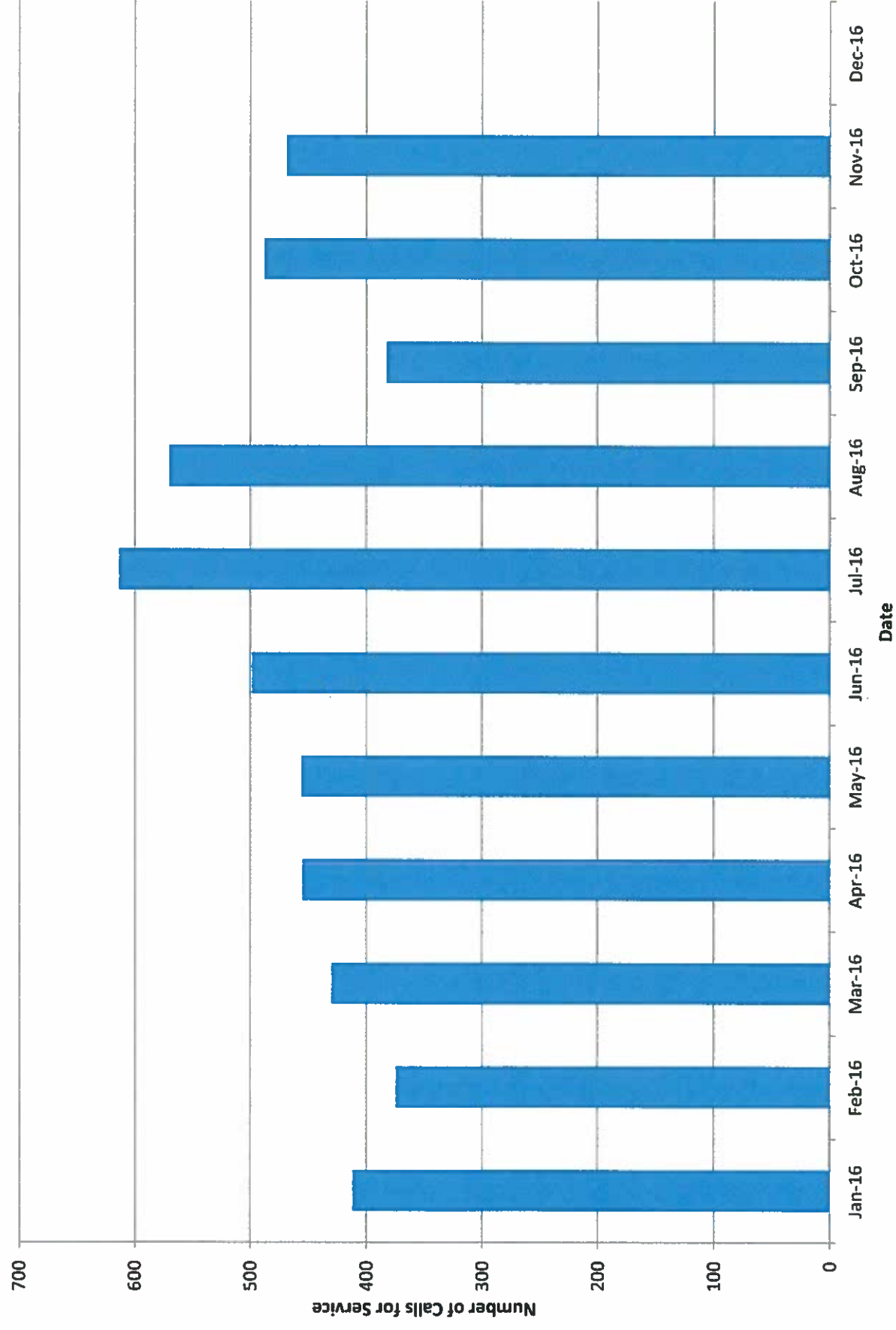
Traffic Stops: **237**  
Citations: **107(125 violations)**  
Alarms: **9**  
Major Accidents: **1**  
Minor Accidents: **3**  
Agency Assist: **43**

### Cases filed with the District Attorney's Office:

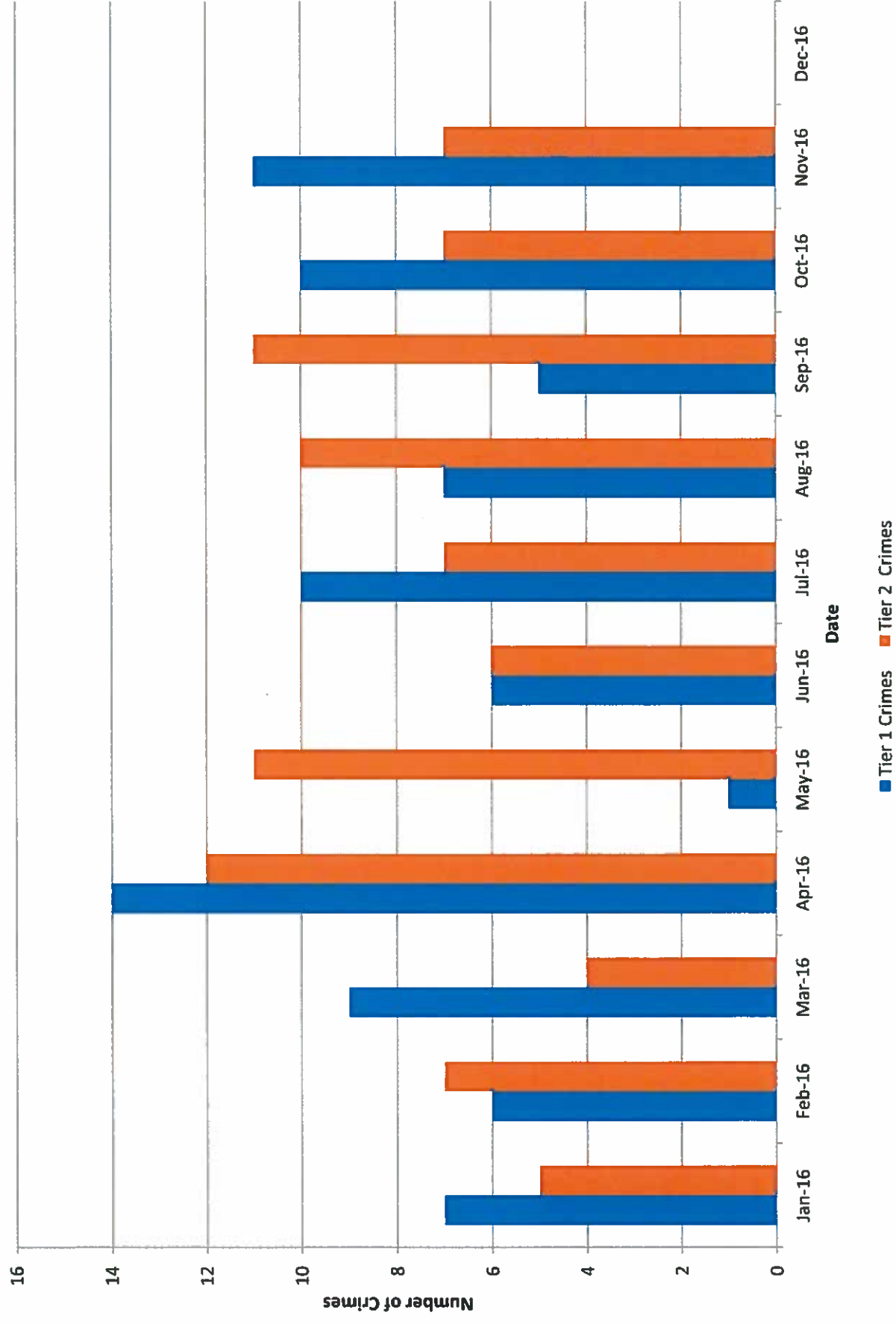
Felony: **2**  
Misdemeanor: **4**



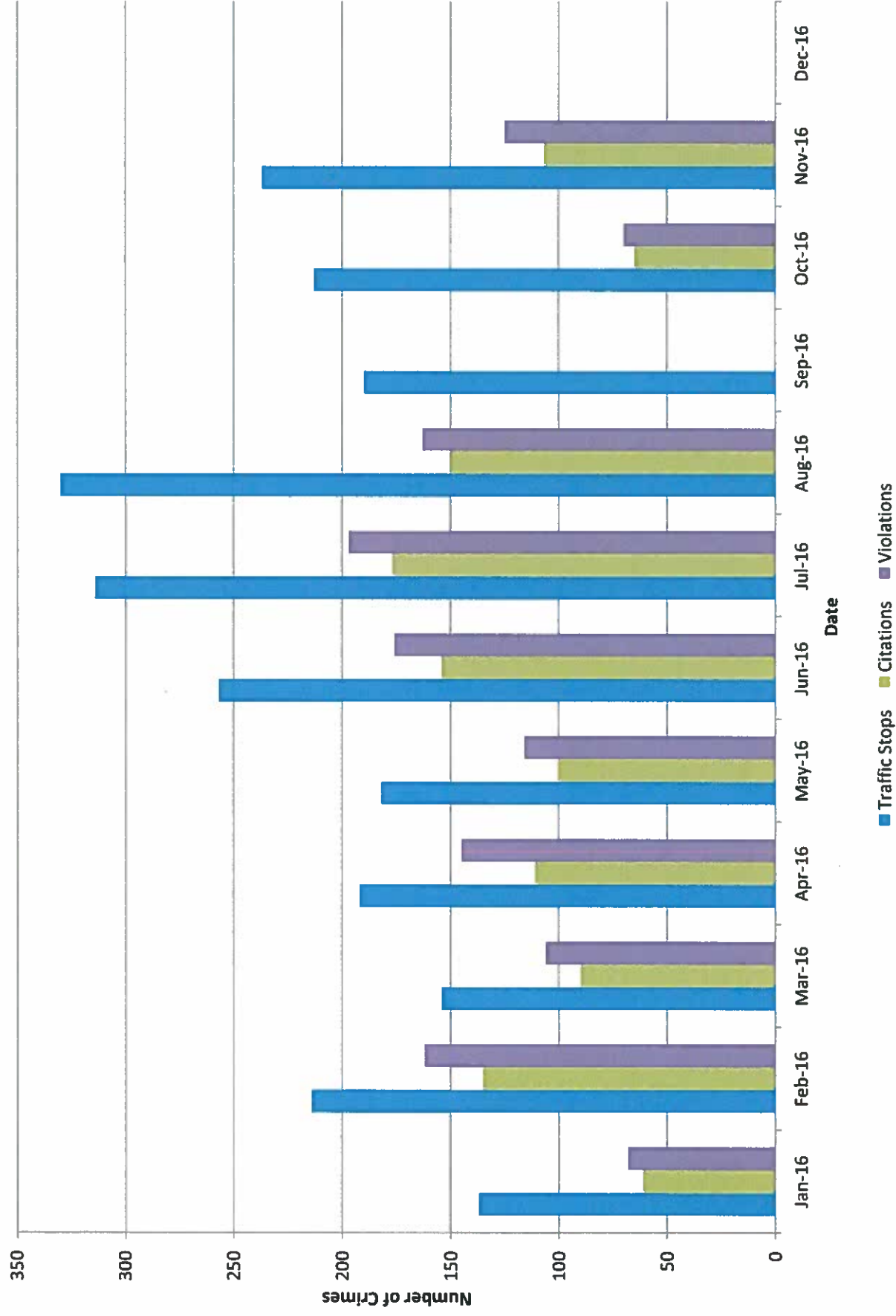
## Police Department Calls for Service



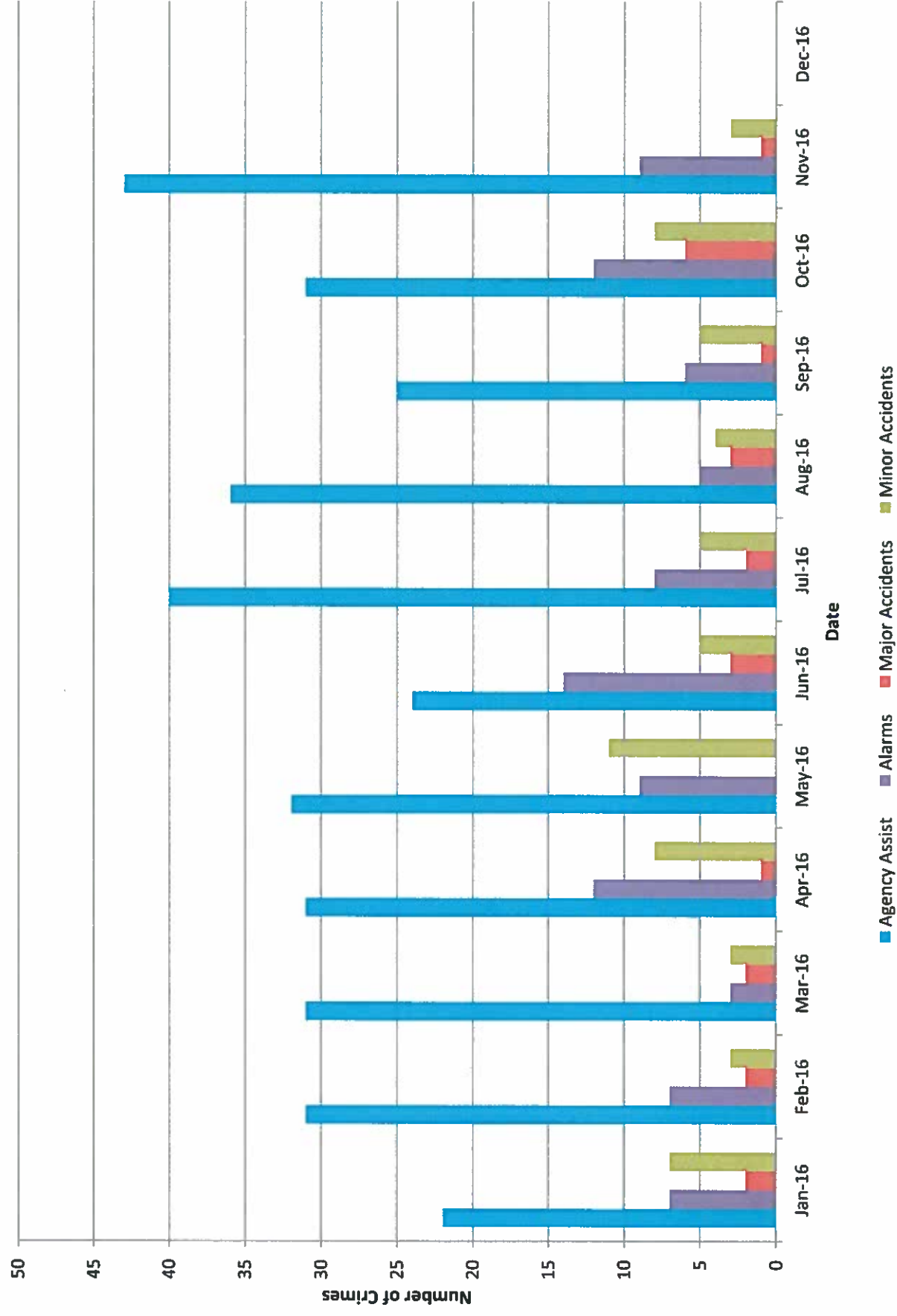
## Uniform Crime Reporting



## Traffic Enforcement



## Police Activity



Agenda Section	Consent Agenda
Section Number	III.C
Subject	Code Enforcement/Animal Control Report
To	Mayor and Council Members
From	Ben White, City Manager
Date	December 15 2016
Attachment(s)	1. Code Enforcement Report 2. Animal Control Report
Related Link(s)	<a href="http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php">http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php</a>
Consideration and Discussion	City Council discussion as required.
Action	<ul style="list-style-type: none"> <li>• Motion/second/vote <ul style="list-style-type: none"> <li><input type="checkbox"/> Approve</li> <li><input type="checkbox"/> Approve with Updates</li> <li><input type="checkbox"/> Disapprove</li> </ul> </li> <li>• Motion/second/vote to continue to a later date. _____ <ul style="list-style-type: none"> <li><input type="checkbox"/> Approve</li> <li><input type="checkbox"/> Disapprove</li> </ul> </li> <li>• Move item to another agenda. _____</li> <li>• No motion, no action</li> </ul>

# Incidents Report -FARMERSVILLE POLICE DEPARTMENT

Sorted by Incident\_Number, Supp\_ID, Agency, Report\_Date  
Report\_Date : 11/01/2016 00:00 - 11/30/2016 23:59

Officer : DIXON, K

Incident # / Officer	Report Date	Description	Incident Address	Victims	Subjects	Offenses	Status	Case
16-00141(1) DIXON, K	11/6/2016 00:00	LETTER FOR 12/16/16 PROPERTY MANAGEMENT	308 MURCHISON STREET FARMERSVILLE, TX 75442					ACTIVE
16-00118(12) DIXON, K	11/08/2016 00:00	BOARD RECHECK FOR ORDINANCE	213 ORANGE STREET FARMERSVILLE, TX 75442					NOV ISS - CLOSED
16-00137(17) DIXON, K	11/6/2016 00:00	VIOLATION-LOT CLEANED UP LETTER WAS SENT FOR NEXT PROPERTY MANAGEMENT	214 WOODARD STREET FARMERSVILLE, TX 75442					REFERRED TO PROPERTY BOAR
16-00153(1) DIXON, K	11/10/2016 00:00	BOARD 12/15/16 RECHECK FOR ORDINANCE	111 WILCOXSON STREET FARMERSVILLE, TX 75442					CLOSED
16-00154(2) DIXON, K	11/09/2016 00:00	VIOLATION-GRASS MOWED SPOKE WITH CONTRACTOR	508 NEATHERY STREET FARMERSVILLE, TX 75442					REFERRED TO PROPERTY BOAR
16-00167(2) DIXON, K	11/10/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-EXTENDED	1010 MCKINNEY FARMERSVILLE, TX 75442					NOV ISS - CLOSED
16-00168(11) DIXON, K	11/21/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	000 ORANGE FARMERSVILLE, TX 75442					CLOSED
16-00170(12) DIXON, K	11/21/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	315 N MAIN STREET FARMERSVILLE, TX 75442					NOV ISS - CLOSED
16-00170(12) DIXON, K	11/10/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	208 JOUETTE STREET FARMERSVILLE, TX 75442					NOV ISS - CLOSED
16-00170(13) DIXON, K	11/21/2016 00:00	DEBRIS STILL IN YARD RECHECK FOR ORDINANCE	208 JOUETTE STREET FARMERSVILLE, TX 75442					NOV ISS - CLOSED
16-00171(1) DIXON, K	11/08/2016 00:00	VIOLATION-GRASS REMOVED, DEBRIS REMOVED	210 WINDOM STREET FARMERSVILLE, TX 75442					NOV ISS - CLOSED
16-00171(1) DIXON, K	11/08/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	500 PENDLETON FARMERSVILLE, TX 75442					NOV ISS - CLOSED
16-00172(1) DIXON, K	11/08/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	300 ROLLING HILLS STREET FARMERSVILLE, TX 75442					NOV ISS - CLOSED
16-00172(1) DIXON, K	11/10/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	416 ORANGE FARMERSVILLE, TX 75442					NOV ISS - CLOSED
16-00172(1) DIXON, K	11/10/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	508 WATERFORD STREET FARMERSVILLE, TX 75442					NOV ISS - CLOSED
16-00173(1) DIXON, K	11/10/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-FENCE REPAIRED	607 WINDOM STREET FARMERSVILLE, TX 75442					NOV ISS - CLOSED
16-00173(1) DIXON, K	11/10/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	417 WINDOM STREET FARMERSVILLE, TX 75442					NOV ISS - CLOSED
16-00173(1) DIXON, K	11/10/2016 00:00	RECHECK FOR CITY ORDINANCE	1111 Willow FARMERSVILLE, TX 75442					NOV ISS - CLOSED
16-00173(1) DIXON, K	11/10/2016 00:00	VIOLATION-BRUSH REMOVED RECHECK FOR ORDINANCE	211 AUSTIN STREET FARMERSVILLE, TX 75442					NOV ISS - CLOSED
12/08/2016 04:36		VIOLATION-DEBRIS PICKED UP CARS IN SIDE STILL						1 of 6

Incident # / Officer	Report Date	Description	Incident Address	Victims	Subjects	Offenses	Status
16-001738(1) DIXON, K	11/4/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-APPLIANCE ON PORCH	316 S JOHNSON STREET FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001739(1) DIXON, K	11/4/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS NOT MOWED	310 S Hamilton FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001740(1) DIXON, K	11/5/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-PILE OF DEBRIS REMOVED	212 S Hamilton STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001741(1) DIXON, K	11/4/2016 00:00	RECHECK FOR CITY ORDINANCE	513 MCKINNEY STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001742(1) DIXON, K	11/4/2016 00:00	RECHECK FOR CITY ORDINANCE	113 LEE STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001743(1) DIXON, K	11/5/2016 00:00	VIOLATION-PALLETS REMOVED NUMBER ON HOUSE RECHECK FOR ORDINANCE VIOLATION-APPLIANCE	48 PR 100 FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001744(1) DIXON, K	11/4/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-APPLIANCE	47 PR 100 FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001745(1) DIXON, K	11/4/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-PALLETS REMOVED	16 PR 100 FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001746(1) DIXON, K	11/4/2016 00:00	RECHECK FOR ORDINANCE-DEBRIS REMOVED	12 PR 100 FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001747(1) DIXON, K	11/2/2016 00:00	CLOSED NEW RENTERS-GIVEN NEW NOTICE	10 PR 100 FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001748(1) DIXON, K	11/4/2016 00:00	RECHECK FOR ORDINANCE- CAR MOVED	119 N MAIN STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001750(1) DIXON, K	11/4/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-FRIDGE REMOVED	811M CKINNEY STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001751(1) DIXON, K	11/10/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-CAR IN YARD	316 MAPLE STREET FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001752(1) DIXON, K	11/5/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	410 MCKINNEY STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001754(1) DIXON, K	11/5/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	417 SUMMIT STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001755(1) DIXON, K	11/10/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-NEW OWNERS EXTENDED	503 HOUSTON STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001755(2) DIXON, K	11/2/2016 00:00	RECHECK FOR ORDINANCE VIOLATIONS-GRASS MOWED, DEBRIS REMOVED AND MATTRESS GONE	503 HOUSTON STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001756(1) DIXON, K	11/5/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-APPLIANCE	116 BUCKSKIN STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001756(2) DIXON, K	11/5/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-SKIRTING REPLACED	116 BUCKSKIN STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001757(1) DIXON, K	11/5/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED, DEBRIS REMOVED	309 MURCHISON STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001758(1) DIXON, K	11/10/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS NOT MOWED	504 ORANGE STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED



Incident # / Officer	Report Date	Description	Incident Address	Victims	Subjects	Offenses	Status
16-001758(2) DIXON, K	11/5/2016 00:00	RECHECK PRIOR TO CITATION-GRASS MOWED	504 ORANGE STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001759(1) DIXON, K	11/5/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-BRUSH REMOVED, DEBRIS IN YARD STILL	1068 BEECH FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001759(2) DIXON, K	11/5/2016 00:00	OWNER CALLED AND GIVEN THE OPPORTUNITY TO PICK UP DEBRIS PRIOR TO CITATION	1068 BEECH FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001760(1) DIXON, K	11/08/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-BRUSH STILL THERE, GRASS NOT MOWED	313 AUDIE MURPHY HIGHWAY FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001761(1) DIXON, K	11/5/2016 00:00	RECHECK FOR ORDINANCE VIOLATIONS-GRASS MOWED, B RUSH REMOVED	705 WIND STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001762(1) DIXON, K	11/5/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-BRUSH REMOVED	704 WIND STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001763(1) DIXON, K	11/5/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-4 WHEELER	209 ABBEY LANE FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001764(1) DIXON, K	11/5/2016 00:00	REMOVED FROM FRONT YARD RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	808 S MAIN STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001765(1) DIXON, K	11/5/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	908 S MAIN FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001766(1) DIXON, K	11/5/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-DUNKO PROVIDED FOR POOL	611 N MAIN STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001769(1) DIXON, K	11/24/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	309 PROSPECT STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001770(1) DIXON, K	11/24/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	202 WOODARD STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001771(1) DIXON, K	11/5/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	16 WOODARD STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001772(1) DIXON, K	11/11/2016 00:00	SPOKE W/OWNERS OF BOTH HOUSES	503 WATERFORD FARMERSVILLE, TX 75442				
16-001774(1) DIXON, K	11/5/2016 00:00	RECHECK CITY ORDINANCE VIOLATION-GRASS MOWED	52 PENDLETON FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001775(0) DIXON, K	11/03/2016 00:00	CITY ORDINANCE	11 PR 100 FARMERSVILLE, TX 75442				CLOSED
16-001775(1) DIXON, K	11/24/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-DEBRIS REMOVED	11 PR 100 FARMERSVILLE, TX 75442				CLOSED
16-001776(0) DIXON, K	11/07/2016 00:00	CITY ORDINANCE COMPLAINT-LARGE PILE OF BRUSH IN SY	315 MAPLE STREET FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001776(1) DIXON, K	11/30/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-BRUSH NOT REMOVED	315 MAPLE STREET FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001777(0) DIXON, K	11/07/2016 00:00	CITY ORDINANCE	121 N LINCOLN STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001777(1) DIXON, K	11/30/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-SPOKE W/OWNER	121 N LINCOLN STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001778(0) DIXON, K	11/07/2016 00:00	COMPLAINT FENCE IN BACK YARD NEEDS REPAIRS	610 N WASHINGTON STREET FARMERSVILLE, TX 75442				CLOSED
12/08/2016 04:36							3 of 6



