

**CITY OF SHERMAN
CITY COUNCIL REGULAR MEETING AGENDA
COUNCIL CHAMBERS OF THE CITY HALL
220 WEST MULBERRY STREET
SHERMAN, TEXAS
MONDAY, FEBRUARY 17, 2014
5:00 P.M.**

- A. 1. CALL TO ORDER, QUORUM DETERMINED, MEETING DECLARED OPEN**
- A. 2. PLEDGE OF ALLEGIANCE LED BY COUNCIL MEMBER DAVID PLYLER**
- A. 3. INVOCATION BY COUNCIL MEMBER DAVID PLYLER**
- A. 4. APPROVE MINUTES OF THE REGULAR CITY COUNCIL MEETING OF JANUARY 20, 2014**

Public Hearing

- B. 1. INTRODUCTION AND PUBLIC HEARING OF ORDINANCE NO. 5809**
Providing for a Permanent "Stop" Sign at the Intersection of Hilre Drive and Knollwood Drive within the City Limits of the City of Sherman; Providing for a Penalty Provision

Close Public Hearing and Consider Adoption of Ordinances

- B. 2. ADOPTION OF ORDINANCES**
Consider Adoption of Ordinance Number: 5809
- B. 3. CONSENT AGENDA**
Asterisked (*) items are considered to be routine and will be enacted in one motion without discussion unless a Council Member or a citizen requests a specific item be discussed and voted on separately

Resolutions

- C. 1. RESOLUTION NO. 5837**
Revoking and Replacing Resolution No. 5798; Establishing Salary Structures and Incentive/Certification Pay Schedules for Firefighters and Patrolmen; Establishing Special Longevity Pay Schedules for Some Newly-Hired Patrolmen; Providing for an Effective Date

C. 2. * *RESOLUTION NO. 5838*

Authorizing Execution of an Agreement with Mario Tobar for the Abatement of Ad Valorem Property Taxes for the Construction of a New Single-Family Residence at 1013 North Montgomery Street

Requests to Advertise

D. 1. * *REQUEST TO ADVERTISE*

Water Meters

Other Business

E. 1. OTHER BUSINESS

Receive Presentation from Police Chief Otis Henry on the Police Department's Recruiting Initiative

E. 2. OTHER BUSINESS

Mayor's Appointment to the Sherman-Denison Metropolitan Planning Organization's (SD-MPO's) Metropolitan Transportation Plan (MTP) Subcommittee

E. 3. OTHER BUSINESS

Approve Quarterly Investment Report for Period Ending December 31, 2013

E. 4. * *OTHER BUSINESS*

Final Plat Approval of Washington Bend Addition, being 2.36 acres in the William Thompson Survey, Abstract No. 1210; R.W. Klas, Owner; Steve Klas, Representative; and Underwood Drafting & Surveying, Inc., Surveyors (2900 Block of West Washington Street)

F. CITIZEN REQUESTS

G. MEDIA QUESTIONS

H. COUNCIL COMMENTS

I. ADJOURNMENT

COUNCIL CALENDAR

CERTIFICATION

I, the undersigned authority, do hereby certify that the above Notice of Regular Meeting of the City Council of the City of Sherman is a true and correct copy of said Notice and that I posted a true and correct copy of said Notice on the bulletin board at City Hall of said City of Sherman, Texas, a place convenient to the public, and said notice was posted on February 13, 2014 at 4:00 p.m., and said time of posting was 72 hours before said meeting was convened or called to order.

Dated this 13th day of February, 2014
City of Sherman, Texas

City Clerk

The above agenda schedule represents an estimate of the order for the indicated items and is subject to change at any time.

All agenda items are subject to final action by the City Council.

An unscheduled closed executive session may be held if the discussion of any of the above agenda items concerns the purchase, exchange, lease or value of real property; the appointment, employment, evaluation, reassignment, duties, discipline or dismissal of a public officer or employee; the deployment or use of security personnel or equipment; or requires consultations with the City Attorney.

At the discretion of the City Council, non-agenda items under the headings of "Citizens Requests", "Media Questions", and "Council Concerns" may be presented to the Council for informational purposes; however, by law, the Council shall not discuss, deliberate, or vote upon such matters except that a statement of specific factual information, a recitation of existing policy, and deliberations concerning the placing of the subject on a subsequent agenda may take place.

The City Attorney has approved the Executive Session items on this agenda.

PERSONS WITH DISABILITIES, WHO PLAN TO ATTEND THIS MEETING AND WHO MAY NEED ASSISTANCE, ARE REQUESTED TO CONTACT LINDA ASHBY AT (903) 892-7204, TWO (2) WORKING DAYS PRIOR TO THE MEETING SO THAT APPROPRIATE ARRANGEMENTS CAN BE MADE.

Mayor

Carolyn S. Wacker

Deputy Mayor

Robert G. Softly

Council Members

Ryan Johnson, Council-At-Large, PL #1

Jason Sofey, Council-At-Large, PL #2

Lawrence Davis, Council – District #1

Robert G. Softly, Council – District #2

Tom Watt, Council – District #3

David Plyler, Council – District #4



SHERMAN CITY COUNCIL

Agenda Communication Form

City Council Regular Meeting

Agenda Item No. A. 4.

Meeting Date: 02/17/2014

Prepared By: Linda Ashby, City Clerk

Approved By: George Olson, City Manager

Caption:

APPROVE MINUTES OF THE REGULAR CITY COUNCIL MEETING OF JANUARY 20, 2014

Attachments

Minutes of January 20, 2014 Meeting

STATE OF TEXAS

§

January 20, 2014

COUNTY OF GRAYSON

§

BE IT REMEMBERED THAT A Regular Meeting of the City Council of the City of Sherman, Grayson County, Texas was begun and held in the Council Chambers of City Hall on January 20, 2014.

MEMBERS PRESENT:

MAYOR CARY WACKER; DEPUTY MAYOR ROBERT
SOFTLY.
COUNCIL MEMBERS DAVIS, JOHNSON, PLYLER, SOFEY,
WATT.

