

**LAKWOOD VILLAGE TOWN COUNCIL**

**COUNCIL MEETING**

**JULY 10, 2018**

**Council Members:**

Dr. Mark Vargus, Mayor  
Ed Reed – Mayor Pro-Tem  
Clint Bushong  
Elizabeth Shields  
Darrell West  
Serena Lepley

**Town Staff:**

Linda Asbell, TRMC, CMC, Town Secretary

**SPECIAL SESSION - 7:00 P.M.**

With a quorum of the Council Members present, Mayor Vargus called the Special Meeting of the Town Council to order at 7:00 p.m. on Tuesday, July 10, 2018, in the Council Chambers of the Lakewood Village Town Hall, 100 Highridge Drive, Lakewood Village, Texas.

**PLEDGE TO THE FLAG:**

**(Agenda Item A)**

Mayor Vargus led the Pledge of Allegiance

**EXECUTIVE SESSION:**

**(Agenda Item B)**

At 7:03 p.m. Mayor Vargus recessed into executive session in accordance with Texas Government Code, Section 551.001, et seq., the Town Council will recess into Executive Session (closed meeting) to discuss the following: (1) § 551.071(1), Texas Government Code to wit: Consultation with Attorney regarding pending or contemplated litigation, re: Town of Lakewood Village V. Brent Ashton re: Delinquent Property Taxes, and Town of Lakewood Village V. Republic Services re: property damage claim; (2) §551.071(2): Consultation with Attorney on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with this chapter to receive legal advice regarding property damage claim involving Republic Services.

**RECONVENE:**

**(Agenda Item C)**

Mayor Vargus reconvened the regular session of the Lakewood Village Town Council at 7:23 p.m. No action was taken.

**PUBLIC HEARING:** **(Agenda Item D)**

A public hearing was held to provide an opportunity for citizens to comment on the proposed fiscal year 2018-2019 budget. Mayor Vargus opened the public hearing at 7:24 p.m.

No one requested to speak.

**MOTION:** Upon a motion made by Councilman Bushong and seconded by Mayor Pro-Tem Reed, council voted five (5) “ayes”, no (0) “nays” to close the public hearing at 7:24 pm. *The motion carried.*

**PUBLIC HEARING:** **(Agenda Item E)**

A public hearing was held to provide an opportunity for citizens to comment on the proposed property tax rate of \$0.30/\$100. Mayor Vargus opened the public hearing at 7:24

No one requested to speak.

**MOTION:** Upon a motion made by Mayor Pro-Tem Reed and seconded by Councilman West, council voted five (5) “ayes”, no (0) “nays” to close the public hearing at 7:25 pm. *The motion carried.*

**VISITOR/CITIZENS FORUM:** **(Agenda Item F)**

Linda Loudon, MDD Board Vice President reported that the Municipal Development Board is hosting a community event on October 14. Mrs. Loudon reviewed the actives that will take place during the event and invited everyone to plan to attend.

**REGULAR AGENDA:** **(Agenda Item G)**

Mayor Vargus announced that some of the agenda items will be taken out of order.

**Consideration of Street Light Upgrade  
(Reed)**

**(Agenda Item G.6)**

Mayor Pro-Tem Reed reviewed the street light upgrade proposal received from CoServ to replace the aging and inefficient street lights. The upgraded lights will be compliant with the International Dark Sky Association standards, will have a 20 year life expediency and will result in a lower electricity cost to the town. The cost to the town is \$5,141.80. Mayor Vargus stated that the council could approve this project by amending the budget in the following agenda item.

**MOTION:** *No motion was made.*

**Consideration of Amendment to 2017-2018  
Budget (Vargus)**

**(Agenda Item G.7)**

Mayor Vargus reported that two events have occurred that will require a budget amendment. Mayor Vargus reviewed the drainage improvements that were included in the budget but will not take place this fiscal year and the capital improvements to town hall and the street light project that will need to be funded. Mayor Vargus also reviewed the reimbursed legal expenses and final election expenses. There was some discussion about the litigation settlement paid in this fiscal year. There was some discussion about improvements to Town Hall and drainage improvements needed after the Town Engineer reviews the project.