Incident # / Officer	Report Date	Description	Incident Address	Victims	Subjects	Offenses	Status
16-001781(01) DIXON, K	11/07/2016 00:00	CITY ORDINANCE VIOLATION-TALL GRASS	701 S SH 78 HWY FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001781(11) DIXON, K	11/21/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	701 S SH 78 HWY FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001781(01) DIXON, K	11/07/2016 00:00	CITY ORDINANCE VIOLATION-TALL GRASS	204 N WASHINGTON FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001781(11) DIXON, K	11/21/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	204 N WASHINGTON FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001781(01) DIXON, K	11/08/2016 00:00	FOUND PROPERTY-COIN PURSE W/DL	304 E AUDIE MURPHY WAY FARMERSVILLE, TX 75442				CLOSED
16-001782(01) DIXON, K	11/08/2016 00:00	CITY ORDINANCE VIOLATION-DEBRIS, BRUSH AND WOOD NEXT TO DRIVEWAY.	603 WATERFORD STREET FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001782(11) DIXON, K	11/21/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-BRUSH HAS BEEN REMOVED WOOD AND DEBRIS STILL THERE	603 WATERFORD STREET FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001783(01) DIXON, K	11/08/2016 00:00	CITY ORDINANCE VIOLATION-FENCE NEEDS REPAIRED, WOOD IN YARD, TALL GRASS	512 WATERFORD STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001783(11) DIXON, K	11/21/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS CUT, WOOD REMOVED AND FENCE FIXED	512 WATERFORD STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001784(01) DIXON, K	11/08/2016 00:00	CITY ORDINANCE VIOLATION-FOUR WHEELER IN S/Y AND PALLET IN S/Y	408 PENDLETON STREET FARMERSVILLE, TX 75442				CLOSED
16-001784(11) DIXON, K	11/21/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-PALLET AND 4 WHEELER REMOVED	408 PENDLETON STREET FARMERSVILLE, TX 75442				CLOSED
16-001785(01) DIXON, K	11/08/2016 00:00	CITY ORDINANCE VIOLATION-CAR PARKED IN FRONT YARD	315 MAPLE STREET FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001785(11) DIXON, K	11/10/2016 00:00	NOTICE OF VIOLATION ISSUED 10/8/16-CAR MOVED, CAR PARKED IN F/Y AGAIN	315 MAPLE STREET FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001786(01) DIXON, K	11/08/2016 00:00	CITY ORDINANCE VIOLATION-TALL GRASS (OLD TRAILER LOTS)	200 BEECH STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001787(01) DIXON, K	11/08/2016 00:00	CITY ORDINANCE VIOLATION-TALL GRASS	501 S RIKE STREET FARMERSVILLE, TX 75442				NOV ISSUED - OPEN
16-001787(11) DIXON, K	11/21/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	501 S RIKE STREET FARMERSVILLE, TX 75442				NOV ISSUED - OPEN
16-001788(01) DIXON, K	11/08/2016 00:00	CITY ORDINANCE VIOLATION-TALL GRASS IN BACK YARD	413 S RIKE STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001788(11) DIXON, K	11/21/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	413 S RIKE STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001789(01) DIXON, K	11/08/2016 00:00	CITY ORDINANCE VIOLATION-PILE OF BRUSHIN SIDE YARD	411 S BEECH STREET FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001789(11) DIXON, K	11/21/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-BRUSH STILL THERE	411 S BEECH STREET FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001790(01) DIXON, K	11/08/2016 00:00	CITY ORDINANCE VIOLATION-TALL GRASS	416 LIVE OAK STREET FARMERSVILLE, TX 75442				NOV ISSUED - OPEN

Incident # / Officer	Report Date	Description	Incident Address	Victims	Subjects	Offenses	Status
16-001791(0) DIXON, K	11/09/2016 00:00	CITY ORDINANCE VIOLATION-PILE OF TRIMMED LIMBS IN BACK YARD	4115 RICE STREET FARMERSVILLE, TX 75442				CLOSED
16-001791(1) DIXON, K	11/24/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-BRUSH AND LIMBS STILL THERE	4115 RICE STREET FARMERSVILLE, TX 75442				CLOSED
16-001792(0) DIXON, K	11/09/2016 00:00	CITY ORDINANCE VIOLATION-TALL GRASS AT FENCE LINE	316 N MAIN STREET FARMERSVILLE, TX 75442				NOV ISSUED - OPEN
16-001792(1) DIXON, K	11/24/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-MOWED GRASS AT FENCE LINE	316 N MAIN STREET FARMERSVILLE, TX 75442				NOV ISSUED - OPEN
16-001793(0) DIXON, K	11/10/2016 00:00	CITY ORDINANCE VIOLATION-TALL GRASS	108 BEECH STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001793(1) DIXON, K	11/14/2016 00:00	CITY ORDINANCE VIOLATION-APPLIANCE IN FRONT YARD	100 PR 100 B FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001794(1) DIXON, K	11/24/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-APPLIANCES REMOVED	100 PR 100 B FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001795(0) DIXON, K	11/14/2016 00:00	CITY ORDINANCE VIOLATION-TALL GRASS	412 MCKINNEY STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001795(1) DIXON, K	11/24/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	412 MCKINNEY STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001796(0) DIXON, K	11/14/2016 00:00	CITY ORDINANCE VIOLATION-TALL GRASS	505 WATERFORD FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001796(1) DIXON, K	11/24/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	505 WATERFORD FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001797(0) DIXON, K	11/14/2016 00:00	CITY ORDINANCE VIOLATION-TALL GRASS IN BACK YARD	501 CLAIRMONT STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001797(1) DIXON, K	11/24/2016 00:00	RECHECK FOR CITY ORDINANCE VIOLATION-GRASS IN BACK YARD MOWED	501 CLAIRMONT STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001798(0) DIXON, K	11/15/2016 00:00	CITY ORDINANCE VIOLATION-TALL GRASS	404 SHERRY FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001798(1) DIXON, K	11/30/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS NOT MOWED	404 SHERRY FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001799(0) DIXON, K	11/15/2016 00:00	CITY ORDINANCE VIOLATION-TALL GRASS	308 HAUGHTON STREET FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001800(0) DIXON, K	11/15/2016 00:00	CITY ORDINANCE VIOLATION-TALL GRASS	308 COLLEGE STREET FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001801(0) DIXON, K	11/15/2016 00:00	CITY ORDINANCE VIOLATION-TALL GRASS	314 SUMMIT STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001802(0) DIXON, K	11/15/2016 00:00	CITY ORDINANCE VIOLATION-TALL GRASS	201 SUMMIT STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001802(1) DIXON, K	11/24/2016 00:00	RECHECK FOR ORDINANCE VIOLATION-GRASS MOWED	201 SUMMIT STREET FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001803(0) DIXON, K	11/15/2016 00:00	CITY ORDINANCE VIOLATIONS-APPLIANCES ON PORCH BRUSH IN BOTH SIDE YARDS	304 GOTCHER FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
12/08/2016 04:36							5 of 6

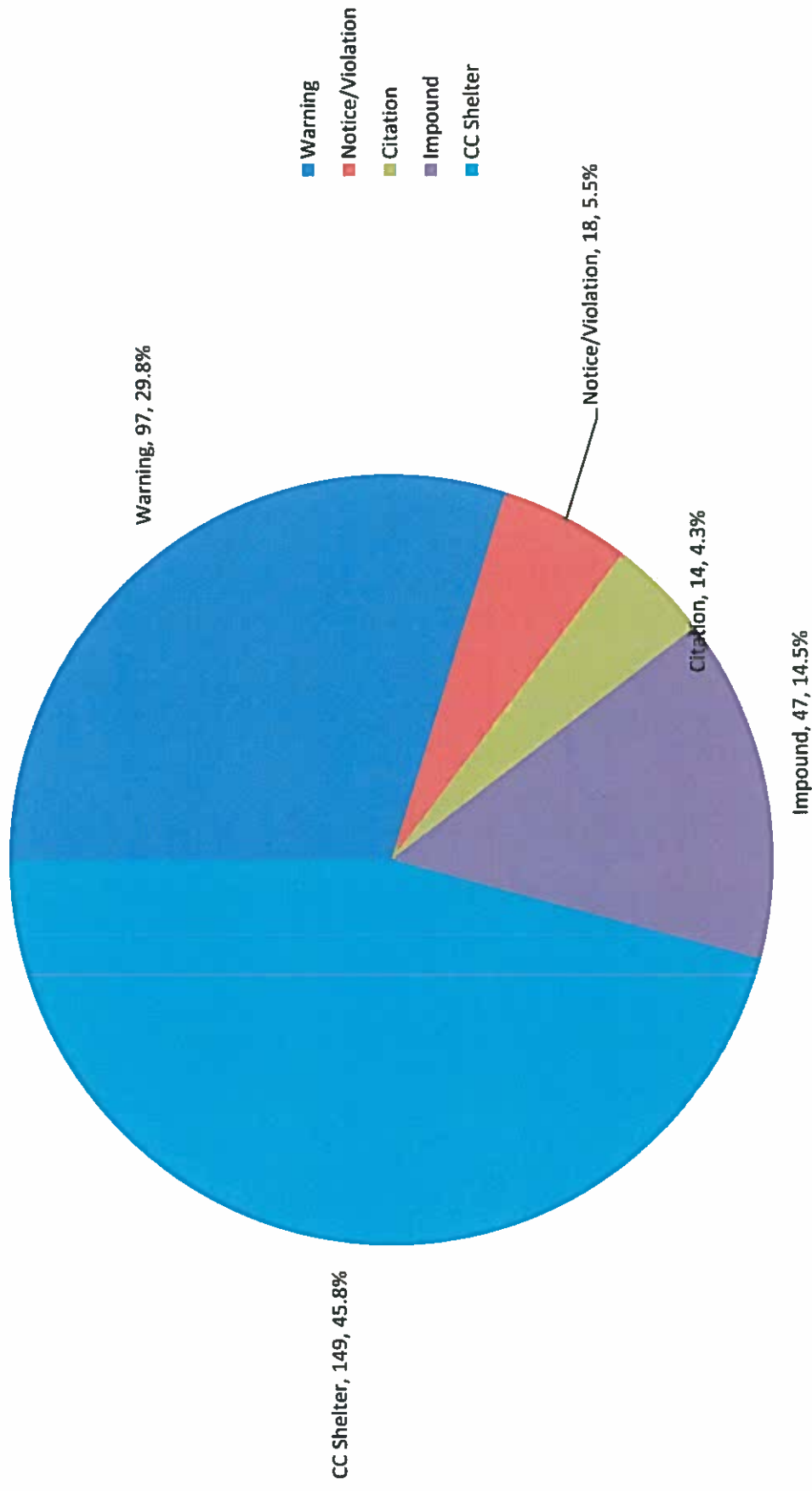
Incident # / Officer	Report Date	Description	Incident Address	Victims	Subjects	Offenses	Status
16-001804(0) DIXON, K	11/6/2016 00:00	CITY ORDINANCE VIOLATION-PILE OF BRUSH ON LOT	300 HAUGHTON STREET FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001805(0) DIXON, K	11/21/2016 00:00	CITY ORDINANCE VIOLATION-TALL GRASS, DEBRIS IN YARD	10 PR 100 FARMERSVILLE, TX 75442				NOV ISS - CLOSED
16-001806(0) DIXON, K	11/21/2016 00:00	CITY ORDINANCE VIOLATION-NO SKIRTING AROUND MOBILE HOME, PILE OF DEBRIS IN SIDE YARD	23 PR 80 FARMERSVILLE, TX 75442				NOV ISSUED - OPEN
16-001808(0) DIXON, K	11/23/2016 00:00	CITY ORDINANCE VIOLATION-LARGE PILE OF DEBRIS	209 ABBEY LANE FARMERSVILLE, TX 75442				NOV ISSUED - OPEN
16-001809(0) DIXON, K	11/29/2016 00:00	CITY ORDINANCE VIOLATION-DEBRIS IN FRONT AND BACK YARD	411 MCKINNEY STREET FARMERSVILLE, TX 75442				REFERRED TO MUNICIPAL COUR
16-001810(0) DIXON, K	11/30/2016 00:00	CITY ORDINANCE VIOLATION-CAR PARKED IN STREET WITH FLAT TIRE	307 WINDOM STREET FARMERSVILLE, TX 75442				CLOSED
110 Records Selected							
12/08/2016 04:36							6 of 6

**FARMERSVILLE POLICE DEPARTMENT  
PUBLIC SERVICE OFFICER: ANIMAL CONTROL MONTHLY REPORT**

DATE	TYPE OF CALL	ADDRESS	VIOLATION	WARNING	NOTICE/VIOL	CITATION	IMPOUND	CC SHELTER	CFS#
11/13/2016	Loose Dog	SH 78	Returned to Owner	X					
11/14/2016	Loose Dogs	N. Main	Returned to Owner	X					
11/17/2016	Loose Dogs	Waterford	Returned to Owner	X					
11/18/2016	Mini Horse	315 N. Hamilton	Could Not Locate						
11/18/2016	Goats	405 Summit	CCSO					X	
11/10/2016	Loose Dog	Houston	Returned to Owner	X					
11/10/2016	Loose Dogs	309 N. Rike	Citation			X			
11/14/2016	Loose Dog	PR 100	Returned to Owner	X					
11/14/2016	Stray Puppies	PR 100	CCSO (2)					X	
11/15/2016	Loose Dog	116 Lee	Returned to Owner	X					Owner 121 N. Lincoln
11/15/2016	Welfare Check	311 Windom	Dog was Given Food	X					
11/16/2016	Loose Dogs	Johnson	Returned to Owner	X					Owner 121 N. Lincoln
11/16/2016	Dog Complaint	209 Rolling Hills	Left Card for Owner						
11/16/2016	Stray Dog	N. Washington	CCAS					X	
11/16/2016	Welfare Cxheck	311 Wibndom	Owner not Home						
11/17/2016	Loose Dog	121 N. Lincoln	Put in House	X					
11/17/2016	Unknown Dog	120 N. Hamilton	Put dogs in Own Yard						Fixed the Fence
11/18/2016	Loose Dog	121 N. Lincoln	CCAS					X	
11/18/2016	Stray Cat	411 Orange	Pound				X		
11/18/2016	Drop off Cage	411 Orange	Returned Cage						
11/18/2016	Loose Goat	Cemetery	Put in Yard						
11/18/2016	Loose Dog	N. Main	Spoke w/Owner	X					
11/18/2016	Loose Live Stock	Hwy 78	Put in Fence						
11/20/2016	Loose Dogs	413 Sherry	Put in Fence	X					live 421 Sherry
11/21/2016	Loose Dos	Jouette	Citation			X			live 121 Lincoln
11/21/2015	Loose Dog	Orange	Returned to Owner	X					
11/24/2015	Loose Dog	416 Orange	Kept Dog to RTO						
11/27/2016	Loose Live Stock	380/CR560	Went back in fence						
11/29/2016	Loose Dogs	Haughton	Returned to Owner	X					
11/29/2016	Dogs Fighting	412 SH 78	Spoke w/Owners	X					
11/30/2016	Loose Dog	Pendleton	CCAS					X	
11/30/2016	Dog Complaint	308 Orange	Spoke w/Owner	X					

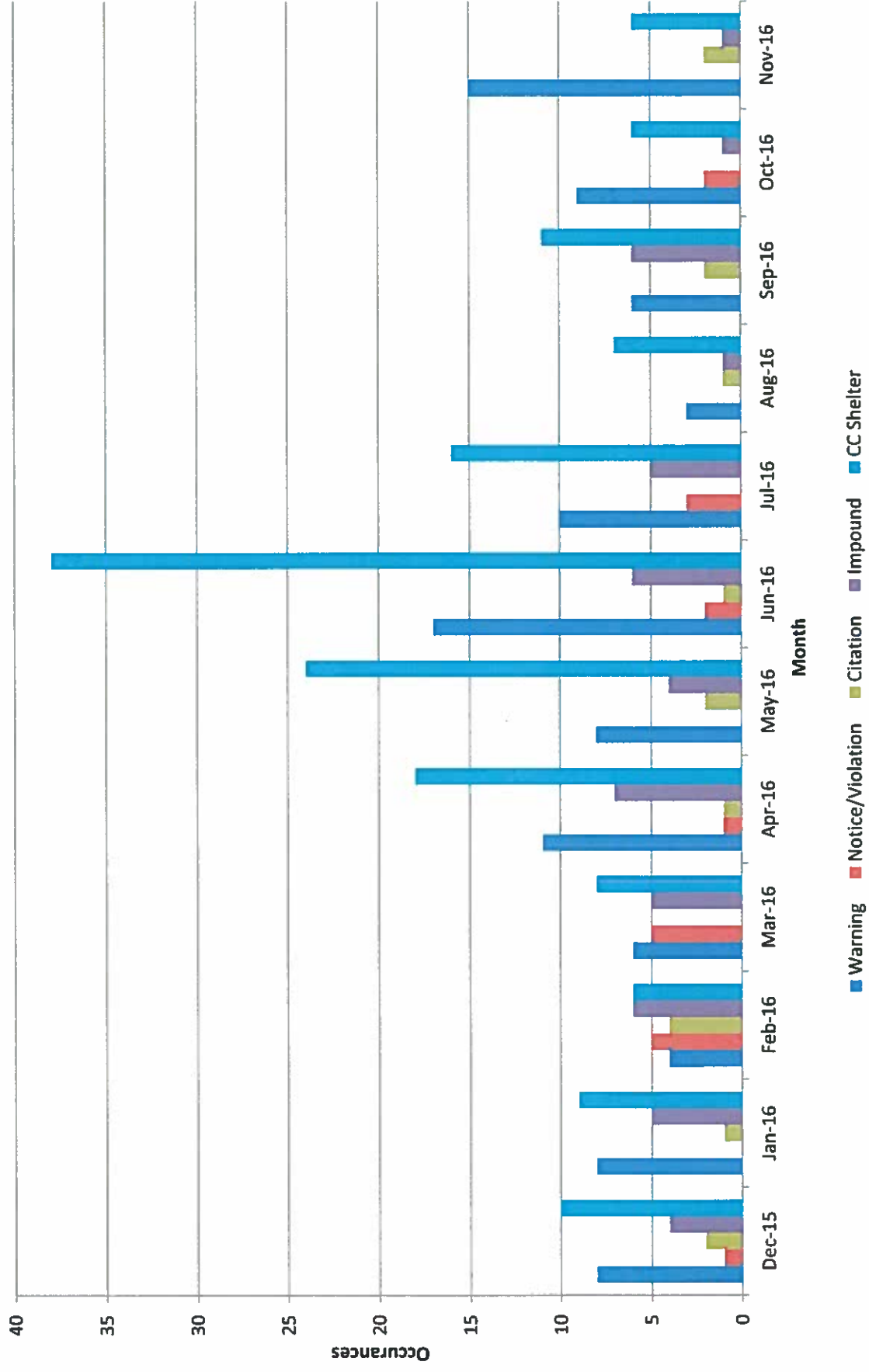
# Animal Control Activity Results

Farmersville Police Department  
Cumulative, Calendar Year 2016



# Animal Control Activity Results

## Farmersville Police Department



Agenda Section	Consent Agenda
Section Number	III.D
Subject	Fire Department Report
To	Mayor and Council Members
From	Ben White, City Manager
Date	December 15 2016
Attachment(s)	Fire Department Report
Related Link(s)	<a href="http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php">http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php</a>
Consideration and Discussion	City Council discussion as required.
Action	<ul style="list-style-type: none"> <li>• Motion/second/vote <ul style="list-style-type: none"> <li><input type="checkbox"/> Approve</li> <li><input type="checkbox"/> Approve with Updates</li> <li><input type="checkbox"/> Disapprove</li> </ul> </li> <li>• Motion/second/vote to continue to a later date. _____ <ul style="list-style-type: none"> <li><input type="checkbox"/> Approve</li> <li><input type="checkbox"/> Disapprove</li> </ul> </li> <li>• Move item to another agenda. _____</li> <li>• No motion, no action</li> </ul>

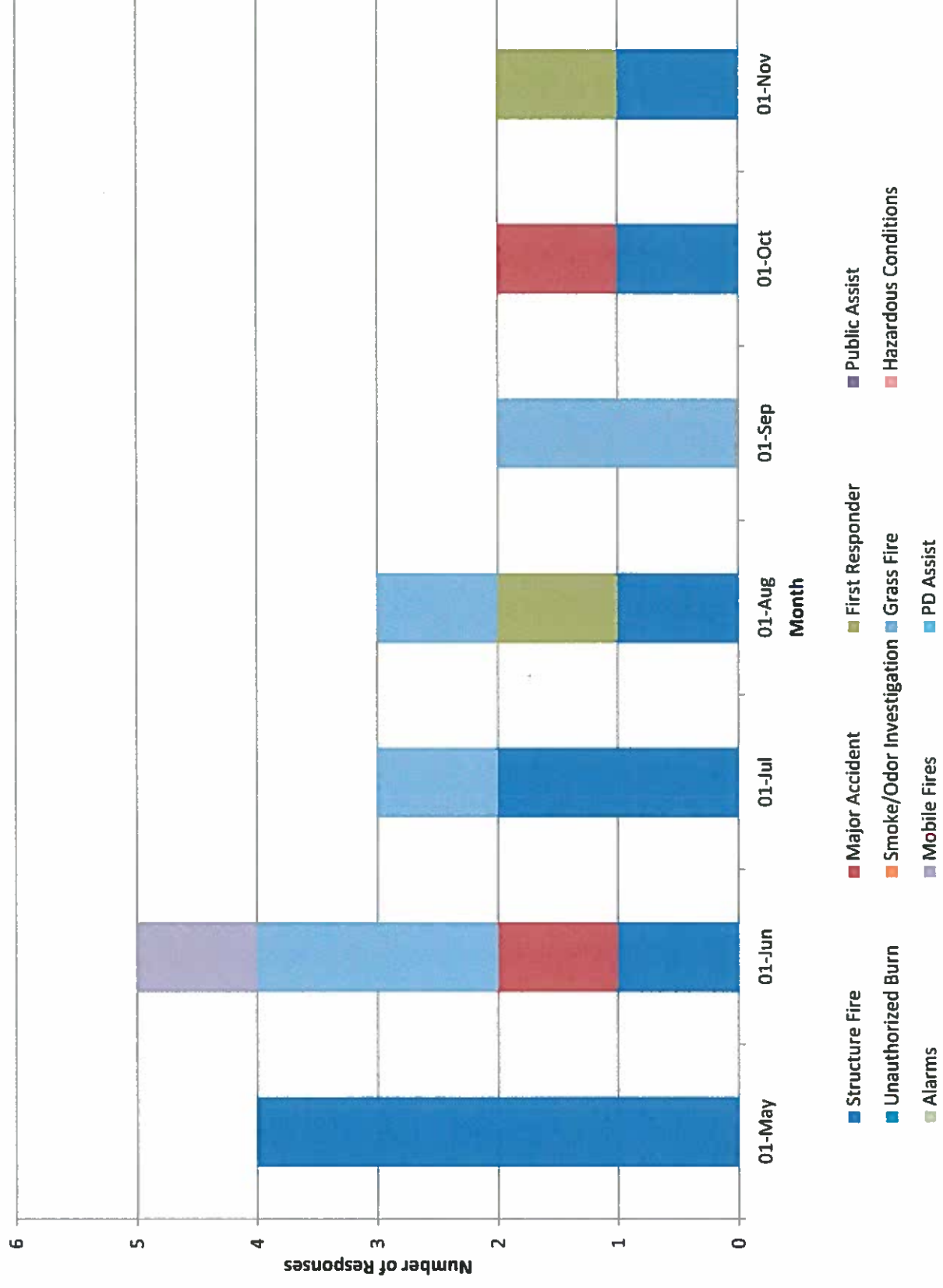
**FARMERSVILLE FIRE DEPARTMENT  
CITY CONCIL MONTHLY REPORT  
NOVEMBER, 2016**

1. The department participated in the first "Annual Freedom Run" in the city.
2. Tour of the station was conducted for a cub scout group along with fire prevention techniques.
3. The department participated in two send offs for the High School football team.
4. The department purchased a new K-12 saw for vehicle extrication and placed it on the engine apparatus.
5. Work is underway for our annual Christmas/Awards Banquet to be held at the First United Methodist Church December 3, 2016 at 6:30op.m. All of council members and their spouses are invited to attend.