MEMBERS ABSENT:

NONE.

CALL TO ORDER

Mayor Wacker called the meeting to order at 5:00 p.m. The Pledge of Allegiance and the Invocation were given by Council Member Ryan Johnson.

CALL TO ORDER

APPROVE MINUTES

The Council reviewed the Minutes of the Regular City Council Meeting of January 6, 2014. Council Member Sofey moved to approve the Minutes as presented; Second by Council Member Plyler. All present voted AYE.
MOTION CARRIED.

APPROVE MINUTES

PROCLAMATION

"DR. MARTIN LUTHER KING, JR. DAY" – JANUARY 20, 2014
Mayor Wacker said a breakfast was held earlier today at Austin College to kick-off celebrations for "Dr. Martin Luther King, Jr. Day." The theme for the day has often been centered on the idea of service and she recognized Deputy Mayor Softly for his service to the community and asked him to read the proclamation.

DR. MARTIN LUTHER
KING, JR. DAY
(JAN. 20, 2014)

Deputy Mayor Softly read the proclamation designating January 20, 2014 as "Dr. Martin Luther King, Jr. Day."

INTRODUCTION AND PUBLIC HEARING OF ORDINANCES

Mayor Wacker introduced Ordinance 5808 and called for a public hearing:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING CHAPTER 4 OF THE CODE OF ORDINANCES, ENTITLED "BUSINESS REGULATIONS", AT ARTICLE 4.03, ENTITLED "AMBULANCE SERVICE", TO AMEND SECTIONS 4.03.003, 4.03.021, 4.03.023, 4.03.0232, 4.03.024 AND 4.03.025, TO ADD SECTION 4.03.004 AND TO DELETE SECTION 4.03.026 IN ITS ENTIRETY; PROVIDING FOR INCLUSION IN THE CODE OF ORDINANCES; PROVIDING FOR SEVERABILITY; PROVIDING FOR A REPEALER.

ORD 5808
AMBULANCE
SERVICE

J.J. Jones, Fire Chief, explained that Chapter 4 was originally amended in 2006 and many operational things

COUNCIL MINUTES – JANUARY 20, 2014

have changed since then. The amendment addresses two issues, the first being that the old ordinance required that private ambulances must be franchised by the City Council. That is an arduous process for companies.

The new ordinance changes that requirement to a permit process instead. This guarantees that the ambulance companies working in Sherman have personnel and vehicles that are permitted by the State and provide the best service to the citizens. It also provides Sherman with an opportunity to explain how they operate and to share radio frequencies.

The second change is the billing process. The current ordinance itemizes each medicine or piece of disposable equipment that is used. That is sometimes “a billing nightmare” as medicines and procedures change. Rather than formally amending the ordinance with every minor adjustment, this would allow the City Manager and Finance Department to approve these minor modifications without coming back to the City Council for approval.

Council Member Watt asked how the City would ensure quality control for substandard service. Chief Jones said any company working in the City will be subject to the permitting process and will be required to register with the City. This will also provide documentation that the vehicles and personnel are permitted and licensed by the State. They will actually be issued a permit sticker. Council Member Watt verified that the Texas Department of Health Services oversees their performance.

Council Member Plyler asked if the permits had an expiration date and the process for renewal. Chief Jones said they propose that the permits would be issued annually and there is an application and a permit fee for each vehicle.

Also, Chief Jones said any new company coming to Sherman should provide a statement of need for service so that numerous ambulance services are not competing for a small market. They don’t want to limit the number of companies, but they don’t want companies that are just “testing the market.”

Council Member Plyler asked if the private ambulance companies offered the quality of care that Sherman citizens deserve. Chief Jones said they did. In 2007, the Fire Department stopped providing non-emergency transfers. Initially there were several companies that came to Sherman to “test the waters” and tried to provide transfer service. Some of the companies were better than others, but what remained was “the cream of the crop,” he added.

Mayor Wacker verified that the proposed ordinance primarily relates to transfers. Chief Jones said as the City’s service demand increases, they would be depending on a company that would be available if needed.

Mike Ingraham, 501 S. Austin, Georgetown, Texas

Mr. Ingraham is the Vice President of Operations for Allegiance Ambulance, which is one of the services currently located in Sherman.

Mr. Ingraham said his ambulances are licensed identically to the way Chief Jones' ambulances are licensed, through the Department of State Health Services in Texas. He is required to have the same equipment and the same level of training for the paramedics and the EMTs. The only difference between the Chief's ambulances and Allegiance's ambulances is who is operating them.

He added that the ambulances are governed by the State of Texas and through the proposed franchise, the City of Sherman will also have the authority to become involved.

Mr. Ingraham said this type of ordinance does limit the number of ambulance companies that can come into an area, because if an area becomes over saturated, the only way you can survive is to "cut corners." If a service begins cutting corners, then patient care does go down. If the franchises are limited based on need, then there is enough work for everyone.

He added that this type of ordinance is occurring in most cities and is not unusual. He said they are in support of Chief Jones 100% and if something major happens, Allegiance's resources are his. If needed he can also pull resources out of Dallas.

No other citizens appeared before the City Council to discuss Ordinance 5808.

The Public Hearing was closed.

ADOPTION OF ORDINANCES

Ordinance 5808

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING CHAPTER 4 OF THE CODE OF ORDINANCES, ENTITLED "BUSINESS REGULATIONS", AT ARTICLE 4.03, ENTITLED "AMBULANCE SERVICE", TO AMEND SECTIONS 4.03.003, 4.03.021, 4.03.023, 4.03.0232, 4.03.024 AND 4.03.025, TO ADD SECTION 4.03.004 AND TO DELETE SECTION 4.03.026 IN ITS ENTIRETY; PROVIDING FOR INCLUSION IN THE CODE OF ORDINANCES; PROVIDING FOR SEVERABILITY; PROVIDING FOR A REPEALER.

ORD 5808
AMBULANCE
SERVICE

ACTION TAKEN.