**MOTION:** Upon a motion made by Councilman Bushong and seconded by Councilwoman Lepley, council voted five (5) “ayes”, no (0) “nays” to approve the budget amendment as discussed. *The motion carried.*

**Discussion of Surfacing of Town Hall  
Playground (Lepley)**

**(Agenda Item G.1)**

Councilwoman Lepley discussed the options for a new surface at the Town Hall park. Councilwoman Lepley distributed samples of a rubber mulch and discussed the benefits of using this product versus standard wood mulch. Sam Morgan of Little Elm Services has volunteered to remove the existing mulch around the playground, install the landscaping fabric, spray weed killer, and install the new surface at no charge. The Municipal Development District has agreed to contribute \$2,500 to the project. Councilwoman Lepley stated she believes this project can be completed for less than \$12,000 in cost to the town. There was discussion about \$10,000 being available in this year’s budget to cover the project so additional council action is not required.

**Discussion of Amendment to Fee Ordinance  
(Asbell)**

**(Agenda Item G.2)**

Councilman Bushong reviewed proposed changes to contractor registration fees. There was some discussion about removing the registration fees for all contractors. Councilman Bushong will bring proposed changes for council to consider at a future council meeting.

**Discussion of Utility Rate Study (Vargus)**

**(Agenda Item G.3)**

Mayor Vargus reviewed the utility rates of surrounding communities compared to Lakewood Village rates. There was some discussion about an emergency interconnect with the Town of Little Elm. There was some discussion about construction of a new well. Mayor Vargus provided a rate calculation spreadsheet and reviewed possible impact of rate changes. There was some discussion about Texas Commission on Environmental Quality regulations and funds the town must have available for repairs and future planning. There was some discussion about the previous rate change resulting in a lower base rate which resulted in a lower bill for customers using the minimum amount of water.

**Discussion of Republic Services Annual Rate  
Adjustment (Asbell)**

**(Agenda Item G.4)**

Town Secretary Asbell reported that Republic Services has not provided the contract for council to review. Republic Services has requested an annual rate increase but it has actually been four years since the last increase. Over the last fifteen years Republic has requested very few rate increases. The requested increases have ranged from two-percent to nine-percent dependent upon the current Consumer Price Index. There was some discussion about negotiating fixed rates over several years and moving to quarterly bulk trash collection.

**Discussion of 2018-2019 Budget (Vargus)**

**(Agenda Item G.5)**

Mayor Vargus reviewed the proposed budget. Mayor Vargus reviewed the individual accounting lines and reported the year to date numbers have been updated. There was some discussion about reminding citizens about the impact of properly identifying their address as Lakewood Village for sales tax purposes. There was some discussion about general fund expenses. Mayor Vargus reviewed utility fund revenues. There was some discussion about scheduled maintenance in the utility system. There was some discussion about improvements to utility system processes and equipment. There was some discussion about road maintenance. There was some discussion about moving the mailboxes on Highridge Drive. Mayor Vargus reviewed

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the status of the bond payments. There was some discussion about potential capital improvement projects.

**EXECUTIVE SESSION:** (Agenda Item H)

No executive session was held.

**RECONVENE:** (Agenda Item I)

**REPORTS** (Agenda Item J)

No Reports

**ADJOURNMENT** (Agenda Item K)

**MOTION:** Upon a motion made by Councilwoman Lepley and seconded by Councilman Bushong council voted five (5) “ayes” and no (0) “nays” to adjourn the Special Meeting of the Lakewood Village Town Council at 9:28 p.m. on Tuesday, July 10, 2018. The motion carried.

These minutes approved by the Lakewood Village Town Council on the 13th day of September 2018.

APPROVED

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Ed Reed  
MAYOR PRO-TEM

ATTEST:

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Linda Asbell, TRMC, CMC  
TOWN SECRETARY