**KIM R. MORRIS**  
**Farmersville Fire Chief**



## Farmersville Fire Department Mutual Aid Responses



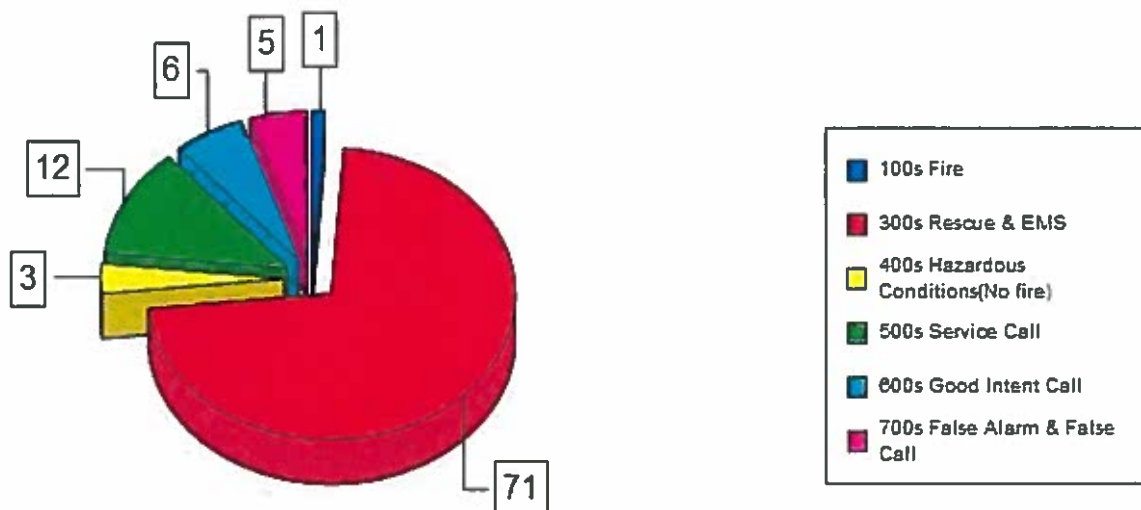
Type Of Incident:

Total Of Incidents:

Percentage Value:

**Incident Report, By Type Of Incident**

Page 1 of 1



100 Series-Fire  
300 Series-Rescue & EMS  
400 Series-Hazardous Conditions(No fire)  
500 Series-Service Call  
600 Series-Good Intent Call  
700 Series-False Alarm & False Call

**Graphed Items are sorted by Incident Type**

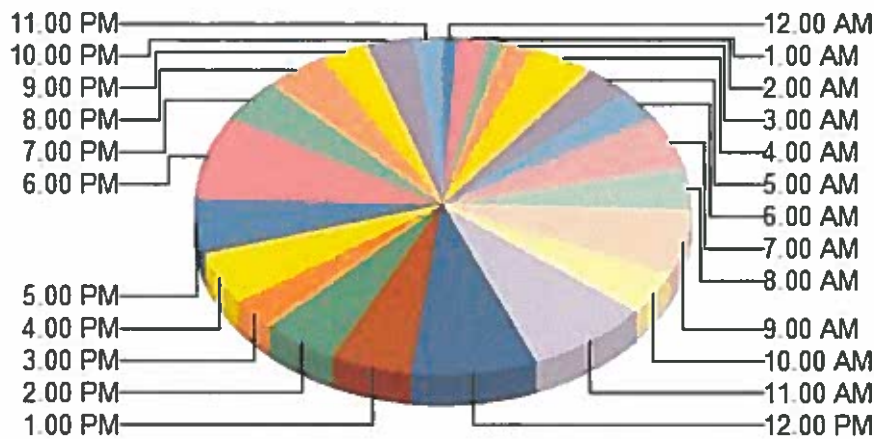
1	1.02%
71	72.45%
3	3.06%
12	12.24%
6	6.12%
5	5.10%

**Grand Total: 98**

**Type Of Incident Most Frequent: 300 Series-Rescue & EMS**

Print Date: 12/1/2016

## Incident Statistics by Hour of the Day



12.00 AM	1.0%
1.00 AM	2.0%
2.00 AM	1.0%
3.00 AM	2.0%
4.00 AM	4.1%
5.00 AM	3.1%
6.00 AM	3.1%
7.00 AM	5.1%
8.00 AM	4.1%
9.00 AM	6.1%
10.00 AM	4.1%
11.00 AM	8.2%
12.00 PM	8.2%
1.00 PM	5.1%
2.00 PM	5.1%
3.00 PM	3.1%
4.00 PM	5.1%
5.00 PM	5.1%
6.00 PM	8.2%
7.00 PM	4.1%
8.00 PM	4.1%
9.00 PM	3.1%
10.00 PM	3.1%
11.00 PM	2.0%
Total:	100.0%

### Hour of the Day: 12.00 AM

Total # of Incidents: 1.00

% of Total Incidents: 1.02%

### Hour of the Day: 1.00 AM

Total # of Incidents: 2.00

% of Total Incidents: 2.04%

### Hour of the Day: 2.00 AM

Total # of Incidents: 1.00

% of Total Incidents: 1.02%

### Hour of the Day: 3.00 AM

Total # of Incidents: 2.00

% of Total Incidents: 2.04%

### Hour of the Day: 4.00 AM

Total # of Incidents: 4.00

% of Total Incidents: 4.08%

### Hour of the Day: 5.00 AM

Total # of Incidents: 3.00

% of Total Incidents: 3.06%

### Hour of the Day: 6.00 AM

Total # of Incidents: 3.00

% of Total Incidents: 3.06%

### Hour of the Day: 7.00 AM

Total # of Incidents: 5.00

% of Total Incidents: 5.10%

### Hour of the Day: 8.00 AM

Total # of Incidents: 4.00

% of Total Incidents: 4.08%

### Hour of the Day: 9.00 AM

Total # of Incidents: 6.00

% of Total Incidents: 6.12%

**Hour of the Day: 10.00 AM**

Total # of Incidents: 4.00

% of Total Incidents: 4.08%

**Hour of the Day: 11.00 AM**

Total # of Incidents: 8.00

% of Total Incidents: 8.16%

**Hour of the Day: 12.00 PM**

Total # of Incidents: 8.00

% of Total Incidents: 8.16%

**Hour of the Day: 1.00 PM**

Total # of Incidents: 5.00

% of Total Incidents: 5.10%

**Hour of the Day: 2.00 PM**

Total # of Incidents: 5.00

% of Total Incidents: 5.10%

**Hour of the Day: 3.00 PM**

Total # of Incidents: 3.00

% of Total Incidents: 3.06%

**Hour of the Day: 4.00 PM**

Total # of Incidents: 5.00

% of Total Incidents: 5.10%

**Hour of the Day: 5.00 PM**

Total # of Incidents: 5.00

% of Total Incidents: 5.10%

**Hour of the Day: 6.00 PM**

Total # of Incidents: 8.00

% of Total Incidents: 8.16%

**Hour of the Day: 7.00 PM**

Total # of Incidents: 4.00

% of Total Incidents: 4.08%

**Hour of the Day: 8.00 PM**

Total # of Incidents: 4.00

% of Total Incidents: 4.08%

**Hour of the Day: 9.00 PM**

Total # of Incidents: 3.00

% of Total Incidents: 3.06%

**Hour of the Day: 10.00 PM**

Total # of Incidents: 3.00

% of Total Incidents: 3.06%

**Hour of the Day: 11.00 PM**

Total # of Incidents: 2.00

% of Total Incidents: 2.04%

**Grand Total Incidents: 98.00**

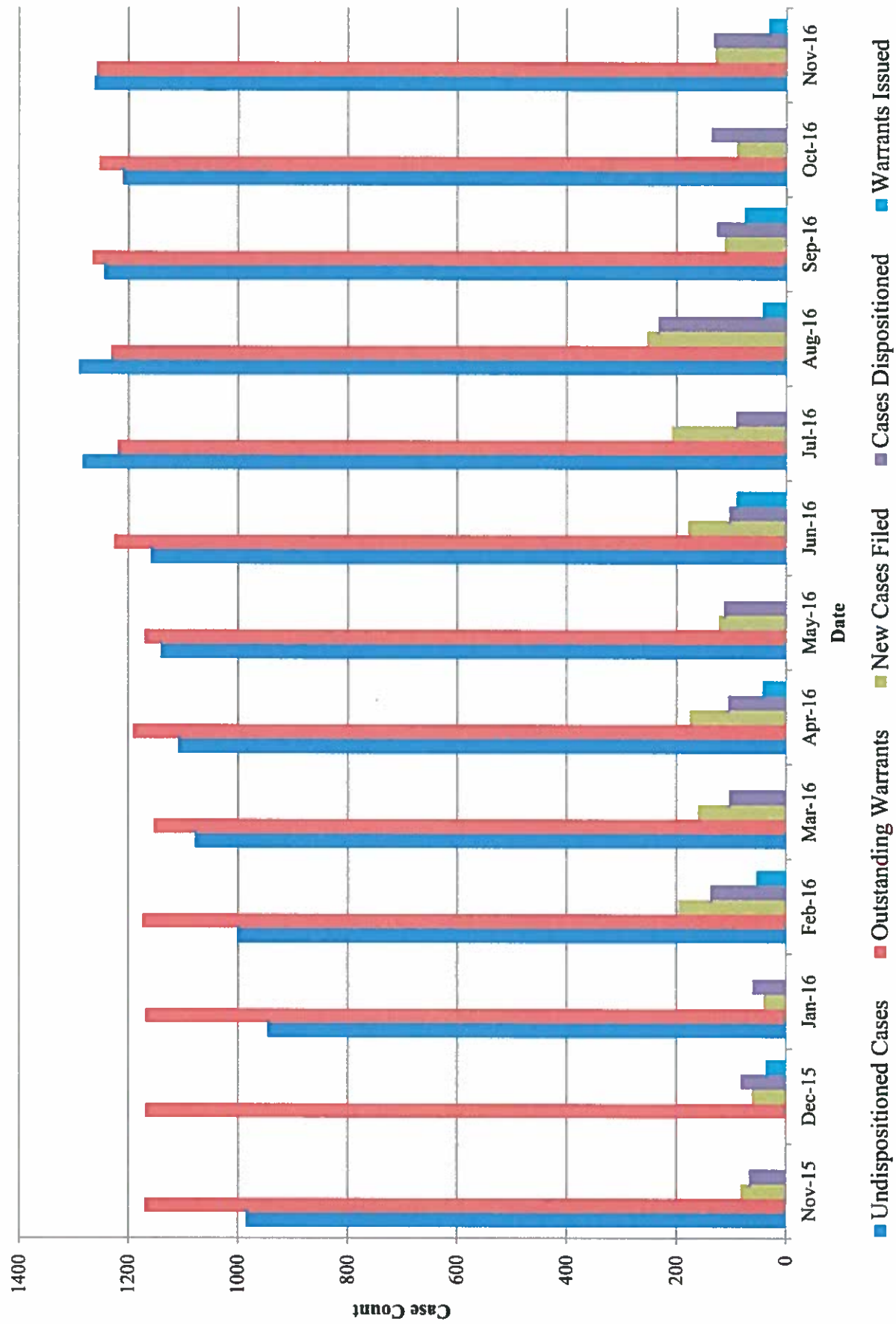
Agenda Section	Consent Agenda
Section Number	III.E
Subject	Municipal Court Report
To	Mayor and Council Members
From	Ben White, City Manager
Date	December 15 2016
Attachment(s)	Municipal Court Report
Related Link(s)	<a href="http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php">http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php</a>
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# FARMERSVILLE MUNICIPAL COURT

## MONTHLY REPORT NOVEMBER 2016

Cases Filed	130
Class C Complaints Received	1
Dispositions Prior to Trial	52
Pre-Trial Hearings Held	0
Non-Jury Trials Held	0
Jury Trials Held	0
Cases Dismissed	
After Driving Safety Course	24
After Deferred Disposition	43
After Proof of Financial Responsibility	2
Compliance Dismissal	8
Dismissed by Prosecutor	0
Dismissed by Prosecutor (Cause PD)	0
Dismissed by Prosecutor (Cause CE)	0
Number of Disposed Cases	133
Total Revenue	\$15,078.57
Total Kept by City	\$10,131.82
Total Remitted to State	\$4,946.75

## Municipal Court Case and Warrant Rate



Agenda Section	Consent Agenda
Section Number	III.F
Subject	Warrant Officer Report
To	Mayor and Council Members
From	Ben White, City Manager
Date	December 15 2016
Attachment(s)	Warrant Officer Report
Related Link(s)	<a href="http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php">http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php</a>
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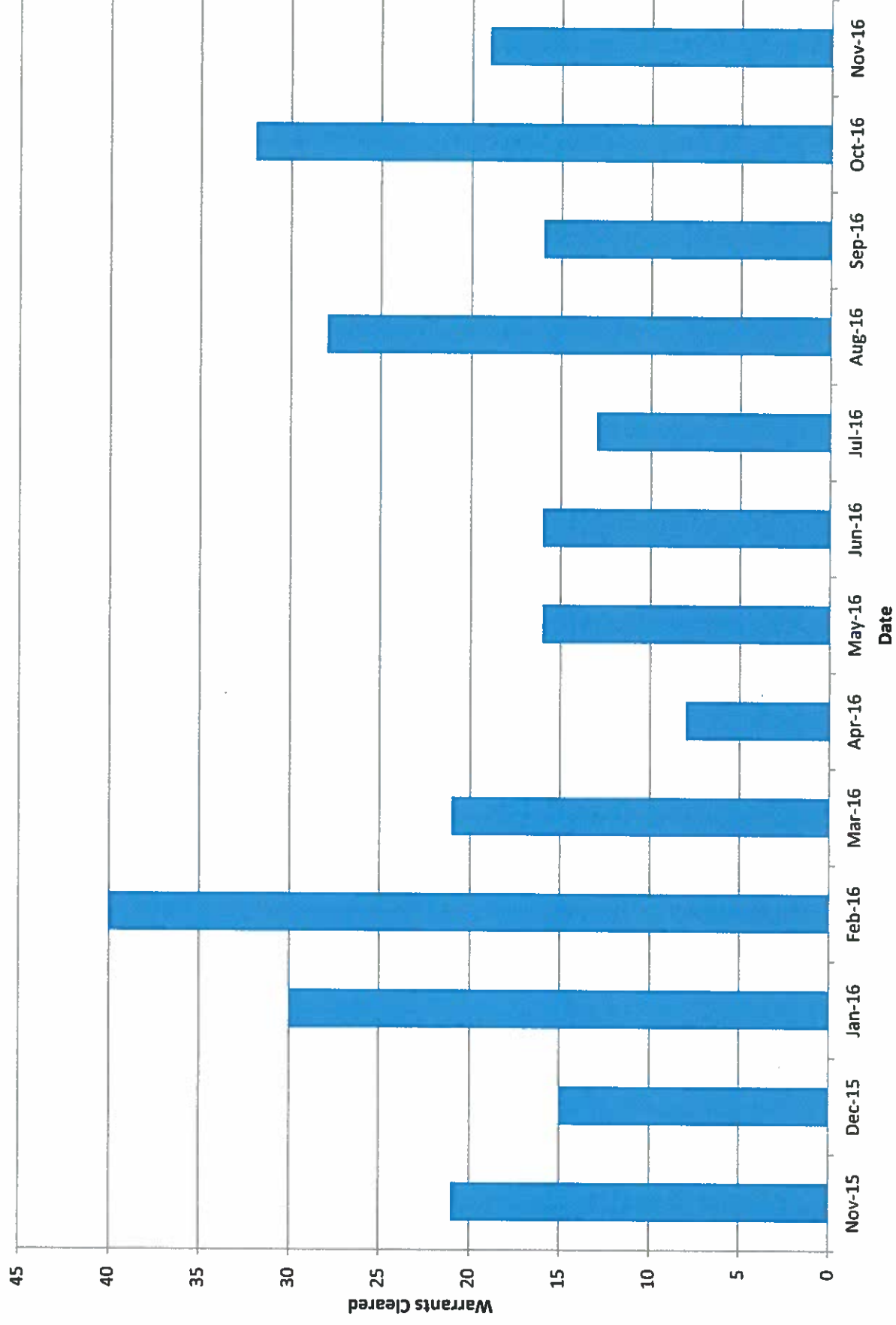


## **FARMERSVILLE MUNICIPAL COURT WARRANT OFFICER REPORT**

**NOVEMBER 2016**

Total Outstanding Warrants	1258
Total Due from Outstanding Warrants	\$381,072.05
New Warrants Issued by Court	32
Total Warrants Cleared	19
Warrants Cleared by Arrest	10
Total on Payment Plan	156
Total Warrant Revenue	\$7,623.60
Total Time Served Credit	\$4,179.00
Total Cash Payments/Bonds Applied	\$3,445.90
Service Attempts (Including Served)	17
Process Served	17

## Total Warrants Cleared

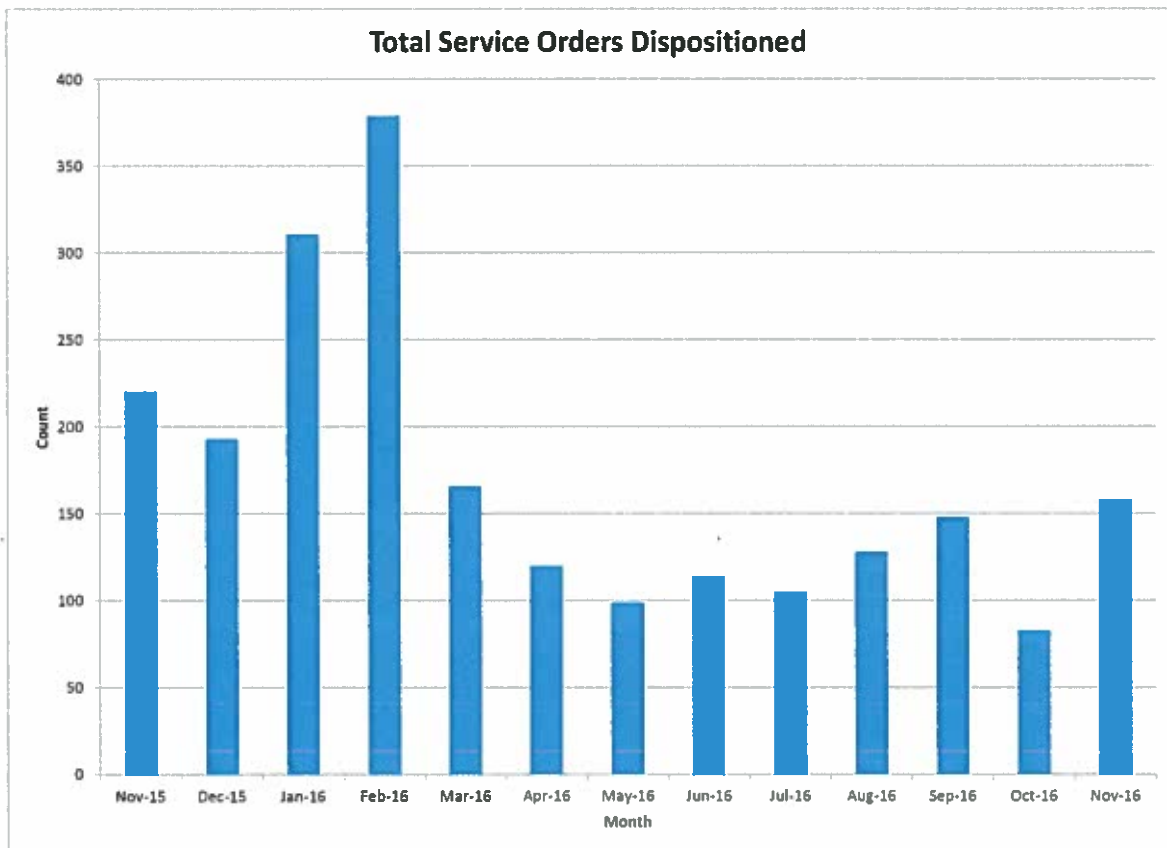


Agenda Section	Consent Agenda
Section Number	III.G
Subject	Public Works Report
To	Mayor and Council Members
From	Ben White, City Manager
Date	December 15 2016
Attachment(s)	Public Works Report
Related Link(s)	<a href="http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php">http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php</a>
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## Public Works Monthly Report

### Service Order Status



Service Order Group	Nov-15	Dec-15	Jan-16	Feb-16	Mar-16	Apr-16	May-16	Jun-16	Jul-16	Aug-16	Sep-16	Oct-16	Nov-16
Utility Billing	33	36	42	42	56	52	57	50	45	48	67	40	41
Street System	6	8	2	0	7	5	3	2	7	5	5	1	0
Water System	46	22	15	49	6	7	4	12	7	13	24	7	4
Waste Water System	1	7	7	0	1	3	1	2	2	2	2	0	2
Storm Water System	0	0	0	0	0	0	0	0	0	0	0	0	0
Property and Buildings	0	2	1	0	1	1	0	0	0	0	1	0	0
Electrical System	121	92	214	268	70	18	4	25	20	20	23	4	87
Refuse System	8	20	25	18	18	18	18	18	18	23	19	26	16
Projects	0	0	0	0	0	0	0	0	0	0	0	0	0
Vehicles	0	0	0	0	0	0	0	0	0	0	0	0	0
Public Works	0	0	0	0	0	0	0	0	0	0	0	0	2
Miscellaneous	5	6	5	2	7	16	12	5	6	17	7	5	6
<b>Total</b>	<b>220</b>	<b>193</b>	<b>311</b>	<b>379</b>	<b>166</b>	<b>120</b>	<b>99</b>	<b>114</b>	<b>105</b>	<b>128</b>	<b>148</b>	<b>83</b>	<b>158</b>

Note:

1. Number of outstanding service orders, 20 days or older (backlog): 35
2. Number of elevated service orders: 0 completed, 0 outstanding

## **Public Works General**

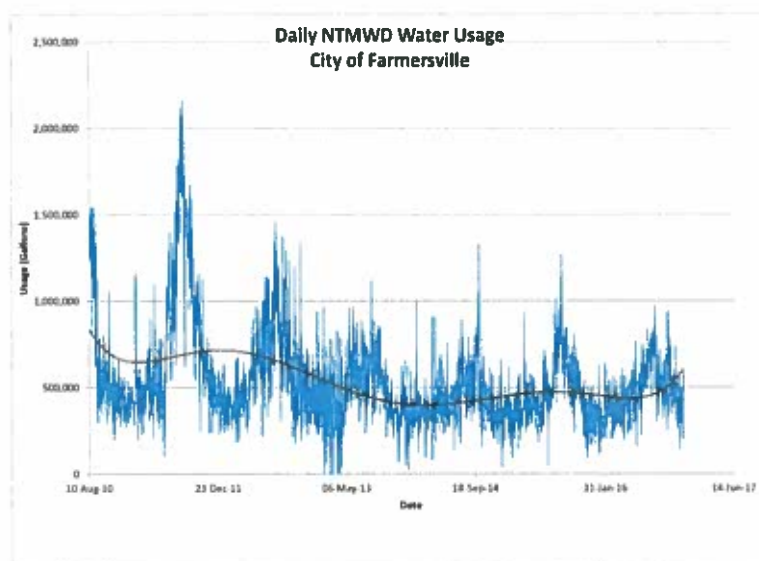
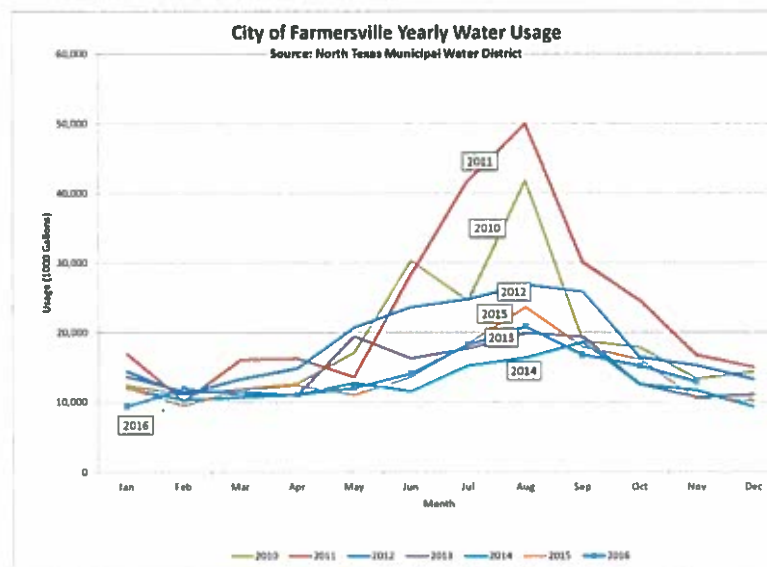
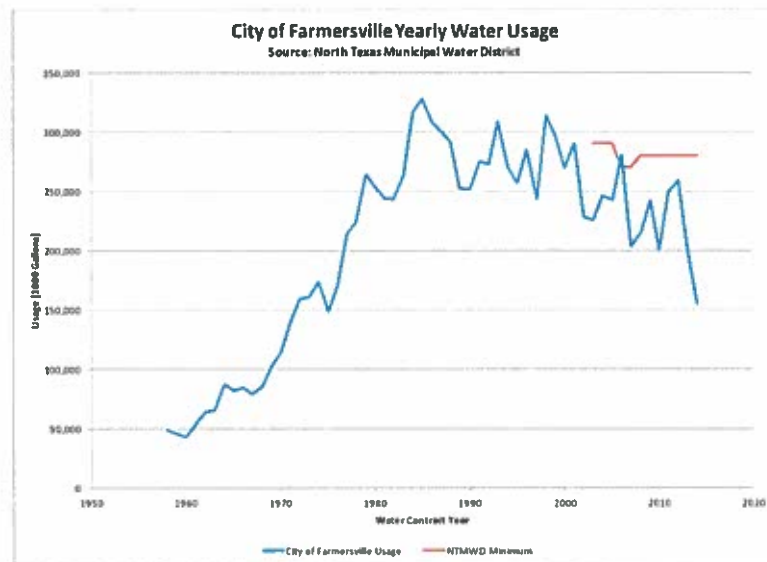
1. No increase in lost time accidents for the year.
  - a. Total Number for 2016-2017: 0
2. Total lost days for 2016-2017: 0
  - a. Accidents in Month: None

## **Street System**

1. Project Backlog
  - a. Suggested maintenance resurfacing and panel replacement (priority order).
    - i. Jackson Street, construction to begin in October 2016
    - ii. South Rike Street, Railroad Tracks to Herron
    - iii. North Washington Street by intermediate school, drainage issues
    - iv. Beene Street
    - v. Maple Street
    - vi. Hale Street
    - vii. Gaddy Street, King Street to Windom Street
    - viii. Farmersville Parkway Panel Replacement at Washington.
    - ix. Prospect
    - x. Old Josephine Highway
    - xi. Lee Street
    - xii. Lincoln Street
    - xiii. Merit Street between Houston Street and Murchison Street
  - b. Install ADA compliant sidewalks and parking downtown. Grant application complete. Awarded Main Street Grant and processing paperwork to begin Candy Kitch work in Jan 2017.
  - c. Replace sidewalk in front of Independent Bank to remove existing pea gravel sidewalk
  - d. Install new school zone signs and crossing markings. (In-work)
  - e. Institute railroad silent crossings.
2. GO Bond related projects. See project status below.