Motion by Council Member Watt to approve Ordinance No. 5808, as presented. Second by Council Member Johnson.

VOTING AYE: Davis, Johnson, Plyler, Sofey, Softly, Watt.

VOTING NAY: None.

MOTION CARRIED.

CONSENT AGENDA

The Council reviewed the Consent Agenda. Council Member Plyler moved to approve the Consent Agenda, as presented. Second by Council Member Johnson. All present voted AYE.

RESOLUTIONS

RESOLUTION NO. 5836 – AUTHORIZING EXECUTION OF AN AGREEMENT WITH MARIO TOBAR FOR THE ABATEMENT OF AD VALOREM PROPERTY TAXES FOR THE CONSTRUCTION OF A NEW SINGLE-FAMILY RESIDENCE AT 1514 NORTH BRENTS AVENUE

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING EXECUTION OF AN AGREEMENT WITH MARIO TOBAR FOR THE ABATEMENT OF AD VALOREM PROPERTY TAXES FOR THE CONSTRUCTION OF A NEW SINGLE-FAMILY RESIDENCE AT 1514 NORTH BRENTS AVENUE.

CONSENT AGENDA.

REQUEST TO ADVERTISE

LOY LAKE ROAD IMPROVEMENT PROJECT

Clay Barnett, Director of Public Works and Engineering, said this project is a public – private partnership between the City of Sherman, United Commercial Realty, and the Texas Department of Transportation, and includes the Loy Lake Bridge at US Hwy 75.

Of the approximately \$6.3 million cost, TxDOT is funding \$4.6 million, United Commercial Realty is funding \$1.3 million, and the City is paying \$400,000.

The City's portion consists of extending a four lane median divided section from the TxDOT right-of-way to Sara Swamy Drive and adding a traffic signal at Sara Swamy Drive.

The current request is to advertise the City's portion of the project for a public bid.

Mayor Wacker asked for an update on the Loy Lake Bridge Project. Mr. Barnett said TxDOT has scheduled a pre-construction meeting on Wednesday, January 22, 2014 and construction on the bridge should begin a couple of weeks after that. He added that the anticipated schedule for construction is 12 to 18 months.

Council Member Watt asked if there were any long range plans to do the same thing at Gallagher Road. Mr. Barnett said Gallagher Road is designated as a minor thoroughfare on the transportation plan, which would be a four lane median divided section. There are currently no Capital Improvement Projects or funds available for that project at this time.

ACTION TAKEN.

Motion by Council Member Johnson to approve the

CONSENT AGENDA

**RES 5836
RESIDENTIAL TAX
ABATEMENT
(1514 N. BRENTS)**

**REQ TO ADVERTISE
LOY LAKE ROAD
IMPROVEMENT
PROJECT**

COUNCIL MINUTES – JANUARY 20, 2014

request to advertise for the construction of the Loy Lake Road Improvement Project, as presented. Second by Deputy Mayor Softly.

VOTING AYE: Davis, Johnson, Plyler, Sofey, Softly, Watt.

VOTING NAY: None.

MOTION CARRIED.

CITIZENS REQUESTS

There were no citizen's requests.

MEDIA QUESTIONS

There were no media questions.

COUNCIL COMMENTS

DR. MARTIN LUTHER KING, JR. EVENTS

Deputy Mayor Softly said there was a good crowd at the breakfast this morning for "Dr. Martin Luther King, Jr. Day." There was a dynamic singer and speaker, and anyone that did not attend missed a great event.

READING OF ORDINANCE

Council Member Watt recognized Linda Ashby, City Clerk, for her reading of Ordinance 5808 earlier in the meeting.

ANNOUNCEMENTS

Mayor Wacker announced the following:

- The Sherman Public Library is hosting AuthorFest on January 23, 2014 from 6:30 p.m. to 8:30 p.m. at the Library. Award winning author Joan Bauer will discuss her books and will hold a book signing.
- In honor of Black History Month, the Community Series will present Bandan Koro: African Drum and Dance on February 1, 2014 at 7:30 p.m. in Kidd-Key Auditorium.

ADJOURNMENT

On Motion duly made and carried, the meeting adjourned at 5:19 p.m.

CITIZENS REQUESTS

MEDIA QUESTIONS

DR. MARTIN
LUTHER KING, JR.
EVENTS

READING OF
ORDINANCE

ANNOUNCEMENTS

ADJOURNMENT

MAYOR

CITY CLERK



SHERMAN CITY COUNCIL

Agenda Communication Form

City Council Regular Meeting

Agenda Item No. B. 1.

Meeting Date: 02/17/2014

Prepared By: Clay Barnett, Director of Public Works and Engineering

Approved By: George Olson, City Manager

Caption:

INTRODUCTION AND PUBLIC HEARING OF ORDINANCE NO. 5809

Providing for a Permanent "Stop" Sign at the Intersection of Hilre Drive and Knollwood Drive within the City Limits of the City of Sherman; Providing for a Penalty Provision

Issue:

To consider introducing, seeking public input on, and adopting an ordinance providing for a permanent "Stop" sign at the intersection of Hilre Drive and Knollwood Drive, stopping westbound traffic on Hilre Drive

Background:

The Engineering Department reviewed the area and, based on the criteria set forth by the Texas Manual on Uniform Traffic Control Devices, the sign has been in place for a 90-day trial period with no complaints or issues noted.

Origination:

City Engineer

Financial Consideration:

The City's cost for installing the sign, totaling approximately \$160.00 (time and materials).

Staff Recommendation:

It is recommended that the City Council adopt the proposed ordinance.

Alternatives:

As directed by the Council

Attachments

Ordinance No. 5809

Location Map

ORDINANCE NO. 5809

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, PROVIDING FOR A PERMANENT “STOP” SIGN AT THE INTERSECTION OF HILRE DRIVE AND KNOLLWOOD DRIVE WITHIN THE CITY LIMITS OF THE CITY OF SHERMAN; PROVIDING FOR A PENALTY PROVISION; PROVIDING FOR SEVERABILITY; PROVIDING FOR A REPEALER; FINDING AND DETERMINING THAT THE MEETING AT WHICH THIS ORDINANCE IS PASSED WAS NOTICED AND IS OPEN TO THE PUBLIC AS REQUIRED BY LAW.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS:

SECTION 1. That, from and after the passage of this ordinance, a permanent “Stop” sign shall be in place at the following location within the corporate limits of the City of Sherman, Texas:

At the intersection of Hilre Drive and Knollwood Drive, stopping westbound traffic on Hilre Drive, as shown by the exhibit attached hereto and incorporated herein for all purposes.

SECTION 2. That the City Engineer is directed to designate this action by the appropriate markings and signs.

SECTION 3. That, from and after the erection of the stop sign herein authorized, it shall be unlawful for the driver of any vehicle approaching such stop sign to fail to bring such vehicle to a complete stop at a clearly-marked stop line; but, if none, then at the point nearest the intersecting roadway where the driver has a view of approaching traffic on the intersecting roadway before entering the intersection. Violators of this ordinance shall be subject to fine as provided in Chapter 1, Section 1.01.009 of the Code of Ordinances of the City of Sherman, Texas, codified.

SECTION 4. That the provisions of this ordinance are severable and the invalidity of any word, phrase or part of this ordinance shall not affect the validity or effectiveness of the remainder of the ordinance.

SECTION 5. That all ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

SECTION 6. That it is hereby officially found and determined that the meetings at which this ordinance was introduced and passed were open to the public and that public notice of the time, place and purpose of said meetings were given all as required by law.

INTRODUCED on this the _____ day of _____, 2014.

ADOPTED on this the _____ day of _____, 2014.

EFFECTIVE DATE on this the _____ day of _____, 2014.

CITY OF SHERMAN, TEXAS

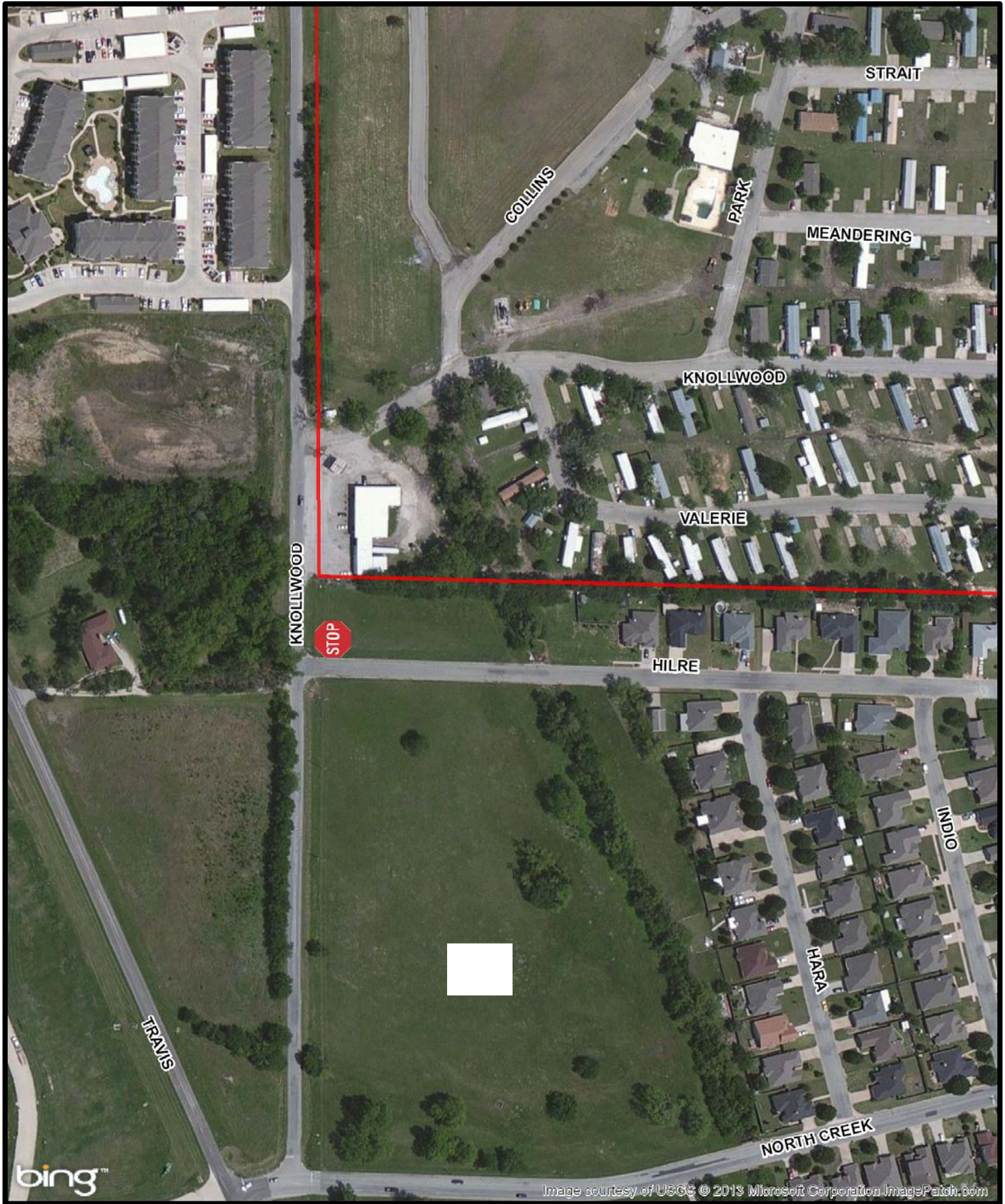
BY: _____
CAROLYN S. WACKER, MAYOR

ATTEST:

BY: _____
LINDA ASHBY, CITY CLERK

**APPROVED AS TO FORM
AND CONTENT:**

BY: _____
**BRANDON S. SHELBY,
CITY ATTORNEY**





SHERMAN CITY COUNCIL

Agenda Communication Form

City Council Regular Meeting

Agenda Item No. B. 2.