## **Water System**

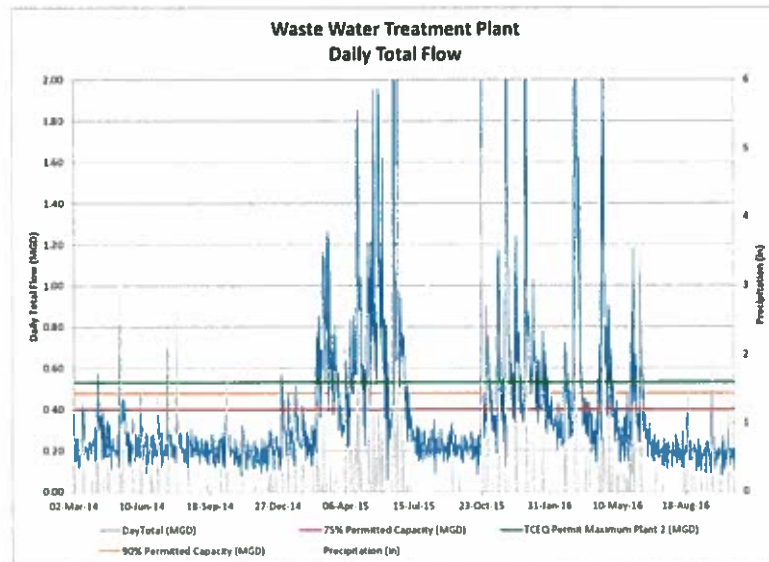
1. Project backlog
  - a. GO Bond related engineering. See project status below.
  - b. Replace cast iron/galvanized water lines:
    - i. Jackson Street (Complete)
    - ii. Windom Street from 7<sup>th</sup> Street alley to Sycamore
    - iii. Rike Street between Summit and Hill
    - iv. Hill Street between Orange and Bois D' Arc
    - v. Lee Street
  - c. Recoat/rehab north elevated water tank.
  - d. Transfer NTMWD customers to CoF along Hwy 380.
  - e. Waterline extension for Caddo Park.
2. Continuing to deploy new automated meter reading system. The following meters have been deployed:
  - a. West of SH78
  - b. East of Floyd Road
  - c. FM 2194, Willowbrook, and Merit Road (north of Murchison)
  - d. Pecan Creek
  - e. 100% of the meters along SH78.
  - f. Lincoln Heights.
  - g. Currently working on meters north of US 380 in area bounded by Summit, South Main, Audie Murphy Parkway, Floyd.
3. Meter Report (1414 -6 ):
  - a. Residential Meters (1177 - 6)
  - b. Commercial Meters (185, +0)
  - c. Industrial Meters (26, +0)
  - d. Public Meters (20, + 0)
  - e. Wholesale Meters (6, +0)
4. Consumption Report (Calendar Year Start 18 Dec 2015), 20 October thru 17 November 2016, 28 days)
  - a. Inflow (NTMWD), Calendar Year to Date: 152,070,000
  - b. Inflow (NTMWD), Month: 12,930,000
  - c. Unmetered Usage, Calendar Year to Date: 4,560,828 gallons
  - d. Unmetered Usage, Month: 1,025,500 gallons
  - e. Real Losses, Calendar Year to Date: 0 gallons
  - f. Real Losses, Month: 0 gallons
  - g. Usage, Calendar Year to Date 142,169,831 gallons
  - h. Usage, Month: 11,261,814
  - i. Usage, Average Daily Water Usage for the Month: 375,394 gallons
  - j. Calendar Year Water Loss Percentage (to date): 8.41%



## **Waste Water System**

1. Project backlog:
  - a. Community Development Block Grant (CDBG) to fund sewer system project. See project status below.
  - b. GO Bond related engineering. See project status below.
2. Wastewater Treatment Plant Status
  - a. Availability of CWSRF: complete
  - b. CWSRF Application: Mar 2017:
  - c. CWSRF Engineering Report: Apr 2017
  - d. CWSRF Environmental Report: Jul 2017
  - e. Professional Procurement: Mar 2017
  - f. CWSRF Loan Closing: Sep 2017
  - g. Easement Acquisition: Dec 2017
  - h. Plant 1, Plant 2, Lift Station, SCADA Design Engineering: Jan 2018
  - i. New WWTP Design Engineering: Oct 2018
  - j. Construction (Plant 1, Plant 2, Lift Station, SCADA): Jun 2018
3. Infiltration project list:
  - a. Replace crushed clay tile line between MH119 and MH129. Downstream of MH129, between 150 and 200 feet. Recommend replacing 200 feet of line downstream of MH129. This is a 15" line.
  - b. Point Repair, 1746 Rike Street.
  - c. Replace floor and top of MH119. Install bolt-down top. Pipe to south may be bad.
  - d. Replace floor and top of MH290. Replace section of line after MH290 for at least 40. Install bolt-down top.
  - e. Replace floor and top of MH128. Install bolt-down top.
  - f. Rehabilitate manhole 277. Replace chimney (raise by 12"), ring, and lid.
  - g. Fix break in 10" line in front of Gaddy Center approximately 485 feet south of MH11.
  - h. Re-route MH271 to MH175 under building at corner of Main Street and West Santa Fe.
  - i. Replace plastic liner in MH34.
  - j. Replace plastic liner in MH138.
  - k. Replace MH150.
  - l. Replace MH158.
  - m. Replace ring and cover on MH25.





## Storm Water System

1. Project backlog:
  - a. Currently on hold concerning drainage issue behind Hurst Antiques. Starting work in Jan 2017.
  - b. Drainage issues behind May Furniture building.

## Property and Buildings

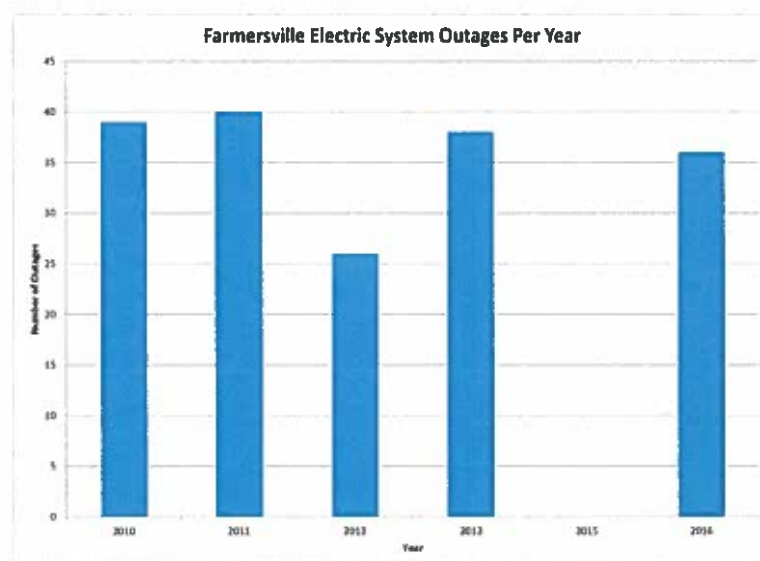
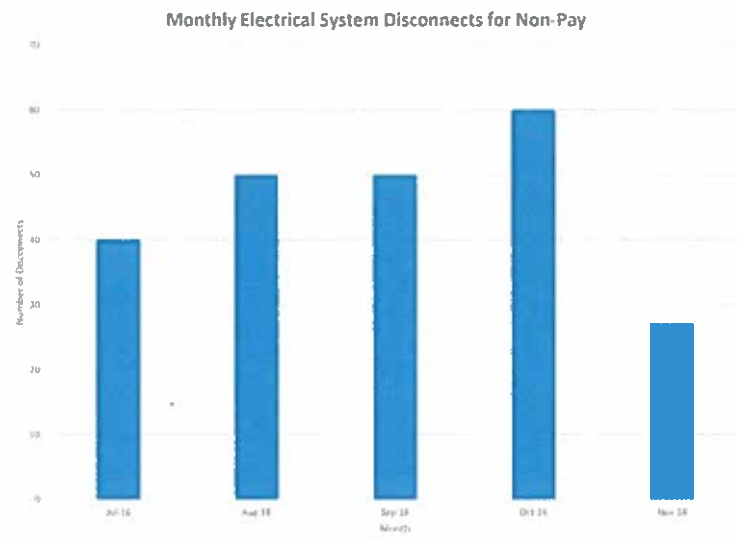
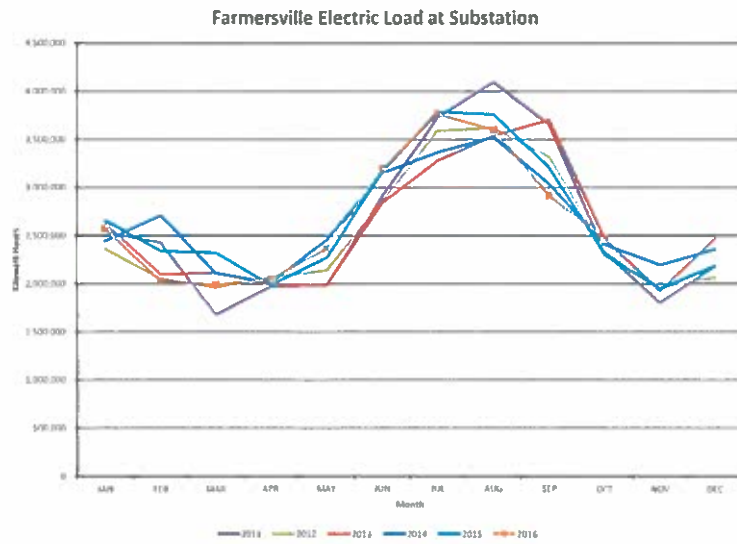
1. City Hall
  - a. City Hall reconstruction is proceeding forward. IT server room moved to new location. Tile installation moved back to 16 Nov 2016.
  - b. New generator installed however wiring between generator and City Hall is still in-work.
  - c. Backlog: Mark front door ramp area with yellow warning stripes.
  - d. Backlog: Upgrade parking lot to address ADA requirements at front entrance.
  - e. Backlog: Additional window tinting.
  - f. Backlog: Fix upstairs window.
2. Chamber of Commerce
  - a. Backlog: Upgrade parking lot to address ADA requirements at front entrance.
3. Public Works Annex
  - a. No new news.
4. JW Spain
  - a. No new news.
5. Onion Shed
  - a. No new news.
6. Historical Center
  - a. No new news.
7. Charles R. Curington Public Safety Building
  - a. Brick on north side of building is currently being replaced. Demolition is complete. Reconstruction has started.
8. Chaparral Trail
  - a. No new news.
9. Riding Arena.

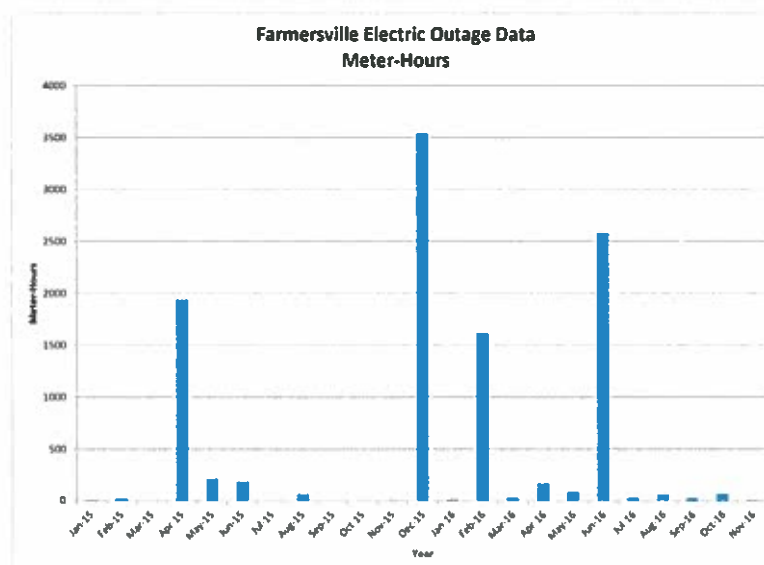
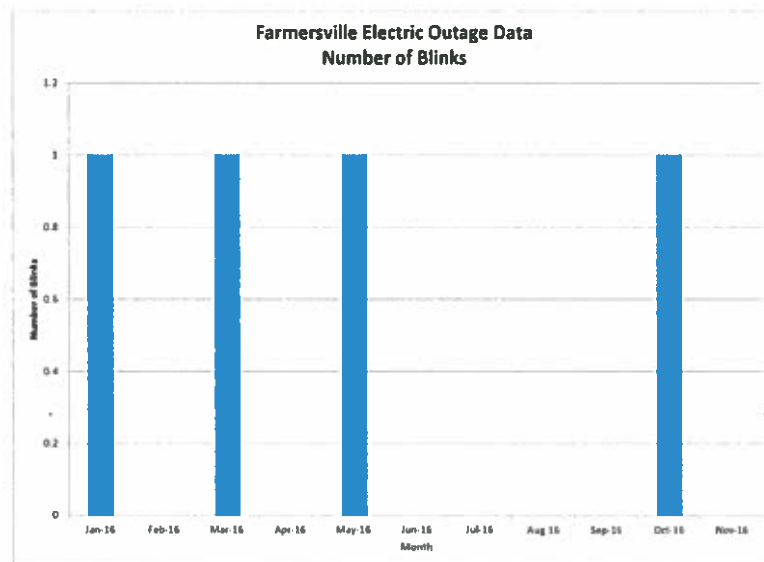
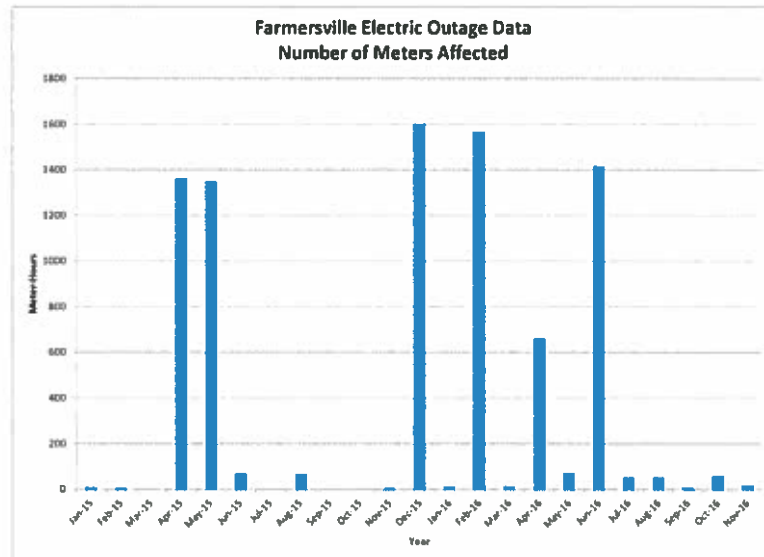
- a. No new news.
- 10. Public Works Service Center
  - a. No new news.
- 11. Rambler Park.
  - a. Backlog: Move gazebo closer to splash pad.
  - b. Backlog: Sidewalk connector to the gazebo.
- 12. North Lake
  - a. No new news.
- 13. South Lake Park
  - a. Backlog: The following items are due for replacement/maintenance:
    - i. Replace weak boards on fishing pier.
    - ii. Repair/remove broken portal.
    - iii. Replace hanging bars, 10.
    - iv. Replace missing grill, qty 2.
    - v. Replace bench at the boat ramp.
    - vi. Improve hose bib installation
- 14. Civic Center/Library
  - a. Backlog: Handicap ramp compliance issues.
  - b. Backlog: Handicap parking striping and signage.
- 15. Best Center
  - a. Backlog: Change locks.
- 16. Senior Center
  - a. Backlog: Concrete for entrance area.
  - b. Backlog: Lights for the parking lot.
- 17. City Park
  - a. Backlog: The following items are due for replacement/maintenance
    - i. Need more engineered wood fiber for slide.
    - ii. Remove rock from underneath playground equipment and replace with engineered wood fiber.
    - iii. Rehabilitate bridge over storm water creek.
- 18. Downtown
  - a. Backlog: Install banner mounts.
  - b. Backlog: Prune trees especially in the north and south parking areas.
- 19. Install historical markers for the following items:
  - a. Backlog: Old city standpipe location.
  - b. Backlog: Ramblers Baseball Park.
  - c. Backlog: Old Train Depot site.
  - d. Backlog: Downtown square, William Gotcher
  - e. Backlog: Looney-Dowlin First Public School

## **Electrical System**

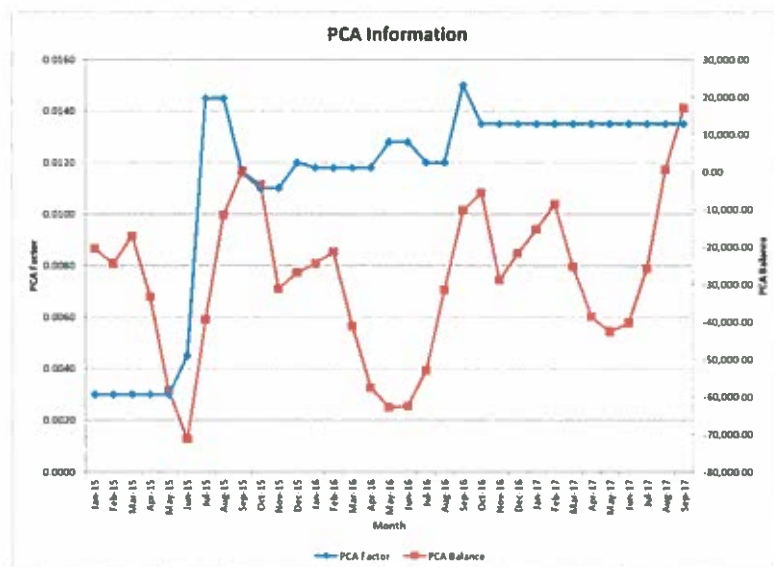
- 1. Meter Report (1558 - 12)
  - a. Residential Meters (1267 -12)
  - b. Commercial Meters (232 + 0)
  - c. Industrial Meters (16)

- d. Public Meters (45)
- 2. Consumption Report (Month 20 October thru 17, November 2016, 28 days)
  - a. Usage, Month: 1,693,926 kW-Hr.
- 3. Fusing and segmentation project. Fusing design is complete. Sectionalizing approach is currently being engineered. This project will help increase system reliability. Progress on the TNMP back up feed tie in has no new updates as coordination between Sharyland and TNMP continue with no notable news to report.
- 4. McCord continues working on electrical system standards.
- 5. Backlog: Install statement billing
- 6. Backlog: Install average billing
- 7. Tree Trimming
  - a. 300 Block of N Main St
  - b. 200 Block of Hill St
- 8. Pole change outs and new poles
- 9. Wire upgrade. Copper to aluminum/resizing
- 10. Transformer resizing.
- 11. Capital Projects
  - a. Began construction phase of upgrading the overhead feed to city hall/annex, to an underground configuration, including considerations for other utilities such as telephone, fiber optics, cabtv, etc. The new underground transformer has been terminated and tested and the next step is to de-energize city hall one last time, transfer the new services in, test, re-energize, and begin wreck out of the old overhead system. This is scheduled for Thursday, Dec 15<sup>th</sup>, and a representative from Parker Power Systems will be on hand to test the backup generator and the automatic throw over and it's settings.
- 12. Lighting upgrades
  - a. 100 Block of Abbey
  - b. 400 Block of N Main
  - c. 500 Block of Neathery
- 13. Fusing & Sectionalizing.
  - a. The capacitor bank located near Hwy 78 and McKinney St. has been taken off line.
- 14. Removal of open wire secondary. (replaced with triplex unless omitted)
- 15. Automated Meter Infrastructure System
  - a. To date, approximately 1495 meters have been replaced with smart meters. Currently, there are approximately 40 single phase meters that have yet to be changed out to new AMI meters. 80 commercial/industrial meters were changed out over the past month to new smart meters. This leaves twenty one 3 phase meters yet to be changed out. These 61 meters are the number of single phase & 3 phase meters that have yet to be ordered, or the meter bases need to be reconfigured to accept a classification of meter we have in stock. As it stands today, approximately 97.3% of all the single phase meters and 80% of all the 3 phase meters have been converted to AMI meters.





DATE OFF	TIME OFF	DATE ON	TIME ON	HOURS	ADDRESS	Feeder	TROUBLE	CAUSE
13-Nov-16	19:09	11/13/2016	19:39	0.5	AUSTIN @ COLLEGE	1	BLOWN FUSE	WILDLIFE
28-Nov-16	14:40	11/28/2016	11:54	1.23	300 BLOCK OF ORANGE	1	LIGHTS OUT	BAD TRANSFORMER
05-Dec-16	11:10	12/05/2016	11:32	0.366	400 BLOCK OF S MAIN	1	BLOWN FUSE	WILDLIFE
10-Dec-16	7:00	12/10/2016	12:20	5.33	HILL ST. (CITY HALL)	1	CLEARANCE	POLE TRANSFER



## Refuse System

1. No new information.

## Vehicles/Tools

1. High Value Equipment Lost/Damage/Stolen/Repair Report
  - a. No new information

## Special Projects/Loans/Grants

Description	Total Project Estimate	City's Share	Estimated Construction Begin Date	Estimated Construction Completion Date	Comments and Status
Waste Water System Community Development Block Grant (CDBG)	\$275,000	\$41,250 (Cash from Bond)	Oct -15	Oct - 16	Original project complete. Bore project complete. Processing completion paperwork to close out project.
Collin County Open Space Grant	\$100,000	\$50,000	Mar-17	Dec-17	Grant awarded.
Main Street Grant	\$325,000	\$75,000 (Cash)	Nov-16	Jul-17	Grant application complete. Awaiting grant award.
Waste Water Clean Water State Revolving Fund	\$4,830,000	Loan, 100%			Applying for loan. Awaiting environmental clearance.
Waste Water Treatment Plant State Participation	\$17,000,000	Loan, 100%	On-Hold	On-Hold	On hold awaiting project turn on
Street System Community Development Block Grant (CDBG)	\$275,000	\$27,500 (In-Kind or Cash)	Jul-18	Dec-19	First phase of grant application is complete. Final phase grant application due: 9 Feb 2017 Target Street: South Rike Street
Farmersville Parkway Phase III Collin County Bond	\$3,800,000	\$1,900,000	On-Hold	On-Hold	On hold awaiting matching funding, 50%.
Floyd Street Extension Collin County Bond	\$200,000	\$100,000	On-Hold	On-Hold	On hold awaiting matching funding, 50%

## General Obligation Bond Projects

Project Number	Project Name	Current Budget	Actual Bond CTD	Status	Construction Start Date	Construction End Date
<b>Street Projects</b>						
1	Sycamore Street Panel Replacement (Hwy 78 to Jackson)	156,119	156,119	Complete	Apr-13	Aug-14
2	Orange Street Overlay (380 to Old Josephine, Partially County Funded)	59,589	59,589	Complete	Oct-14	Nov-14
3	CR557 Overlay (US 380 to SH 78), Majority County Funded	1,486	1,486	Complete	Oct-12	Jul-13
4	Westgate Overlay (Hwy 78 to Wilcoxson)	203,627	203,627	Complete	Dec-13	May-14
5	Hamilton Overlay (McKinney to Yucca)	390,540	390,540	Complete	May-14	Sep-14
6	Hamilton Street Overlay (Yucca to Gaddy)			Complete	May-14	Sep-14
7	Central Overlay (College to Prospect)	103,607	103,607	Complete	Apr-14	May-14
8	Beech Street Overlay (Main to Beene)	249,160	249,160	Complete	Aug-14	Oct-14
9	Windom Overlay (Maple to McKinney)	48,053	48,053	Complete	Nov-14	Nov-14
10	South Washington Overlay (Farmersville Parkway to Sid Nelson)	95,291	95,291	Complete	Mar-15	Sep-15
11	Sid Nelson Overlay (South Washington to Hamilton)	220,861	220,861	Complete	Aug-15	Oct-15
12	Hamilton Street (380 to Farmersville Parkway)	1,384,000	30,830	Engineering	Mar-17	Sep-17
13	Santa Fe Reconstruct (Johnson to Main)	238,600	238,600	Complete	Mar-15	Sep-15
14	Locust Street Overlay	97,248	97,248	Complete	Aug-15	Sep-15
15	Street Signs and Installation	95,000	17,669	Construction	Dec-15	Mar-17
16	Jackson/Sycamore Street Reconstruction	240,000	240,000	Construction	Nov-16	Feb-17
Street Projects Total		3,583,181	2,152,680	1,422,320		
Street Projects GO Bond Allocation		3,575,000				
<b>Water Projects</b>						
16	North ET/North Main Street	828,266	828,266	Complete	Apr-14	Feb-15
17	Sycamore St/Hwy 78/N Washington			Complete	Apr-14	Oct-14
18	Hamilton St	24,737	24,737	Complete	Jun-14	Jul-14
19	Houston/Austin Street	207,334	207,334	Complete	Jul-15	Oct-15
20	Automated Meter Reading System	520,000	442,029	Construction	Mar-13	Mar-17
21	Bob Tedford Drive	99,380	99,380	Complete	Nov-14	Mar-15
22	S Washington/Sante Fe	135,970	135,970	Complete	Jun-15	Aug-15
23	CR 608/CR 609					
<b>Wastewater Projects</b>						
24	S Main & Abbey – Gravity Main	18,750	13,750	Complete	Oct-15	Feb-16
25	Hwy 78 & Maple St – Gravity Main	18,750	13,750	Complete	Oct-15	Feb-16
26	Hwy 78 & CR 611 – Gravity Main	18,750	13,750	Complete	Oct-15	Feb-16
27	Floyd St – Lift Station/TWDB Money	75,000	3,090	Engineering	Jun-17	Jan-18
28	Sycamore – Gravity Main	16,497	16,497	Complete	May-13	Jul-13
29	Hamilton St - Gravity Main	16,608	16,607	Complete	Jun-14	Jul-14
30	Hwy 380 & Welch Dr – Gravity Main					
31	Hwy 380 (AFI to Floyd St) – Lift Station & Force Main	550,000	22,807	Construction	Sep-16	Apr-17
32	Locust – Gravity Main					
Water and Wastewater Projects Total		2,530,042	1,837,967	562,033		
Water and Wastewater Projects GO Bond		2,400,000				



Agenda Section	Consent Agenda
Section Number	III.H
Subject	Library Report
To	Mayor and Council Members
From	Ben White, City Manager
Date	December 15 2016
Attachment(s)	Library Report
Related Link(s)	<a href="http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php">http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php</a>
Consideration and Discussion	City Council discussion as required.
Action	<ul style="list-style-type: none"> <li>• Motion/second/vote <ul style="list-style-type: none"> <li><input type="checkbox"/> Approve</li> <li><input type="checkbox"/> Approve with Updates</li> <li><input type="checkbox"/> Disapprove</li> </ul> </li> <li>• Motion/second/vote to continue to a later date. _____ <ul style="list-style-type: none"> <li><input type="checkbox"/> Approve</li> <li><input type="checkbox"/> Disapprove</li> </ul> </li> <li>• Move item to another agenda. _____</li> <li>• No motion, no action</li> </ul>



## **Charles J. Rike Memorial Library**

203 Orange Street, Farmersville, Texas  
www.rikelibrary.com - facebook.com/rikelibrary  
972-782-6681

### **November - 2016**

<b>Circulation:</b>	<b>1,783</b>
<b>Computer Users:</b>	<b>173</b>
<b>Wi-Fi User Estimate:</b>	<b>57</b>
<b>Visitors:</b>	<b>1,259</b>
<b>Inter-library Loan</b>	
<b>Books loaned to other libraries:</b>	<b>1</b>
<b>Books borrowed for our patrons:</b>	<b>4</b>
<b>Patrons Saved \$ *</b>	<b>\$ 26,032.56</b>
<b>New Patrons:</b>	<b>5</b>
<b>Volunteer Hours Donated:</b>	<b>19 hours</b>

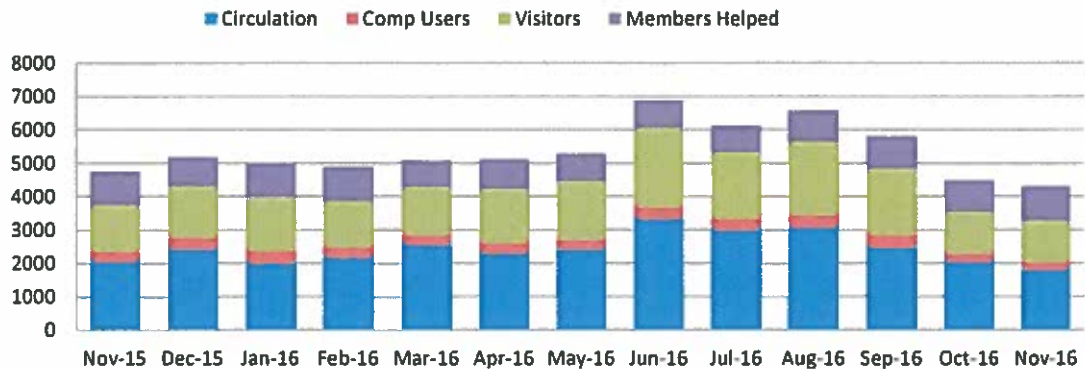
Rike Library is among 20 other libraries that were selected by the Tocker Foundation to participate in a grant for a pilot E-Book program from Total Boox. Update: The vendor (Total Boox) worked with our ILS (Integrated Library System) Biblionix to get it set up and it is now complete. The e-books are listed in our online catalog search and are designated by the tag "\_TotalBoox" in the location column; they are free to download and keep as long as a patron needs.