Meeting Date: 02/17/2014

Prepared By: Pamela Cloer, Assistant to the City Manager

Approved by: George Olson, City Manager

Caption:

ADOPTION OF ORDINANCES

Consider Adoption of Ordinance Number: 5809

List of Agenda Items:

B.1. INTRODUCTION AND PUBLIC HEARING OF ORDINANCE NO. 5809

Providing for a Permanent "Stop" Sign at the Intersection of Hilre Drive and Knollwood Drive within the City Limits of the City of Sherman; Providing for a Penalty Provision



SHERMAN CITY COUNCIL

Agenda Communication Form

City Council Regular Meeting

Agenda Item No. B. 3.

Meeting Date: 02/17/2014

Prepared By: Pamela Cloer, Assistant to the City Manager

Approved by: George Olson, City Manager

Caption:

CONSENT AGENDA

Asterisked (*) items are considered to be routine and will be enacted in one motion without discussion unless a Council Member or a citizen requests a specific item be discussed and voted on separately

List of Agenda Items:

C.2. * RESOLUTION NO. 5838

Authorizing Execution of an Agreement with Mario Tobar for the Abatement of Ad Valorem Property Taxes for the Construction of a New Single-Family Residence at 1013 North Montgomery Street

D.1. * REQUEST TO ADVERTISE

Water Meters

E.4. * OTHER BUSINESS

Final Plat Approval of Washington Bend Addition, being 2.36 acres in the William Thompson Survey, Abstract No. 1210; R.W. Klas, Owner; Steve Klas, Representative; and Underwood Drafting & Surveying, Inc., Surveyors (2900 Block of West Washington Street)



SHERMAN CITY COUNCIL

Agenda Communication Form

City Council Regular Meeting

Agenda Item No. C. 1.

Meeting Date: 02/17/2014

Prepared By: Otis Henry, Police Chief

Approved By: George Olson, City Manager

Caption:

RESOLUTION NO. 5837

Revoking and Replacing Resolution No. 5798; Establishing Salary Structures and Incentive/Certification Pay Schedules for Firefighters and Patrolmen; Establishing Special Longevity Pay Schedules for Some Newly-Hired Patrolmen; Providing for an Effective Date

Issue:

Implementing a lateral entry program allowing qualified, experienced officers to be hired at a higher pay rate

Background:

A primary goal of the Police Department's recruiting efforts is to effectively and efficiently reach and maintain our maximum staffing levels, in part, by hiring officers with prior experience. This change to the current resolution will authorize a lateral entry option enabling the department to seek out qualified, prior experienced officers. It would also authorize a beginning special seniority pay commensurate to their previous years of qualified service and experience not to exceed the 3-year Patrolman monthly seniority pay rate.

Origination:

Police Department

Financial Consideration:

Funds for this change in hiring are available within the current budget. The cost of this program will be determined by the number of experienced officers that are hired, if any, under this new program. The average annual cost per experienced officer hired will range from about \$5,700 to about \$7,500 annually, depending upon the number of prior years of service. This annual impact would only be in effect for a maximum of the first five years of the officer's tenure, since the seniority pay is capped after five years.

Staff Recommendation:

Staff recommends the modifications authorizing the special seniority pay for lateral entry officers with previous experience.

Alternatives:

The Council could reject these requested modifications.

Attachments

Resolution No. 5837

Resolution No. 5798

RESOLUTION NO. 5837

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, REVOKING AND REPLACING RESOLUTION NO. 5798; ESTABLISHING SALARY STRUCTURES AND INCENTIVE/CERTIFICATION PAY SCHEDULES FOR FIREFIGHTERS AND PATROLMEN; ESTABLISHING SPECIAL LONGEVITY PAY SCHEDULES FOR SOME NEWLY-HIRED PATROLMEN; PROVIDING FOR AN EFFECTIVE DATE; FINDING AND DETERMINING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED WAS NOTICED AND IS OPEN TO THE PUBLIC AS REQUIRED BY LAW.

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS:

SECTION 1. That Resolution No. 5798, passed and approved on the 3rd day of September, 2013, is hereby revoked.

SECTION 2. That, from and after the effective date of the 1st day of October, 2013, the following salary structures and incentive/certification pay schedules will be adopted for the Sherman Fire Department and the Sherman Police Department:

CLASSIFICATION	MONTHLY BASE SALARY	MONTHLY SENIORITY PAY	TOTAL
FIREFIGHTER			
Entry	\$3,263.16	N/A	\$3,263.16
1 Year	\$3,263.16	\$ 362.58	\$3,625.74
2 Year	\$3,263.16	\$ 414.92	\$3,678.08
3 Year	\$3,263.16	\$ 468.08	\$3,731.24
4 Year	\$3,263.16	\$ 522.02	\$3,785.18
5 Year	\$3,263.16	\$ 576.76	\$3,839.92
ENGINEER			
Entry	\$3,943.00	N/A	\$3,943.00
1 Year	\$3,943.00	\$ 57.14	\$4,000.14
2 Year	\$3,943.00	\$ 115.10	\$4,058.10
CAPTAIN			
Entry	\$4,305.58	N/A	\$4,305.58
1 Year	\$4,305.58	\$ 62.58	\$4,368.16

BATTALION CHIEF			
Entry	\$4,622.83	\$ 348.51	\$4,971.34
1 Year	\$4,622.83	\$ 438.27	\$5,061.10
DIVISION CHIEF	\$5,130.79	\$ 797.99	\$5,928.78
CLASSIFICATION	MONTHLY BASE SALARY	MONTHLY SENIORITY PAY	TOTAL
<i>PATROLMAN</i>			
Entry – Non-Certified	\$3,309.96	N/A	\$3,309.96
Entry – Certified	\$3,489.84	N/A	\$3,489.84
1 Year	\$3,489.84	\$ 174.52	\$3,664.36
2 Year	\$3,489.84	\$ 431.00	\$3,920.84
3 Year	\$3,489.84	\$ 901.46	\$4,391.30
4 Year	\$3,489.84	\$ 967.32	\$4,457.16
5 Year	\$3,489.84	\$1,034.24	\$4,524.08
<i>CORPORAL</i>			
Entry	\$4,622.90	N/A	\$4,622.90
1 Year	\$4,622.90	\$ 92.42	\$4,715.32
2 Year	\$4,622.90	\$ 186.80	\$4,809.70
<i>SERGEANT</i>			
Entry	\$4,985.46	\$ 209.10	\$5,194.56
1 Year	\$4,985.46	\$ 308.82	\$5,294.28
2 Year	\$4,985.46	\$ 410.48	\$5,395.94
<i>LIEUTENANT</i>			
Entry	\$5,348.04	\$ 156.84	\$5,504.88
1 Year	\$5,348.04	\$ 263.84	\$5,611.88
<i>ASSISTANT CHIEF</i>			
Entry	\$5,619.99	\$ 522.75	\$6,142.74
1 Year	\$5,619.99	\$ 635.17	\$6,255.16

SECTION 3. That, from and after the effective date of the 1st day of October, 2013, the following incentive/certification pay schedules shall be adopted for the Sherman Fire Department:

- (a) Each employee certified by the Texas Department of State Health Services as a Paramedic and who meets the Sherman Medical Director's prescribed Medical Standards for Medical Authorization shall receive \$375.00 per month Incentive/Certification Pay.

- (b) Each employee who is certified by the Texas Commission on Fire Protection Personnel Standards and Education as an Intermediate Firefighter shall receive \$104.00 per month Incentive/Certification Pay.
- (c) Each employee who is certified by the Texas Commission on Fire Protection Personnel Standards and Education as an Advanced Firefighter shall receive \$218.40 per month Incentive/Certification Pay.
- (d) Each employee who is certified by the Texas Commission on Fire Protection Personnel Standards and Education as a Master Firefighter shall receive \$318.40 per month Incentive/Certification Pay.
- (e) Incentive/Certification Pay shall only be paid for the highest Texas Commission on Fire Protection Personnel Standards and Education Certification achieved.
- (f) All Certifications shall be kept current to receive Incentive/Certification Pay.
- (g) Each employee who holds an Associates Degree from an accredited college or university shall receive \$75.00 per month Education Incentive Pay.
- (h) Each employee who holds a Bachelors Degree from an accredited college or university shall receive \$175.00 per month Education Incentive Pay.
- (i) Each employee who holds a Masters Degree from an accredited college or university shall receive \$250.00 per month Education Incentive Pay.
- (j) Education Incentive Pay shall only be paid for the highest degree received.

SECTION 4. That, from and after the effective date of the 1st day of October, 2013, the following incentive/certification pay schedules shall be adopted for the Sherman Police Department:

- (a) Each employee certified by the Texas Commission on Law Enforcement Officer Standards and Education as an Intermediate Peace Officer shall receive \$75.00 per month Incentive/Certification Pay.
- (b) Each employee certified by the Texas Commission on Law Enforcement Officer Standards and Education as an Advanced Peace Officer shall receive \$175.00 per month Incentive/Certification Pay.
- (c) Each employee certified by the Texas Commission on Law Enforcement Officer Standards and Education as a Master Peace Officer shall receive \$275.00 per month Incentive/Certification Pay.

- (d) Incentive/Certification Pay shall only be paid for the highest Texas Commission on Law Enforcement Officer Standards and Education Certification achieved.
- (e) Each employee who speaks Spanish as a second language, as certified and designated by the Police Chief, shall receive \$100.00 per month Incentive/Certification Pay.
- (f) All Certifications shall be kept current to receive Incentive/Certification Pay.
- (g) Each employee who holds an Associates Degree from an accredited college or university shall receive \$100.00 per month Education Incentive Pay.
- (h) Each employee who holds a Bachelors Degree from an accredited college or university shall receive \$250.00 per month Education Incentive Pay.
- (i) Each employee who holds a Masters Degree from an accredited college or university shall receive \$500.00 per month Education Incentive Pay.
- (j) Education Incentive Pay shall only be paid for the highest degree received.

SECTION 5. *Eligible pay types are authorized by City Council below for Patrolmen:*

(a) Seniority Pay – Lateral Entry (prior Police Experience):

1. Seniority Pay is authorized by Chapter 143.041(c)(1).
2. Applicants for patrolmen positions who are hired after February 17, 2014 shall be eligible for Special Seniority pay for lateral entry if they have at least two (2) years' continuous service as a paid, full-time certified peace officer with a comparable law enforcement agency, including out-of-state agencies, or comparable Military Police experience as approved by the Chief of Police, with the authority to enforce laws, investigate crimes, make arrests, respond to calls for service, carry a firearm, and use discretion as part of their assigned duties. A lateral entry applicant shall not have more than a two-year break in service from the time the applicant left a comparable law enforcement agency or comparable Military Police service and, as of the last date, applications are accepted.
3. Starting Pay: The starting pay for lateral entry patrolmen with prior law enforcement experience will be determined based on the years of qualified service at their previous agency or agencies as of the last date applications are accepted.

- i. *Lateral entry patrolmen who have at least two (2) years of qualified service at a law enforcement agency will start at two (2) years of service according to the Sherman Police Department pay schedule.*
 - ii. *Lateral entry patrolmen who have at least three (3) years of qualified service at a law enforcement agency will start at three (3) years of service according to the Sherman Police Department pay schedule.*
 - iii. *Previous Sherman Police Patrolmen who are re-appointed as patrolmen will be placed in the same salary step they held at the time of their resignation unless the applicant terminated while at a supervisory rank. If the re-appointed patrolman left the Sherman Police Department while in a supervisory capacity, then the re-appointed Patrolman's pay shall correspond with the re-appointed Patrolman's total prior service years but shall not exceed the top pay of patrolman rank.*
4. *Departmental Seniority Impact: The Lateral Entry Program described in this Sub-section is for seniority pay purposes only to determine placement into the existing pay schedule. Actual work experience in another law enforcement agency will not be considered for promotional eligibility requirements, departmental seniority or transfers. Departmental seniority for lateral patrolmen and re-appointed patrolmen will begin on their most recent Civil Service hire date with the Sherman Police Department.*
5. *Requirements: Guidelines and administration for eligibility for lateral entry shall be governed by police policies and Local Civil Service Commission Rules and Regulations. The Chief of Police shall make the final determination as to whether an applicant meets the criteria for the Police Lateral Entry Program; and the Chief's decision shall be final and non-appealable to the Civil Service Commission or to any court.*
6. *Longevity Pay – Statutory: Sworn Police employees shall be paid statutory Longevity pay at the rate of \$4.00 per month of full time service in accordance with City policy, Chapter 142, and as allowed under Chapter 143.041(c)(1). City policy provides specifics on administration and application.*