We received a letter from the Farmersville Outreach Alliance thanking us for the donations of food to their food pantry through our "Food for Fines" program. (Letter is attached)

#### **Upcoming Events:**

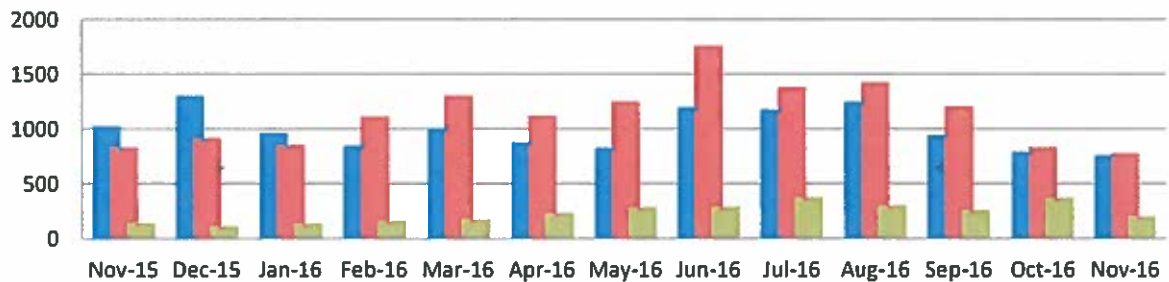
- "Count the Elves on our Shelves" Starts December 3 – 31<sup>st</sup>.
- The "Food for Fines" program starts again December through February 2017.

## Library Usage



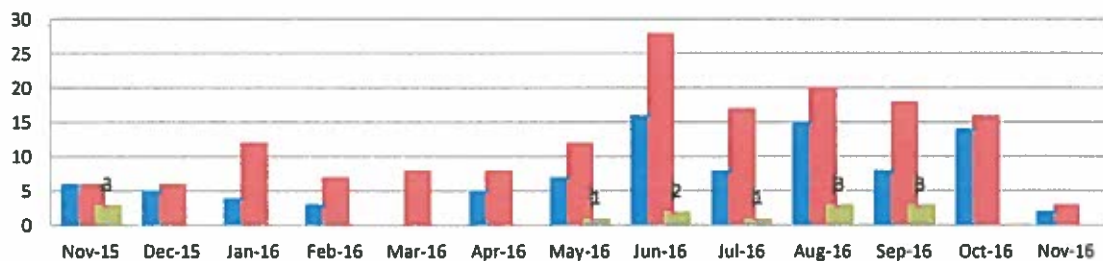
	Nov-15	Dec-15	Jan-16	Feb-16	Mar-16	Apr-16	May-16	Jun-16	Jul-16	Aug-16	Sep-16	Oct-16	Nov-16
Members Helped	1012	872	1015	1027	802	872	816	823	809	943	975	930	1042
Visitors	1415	1554	1626	1400	1446	1638	1776	2395	2004	2215	1989	1282	1259
Comp Users	301	370	375	313	311	325	301	366	339	377	382	242	230
Circulation	2026	2384	1975	2149	2519	2263	2381	3300	2980	3047	2452	2024	1783

## Circulation by Member Type



	Nov-15	Dec-15	Jan-16	Feb-16	Mar-16	Apr-16	May-16	Jun-16	Jul-16	Aug-16	Sep-16	Oct-16	Nov-16
City	1028	1304	962	847	1006	880	826	1197	1179	1247	944	792	761
County	837	922	856	1114	1305	1122	1254	1757	1381	1423	1208	834	780
Other	143	115	139	164	177	235	286	292	377	302	260	373	202

## New Members



	Nov-15	Dec-15	Jan-16	Feb-16	Mar-16	Apr-16	May-16	Jun-16	Jul-16	Aug-16	Sep-16	Oct-16	Nov-16
City	6	5	4	3	0	5	7	16	8	15	8	14	2
County	6	6	12	7	8	8	12	28	17	20	18	16	3
Out of County	3						1	2	1	3	3		



**FARMERSVILLE OUTREACH ALLIANCE FOOD PANTRY**

16760 County Road 605, Farmersville, TX 75442 972-782-7310

November 19, 2016

Rike Library  
203 Orange Street  
Farmersville, TX 75442

Dear Rike Library Staff,

The volunteers of the FOA Food Pantry and the recipients of your donations would like to thank you for your "Food for Fines" program. This creative approach has brought in a sizeable amount of food for the Farmersville Outreach Alliance Food Pantry. In order to meet the on-going needs of the community, we hope your borrowers continue to forget to bring books back on time.

Your commitment to helping us is sincerely appreciated. If you would like to know more about this project, the move into our own facility, and our future plans, please do not hesitate to call. Thank you again for your partnership in caring for our community.

Sincerely,

  
Judy Brandon, President  
Farmersville Outreach Alliance

Agenda Section	Consent Agenda
Section Number	III.I
Subject	City Manager's Report
To	Mayor and Council Members
From	Ben White, City Manager
Date	December 15 2016
Attachment(s)	City Manager's Report
Related Link(s)	<a href="http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php">http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php</a>
Consideration and Discussion	City Council discussion as required.
Action	<ul style="list-style-type: none"> <li>• Motion/second/vote <ul style="list-style-type: none"> <li><input type="checkbox"/> Approve</li> <li><input type="checkbox"/> Approve with Updates</li> <li><input type="checkbox"/> Disapprove</li> </ul> </li> <li>• Motion/second/vote to continue to a later date. _____ <ul style="list-style-type: none"> <li><input type="checkbox"/> Approve</li> <li><input type="checkbox"/> Disapprove</li> </ul> </li> <li>• Move item to another agenda. _____</li> <li>• No motion, no action</li> </ul>



## City Manager Monthly Report

### City Manager General

1. Top priority items:
  - a. Be ready for and promote growth.
  - b. Keep the Police and Fire Department running optimally.
  - c. Secure funding for wastewater system.
  - d. Complete Bond related projects.
    - i. Jackson Street
    - ii. Hamilton Street
  - e. School area signage.
2. Attended the following meetings:

Meeting Description	Attended
City Council Meeting	2
Farmersville Economic Development Corporation (FEDC)	1
Farmersville Community Development Corporation (FCDC)	1
Planning and Zoning Commission	1
Citizens Advisory Committee	0
Parks and Recreation Board	0
Main Street Board	1
Downtown Merchants Meeting	1
Capital Improvements Advisory Commission	0
Building and Property Standards Meeting	0
Senior Citizens Advisory Commission	0
Farmersville Volunteer Fire Department	1
Realtors Meeting	0
Chamber of Commerce Board Meeting	0
Chamber of Commerce Networking Meeting	0
Farmersville Riding Club	0
Texoma Housing Partners	0
Northeast Texas Trail Association (NETT)	0

### Ordinances and Ordinance Changes

1. Backlog
  - a. New
    - i. Knox boxes
    - ii. Create preservation ordinance (in-work)

**b. Change**

- i. Revise the City's Thoroughfare Plan and the City's standard details to remove areas of disagreement between the documents. (in work)
- ii. Specifications for: water, wastewater, electrical, etc. (complete)
- iii. Update to the detailed specifications. (complete)
- iv. Design manuals (in-work)

**Contracts/Interlocal Agreements**

1. Backlog
  - a. Main Street grant officially awarded!!

**Planning**

1. Qualification packages received from firms interested in applying as our Planning Engineer. Received six packages. Review team officially formed to review Qualifications for the Planning Engineer. First review scheduled to take place 13 Dec 2016.
2. UTA students presented final strategic planning report on 8 Dec 2016. Council presentation scheduled for 15 Dec 2016 and will be presented by the City Manager due to the end of semester coming up before the presentation.

**Policy/Procedural Changes**

1. Backlog
  - a. Information Technology policy.
  - b. Financial procedure. Accounts payable process.
2. Logo policy in work.

**Personnel Related Matters**

1. Our new City Secretary, Sandra Green, has begun working!! We are glad she is here.

**Customer Service Window**

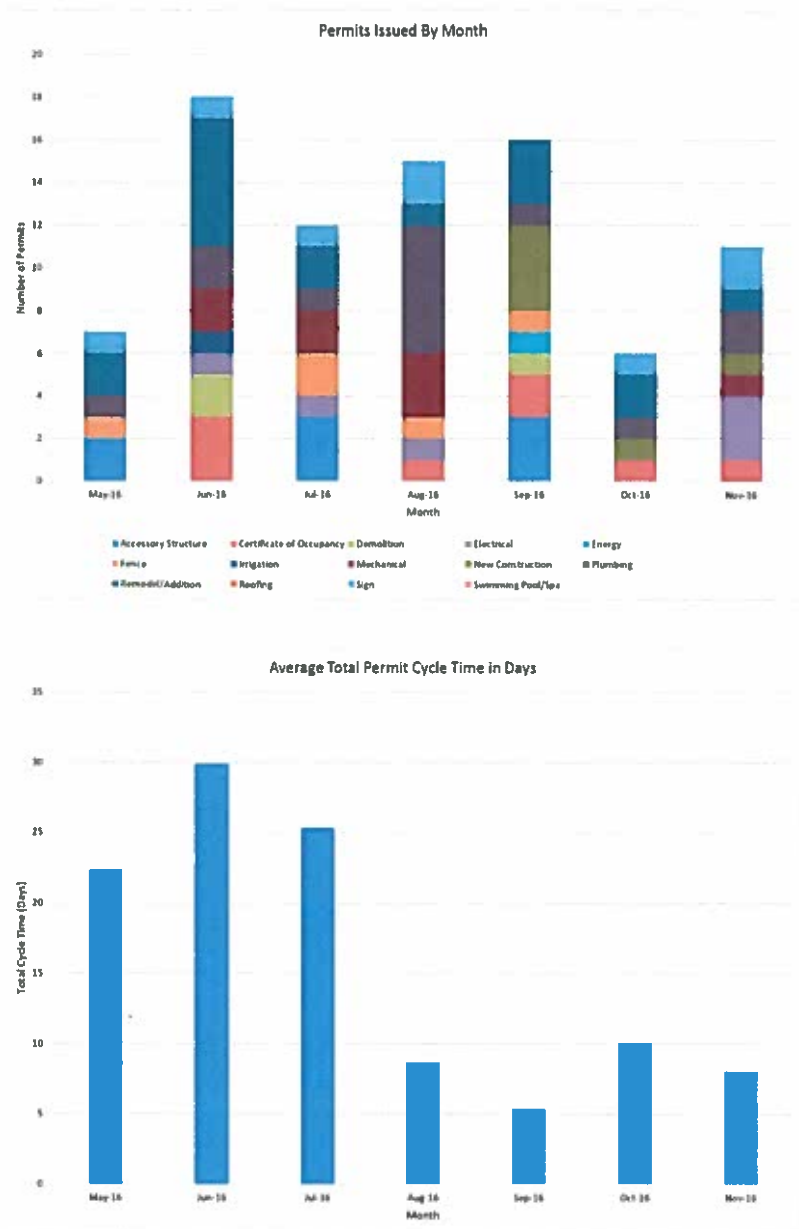
1. No new news.

**Budget/Finance**

1. Final audit scheduled for January 2017. Preparation work has begun including close-out of last year's financials.
2. Preparing to process W-2s and 1099s.

**Development Services**

1. See metrics following.



## Information Technology

1. Fiber optic network
  - a. Completed fiber optic presentation for 4A. Next step is to prepare business case
2. City Hall Technology Center
  - a. Recabling complete.
  - b. Installed 8 out of 10 security cameras.
  - c. Defined Emergency Operations Center hardware and are preparing to purchase the items.
3. Other projects
  - a. Hardware and software review audit (95% complete)
  - b. Install software/hardware upgrades for enhanced cyber security (80% complete)
  - c. Implementation of standardized document management structure. (20% complete)
  - d. Currently working on transferring files and directories to the RAID SAN. (55% complete)



## **Special Events/Projects**

1. No new news.

Agenda Section	Consent Agenda
Section Number	III.J
Subject	Texoma Housing Partners Audited Financial Statement
To	Mayor and Council Members
From	Ben White, City Manager
Date	December 15 2016
Attachment(s)	Texoma Housing Audited Financial Statement for the Years Ended March 31, 2016 and 2015
Related Link(s)	<a href="http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php">http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php</a>
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**Texoma Housing Partners**

**Audited Financial Statements**

**For the Years Ended March 31, 2016 and 2015**

**Texoma Housing Partners  
Management's Discussion and Analysis  
Fiscal Year Ended March 31, 2016**

The management of Texoma Housing Partners (THP) offers the readers of the financial statements this narrative overview and analysis of THP's financial activities and performance for the fiscal year ended March 31, 2016. Please read this management's discussion and analysis in conjunction with the accompanying financial statements.

**Financial Highlights**

- For the fiscal year ended March 31, 2016, current assets increased from \$2,029,762 from \$2,188,439, representing an increase of \$158,677, or 8%.
- Noncurrent assets, which are composed of fixed assets net of accumulated depreciation, decreased by \$687,055 for the year ended March 31, 2016.
- Current liabilities increased by \$35,586, or 12%.
- For the fiscal year ended March 31, 2016, the decrease in net position of THP was \$518,386 after depreciation expense of \$778,288.
- Expendable net position in months was 8.42 months at March 31, 2016, compared to 7.78 at the prior year end.

**Overview of the Financial Statements**

This report includes this Management Discussion and Analysis report, the Basic Financial Statements, and the Notes to the Financial Statements. In addition, the report also contains supplemental information required by the U.S. Department of Housing and Urban Development (HUD), auditor reports and schedules required by *Government Auditing Standards* and Title 2 U.S. Code of Federal Regulations (CFR) Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance).

THP is classified as a special purpose government engaged in business-type activities. Accordingly, these financial statements are presented as fund level financial statements for a proprietary fund.

The basic financial statements include *Statement of Net Position*, *Statement of Revenues and Expenses*, *Changes in Net Position*, and *Statement of Cash Flows*. These statements are presented in a manner consistent with Governmental Accounting Standard Board (GASB) Statement 34, as amended by GASB Statement 63. THP presents its financial data as a single program business-type activity, which is similar to enterprise fund accounting historically used by governmental entities. Consistent with GASB 34, assets, liabilities, revenues, expenses, gains, and losses are reported using the economic resources measurement focus and accrual basis of accounting; accordingly, revenues are recorded as earned and expenses are recorded as the liability is incurred.

The *Statement of Net Position* presents a snapshot of THP's financial position as of March 31, 2016. Assets and liabilities are regarded as either current or non-current, and the remainder interests are recorded as Net Position. Net Position is divided into amounts Invested in Capital (e.g., buildings and equipment), Restricted, or Unrestricted.

The *Statement of Revenues, Expenses, and Changes in Net Position* is a cumulative summary of THP's financial activities for the twelve-month period ending March 31, 2016.

**Texoma Housing Partners  
Management's Discussion and Analysis  
Fiscal Year Ended March 31, 2016**

The *Statement of Cash Flows* provides an analysis of the THP's cash position for the year. The statement reports cash used or provided by (1) operating activities; (2) non-capital financing activities; (3) capital and related financing activities; and (4) investing activities.

The notes to the financial statements provide additional information that is essential to a full understanding of the data provided in the basic financial statements.

The section Supplemental Financial Information Required by HUD contains the Financial Data Schedules (FDS). HUD has established Uniform Financial Reporting Standards that require THP to submit financial information electronically to HUD using the FDS format. This financial information has been electronically transmitted to the Real Estate Assessment Center (REAC) for the year ended March 31, 2016.

**Financial Analysis**

Net position can serve as a useful indicator of a financial position over time. The following analysis shows that the net position decreased \$518,386 during the year ended March 31, 2016. Unrestricted net position can be a measure of the liquidity of an organization. THP's unrestricted net position at March 31, 2016 represents just over (8) months of expenses maintained in reserves.

**Condensed Statement of Net Position**

	As of March 31,			
	2016	2015	Variance	%
Current Assets	\$ 2,188,439	\$ 2,029,762	\$ 158,677	8%
Non-Current Assets				
Capital Assets, Net of				
Accumulated Depreciation	7,550,534	8,237,589	(687,055)	-8%
Total Assets	<u>\$ 9,738,973</u>	<u>\$ 10,267,351</u>	<u>\$ (528,378)</u>	-5%
Current Liabilities	\$ 331,916	\$ 296,330	\$ 35,586	12%
Long-Term Liabilities	52,432	98,010	(45,578)	-47%
Total Liabilities	<u>\$ 384,348</u>	<u>\$ 394,340</u>	<u>\$ (9,992)</u>	-3%
Net Position				
Invested in Capital Assets	\$ 7,452,160	\$ 8,095,089	\$ (642,929)	-8%
Unrestricted	1,902,465	1,777,922	124,543	7%
Total Net Position	<u>\$ 9,354,625</u>	<u>\$ 9,873,011</u>	<u>\$ (518,386)</u>	-5%
Expendable Net Position in months	8.42	7.78	0.64	8%

Current Assets increased by \$158,677, or 8%, which included an increase in cash of \$107,639. The increase in Current Liabilities is largely timing differences. Expendable net position of an organization is a measure of the liquidity of the entity. If all of THP's current assets were converted to cash, and THP paid all of its liabilities, the amount of cash left is the expendable net position. At March 31, 2016, THP had expendable net position in months of 8.42, an 8% increase over the prior year of 7.78.

**Texoma Housing Partners  
Management's Discussion and Analysis  
Fiscal Year Ended March 31, 2016**

THP accounts for its public housing activities in two programs; a low rent program that provides housing for qualified tenants and a capital fund program used for operations and improvements. Overall, THP's revenues were sufficient to cover all expenses during the fiscal year.

**Condensed Statement of Changes in Net Position  
Fiscal Year Ended March 31,**

	2016	2015	Variance	%
Revenues and Other Increases				
Tenant Revenues	\$ 1,070,224	\$ 984,507	\$ 85,717	9%
Operating Subsidies and Grants	1,726,915	1,750,841	(23,926)	-1%
Other Revenues and Increases	34,335	18,776	15,559	83%
Total Revenues and Other Increases	<u>\$ 2,831,474</u>	<u>\$ 2,754,124</u>	<u>\$ 77,350</u>	3%
Operating Expenses				
Administration	910,505	915,640	(5,135)	-1%
Utilities	368,570	356,304	12,266	3%
Maintenance	1,138,195	1,089,915	48,280	4%
Other Expenses	154,302	161,541	(7,239)	-4%
Depreciation	778,288	781,299	(3,011)	0%
Total Expenses	<u>3,349,860</u>	<u>3,304,699</u>	<u>45,161</u>	1%
Increase (Decrease) in Net Position	<u>\$ (518,386)</u>	<u>\$ (550,575)</u>	<u>\$ 32,189</u>	-6%

Tenant revenues increased by 9% over the previous fiscal year, largely attributable to improved occupancy and HUD mandated increases in flat rents. Other revenue includes charges for maintenance services provided by THP personnel for Texoma Council of Governments, who provides administrative services to THP. This amount varies from year to year based on demand.

Expenses for the year were relatively unchanged from the prior year.

**Capital Assets**

At March 31, 2016, THP had \$7,452,160 invested in capital assets, net of related debt. The decrease of \$642,929 is primarily the result of current year depreciation of \$778,288. More information on the composition and changes in capital assets can be found in Note 4, on pages 10 and 11 of the accompanying Notes to Financial Statements.

THP is currently planning to construct two additional market rate duplexes in Bonham in response to increased demand in the area for rental units. It is anticipated that these units will be built from existing cash reserves of THP.

**Debt**

THP has two mortgage notes payable. One note is for The Meadows, which consists of three market rate duplexes located in Bonham and the other note is for Deer Run, a sixteen unit market rate complex in Trenton. The balance of The Meadows note at March 31, 2016 was \$16,806 and the balance of the Deer Run note was \$29,136. See Note 6 on pages 11 and 12 of the accompanying Notes to Financial Statements for additional information on Notes Payable.

**Texoma Housing Partners  
Management's Discussion and Analysis  
Fiscal Year Ended March 31, 2016**

**Economic Factors**

THP receives program funding from HUD and is affected more by the federal budget than by local economic conditions. The funding of programs could be significantly affected by the 2016-2017 federal budget.

**Contacting THP**

This financial report represents a general overview of THP's financial position and accounting for funds received. It is available to the public for review and comment. To request additional financial information, contact Ms. Allison Reider, Executive Director, at Texoma Housing Partners, 810 W 16<sup>th</sup> Street, Bonham, Texas 75418, telephone (903) 583-3336.



# TEXOMA HOUSING PARTNERS

BELLS - BONHAM - CELESTE - ECTOR - FARMERSVILLE - GUNTER - HONEY GROVE - HOWE - LADONIA - POTTSBORO  
PRINCETON - SAVOY - TIOGA - TOM BEAN - TRENTON - VAN ALSTYNE - WHITEWRIGHT - WINDOM

December 6, 2016

## MEMORANDUM

TO: Members of the Texoma Housing Partners' Board of Commissioners & Mayors

FROM: Susan Ensley, Program Manager 

SUBJECT: Board Meeting

A meeting of the Texoma Housing Partners' Board of Commissioners has been scheduled for Monday, December 12, 2016, at 5:30 PM at the Bonham Housing Authority offices located at 810 W. 16<sup>th</sup> in Bonham. An Agenda packet for that meeting is enclosed for your review.

We look forward to seeing each of you at this special Christmas board meeting. If you will be unable to attend, please contact my office.

Thanks.

Se

Enclosure



A Public Housing Program Consortium Administered by Texoma Council of Governments  
PO Box 548 | 810 W. 16<sup>th</sup> St. | Bonham, Texas 75418 | (903) 583-3336 - Toll Free (800) 258-1618  
[www.TexomaHousing.org](http://www.TexomaHousing.org)



- A. Call to Order & Declaration of a Quorum
- B. Invocation and Pledges
- C. Approval of Minutes: Approve Meeting Minutes for September 2016
- D. TCOG Executive Director's Comments
- E. Public Housing Director's Report
  - a. Occupancy Report- Susan Ensley
  - b. New Construction update- Allison Reider
- F. Consent

All items on Consent Agenda are considered to be routine by the Texoma Housing Partners' Board and will be enacted with one motion. There will not be separate discussion of these items unless a member of the Governing Body or a citizen so requests, in which event these items will be removed from the general order of business and considered in normal sequence.