SECTION 6. *Detailed rules and regulations for qualifying standards, eligibility, and administration of such pay types may be stated within the City and/or Police Department policies and/or Local Civil Service Commission Rules and Regulations. Such policies are subject to*

change as needed and approved by the City Manager for purposes of City policies or by the Chief of Police for purposes of Police Department policies or by the Local Civil Service Commission for the purposes of Local Civil Service Commission Rules and Regulations.

SECTION 7. That it is hereby officially found and determined that the meeting at which this resolution is passed is open to the public and that public notice of the time, place, and purpose of said meeting was given as required by law.

PASSED AND APPROVED on this the _____ day of _____, 2014.

CITY OF SHERMAN, TEXAS

BY: _____
CAROLYN S. WACKER, MAYOR

ATTEST:

BY: _____
LINDA ASHBY, CITY CLERK

**APPROVED AS TO FORM
AND CONTENT:**

BY: _____
**BRANDON S. SHELBY,
CITY ATTORNEY**

RESOLUTION NO. 5798

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, REVOKING AND REPLACING RESOLUTION NO. 5699; ESTABLISHING SALARY STRUCTURES AND INCENTIVE/CERTIFICATION PAY SCHEDULES FOR FIREFIGHTERS AND POLICE OFFICERS; PROVIDING FOR AN EFFECTIVE DATE; FINDING AND DETERMINING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED WAS NOTICED AND IS OPEN TO THE PUBLIC AS REQUIRED BY LAW.

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS:

SECTION 1. That Resolution No. 5699, passed and approved on the 17th day of September, 2012, is hereby revoked.

SECTION 2. That, from and after the effective date of the 1st day of October, 2013, the following salary structures and incentive/certification pay schedules will be adopted for the Sherman Fire Department and the Sherman Police Department:

CLASSIFICATION	MONTHLY BASE SALARY	MONTHLY SENIORITY PAY	TOTAL
FIREFIGHTER			
Entry	\$3,263.16	N/A	\$3,263.16
1 Year	\$3,263.16	\$ 362.58	\$3,625.74
2 Year	\$3,263.16	\$ 414.92	\$3,678.08
3 Year	\$3,263.16	\$ 468.08	\$3,731.24
4 Year	\$3,263.16	\$ 522.02	\$3,785.18
5 Year	\$3,263.16	\$ 576.76	\$3,839.92
ENGINEER			
Entry	\$3,943.00	N/A	\$3,943.00
1 Year	\$3,943.00	\$ 57.14	\$4,000.14
2 Year	\$3,943.00	\$ 115.10	\$4,058.10
CAPTAIN			
Entry	\$4,305.58	N/A	\$4,305.58
1 Year	\$4,305.58	\$ 62.58	\$4,368.16
BATTALION CHIEF			
Entry	\$4,622.83	\$ 348.51	\$4,971.34
1 Year	\$4,622.83	\$ 438.27	\$5,061.10
DIVISION CHIEF	\$5,130.79	\$ 797.99	\$5,928.78

CLASSIFICATION	MONTHLY BASE SALARY	MONTHLY SENIORITY PAY	TOTAL
PATROLMAN			
Entry – Non-Certified	\$3,309.96	N/A	\$3,309.96
Entry – Certified	\$3,489.84	N/A	\$3,489.84
1 Year	\$3,489.84	\$ 174.52	\$3,664.36
2 Year	\$3,489.84	\$ 431.00	\$3,920.84
3 Year	\$3,489.84	\$ 901.46	\$4,391.30
4 Year	\$3,489.84	\$ 967.32	\$4,457.16
5 Year	\$3,489.84	\$1,034.24	\$4,524.08
CORPORAL			
Entry	\$4,622.90	N/A	\$4,622.90
1 Year	\$4,622.90	\$ 92.42	\$4,715.32
2 Year	\$4,622.90	\$ 186.80	\$4,809.70
SERGEANT			
Entry	\$4,985.46	\$ 209.10	\$5,194.56
1 Year	\$4,985.46	\$ 308.82	\$5,294.28
2 Year	\$4,985.46	\$ 410.48	\$5,395.94
LIEUTENANT			
Entry	\$5,348.04	\$ 156.84	\$5,504.88
1 Year	\$5,348.04	\$ 263.84	\$5,611.88
ASSISTANT CHIEF			
Entry	\$5,619.99	\$ 522.75	\$6,142.74
1 Year	\$5,619.99	\$ 635.17	\$6,255.16

SECTION 3. That, from and after the effective date of the 1st day of October, 2013, the following incentive/certification pay schedules shall be adopted for the Sherman Fire Department:

- (a) Each employee certified by the Texas Department of State Health Services as a Paramedic and who meets the Sherman Medical Director's prescribed Medical Standards for Medical Authorization shall receive \$375.00 per month Incentive/Certification Pay.
- (b) Each employee who is certified by the Texas Commission on Fire Protection Personnel Standards and Education as an Intermediate Firefighter shall receive \$104.00 per month Incentive/Certification Pay.
- (c) Each employee who is certified by the Texas Commission on Fire Protection Personnel Standards and Education as an Advanced Firefighter shall receive \$218.40 per month Incentive/Certification Pay.