  - 1. **August- October 2016 Liabilities (AF):** Authorize the Secretary/Treasurer to make payments in the amounts as listed.  
Lori Cannon, CPA Consultant - page 2
- G. Action
  - 1. **Approve FYE 3/31/16 Annual Audit**  
Brian Grisham- Adami, Lindsey and Company, LLP - page 16
  - 2. **FYE 2017 Budget Status Update:** Accept recommendation, if any, regarding FYE 2017 budget  
Mindi Jones, TCOG Senior Financial Analyst  
Lori Cannon, CPA Consultant - page 17
- H. Citizens to be Heard
- I. Adjourn

MINUTES OF THE MEETING OF THE  
TEXOMA HOUSING PARTNERS  
BOARD OF COMMISSIONERS  
September 26, 2016

Members Present: Loretta Oliver (Windom); Marty Burke (Celeste); Betty Childress (Van Alstyne); Frank Budra (Pottsboro); Cecil Jones (Ladonia); Glen Lee (Honey Grove); Virgil Cornwell (Savoy); Cliff Gibbs (Gunter); Ben White (Farmersville); Tracy Teel (Ector)

Staff Present: Dr. Susan Thomas, Allison Reider, Susan Ensley, Mike Hayes, Jan Knight, Susie Harper, Mindi Jones

Guests Present: Lori Cannon, Becky Miles, Les Cooks

- A. Chairperson Childress called the meeting to order and a quorum was declared of the Board of Commissioners at 5:40 P.M.
- B. Invocation and Pledges
- C. A motion was made by Cecil Jones to approve the minutes of the meeting of March and May 2016. The motion was seconded by Frank Budra. Motion carried.
- D. Executive Directors Report: Dr. Thomas recommended the Board establish an Audit and Finance Committee to receive the audit report when completed as well as review financials and balance sheets prior to board meetings. Chairperson Childress asked Marty Burke and Frank Budra to serve with her as members of that committee and they accepted.
- E. Public Housing Director's Report: Susan Ensley provided the occupancy report to the Board and reported a 99.6% occupancy rate across the 18 properties. Allison Reider gave an update on the new construction process to build 2 conventional duplexes in Bonham. She informed the Board that once the bid process has been completed, staff will bring a recommendation to the Board for consideration and approval.
- F. A motion was made by Marty Burke to approve the Consent items. This motion was seconded by Ben White. Motion carried.
- G. Action
  1. Approve HUD required updates to the Occupancy Policy: A motion was made by Ben White to approve the updates as presented. This motion was seconded by Cecil Jones. Motion carried.
  2. Ratify adjustment posted to the various partners of the THP general ledgers as of March 31, 2016: A motion was made by Ben White to approve the adjustments as presented. Glen Lee seconded the motion. Motion carried.
  3. Budget status update: Lori Cannon discussed the financials as of the end of the fiscal year (3/31/16) as well as July 2016. No recommendation at this time.
- G. Adjourned by Chairperson Childress at 6:30 P.M.

Texoma Housing Partners  
Check/Voucher Register - Checks Last Month  
From 8/1/2016 Through 8/31/2016

Check Number	Transaction Description	Vendor Name	Effective Date	Check Amount
43310	FYE 2016 PILOT PAYMENT	CITY OF HOWE	8/3/2016	1,363.84
43311	FYE 2016 PILOT PAYMENT	CITY OF LADONIA	8/3/2016	1,603.42
43312	FYE 2016 PILOT PAYMENT	CITY OF PRINCETON	8/3/2016	2,413.30
43313	FYE 2016 PILOT PAYMENT	CITY OF TRENTON	8/3/2016	1,742.62
43314	FYE 2016 PILOT PAYMENT	CITY OF VAN ALSTYNE	8/3/2016	3,619.92
43315	FYE 2016 PILOT PAYMENT	CITY OF WHITEWRIGHT	8/3/2016	3,959.76
43316	FYE 2016 PILOT PAYMENT	CITY OF POTTSBORO	8/3/2016	2,255.65
43317	FYE 2016 PILOT PAYMENT	CITY OF TIOGA	8/3/2016	972.94
43318	FYE 2016 PILOT PAYMENT	CITY OF WINDOM	8/3/2016	929.85
43319	FYE 2016 PILOT PAYMENT	CITY OF TOM BEAN	8/3/2016	2,478.15
43320	FYE 2016 PILOT PAYMENT	CITY OF CELESTE	8/3/2016	3,000.83
43321	FYE 2016 PILOT PAYMENT	CITY OF SAVOY	8/3/2016	4,298.39
43322	FYE 2016 PILOT PAYMENT	CITY OF HONEY GROVE	8/3/2016	8,190.90
43323	FYE 2016 PILOT PAYMENT	CITY OF GUNTER	8/3/2016	2,886.55
43324	FYE 2016 PILOT PAYMENT	CITY OF FARMERSVILLE	8/3/2016	10,061.05
43325	FYE 2016 PILOT PAYMENT	CITY OF ECTOR	8/3/2016	1,674.59
43326	FYE 2016 PILOT PAYMENT	CITY OF BONHAM	8/3/2016	5,519.56
43327	FYE 2016 PILOT PAYMENT	CITY OF BELLS	8/3/2016	3,529.48
43328	INV 100138194	Pitney Bowes (Equipment acct)	8/3/2016	0.00
43329	ACCT 102632783	CABLE ONE	8/3/2016	155.66
43330	TRAVEL EXP	ENSLEY, SUSAN	8/3/2016	223.36
43331	HG WATER BILLS	CITY OF HONEY GROVE	8/3/2016	2,602.98
43332	ACCT 4017317152	ATMOS ENERGY COMPANY	8/3/2016	56.35
43333	TB WATER BILL	CITY OF TOM BEAN	8/3/2016	1,326.49
43334	ACCT 3027053919	ATMOS ENERGY COMPANY	8/3/2016	51.10
43335	ACCT 3021468572	ATMOS ENERGY COMPANY	8/3/2016	44.97
43336	ACCT 04-1080-07	CITY OF FARMERSVILLE	8/3/2016	38.14
43337	ACCT 04-1250-00	CITY OF FARMERSVILLE	8/3/2016	27.55
43338	ACCT 04-1430-07	CITY OF FARMERSVILLE	8/3/2016	47.95
43339	WW WATER BILLS	CITY OF WHITEWRIGHT	8/3/2016	1,979.78
43340	ADMIN CHARGES 7/1-7/31/16	TEXOMA COUNCIL OF GOVERN	8/4/2016	109,213.74
43341	INV 100138194	Pitney Bowes (Equipment acct)	8/10/2016	165.98
43342	INV 178	BIG BUCK MOWERS & EQUIPME	8/10/2016	31.98
43343	INV 95040 & 95060	FARMERSVILLE GRAIN & HARD	8/10/2016	77.46
43344	6035 3225 0451 8980	HOME DEPOT USA INC. DBA THI	8/10/2016	44.82
43345	9900 129419 0	LOWE'S COMPANIES INC.	8/10/2016	111.97
43346	TRAVEL EXP	MICHAUD, MELODY	8/10/2016	63.18
43347	7624571,7699555,7737877, 7745219	QUILL CORPORATION	8/10/2016	634.82
43348	JULY ABE	LONG, LINDA	8/10/2016	320.00
43349	JULY LADONIA/HG SECURITY	PAINTER, JONATHAN	8/10/2016	600.00
43350	T50175, T52065, T52254	XRH, INC. DBA CROSSROADS HA	8/10/2016	57.94
43351	INV 07013961	HANSEN PEST CONTROL	8/10/2016	125.00
43352	INV 6448	SYNOVIA SOLUTIONS	8/10/2016	160.00
43353	000137	CITY OF GUNTER	8/10/2016	1,026.22
43354	3069	CITY OF HOWE	8/10/2016	864.31
43355	0217	CITY OF HOWE	8/10/2016	1,911.71
43356	Hg #62	BRIAN KIETH ERWIN	8/10/2016	390.00

Texoma Housing Partners  
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43357	INV 159	BIG BUCK MOWERS & EQUIPME	8/10/2016	75.97
43358	96396, 94783	FARMERSVILLE GRAIN & HARD	8/10/2016	14.84
43359	HOWE #13	KEVIN GILLASPIA	8/10/2016	440.00
43360	TREE REMOVALWW	TAYLOR, SCOTT	8/10/2016	1,850.00
43361	ARMSTRONG & SMITH PHYSICALS	TEXOMA CARE	8/10/2016	206.00
43362	S1969225.001, S1970664.001	NATIONAL WHOLESALE SUPPLY	8/10/2016	924.34

Texoma Housing Partners  
Check/Voucher Register - Checks Last Month  
From 8/1/2016 Through 8/31/2016

Check Number	Transaction Description	Vendor Name	Effective Date	Check Amount
43363	372425017, 372425009	SUPPLYWORKS	8/10/2016	
43364	B1607220561	AMERIPOWER	8/10/2016	855.60
43365	JULY 2016	FDX AND FEED	8/10/2016	44.37
43366	CELESTE WATER BILL	CITY OF CELESTE	8/10/2016	1,066.50
43367	LADONIA WATER BILL	CITY OF LADONIA	8/10/2016	1,605.00
43368	WINDOM WATER BILL	CITY OF WINDOM	8/10/2016	1,597.00
43369	2495407-1000-4	WASTE MANAGEMENT SHERM/	8/10/2016	381.32
43370	REFUND OF SECURITY DEPOSIT	EVE SALINAS	8/10/2016	205.60
				0.00
43371	INV GB00195893	SHI GOVERNMENT SOLUTIONS	8/10/2016	
43372	JULY CLEANING SERVICE	ARANDAY, JOVITA G.	8/10/2016	187.17
43373	ACCT #6000082039X26	VERIZON BUSINESS	8/10/2016	850.00
43374	ACCT 6000014712X26	VERIZON BUSINESS	8/10/2016	801.88
43375	ACCT 6000014711X26	VERIZON BUSINESS	8/10/2016	56.08
43376	B1607290198	AMERIPOWER	8/10/2016	4.45
43377	B1606290158	AMERIPOWER	8/10/2016	184.93
43378	INV 82-593472	GENERAL ELECTRIC COMPANY	8/10/2016	148.00
43379	TRAVEL ADVANCE	HAYES, MIKE	8/10/2016	5,367.00
43380	TRAVEL ADVANCE	DAVID RYON	8/10/2016	147.00
43381	S1969078.001, S1974524.001	NATIONAL WHOLESALE SUPPLY	8/10/2016	147.00
43382	NEGATIVE RENTS	NEFF, NATALIE	8/10/2016	611.85
43383	NEGATIVE RENTS	BORDEN, SAMANTHA	8/10/2016	27.00
43384	NEGATIVE RENTS	KASEE MITCHELL	8/10/2016	27.00
43385	NEGATIVE RENTS	JESSIE MURPHY	8/10/2016	104.00
43386	NEGATIVE RENTS	SADE POWELL	8/10/2016	115.00
43387	NEGATIVE RENTS	MARIA GOODMAN	8/10/2016	107.00
43388	NEGATIVE RENTS	PAULINE THOMPSON	8/10/2016	47.00
43389	NEGATIVE RENTS	STEPHANIE CARROLL	8/10/2016	115.00
43390	NEGATIVE RENTS	SABRINA CARTER	8/10/2016	90.00
43391	NEGATIVE RENTS	ELIZABETH O'BIER	8/10/2016	27.00
43392	NEGATIVE RENTS	JESSICA BRIGHAM	8/10/2016	38.00
43393	NEGATIVE RENTS	FONDA BROWN	8/10/2016	27.00
43394	NEGATIVE RENTS	GONZALES, MONIQUE	8/10/2016	35.00
43395	NEGATIVE RENTS	TINA PAYNE	8/10/2016	16.50
43396	NEGATIVE RENTS	JO WHITE	8/10/2016	27.00
43397	NEGATIVE RENTS	KELSI WILKERSON	8/10/2016	20.00
43398	NEGATIVE RENTS	COOPER, LUZ	8/10/2016	27.00
43399	NEGATIVE RENTS	WILLIAMS, DANIELE	8/10/2016	20.00
43400	NEGATIVE RENTS	FINNEY, CRYSTAL	8/10/2016	36.00
43401	NEGATIVE RENTS	CUBA, DOROTHY	8/10/2016	27.00
43402	NEGATIVE RENTS	CUBA, TAKYMBERLY	8/10/2016	35.00
43403	NEGATIVE RENTS	RENESIA McGEE	8/10/2016	27.00
43404	NEGATIVE RENTS	JESSICA VANZETTEN	8/10/2016	27.00
43405	NEGATIVE RENTS	RUTH, ANGELA	8/10/2016	107.00
43406	NEGATIVE RENTS	GARCIA, DIANE	8/10/2016	118.00
43407	NEGATIVE RENTS	SHELLIE JENNINGS	8/10/2016	101.00
43408	NEGATIVE RENTS	TENISHA EVERIDGE	8/10/2016	113.00
43409	NEGATIVE RENTS	GUFFEE, LORETTA	8/10/2016	35.00
43410	NEGATIVE RENTS	GYPSI HALL	8/10/2016	27.00
				35.00

Texoma Housing Partners  
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43411	NEGATIVE RENTS	NICOLE HARRIS	8/10/2016	35.00
43412	NEGATIVE RENTS	FLETCHER TISHA	8/10/2016	35.00
43413	REFUND OF SECURITY DEPOSIT	RUBY NEAL	8/10/2016	50.00
43414	NEGATIVE RENT	GORDON ENGLER	8/10/2016	27.00
43415	Trans. of Security Dep and Credit (R. TenEyck)	TEXOMA HOUSING PARTNERS	8/17/2016	304.00

Texoma Housing Partners  
Check/Voucher Register - Checks Last Month  
From 8/1/2016 Through 8/31/2016

Check Number	Transaction Description	Vendor Name	Effective Date	Check Amount
43416	ANNUAL EVENT DONATION	TEXOMA COUNCIL OF GOVERN	8/17/2016	3,000.00
43417	INV 10099	THE FANNIN COUNTY LEADER I	8/17/2016	23.00
43418	INV #67X07246	BRAY, JOSH / SANITATION SOI	8/17/2016	360.84
43419	FV 14, 1214 CHINNER	KEVIN GILLASPIA	8/17/2016	765.00
43420	BELLS 18	BRIAN KIETH ERWIN	8/17/2016	440.00
43421	JULY 2016	SMITH FEED-SEED AND HARDW	8/17/2016	212.68
43422	INV #1536971	MARKS PLUMBING PARTS	8/17/2016	620.30
43423	INV #S20307	FOUR STAR HEATING & A/C	8/17/2016	142.12
43424	INV 32514, 32533	WHITEWRIGHT HARDWARE LLC	8/17/2016	33.15
43425	28454,28555,28679,28710,28763	BONHAM QUICK LUBE (B-QUICI	8/17/2016	252.00
43426	39787,39786,39782,39783,39784,3	TRI COUNTY GLASS INC.	8/17/2016	587.00
43427	JULY INV	HALL, GARY W HALL SUPPLY	8/17/2016	709.57
43428	34917,34926,34916	NORTH TEXAS PAINT AND REN	8/17/2016	492.95
43429	INV 1050137-01	APPLIANCE PARTS DEPOT	8/17/2016	104.54
43430	INV 9147795835	HD SUPPLY FACILITIES MAINT	8/17/2016	261.90
43431	374278117,374278125,373998541	SUPPLYWORKS	8/17/2016	990.52
43432	INV 9878	LONE STAR CLEANING & RESTC	8/17/2016	2,051.78
43433	INV 197921	VAN ALSTYNE HARDWARE CO.	8/17/2016	7.56
43434	INV 1333226-00	DEALERS ELECTRICAL SUPPLY	8/17/2016	271.60
43435	INV R339176, R290224	BAKER DISTRIBUTING LLC	8/17/2016	1,087.36
43436	INV 987155	KEVIN GILLASPIA	8/24/2016	425.00
43437	808 13TH, BONHAM	BRIAN KIETH ERWIN	8/24/2016	595.00
43438	7187 8592 0494 7559	EXXON MOBIL	8/24/2016	2,731.51
43439	INV 6892	NORTH TEXAS BACKFLOW SPEC	8/24/2016	100.00
43440	LADONIA #20	BRIAN KIETH ERWIN	8/24/2016	365.00
43441	INV 108987	LANDLORDLOCKS COM, INC.	8/24/2016	727.21
43442	INV 108987	TAYLOR, SCOTT	8/24/2016	750.00
43443	3039821512	ATMOS ENERGY COMPANY	8/24/2016	44.21
43444	3024803819	ATMOS ENERGY COMPANY	8/24/2016	20.34
43445	INV 1201373-A	SECURITY SIGNAL DEVICES INC	8/24/2016	75.99
43446	INV 445794	TENANT TRACKER INC.	8/24/2016	10.00
43447	SECURITY/PET DEPOSIT REFUNDS	BORDEN, SAMANTHA	8/24/2016	175.00
43448	INV 07014043	HANSEN PEST CONTROL	8/24/2016	350.00
43449	1303290017	AMERIPOWER	8/24/2016	11,471.55
43450	811 14TH, BONHAM	AFPR FOUNDATION REPAIR	8/24/2016	5,500.00
43451	8000-9000-0311-0164	PITNEY BOWES (RESERVE ACC1	8/31/2016	420.99
43452	5032202005316725	WALMART COMMUNITY	8/31/2016	728.20
43453	465351,465535,465527,465502,465	GOINS LUMBER CO. INC	8/31/2016	69.54
43454	26631	CITY OF TIOGA	8/31/2016	435.07
43455	3027053919	ATMOS ENERGY COMPANY	8/31/2016	52.33
43456	3069	CITY OF HOWE	8/31/2016	834.51
43457	0217	CITY OF HOWE	8/31/2016	1,547.76
43458	TOM BEAN WATER BILLS	CITY OF TOM BEAN	8/31/2016	1,670.95
43459	3021468572	ATMOS ENERGY COMPANY	8/31/2016	44.20
43460	HONEY GROVE WATER BILLS	CITY OF HONEY GROVE	8/31/2016	2,913.37
43461	WATER BILLS	CITY OF BELLS	8/31/2016	83.55
43462	04-1250-00	CITY OF FARMERSVILLE	8/31/2016	27.80

Texoma Housing Partners  
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43463	04-0720-01	CITY OF FARMERSVILLE	8/31/2016	29.00
43464	WATER BILLS	CITY OF WHITEWRIGHT	8/31/2016	1,906.83
43465	102632783	CABLE ONE	8/31/2016	<u>155.65</u>
Report Total				<u>249,309.09</u>



Texoma Housing Partners  
Check/Voucher Register  
1110 - Cash - THP General Unrestricted  
From 9/1/2016 Through 9/30/2016

Check	Effecti... Date	Vendor	Transaction Description	Amount
43491	9/6/2016	CASTLE SECURITY LLC	INV 94965	340.00
43490	9/6/2016	CITY OF CELESTE	CELESTE WATER BILLS	1,672.50
43478	9/7/2016	ADAMI, LINDSEY & COMPANY, LLP	INV 72039	8,900.00
43468	9/7/2016	APPLIANCE PARTS DEPOT	INV 1059414-01 &1061250-01	34.70
43469	9/7/2016	BIG BUCK MOWERS & EQUIPMENT	INV 188	37.50
43482	9/7/2016	BONHAM BUILDING SUPPLY	00267163, 00267164	142.22
43479	9/7/2016	BRIAN KIETH ERWIN	HOWE #3	425.00
43492	9/7/2016	CHASE CARDMEMBER SERVICE	ACCT# 4246315220146987	1,653.90
43477	9/7/2016	DAMILLYA M. JACKSON	STIPEND	150.00
43473	9/7/2016	DENNARDS WESTERN WEAR	JULY 2016	69.90
43466	9/7/2016	FOXWORTH- GALBRAITH LUMBER CO.	INV 94965	0.00
43481	9/7/2016	HANSEN PEST CONTROL	07014119,07014118	695.00
43480	9/7/2016	HARPER, SUSIE	TRAVEL EXP	313.14
43486	9/7/2016	HOME DEPOT USA INC. DBA THE HOME DEPOT	August 2016	183.99
43487	9/7/2016	KEVIN GILLASPIA	FV 36 & VA 19	535.00
43467	9/7/2016	KEVIN GILLASPIA	INV 987156	400.00
43471	9/7/2016	NATIONAL WHOLESALE SUPPLY	INV S1980475.001	2,225.00
43483	9/7/2016	NATIONAL WHOLESALE SUPPLY	S1993908.001	203.78
43474	9/7/2016	RIFE, MYKAYLA	STIPEND	200.00
43472	9/7/2016	SCHENDEL PEST SERVICES	22001989	2,186.31
43475	9/7/2016	TOWNSEND, TERRI	STIPEND	150.00
43470	9/7/2016	TRINITY TIRE	INV 2947	324.00
43488	9/7/2016	VERIZON BUSINESS	6000014712X26	61.64
43489	9/7/2016	VERIZON BUSINESS	6000014711X26	3.75
43484	9/7/2016	WALKER & SON	TILE/FV#36	325.00
43476	9/7/2016	WILLIAMS, DUDLEY	STIPEND	150.00
43485	9/7/2016	XRH, INC. DBA CROSSROADS HARDWARE	August 2016	92.10
43493	9/8/2016	TEXOMA COUNCIL OF GOVERNMENTS	ADMIN CHARGES 8/1-8/31/2016	122,110.39
43502	...4/2016	AMERIPOWER	ACCT 1303290047	17.37
43505	...4/2016	BRAY, JOSH / SANITATION SOLUTIONS	INV# 68X10011	360.84
43501	...4/2016	CITY OF GUNTER	UTILITY 000137	1,074.45
43504	...4/2016	CITY OF LADONIA	LADONIA WATER BILL	1,797.00
43503	...4/2016	CITY OF WINDOM	WINDOM WATER BILL	375.72
43494	...4/2016	ENSLEY, SUSAN	TRAVEL EXP	510.22
43500	...4/2016	ESTATE OF ROBERT CLARK	REFUND SECURITY/PET DEPOSIT	100.00
43506	...4/2016	FARMERSVILLE GRAIN & HARDWARE	AUGUST 2016	121.00

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Check	Effecti... Date	Vendor	Transaction Description	Amount
43507	...4/2016	FIX AND FEED	AUGUST 2016	1,556.15
43510	...4/2016	JONES, BILLY	RESIDENT STIPEND	150.00
43497	...4/2016	LONG, LINDA	AUGUST ABE	360.00
43495	...4/2016	LOWE'S COMPANIES INC.	AUGUST 2016	585.36
43499	...4/2016	LYDIA CAMPBELL	REFUND SECURITY DEPOSIT	50.00
43496	...4/2016	MICHAUD, MELODY	TRAVEL EXP	302.52
43512	...4/2016	PRICE, BRENDA	RESIDENT STIPEND	150.00
43509	...4/2016	RUBY BUNCH	REFUND SEC/PET DEPOSIT	100.00
43508	...4/2016	SYNOVIA SOLUTIONS	INV# 6672	160.00
43498	...4/2016	SYNOVIA SOLUTIONS	INV 6672	0.00
43511	...4/2016	THOMISON, MARTHA	RESIDENT STIPEND	125.00
43557	...1/2016	AFPR FOUNDATION REPAIR	511/512 WALNUT, WW FOUNDATION REPAIR	4,800.00
43520	...1/2016	ARANDAY, JOVITA G.	ADMIN/TEAM AUG CLEANING	825.00
43533	...1/2016	ATMOS ENERGY COMPANY	3039821512	44.21
43530	...1/2016	BAKER DISTRIBUTING LLC	AUGUST 2016	693.75
43522	...1/2016	BIG BUCK MOWERS & EQUIPMENT	INV# 213 & 218	330.46
43527	...1/2016	BONHAM QUICK LUBE (B-QUICK INC.)	AUGUST 2016	93.00
43523	...1/2016	BRIAN KIETH ERWIN	TOM BEAN #12	440.00
43546	...1/2016	CUBA, DOROTHY	NEGATIVE RENT	21.00
43542	...1/2016	ELIZABETH O'BIER	NEGATIVE RENT	19.00
43556	...1/2016	FLETCHER TISHA	NEGATIVE RENT	21.00
43544	...1/2016	FONDA BROWN	NEGATIVE RENT	21.00
43550	...1/2016	GARCIA, DIANE	NEGATIVE RENT	101.00
43526	...1/2016	GOINS LUMBER CO. INC	AUGUST 2016	22.56
43553	...1/2016	GUFFEE, LORETTA	NEGATIVE RENT	27.00
43554	...1/2016	GYPSI HALL	NEGATIVE RENT	35.00
43525	...1/2016	HALL, GARY W HALL SUPPLY CO	AUGUST 2016	813.66
43548	...1/2016	HALL, KELLI	NEGATIVE RENT	106.00
43543	...1/2016	JESSICA BRIGHAM	NEGATIVE RENT	15.00
43547	...1/2016	JESSICA VANZETTEN	NEGATIVE RENT	107.00
43535	...1/2016	JESSIE MURPHY	NEGATIVE RENT	115.00
43534	...1/2016	KASEE MITCHELL	NEGATIVE RENT	104.00
43519	...1/2016	KEVIN GILLASPIA	inv# 987159	1,600.00
43515	...1/2016	KIRK, DORIS	TRAVEL	54.54
43538	...1/2016	MARIA GOODMAN	NEGATIVE RENT	47.00
43555	...1/2016	NICOLE HARRIS	NEGATIVE RENT	35.00
43521	...1/2016	O'REILLY AUTO PARTS	INV# 0361-430057, 0361-430845, 0361-43186	24.55

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Check	Effecti... Date	Vendor	Transaction Description	Amount
43517	...1/2016	PAINTER, JONATHAN	HONEY GROVE/LADONIA SECURITY	600.00
43539	...1/2016	PAULINE THOMPSON	NEGATIVE RENT	115.00
43531	...1/2016	Pitney Bowes (Equipment acct)	INV# 3301351865	168.00
43532	...1/2016	QUILL CORPORATION	INV 8438162	35.04
43532	...1/2016	QUILL CORPORATION	INV 8492228	15.69
43516	...1/2016	QUILL CORPORATION	INV# 8726819	68.99
43513	...1/2016	RUBY BUNCH	REFUND SECURITY/PET DEPOSIT	100.00
43513	...1/2016	RUBY BUNCH	VOID	(100.00)
43549	...1/2016	RUTH, ANGELA	NEGATIVE RENT	118.00
43541	...1/2016	SABRINA CARTER	NEGATIVE RENT	27.00
43536	...1/2016	SADE POWELL	NEGATIVE RENT	107.00
43551	...1/2016	SHELLIE JENNINGS	NEGATIVE RENT	96.00
43528	...1/2016	SMITH FEED-SEED AND HARDWARE	INV# 54660, 61132, 54028	41.10
43540	...1/2016	STEPHANIE CARROLL	NEGATIVE RENT	90.00
43552	...1/2016	TENISHA EVERIDGE	NEGATIVE RENT	35.00
43524	...1/2016	TEXOMA CARE	KEVIN ATKINS EMPLOY PHYSICAL AND DRUG SCREEN	103.00
43537	...1/2016	VAIL, BRANDY	NEGATIVE RENT	5.00
43518	...1/2016	VERIZON BUSINESS	ACCT# 9000082039 X26	797.20
43514	...1/2016	WASTE MANAGEMENT SHERMAN HAULING	TOM BEAN TRASH SERVICE	205.60
43529	...1/2016	WHITEWRIGHT HARDWARE LLC	AUGUST 2016	123.38
43545	...1/2016	WILLIAMS, DUDLEY	NEGATIVE RENT	21.00
43579	...8/2016	AMERIPOWER	ACCT 1303290017	9,148.00
43571	...8/2016	APPLIANCE PARTS DEPOT	INV 1072918-01	123.40
43561	...8/2016	APPLIANCE PARTS DEPOT	INV 1069706-01	161.63
43583	...8/2016	ATMOS ENERGY COMPANY	ACCT 3024803819	20.34
43565	...8/2016	BRIAN KIETH ERWIN	#13 TRENTON	390.00
43580	...8/2016	CITY OF HONEY GROVE	HONEY GROVE WATER BILLS	2,972.48
43578	...8/2016	CITY OF TIOGA	#26631	465.57
43581	...8/2016	CITY OF TOM BEAN	TOM BEAN WATER BILLS	1,839.19
43573	...8/2016	DEALERS ELECTRICAL SUPPLY	INV 1336398-00	45.16
43570	...8/2016	EXXON MOBIL	7187 8592 0494 7559	2,771.29
43574	...8/2016	GUTTER MAN GUTTERS	811/813 W. 13TH, 511/513 WALNUT,WW	1,883.00

Texoma Housing Partners  
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Check	Effecti... Date	Vendor	Transaction Description	Amount
43560	...8/2016	KEVIN GILLASPIA	SAVOY #7, 1301 CHINNER, WW #1	1,125.00
43577	...8/2016	LONE STAR CLEANING & RESTORATION	INV 9910	1,100.00
43562	...8/2016	NATIONAL WHOLESALE SUPPLY	S198524.003	6,320.00
43563	...8/2016	NORTH TEXAS PAINT AND RENTAL CENTER	34984,34988,34995,350...	1,114.74
43569	...8/2016	PITNEY BOWES (RESERVE ACCT)	ACCT 8000-9000-0311-0164	420.99
43582	...8/2016	SAIGILIE McGUFFIN	REFUND SECUIRTY DEPOSIT	75.00
43575	...8/2016	SCHENDEL PEST SERVICES	22001989	2,186.31
43568	...8/2016	SECURITY SIGNAL DEVICES INC. DBA SSD SYSTEMS	INV 1207025-A	75.99
43559	...8/2016	SUPPLYWORKS	377146337, 377285184	394.85
43566	...8/2016	TAYLOR, LOU ANN	TRAVEL EXPENSE	138.78
43564	...8/2016	TRI COUNTY GLASS INC.	39833, 39834	844.00
43558	...8/2016	TRINITY TIRE	INV 2955	324.00
43572	...8/2016	TRINITY TIRE	INV 2956	332.00
43576	...8/2016	UNDERWOOD INC.	INV 2366	1,603.07
43567	...8/2016	WALMART COMMUNITY	6032 2020 0531 6725	403.73
Total 1110 - Cash - THP General Unrestricted				201,046.70
Report Total				201,046.70

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Check	Effecti... Date	Vendor	Transaction Description	Amount
43599	...5/2016	ACE HARDWARE & LUMBER OF PP	INV 408701	2.49
43597	...5/2016	APPLIANCE PARTS DEPOT	INV 1076113-01	123.31
43584	...5/2016	ATMOS ENERGY COMPANY	3027053919	55.75
43585	...5/2016	ATMOS ENERGY COMPANY	3021468572	44.22
43596	...5/2016	BIG BUCK MOWERS & EQUIPMENT	INV 234, 259	55.08
43602	...5/2016	CABLE ONE	102632783	155.65
43590	...5/2016	CHASE CARDMEMBER SERVICE	4246315220146987	948.22
43589	...5/2016	CITY OF CELESTE	CELESTE WATER BILLS	1,594.50
43586	...5/2016	CITY OF FARMERSVILLE	04-1250-00	31.39
43587	...5/2016	CITY OF FARMERSVILLE	04-0720-01	44.51
43607	...5/2016	CITY OF HOWE	ACCT 3069	827.06
43608	...5/2016	CITY OF HOWE	ACCT 0127	1,618.48
43588	...5/2016	CITY OF WHITEWRIGHT	WHITEWRIGHT WATER BILLS	2,210.35
43613	...5/2016	DAMILLYA M. JACKSON	STIPEND	150.00
43600	...5/2016	GUNTER LUMBER	53215,53213,53216,531...	39.16
43609	...5/2016	HARPER, SUSIE	TRAVEL EXPENSE	187.18
43595	...5/2016	JOHNSON-BURKS SUPPLY	INV 137343	15.06
43610	...5/2016	JONES, BILLY	STIPEND	150.00
43591	...5/2016	JUSTICE COURT, PRECINCT #3	FINNEY EVICTION, HG	0.00
43598	...5/2016	KEVIN GILLASPIA	INV 987163, 987164	515.00
43592	...5/2016	LONE STAR CLEANING & RESTORATION	INV 9917, 9915	343.50
43605	...5/2016	LOWE'S COMPANIES INC.	9900 129419 0	144.42
43603	...5/2016	NATIONAL WHOLESALE SUPPLY	INV S2014008.001	297.49
43611	...5/2016	PRICE, BRENDA	STIPEND	150.00
43615	...5/2016	RIFE, MYKAYLA	STIPEND	200.00
43594	...5/2016	TAYLOR, SCOTT	INV 624153	1,350.00
43606	...5/2016	TEXOMA COUNCIL OF GOVERNMENTS	MGMT FEE FYE 2016	32,360.00
43593	...5/2016	THE ROOF DOCTOR / THOMAS HUNT	TRENTON ROOF REPAIR	350.00
43612	...5/2016	THOMISON, MARTHA	STIPEND	125.00
43616	...5/2016	TOWNSEND, TERRI	STIPEND	150.00
43601	...5/2016	VAN ALSTYNE HARDWARE CO.	INV 198352	2.18
43614	...5/2016	WILLIAMS, DUDLEY	STIPEND	150.00
43604	...5/2016	XRH, INC. DBA CROSSROADS HARDWARE	T58958, T60808, T58385...	329.88
43617	...6/2016	TEXOMA COUNCIL OF GOVERNMENTS	ADMIN CHARGES 9/1-9/30/2016	116,265.31
43628	...2/2016	ADAMI, LINDSEY & COMPANY, LLP	INV 372090	5,900.00
43644	...2/2016	AMERIPOWER	B1609300173	154.18
43642	...2/2016	BRAY, JOSH / SANITATION SOLUTIONS	INV 69X01250	1,082.52
43632	...2/2016	BRIAN KIETH ERWIN	HONEY GROVE #7	425.00
43620	...2/2016	BUDRA, FRANK	BOARD MEETING	39.96

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Check	Effecti... Date	Vendor	Transaction Description	Amount
43621	...2/2016	BURKE, MARTY	BOARD MEETING	24.84
43634	...2/2016	CHEM-SERV. INC.	INV 108309	682.00
43622	...2/2016	CHILDRESS, BETTY	BOARD MEETING	32.40
43640	...2/2016	CITY OF LADONIA	LADONIA WATER BILLS	1,893.00
43619	...2/2016	CLOWN AROUND PARTY RENTAL	INV 6246	165.00
43627	...2/2016	CORNWELL, VIRGIL	BOARD MEETING	12.96
43638	...2/2016	ENSLEY, SUSAN	TRAVEL EXPENSE	258.46
43623	...2/2016	GIBBS, CLIFF	BOARD MEETING	51.84
43631	...2/2016	HANSEN PEST CONTROL	INV 07014344	1,190.00
43630	...2/2016	LANDLORDLOCKS.COM, INC.	INV 110216	1,005.68
43624	...2/2016	LEE, GLENN	BOARD MEETING	18.36
43629	...2/2016	LONG, LINDA	READING CLASSES	360.00
43625	...2/2016	OLIVER, LORETTA	BOARD MEETING	13.50
43637	...2/2016	ORIENTAL TRADING CO. INC	INV 679508825-01	85.93
43633	...2/2016	SAM'S LAWN RIDERS, INC.	INV 160788	59.24
43635	...2/2016	TAYLOR, SCOTT	INV 624154	1,600.00
43618	...2/2016	TEXAS HOUSING ASSOCIATION	THA MEMBERSHIP	220.00
43641	...2/2016	TEXAS MUNICIPAL LEAGUE	CONTRACT 4460	69,501.60
43639	...2/2016	THE FANNIN COUNTY LEADER LLC	INV 10378	16.60
43643	...2/2016	THE FANNIN COUNTY LEADER LLC	INV 10434	81.00
43636	...2/2016	THE ROOF DOCTOR / THOMAS HUNT	TRENTON 4,5,6 ROOF REPAIR	9,140.00
43626	...2/2016	TRACY TEEL	BOARD MEETING	6.48
43670	...3/2016	BONHAM QUICK LUBE (B-QUICK INC.)	31129,30426,30671,312...	185.00
43645	...3/2016	CITY OF GUNTER	#000137	1,054.86
43646	...3/2016	CITY OF WINDOM	WINDOM WATER BILL	389.92
43658	...3/2016	CUBA, DOROTHY	NEGATIVE RENT	21.00
43659	...3/2016	CUBA, TAKYMBERLY	NEGATIVE RENT	30.00
43654	...3/2016	ERICA HOLLOWELL	NEGATIVE RENT	129.00
43669	...3/2016	FARMERSVILLE GRAIN & HARDWARE	SEPTEMBER 2016	49.93
43668	...3/2016	FIX AND FEED	SEPTEMBER 2016	1,490.05
43655	...3/2016	FONDA BROWN	NEGATIVE RENT	21.00
43665	...3/2016	GARCIA, DIANE	NEGATIVE RENT	101.00
43667	...3/2016	GYPSI HALL	NEGATIVE RENT	35.00
43663	...3/2016	HALL, KELLI	NEGATIVE RENT	106.00
43661	...3/2016	JESSICA VANZETTEN	NEGATIVE RENT	107.00
43648	...3/2016	JESSIE MURPHY	NEGATIVE RENT	115.00
43647	...3/2016	KASEE MITCHELL	NEGATIVE RENT	104.00
43650	...3/2016	MARIA GOODMAN	NEGATIVE RENT	47.00
43651	...3/2016	PAULINE THOMPSON	NEGATIVE RENT	67.00
43660	...3/2016	RENESIA McGEE	NEGATIVE RENT	30.00
43664	...3/2016	RUTH, ANGELA	NEGATIVE RENT	118.00

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Check	Effecti... Date	Vendor	Transaction Description	Amount
43649	...3/2016	SADE POWELL	NEGATIVE RENT	107.00
43662	...3/2016	SARAH HIGGS	NEGATIVE RENT	36.00
43666	...3/2016	SHELLIE JENNINGS	NEGATIVE RENT	96.00
43653	...3/2016	STEPHANIE CARROLL	NEGATIVE RENT	90.00
43652	...3/2016	TERESA PEREZ	NEGATIVE RENT	21.00
43656	...3/2016	TINA PAYNE	NEGATIVE RENT	30.00
43657	...3/2016	WILLIAMS, DUDLEY	NEGATIVE RENT	21.00
43685	...9/2016	APPLIANCE PARTS DEPOT	INV 1083030-01	77.20
43692	...9/2016	APPLIANCE PARTS DEPOT	INV 1081914-01	66.70
43676	...9/2016	ARANDAY, JOVITA G.	SEPT CLEANING	825.00
43697	...9/2016	ATMOS ENERGY COMPANY	3039821512	44.21
43686	...9/2016	BAKER DISTRIBUTING LLC	SEPTEMBER 2016	3,378.19
43694	...9/2016	BONHAM CHRYSLER PLYMOUTH DODGE JEEP EAGLE INC.	INV 4052831	137.60
43678	...9/2016	DENNARDS WESTERN WEAR	ORDER 89929	960.45
43672	...9/2016	GILMORE, SHERRIE	SECURITY DEPOSIT REFUND - GUNTER	132.94
43690	...9/2016	HALL, GARY W HALL SUPPLY CO	ACCT 1080	389.12
43671	...9/2016	HANSEN PEST CONTROL	07014359	2,162.50
43687	...9/2016	KEVIN GILLASPIA	INV 987165	455.00
43677	...9/2016	MICHAUD, MELODY	TRAVEL EXPENSE	209.52
43693	...9/2016	NATIONAL WHOLESALE SUPPLY	INV S2017748.001	2.93
43691	...9/2016	NORTH TEXAS PAINT AND RENTAL CENTER	INV 35041	306.25
43681	...9/2016	PAINTER, JONATHAN	SECURITY/HONEY GROVE&LADONIA	600.00
43680	...9/2016	PITNEY BOWES (RESERVE ACCT)	INV 0200090069	100.00
43696	...9/2016	QUILL CORPORATION	INV 9547357	275.45
43684	...9/2016	SMITH FEED-SEED AND HARDWARE	SEPTEMBER 2016	96.97
43682	...9/2016	SYNOVIA SOLUTIONS	INV 7104	160.00
43695	...9/2016	TRI COUNTY GLASS INC.	INV. 39869, 39870,39871	250.00
43683	...9/2016	TRINITY TIRE	INV 2958	656.00
43688	...9/2016	TRINITY TIRE	INV 2961	328.00
43673	...9/2016	VERIZON BUSINESS	ACT 6000014711X26	3.16
43674	...9/2016	VERIZON BUSINESS	ACCT 6000014712X26	56.25
43675	...9/2016	VERIZON BUSINESS	ACCT 6000082039X26	795.33
43679	...9/2016	WASTE MANAGEMENT SHERMAN HAULING	2521378-1000-5	205.60
43689	...9/2016	WHITEWRIGHT HARDWARE LLC	ACCT 9434201001	218.51
43699	...0/2016	ATMOS ENERGY COMPANY	ACCT 4017881195	60.60
43698	...0/2016	TEXAS MUNICIPAL LEAGUE	CONTRACT 5208	12,877.73
43714	...6/2016	AMERIPOWER	1303290017	8,196.11
43712	...6/2016	ATMOS ENERGY COMPANY	3024803819	21.15
43707	...6/2016	BRIAN KIETH ERWIN	HONEY GROVE 24	425.00

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Check	Effecti... Date	Vendor	Transaction Description	Amount
43701	...6/2016	CHAMBERLAIN, MARY	REFUND SECURITY DEPOSIT	50.00
43702	...6/2016	DELORIS WILSON	REFUND OF CREDIT	28.00
43709	...6/2016	EXXON MOBIL	7187 8592 0494 7559	2,625.73
43706	...6/2016	HANSEN PEST CONTROL	INV 07014406	790.00
43700	...6/2016	HD SUPPLY FACILITIES MAINTENANCE LTD.	INV 9149180483	159.40
43708	...6/2016	KEVIN GILLASPIA	GUNTER #2	495.00
43711	...6/2016	KIRK, DORIS	TRAVEL EXPENSE	132.30
43705	...6/2016	LONE STAR CLEANING & RESTORATION	INV 9890-1	8,007.00
43713	...6/2016	Pitney Bowes (Equipment acct)	0010251728	32.25
43703	...6/2016	RACHAEL TRUMBULL	REFUND OVERCHARGED RENT	651.00
43704	...6/2016	SANDERSON SURVEYING INC.	INV 2016-205	5,915.00
43710	...6/2016	SECURITY SIGNAL DEVICES INC. DBA SSD SYSTEMS	INV 1214956-A	75.99
43715	...7/2016	ATMOS ENERGY COMPANY	4017881195	81.40
43716	...7/2016	CITY OF TIOGA	#26631	446.66
			Total 1110 - Cash - THP General Unrestricted	313,570.70
Report Total				313,570.70





TO: THP Board of Commissioners  
FROM: Allison Reider, Client Services Department Director *AR*  
DATE: December 12, 2016  
RE: THP Audit Report for FYE March 31, 2016

**RECOMMENDATION**

Accept THP's Audit Report for Fiscal Year ended 03/31/2016, authorize payment to the audit firm in accordance with the terms of the engagement letter and authorize distribution of the report to HUD.

**BACKGROUND**

THP is required to engage an independent certified public accounting firm to perform an annual financial and compliance audit of its operations for the preceding fiscal year and present the resulting audit report to the Board of Directors for review and approval.

**DISCUSSION**

The Annual Audited Financial Statements for the period of April 1, 2015, through March 31, 2016, as prepared by the independent accounting firm of Adami Lindsey & Company of Sherman, Texas, is presented for review and acceptance. A complete copy of the audit report is attached for review by each member of the Board of Directors.

**BUDGET**

No budget impact.



**TO:** THP Board of Commissioners  
**FROM:** Lori Cannon, CPA  
**DATE:** December 5, 2016  
**RE:** THP FYE 2017 Budget Status Update

**RECOMMENDATION**

Accept recommendation regarding the Operating Budget for THP FYE 2017 Budget, if any.

**BACKGROUND**

Each THP Governing Body meeting, the Board is presented with a status update of the current fiscal year Operating and Capital budgets and afforded the opportunity to make desired changes those budgets as conditions warrant.

**DISCUSSION**

A Statement of Revenue and Expense for the Operating and Capital Budgets for FYE 2017 are attached, along with a Balance Sheet as of October 2016.

**BUDGET**

Finance does not recommend any budget adjustments for the THP Operating and Capital Budgets FYE 2017.

**Texoma Housing Partners**  
**Statement of Revenues and Expenditures**  
**From 10/1/2016 Through 10/31/2016**

	Total Budget - Original	Current Period Actual	Current Year Actual	Total Budget Variance - Original
<b>Revenues</b>				
4110 Dwelling Rental	975,000.00	98,055.24	654,570.85	(320,429.15)
4115 Negative Rent	(20,000.00)	(2,285.00)	(12,452.50)	7,547.50
4120 Security Deposits Forfeited	0.00	0.00	100.00	100.00
4130 Grants	515,071.00	0.00	515,071.00	0.00
4150 Subsidy	1,216,849.00	140,502.00	706,836.00	(510,013.00)
4910 Interest Revenue	450.00	88.56	611.21	161.21
4930 Other Revenue	114,101.00	3,346.41	13,840.33	(100,260.67)
4931 Insurance Revenue	1.00	0.00	60,979.95	60,978.95
4932 Misc Maintenance Revenue	350.00	217.91	1,679.29	1,329.29
<b>Total Revenues</b>	<b>2,801,822.00</b>	<b>239,925.12</b>	<b>1,941,236.13</b>	<b>(860,585.87)</b>
<b>Expenses</b>				
<b>Administration Salaries</b>				
5110 Direct Salaries - Headquarters	98,802.00	8,726.27	60,010.97	38,791.03
5120 Direct Salaries - Field	219,318.00	18,956.67	144,719.77	74,598.23
5180 Indirect	149,844.00	12,445.08	71,932.55	77,911.45
5430 Employee Benefits Admin	143,154.00	13,041.43	105,867.78	37,286.22
<b>Total Administration Salaries</b>	<b>611,118.00</b>	<b>53,169.45</b>	<b>382,531.07</b>	<b>228,586.93</b>
<b>Administration Expenses</b>				
5130 Travel	25,000.00	1,106.46	9,309.28	15,690.72
5150 Legal Fees	1,500.00	0.00	0.00	1,500.00
5151 Court Costs	2,000.00	114.16	342.48	1,657.52
5170 Audit Fees	19,000.00	3,200.00	18,000.00	1,000.00
5171 Management Assessment	32,360.00	0.00	32,360.00	0.00
5190 Sundry	32,000.00	388.24	26,994.04	5,005.96
5191 Social Services Supplies	12,000.00	611.57	4,639.26	7,360.74
5192 GED Expenses	4,000.00	320.00	2,500.00	1,500.00
5193 Office Supplies/Postage	15,000.00	591.33	8,931.57	6,068.43
5194 Telephone/Cable Services	20,000.00	1,010.39	6,937.87	13,062.13
5198 THP Board Meeting/Travel	4,000.00	0.00	710.31	3,289.69
5199 Admin Facility Maintenance	11,500.00	1,850.00	6,200.00	5,300.00
5200 Cell Phone	11,450.00	0.00	3,240.14	8,209.86
5201 Software Service Agreement	14,910.00	299.00	1,639.00	13,271.00
5202 IT Cost	25,593.00	2,319.00	14,575.99	11,017.01
5334 Resident Stipend	15,000.00	650.00	7,100.00	7,900.00
5540 Interest Expense	3,385.00	224.45	1,860.52	1,524.48
5615 Security Costs	10,450.00	1,200.00	2,700.00	7,750.00
<b>Total Administration Expenses</b>	<b>259,148.00</b>	<b>13,884.60</b>	<b>148,040.46</b>	<b>111,107.54</b>
<b>Utilities</b>				
5210 Water	148,000.00	12,866.15	83,857.42	64,142.58
5220 Electricity	105,000.00	7,328.62	55,461.25	49,538.75
5230 Gas	10,000.00	394.87	2,320.88	7,679.12
5290 Utilities - Sewer-Guardlights	115,000.00	9,463.22	62,576.50	52,423.50
5291 Sanitation Service-Residential	70,000.00	5,179.06	35,337.79	34,662.21
5292 Utility Connection Fee	3,500.00	54.00	270.00	3,230.00
<b>Total Utilities</b>	<b>451,500.00</b>	<b>35,285.92</b>	<b>239,823.84</b>	<b>211,676.16</b>
<b>Maintenance Salaries</b>				
5181 Maintenance Indirect	162,264.00	11,595.85	79,791.59	82,472.41
5310 Maintenance Salaries	374,723.00	28,072.55	192,135.30	182,587.70
5311 On Call Pay	6,500.00	1,493.97	13,617.61	(7,117.61)
5312 Overtime Pay	7,072.00	0.00	0.00	7,072.00
5431 Employee Benefits Maint	174,733.00	13,928.79	105,877.99	68,855.01

**Texoma Housing Partners**  
**Statement of Revenues and Expenditures**  
**From 10/1/2016 Through 10/31/2016**

	<u>Total Budget - Original</u>	<u>Current Period Actual</u>	<u>Current Year Actual</u>	<u>Total Budget Variance - Original</u>
Total Maintenance Salaries	<u>725,292.00</u>	<u>55,091.16</u>	<u>391,422.49</u>	<u>333,869.51</u>
Maintenance Expenses				
5293 Vehicle Expense	45,000.00	3,731.63	17,837.13	27,162.87
5294 Casualty Loss	1.00	34,099.33	34,540.37	(34,539.37)
5295 Staff Team Building Expense	350.00	0.00	183.83	166.17
5320 Maintenance Materials	238,000.00	12,907.19	85,314.61	152,685.39
5321 Grounds Maintenance	10,000.00	0.00	32.12	9,967.88
5324 Site Improvement	120,512.00	6,165.00	53,592.76	66,919.24
5325 Maintenance Office Expense	3,000.00	28.62	599.83	2,400.17
5326 Maintenance Sundry	13,400.00	1,285.73	5,480.33	7,919.67
5331 Make Ready	62,000.00	3,445.00	26,818.00	35,182.00
5332 Pest Control	50,000.00	2,952.50	19,579.05	30,420.95
5333 Landscape	68,000.00	0.00	66,249.17	1,750.83
5391 Sanitation Service-Office	12,000.00	1,082.52	4,041.55	7,958.45
5392 Small Tools and Equipment	<u>7,000.00</u>	<u>0.00</u>	<u>1,925.46</u>	<u>5,074.54</u>
Total Maintenance Expenses	629,263.00	65,697.52	316,194.21	313,068.79
Other Expense				
5410 Insurance	65,000.00	82,379.33	82,379.33	(17,379.33)
5420 Payments in Lieu of Taxes	<u>60,501.00</u>	<u>0.00</u>	<u>60,500.80</u>	<u>0.20</u>
Total Other Expense	<u>125,501.00</u>	<u>82,379.33</u>	<u>142,880.13</u>	<u>(17,379.13)</u>
Total Expenses	<u>2,801,822.00</u>	<u>305,507.98</u>	<u>1,620,892.20</u>	<u>1,180,929.80</u>
Net Income/Loss	<u>0.00</u>	<u>(65,582.86)</u>	<u>320,343.93</u>	<u>320,343.93</u>

Texoma Housing Partners  
Balance Sheet  
As of 10/31/2016

(In Whole Numbers)

	<u>Current Year</u>
<b>Assets</b>	
<b>Current Assets</b>	
Cash - THP General Unrestricted	1,001,659
Cash - THP Savings Account	1,304,512
Certificates of Deposit	95,581
Prepaid Expenses	68,412
Receivable - Advance	294
Receivables - Tenants	<u>17,702</u>
<b>Total Current Assets</b>	2,488,161
<b>Fixed Assets</b>	<u>7,550,534</u>
<b>Total Assets</b>	<u>10,038,695</u>
<b>Liabilities</b>	
<b>Current Liabilities</b>	
Accounts Payable Clearing	167,339
Prepaid Tenant Rents	21,498
Tenant's Security Deposits	47,121
Payments in Lieu of Taxes	<u>60,501</u>
<b>Total Current Liabilities</b>	296,459
<b>Long-term Liabilities</b>	<u>71,675</u>
<b>Total Liabilities</b>	<u>368,134</u>
<b>Equity</b>	
Beginning Balance	9,350,217
Year to Date	<u>320,344</u>
<b>Total Equity</b>	<u>9,670,561</u>
<b>Total Liabilities and Equity</b>	<u>10,038,695</u>

#### **IV. Informational Items**

Agenda Section	Informational Items
Section Number	IV.A
Subject	FEDC (4A) Meeting Minutes
To	Mayor and Council Members
From	Ben White, City Manager
Date	December 15 2016
Attachment(s)	FEDC (4A) Meeting Minutes: 29 Sep 2016, 20 Oct 2016
Related Link(s)	<a href="http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php">http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php</a>
Consideration and Discussion	City Council discussion as required.
Action	<ul style="list-style-type: none"> <li>• Motion/second/vote <ul style="list-style-type: none"> <li><input type="checkbox"/> Approve</li> <li><input type="checkbox"/> Approve with Updates</li> <li><input type="checkbox"/> Disapprove</li> </ul> </li> <li>• Motion/second/vote to continue to a later date. _____ <ul style="list-style-type: none"> <li><input type="checkbox"/> Approve</li> <li><input type="checkbox"/> Disapprove</li> </ul> </li> <li>• Move item to another agenda. _____</li> <li>• No motion, no action</li> </ul>

**FARMERSVILLE ECONOMIC DEVELOPMENT CORPORATION**  
**MEETING MINUTES**  
**September 29th, 2016**

The Farmersville EDC met in special session on September 29th, 2016 at 6:10 p.m. in the City Council Chambers of City Hall with the following members present: Kevin Meguire, Robbie Tedford, Randy Smith, George Crump, and Jason Lane. Staff members present were City Accountant Daphne Hamlin, City Manager Ben White. Special guest recognized, Mayor Diane Piwko, Councilman Mike Hurst, 4B CDC President Donna Williams.

**CALL TO ORDER**

Chairman Meguire convened the meeting at 6:10 p.m. and announced a quorum was present.

**RECOGNITION OF CITIZENS AND VISITORS**

Special guest recognized, Mayor Diane Piwko, Councilman Mike Hurst, 4B CDC President Donna Williams.

**INTRODUCTION OF EDC 4A BOARD MEMBERS**

Chairman Meguire asked that each EDC 4A Board member give a brief introduction describing their education, work history, and why they wanted to serve on the EDC 4A Board.

Chairman Meguire acknowledged the introductions from each EDC 4A Board member, stating there is a lot of talent and experience here on this board to offer and attain EDC 4A Goals.

**RECEIVE UPDATE ACKNOWLEDGING EDC 4A BOARD FIVE YEAR ACCOMPLISHMENTS.**

Mr. White submitted a presentation to the EDC 4A Board of the past five year accomplishments. Attached (exhibit "A")

**RECEIVE UPDATE ON IMPACT OF THE EDC 4A BOARD REGARDING THE COMPREHENSIVE PLAN**

Mr. White handed out the Comprehensive Plan approved by the Planning and Zoning Commission on January 24<sup>th</sup>, 2013. Attached (exhibit "B").

Mr. White stated key elements are vision, demographics, land use, transportation, utilities, infrastructure, public facilities, parks and open space.

Mr. White stated the comprehensive plan update is scheduled for winter 2017, after the re-write of the zoning ordinance, which was approved by EDC 4A in the amount of 85K.

Chairman Meguire asked how the EDC 4A tie into the Comprehensive Plan. Mr. White stated some of the goals already attained are the utilities and the wastewater system.



#### MAP REVIEW OF CITY LIMITS AND ZONING

Mr. White provided several maps of the City including zoning, wastewater, water system, City limits, and TIRZ district.

Mr. White explained the TIRZ was developed in 2011 to help economic development and to pay for economic growth. TIRZ district runs along Highway 380 and State Highway 78.

City water system currently has 4 water towers, City of Farmersville is a member City and providing water for growth is not an issue.

#### STRENGTHS, WEAKNESSES, OPPORTUNITIES, AND THREATS (SWOT) ANALYSIS DISCUSSION.

Chairman Meguire opened up the EDC 4A Board for discussion to find out what our strengths, weaknesses, opportunities and threats are. Attached (exhibit "C") are the results of this discussion.

#### ROUNDTABLE DISCUSSION REGARDING SPECIFIC, MEASURABLE, ATTAINABLE, REALISTIC, TIMELY (SMART) GOALS.

Item tabled due to time restraints.

#### EXECUTIVE SESSION

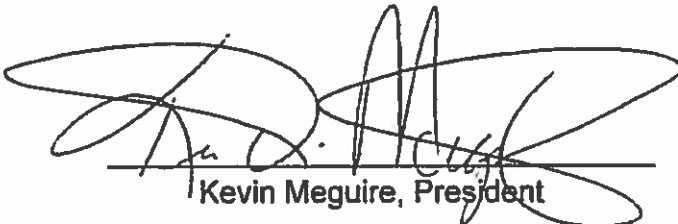
On a motion by George Crump, the EDC 4A Board convened the executive session at 8:13 p.m., second by Jason Lane, all in favor.

On a motion by George Crump to reconvene from executive session at 9:05 p.m., second by Randy Smith, all in favor.

#### ACT ON MATTERS DISCUSSED IN EXECUTIVE SESSION

No action taken

#### ADJOURNMENT:



Kevin Meguire, President

ATTEST:



George Crump, Secretary

**FARMERSVILLE ECONOMIC DEVELOPMENT CORPORATION**  
**MEETING MINUTES**  
**October 20th, 2016**

The Farmersville EDC met in regular session on October 20th, 2016 at 7:00 p.m. in the City Council Chambers of City Hall with the following members present: Kevin Meguire, Robbie Tedford, Randy Smith, George Crump, and Jason Lane. Staff members present were City Accountant Daphne Hamlin, City Manager Ben White. Special guest recognized, Mayor Diane Piwko, Councilman Mike Hurst, and Ritchie Smissen.

**CALL TO ORDER**

Chairman Meguire convened the meeting at 7:00 p.m. and announced a quorum was present.

**RECOGNITION OF CITIZENS AND VISITORS**

Special guest recognized, Mayor Diane Piwko, Councilman Mike Hurst, and Ritchie Smissen.

**EXECUTIVE SESSION**

On a motion by Kevin Meguire, the EDC 4A Board convened the executive session at 7:10 p.m., second by Jason Lane, all in favor.

On a motion by Kevin Meguire to reconvene from executive session at 8:24 p.m., second by Randy Smith, all in favor.

**ACT ON MATTERS DISCUSSED IN EXECUTIVE SESSION**

No action taken

**UPDATE REGARDING COLLIN COLLEGE CAMPUS**

Nothing new to report

**WORKSHOP**

a) EDC 4A Board began with the review of the Strengths, "Weaknesses, Opportunities, and Threats (SWOT) analysis. After review the next step will be the Key Initiative Areas (KIA's)

b) Discussion began regarding Key Initiative Areas (KIA's). Chairman Meguire stated need to have a primary and secondary for goals. Chairman Meguire asked what our first Key Initiative would be. Mr. Smith stated available buildings. Mr. Crump stated what is needed first is an inventory of available buildings, property, zoning, labor force and infrastructure.

Chairman Meguire stated we want to make sure that the goals we set are achievable.

c) Discussion began regarding Specific, measurable, attainable, realistic, timely, (SMART) goals.

Mayor Piwko suggested the need to concentrate on voter turnout. Need for higher voter turnout in Farmersville. Mr. Smith will assist Mayor Piwko to attain this goal.

Next goal set is an inventory of property, commercial property, Industrial, real estate with in the city limits and ETJ, prices and availability, acreage.

Mr. Crump, Mr. Tedford, and Mr. Lane will assist in collecting information for a database for this goal. Goal set for completion end of year 2016

Chairman Meguire and City Manager Ben White will work on Investor Targeting and the marketing packet. Suggested that 30 contacts be made by end of year 2016. Mr. Crump suggested what we need first is the list of inventory, we need to know what we have available first. Chairman Meguire agreed. Will start back up on January 1, 2017 after inventory of what is available.

Next topic of discussion was retention of current businesses. Chairman Meguire, Mayor Piwko, and Mr. Smith will visit 10 existing businesses per year. Building a relationship finding out what current businesses are needing for retention.

Attached exhibit "A" is the results from this workshop

**CONSIDERATION AND POSSIBLE ACTION REGARDING ITEMS FOR PAYMENT**

On a motion from Mr. Tedford to approve items for payment as listed, except for I-wire 365, second by Mr. Lane, motioned carried all in favor.

**CONSIDERATION AND POSSIBLE ACTION REGARDING FINANCIAL STATEMENTS FOR SEPTEMBER 2016**

On a motion from Mr. Crump to approve September 2016 financials as presented, second by Mr. Lane, motioned carried all in favor

**CONSIDERATION AND POSSIBLE ACTION REGARDING MEETING MINUTES FROM AUGUST 18<sup>TH</sup>, 2016 AND SEPTEMBER 15<sup>TH</sup>, 2016.**

On a motion from Mr. Tedford to approve meeting minutes from August 18<sup>th</sup>, 2016 and September 15<sup>th</sup>, 2016 as presented, second by Mr. Crump, motion carried all in favor.

**DISCUSSION IN CONTEMPLATION OF PLACING ITEMS ON FUTURE AGENDA**

Review Tax abatement

KIA

Marketing Company

Collin College

Sewer update

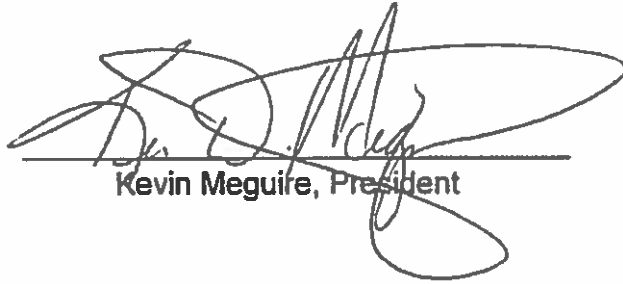
Camden Park update

Fiber optic update

Amin


**ADJOURNMENT:**

Meeting adjourned at 9:23 pm.



Kevin Meguire, President

ATTEST:



George Crump, Secretary

Agenda Section	Informational Items
Section Number	IV.B
Subject	FEDC (4A) Financial Report
To	Mayor and Council Members
From	Ben White, City Manager
Date	December 15, 2016
Attachment(s)	FEDC (4A) Financial Report: Nov 2016
Related Link(s)	<a href="http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php">http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php</a>
Consideration and Discussion	City Council discussion as required.
Action	<ul style="list-style-type: none"> <li>• Motion/second/vote <ul style="list-style-type: none"> <li><input type="checkbox"/> Approve</li> <li><input type="checkbox"/> Approve with Updates</li> <li><input type="checkbox"/> Disapprove</li> </ul> </li> <li>• Motion/second/vote to continue to a later date. _____ <ul style="list-style-type: none"> <li><input type="checkbox"/> Approve</li> <li><input type="checkbox"/> Disapprove</li> </ul> </li> <li>• Move item to another agenda. _____</li> <li>• No motion, no action</li> </ul>

**Farmersville Economic Development Corp 4A  
Investment and Budget Report**

**November 2016**

**Prepared by: Daphne Hamlin**

**Farmersville Economic Development Corp 4A**  
**November 2016**

<b>Statement Balance 11-1-2016</b>	<b>\$202,025.99</b>
<b>Deposits:</b>	
<b>Sales Tax:</b>	<b>\$26,077.17</b>
<b>Cking Int .05%</b>	<b>\$8.50</b>
<b>CD Interest</b>	<b>\$74.11</b>
<b>Wire Fee</b>	<b>\$(10.00)</b>
<b>Cleared Checks 1282,1284</b>	<b>\$(20,049.98)</b>
<b>Statement balance 11-30-2016</b>	<b>\$208,125.79</b>

**Outstanding Transactions**

**Sales Tax**  
**Transfer to Texpool**  
**CD Interest**

<b>Balance 12-08-2016</b>	<b>\$208,125.79</b>
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[illegible]



Agenda Section	Informational Items
Section Number	IV.C
Subject	FCDC (4B) Meeting Minutes
To	Mayor and Council Members
From	Ben White, City Manager
Date	December 15, 2016
Attachment(s)	FCDC (4B) Meeting Minutes: 10 Oct 2016
Related Link(s)	<a href="http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php">http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php</a>
Consideration and Discussion	City Council discussion as required.
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## **FARMERSVILLE COMMUNITY DEVELOPMENT CORPORATION BOARD (4B)**

**MINUTES ~ October 10, 2016**

### **CALL TO ORDER, ROLL CALL AND RECOGNITION OF VISITORS**

The Farmersville Community Development Corporation Board met on October 10, 2016 in the City Council Chambers at City Hall. President Donna Williams convened the meeting at 5:45 p.m. and announced that a quorum was present after roll call. The following board members were present: Donna Williams, Cynthia Craddock-Clark, Kim Potter, Katherine Hershey, Mike Goldstein, and John Politz. President Williams welcomed Main Street Manager Adah Leah Wolf, Mayor Diane Piwko, and City Council Liaison Leaca Caspari.

### **CONSIDER FOR APPROVAL AUGUST 8, 2016 MEETING MINUTES**

Cynthia Craddock Clark made a motion to approve the minutes of August 8, 2016 as written. Motion was seconded by John Politz and passed unanimously.

### **CONSIDERATION AND POSSIBLE APPROVAL OF ITEMS FOR PAYMENT**

Kim Potter made a motion to approve items presented for payment. Motion was seconded by Mike Goldstein and passed unanimously.

### **CONSIDERATION AND POSSIBLE ACTION REGARDING FINANCIAL STATEMENTS FOR AUGUST/SEPTEMBER 2016 AND ANY REQUIRED BUDGET AMENDMENTS**

Kim Potter made a motion to approve the August/September 2016 financial statements as presented. Cynthia Craddock-Clark seconded the motion, which passed unanimously.

### **CITY MANAGER REPORT**

City Manager Ben White was not present.

### **MAIN STREET MANAGER UPDATE**

Main Street Manager Adah Leah Wolf presented a written report for August and September 2016, and highlighted the following: The Farmersville Heritage Museum has an updated brochure, which was distributed. A letter from Debra Dresher was received and is useful for benchmarking our Main Street program. Audie Murphy Day postcards have been updated and will be included in bike ride packets. The map of downtown buildings has been revised and is an excellent reference tool. An article about the Northeast Texas Trail ("Track to the Future") which includes Farmersville coverage was distributed, from the Summer 2016 issue of "Authentic Texas" magazine. The burned buildings on South Main have been demolished. Clay Potter's building renovations are nearly complete and a November auction is planned. The metal roof on the First Baptist Church is being replaced with similar, recreated shingles. Juan Bautista has leased the building at 201 McKinney Street for a Mexican imports retail shop. The old candy kitchen is for sale. The Downtown space for sale or lease flier has been revised. The next monthly downtown merchants get together will be hosted by The Hay Loft on Oct. 20. A final Audie Murphy Day sponsorship of \$750 was received from Lexington Lodge.

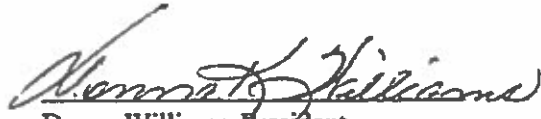
### **DISCUSSION OF PLACING ITEMS ON FUTURE AGENDAS**

The next meeting will be held on November 14, 2016 at 5:45 PM. Donna Williams wants to discuss an agenda item of a plan to continue marketing the Chaparral Trail, especially since there has been quite a bit of financial investment in the trail to date. Christmas lighting will be ordered as budgeted.

**ADJOURNMENT**

There being no further business, President Williams adjourned the meeting at 6:10 PM

Signatures:

  
Donna Williams, President

  
John Politz, Secretary

Agenda Section	Informational Items
Section Number	IV.D
Subject	FCDC (4B) Financial Report
To	Mayor and Council Members
From	Ben White, City Manager
Date	December 15, 2016
Attachment(s)	FCDC (4B) Financial Report: Nov 2016
Related Link(s)	<a href="http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php">http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php</a>
Consideration and Discussion	City Council discussion as required.
Action	<ul style="list-style-type: none"> <li>• Motion/second/vote <ul style="list-style-type: none"> <li><input type="checkbox"/> Approve</li> <li><input type="checkbox"/> Approve with Updates</li> <li><input type="checkbox"/> Disapprove</li> </ul> </li> <li>• Motion/second/vote to continue to a later date. _____ <ul style="list-style-type: none"> <li><input type="checkbox"/> Approve</li> <li><input type="checkbox"/> Disapprove</li> </ul> </li> <li>• Move item to another agenda. _____</li> <li>• No motion, no action</li> </ul>

**Farmersville Community Development Corp 4B  
Investment and Budget Report**

**November 2016**

**Prepared by: Daphne Hamlin**

***Farmersville Community Development Corp 4B***  
***November 2016***

<b>Statement Balance 11-1-2016</b>	<b>\$100,978.13</b>
<b>Deposits:</b>	
<b>Sales Tax:</b>	<b>\$26,077.17</b>
<b>Cking Int .05%</b>	<b>\$3.93</b>
<b>Wire Fee</b>	<b>\$(10.00)</b>
<b>Checks 2465-2470</b>	<b><u>\$(51,075.00)</u></b>
<b>Balance 11-30-2016</b>	<b>\$75,974.23</b>

**Outstanding Transactions**

<b>Sales Tax</b>	
<b>Transfer to Texpool</b>	
<b>CD Interest</b>	
<b>Checks 2348</b>	<b>\$(14.61)</b>
<b>Balance 12-07-2016</b>	<b><u><u>\$75,959.62</u></u></b>

Farmersville Community Development Corporation  
Financial Statement  
For the Fiscal Year Ended September 30, 2017

12/7/2016

	October	November	December	January	February	March	April	May	June	July	August	September
Beginning Bank Balance	166,286.82	\$100,863.52										
Deposits:												
Sales tax deposits	29,345.45	26,077.17										
Interest income-bank	5.22	3.93										
Transfer to TexPool												
Transfer From Texpool to First Bank												
Misc		(10.00)										
<b>Total Revenues</b>	<b>195,636.49</b>	<b>127,034.62</b>					<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>		<b>- \$</b>
Disbursements:												
Main Street Personnel & Supplies	\$ 83,800.00											
Personnel	\$ 74.97	\$ 1,075.00										
Supplies												
Miscellaneous												
Reimburse City for accounting												
Chamber of Commerce	\$ 7,000.00											
May Taxes												
Christmas Activities												
Land Purchase	\$ 4,898.00											
Fire Works												
Bain Honaker House Restoration	\$ 3,800.00											
Farmersville Heritage Museum	\$ 10,000.00											
Chamber Trick it up bike ride	\$ 5,000.00											
Parks Improvement Grant		\$ 50,000.00										
<b>Total Expenses</b>	<b>94,672.97</b>	<b>51,075.00</b>										
<b>Ending Bank Balance</b>	<b>100,963.52</b>	<b>75,959.62</b>										
TEXPOOL Balance	85,154.04	\$85,181.94										
Interest Income-TEXPOOL	\$ 27.67	\$ 27.90										
<b>Total Available Funds</b>	<b>188,117.58</b>	<b>161,141.56</b>										

Signed:

## 12/7/2016

[illegible]

### Excess Revenue Over Expenses



Agenda Section	Informational Items
Section Number	IV.E
Subject	Main Street Board Minutes
To	Mayor and Council Members
From	Ben White, City Manager
Date	December 15, 2016
Attachment(s)	Main Street Board Minutes: 4 Oct 2016
Related Link(s)	<a href="http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php">http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php</a>
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**Farmersville Main Street Board Minutes  
October 4, 2016 City Hall**

The meeting was brought to order at 5:00 PM by President Anne Hall. Present were board members Anne Hall, Glenda Hart, Randy Rice, Kim Potter, and 4B representative Donna Williams. Also present were Main Street Manager Adah Leah Wolf, City Manager Ben White, and Councilman Leaca Caspari.

**Consider for approval August 16, 2016 Meeting Minutes:**

There was no discussion regarding the August 16, 2016 meeting minutes; motion to approve by Kim Potter, second by Glenda Hart. Minutes were approved as presented.

**Consider for approval August and September 2016 Financial Statements:**

One final Audie Murphy Day sponsorship has been received from the Lexington Lodge. Motion to approve as presented by Kim Potter, second by Glenda Hart. The statements were approved as presented.

**Main Street Manager Monthly Update:**

Adah Leah Wolf presented a written monthly report for August and September, and highlighted the following: Updated Heritage Museum brochures are now available and were distributed at Old Time Saturday. Farmersville Police Association members sold T Shirts at the last Farmers & Fleas Market and members of the Citizens Assisting Farmersville Police provided some volunteer assistance. Audie Murphy Day postcards were revised and printed and will be placed in the 500 Trick it Up bike Ride goody bags, as will the Downtown Shoppers Guides. The map of downtown has been updated and is an excellent reference tool. Martha's Thrift store is getting re painted. The First Baptist Church roof (116 years old!) is being replaced with similar custom made metal shingles. The Potter building is still undergoing major interior renovations. The welcome notebook for new downtown business owners has been revised, as well as the downtown buildings for sale or lease flier. The Pink Pug had closed and relocated to McKinney; however, they are coming back to their original location with a new store name of Junkspiration. The buildings for sale or lease flier has been updated. The next downtown merchants meeting will be Oct. 20 at The Hay Loft. Juan Bautista has leased 201 McKinney Street and will be selling Mexican imports.

**Review of Work Plan and Mission Statement**

The board reviewed the current vision statement and mission statement. After discussion, the word "recreational" was added to the Vision Statement and "on a pedestrian scale" was removed, to read this way: *"We envision downtown Farmersville to be a unique, historical, and authentic regional destination that proudly offers diverse business, civic, cultural, preservation, recreational, and entertainment activities to professionals, consumers, residents and visitors of all ages both day and night."*

After discussion, the Mission Statement was slightly revised to read: *"Farmersville Main Street Program's overall purpose is to encourage downtown revitalization within the context of historic preservation. Through careful planning and the use of the National Main Street's Four Point Approach of design, economic restructuring, promotion and organization, historic downtown Farmersville will remain a vibrant civic gathering place for all to enjoy by improving public spaces and health/recreation activities, increasing business activity, and expanding heritage tourism programs through business development and retention efforts, physical improvements, historic preservation, and promotional events."*

The "refresh" strategy was used by the board in a discussion to identify two major transformational strategies:"

- 1) Create a downtown environment conducive to healthy buildings and healthy people. This strategy builds on local assets of the Chaparral Trail, parks and existing health related businesses in the Main Street district. It also addresses the "health" of the downtown buildings with the aim of preventative maintenance.
- 2) Involve the community in educating the public about our unique history. This strategy builds on heritage tourism activities including activities around recognizing and celebrating our new National Register Historic District status, which should be finalized in several months.

Suggested activities discussed included the following:

- Marker program for buildings
- Markers for selected major historic properties which are now gone, but not forgotten, including the Standpipe, the Train Station and the Baseball Field.
- Wayfinding signage that helps orient visitors
- Creating walking tours, involving students and both museums
- Events that tie in with groups and events using the Chaparral Trail, and bring visitors downtown to shop and eat.
- Host a quarterly meeting of the NETT board and encourage representation on the board.
- Follow up on pursuing a state historical marker for the Post Office
- Creation of history fliers on the historic buildings, using information and photos. Perhaps the use of another college intern from Commerce for this project.

The board then began to review the work plan objectives, which are grouped by the four areas of Main Street. Many of these are ongoing activities which have continued to be successful for the program.

**Discussion of placing items on future agendas:**

The board will continue with planning during their next agenda. The next meeting will be Monday, November 7 at 5 PM.

**Adjournment:** With no further business to discuss, the meeting was adjourned by Anne Hall at 6:24 PM

Anne Hall

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Agenda Section	Informational Items
Section Number	IV.F
Subject	Main Street Report
To	Mayor and Council Members
From	Ben White, City Manager
Date	December 15, 2016
Attachment(s)	Main Street Monthly Report: Nov 2016
Related Link(s)	<a href="http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php">http://www.farmersvilletx.com/government/agendas_and_minutes/city_council_meetings.php</a>
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Main Street Monthly Report  
November 2016  
Reported by Adah Leah Wolf,  
Main Street Program Manager



**ORGANIZATION/ADMINISTRATION:**

7	Main Street Board meeting. Details on work program
2, 16, 30	City Staff meetings attended
3	Administrative assistance provided by Debbie Ranspot. We now have a complete list of Facebook addresses for all of the downtown businesses.
14	Farmersville Community Development Corp. Board meeting. Meeting preparation including handouts and posting. Board will be funding a project to promote the Chaparral Trail
29	Attended City Council meetings.
17	Farmersville Heritage Museum board meets.
8-11	Attended Texas Downtown Association annual conference in Killeen.
	Numerous City website updates

**PROMOTION:**

3	E Newsletter sent to "friends" of downtown list (570 are on this list)
5	Farmers & Fleas Market. We have listed the Market on over 25 online event calendars/Market sites, and as a result have been receiving quite a few new vendors.
12	Police and Fire Department held a "Freedom Run" fundraiser on the Chaparral Trail- yet more usage of this hiking/biking trail. We are fortunate to be the trail head!
16	E newsletter sent to downtown business owners and building owners (158 are on this list)
	Responded to Film Commission request for phone booth
18	"Red Carpet Night" Customer Appreciation Night-successful event organized by downtown merchants, with 13 shops participating!
	Photos submitted to Texas Historical Commission for upcoming Main Street Matters newsletter
	Photographers Jack Smith and Katherine Hershey document downtown events
	Coordination of billboard design for new signs promoting the Chaparral Trail.
21	Ads placed for Farmers & Fleas Market; press releases sent.
	Updates made to Downtown Shopping Guide

**DESIGN:**

	Downtown Christmas lights installation is completed and tree is up
	City Hall construction continues: new carpeting and tile being installed
	Potter Building completes interior renovations!
	Construction continues on Nail Salon/Laundromat
	North exterior wall repair is complete at Police Department
17	Manager attends National Trust Webinar about Secretary of the Interior Standards

**ECONOMIC RESTRUCTURING:**

17	Monthly Downtown Merchants get-together held, hosted by Little Ranch Imports, our newest downtown shop
	The Potter Auction began auctions again on Nov. 26 after a six month hiatus due to downtown fire. Beautifully restored interior, and great turn out!
	We now have an updated list of 68 facebook page addresses from our downtown merchants and businesses

Approximate number of volunteer hours donated this month: 165