- (d) Each employee who is certified by the Texas Commission on Fire Protection Personnel Standards and Education as a Master Firefighter shall receive \$318.40 per month Incentive/Certification Pay.
- (e) Incentive/Certification Pay shall only be paid for the highest Texas Commission on Fire Protection Personnel Standards and Education Certification achieved.
- (f) All Certifications shall be kept current to receive Incentive/Certification Pay.
- (g) Each employee who holds an Associates Degree from an accredited college or university shall receive \$75.00 per month Education Incentive Pay.
- (h) Each employee who holds a Bachelors Degree from an accredited college or university shall receive \$175.00 per month Education Incentive Pay.
- (i) Each employee who holds a Masters Degree from an accredited college or university shall receive \$250.00 per month Education Incentive Pay.
- (j) Education Incentive Pay shall only be paid for the highest degree received.

SECTION 4. That, from and after the effective date of the 1st day of October, 2013, the following incentive/certification pay schedules shall be adopted for the Sherman Police Department:

- (a) Each employee certified by the Texas Commission on Law Enforcement Officer Standards and Education as an Intermediate Peace Officer shall receive \$75.00 per month Incentive/Certification Pay.
- (b) Each employee certified by the Texas Commission on Law Enforcement Officer Standards and Education as an Advanced Peace Officer shall receive \$175.00 per month Incentive/Certification Pay.
- (c) Each employee certified by the Texas Commission on Law Enforcement Officer Standards and Education as a Master Peace Officer shall receive \$275.00 per month Incentive/Certification Pay.
- (d) Incentive/Certification Pay shall only be paid for the highest Texas Commission on Law Enforcement Officer Standards and Education Certification achieved.
- (e) Each employee who speaks Spanish as a second language, as certified and designated by the Police Chief, shall receive \$100.00 per month Incentive/Certification Pay.
- (f) All Certifications shall be kept current to receive Incentive/Certification Pay.

- (g) Each employee who holds an Associates Degree from an accredited college or university shall receive \$100.00 per month Education Incentive Pay.
- (h) Each employee who holds a Bachelors Degree from an accredited college or university shall receive \$250.00 per month Education Incentive Pay.
- (i) Each employee who holds a Masters Degree from an accredited college or university shall receive \$500.00 per month Education Incentive Pay.
- (j) Education Incentive Pay shall only be paid for the highest degree received.

SECTION 5. That it is hereby officially found and determined that the meeting at which this resolution is passed is open to the public and that public notice of the time, place, and purpose of said meeting was given as required by law.

PASSED AND APPROVED on this the 3rd day of September, 2013.

CITY OF SHERMAN, TEXAS

BY: 
CAROLYN S. WACKER, MAYOR

ATTEST:

BY: 
LINDA ASHBY, CITY CLERK

**APPROVED AS TO FORM
AND CONTENT:**

BY: 
**BRANDON S. SHELBY,
CITY ATTORNEY**

RESOLUTION NO. 5699

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, REVOKING AND REPLACING RESOLUTION NO. 5425; ESTABLISHING SALARY STRUCTURES AND INCENTIVE/CERTIFICATION PAY SCHEDULES FOR FIREFIGHTERS AND POLICE OFFICERS; PROVIDING FOR AN EFFECTIVE DATE; FINDING AND DETERMINING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED WAS NOTICED AND IS OPEN TO THE PUBLIC AS REQUIRED BY LAW.

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS:

SECTION 1. That Resolution No. 5425, passed and approved on the 5th day of October, 2009, is hereby revoked.

SECTION 2. That, from and after the effective date of the 1st day of October, 2012, the following salary structures and incentive/certification pay schedules will be adopted for the Sherman Fire Department and the Sherman Police Department:

CLASSIFICATION	MONTHLY BASE SALARY	MONTHLY SENIORITY PAY	TOTAL
FIREFIGHTER			
Entry	\$3,199.18	N/A	\$3,199.18
1 Year	\$3,199.18	\$ 355.47	\$3,554.65
2 Year	\$3,199.18	\$ 406.78	\$3,605.96
3 Year	\$3,199.18	\$ 458.89	\$3,658.07
4 Year	\$3,199.18	\$ 511.77	\$3,710.95
5 Year	\$3,199.18	\$ 565.44	\$3,764.62
ENGINEER			
Entry	\$3,865.69	N/A	\$3,865.69
1 Year	\$3,865.69	\$ 56.02	\$3,921.70
2 Year	\$3,865.69	\$ 112.83	\$3,978.52
CAPTAIN			
Entry	\$4,221.16	N/A	\$4,221.16
1 Year	\$4,221.16	\$ 61.34	\$4,282.49
BATTALION CHIEF			
Entry	\$4,532.19	\$ 341.67	\$4,873.86
1 Year	\$4,532.19	\$ 429.66	\$4,961.85
DIVISION CHIEF	\$5,030.19	\$ 782.34	\$5,812.53

CLASSIFICATION	MONTHLY BASE SALARY	MONTHLY SENIORITY PAY	TOTAL
PATROLMAN			
Entry – Non-Certified	\$3,245.06	N/A	\$3,245.06
Entry – Certified	\$3,421.40	N/A	\$3,421.40
1 Year	\$3,421.40	\$ 171.11	\$3,592.51
2 Year	\$3,421.40	\$ 422.56	\$3,843.96
3 Year	\$3,421.40	\$ 883.80	\$4,305.19
4 Year	\$3,421.40	\$ 948.35	\$4,369.75
5 Year	\$3,421.40	\$1,013.96	\$4,435.36
CORPORAL			
Entry	\$4,532.24	N/A	\$4,532.24
1 Year	\$4,532.24	\$ 90.61	\$4,622.85
2 Year	\$4,532.24	\$ 183.14	\$4,715.38
SERGEANT			
Entry	\$4,887.71	\$ 205.00	\$5,092.71
1 Year	\$4,887.71	\$ 302.75	\$5,190.47
2 Year	\$4,887.71	\$ 402.43	\$5,290.14
LIEUTENANT			
Entry	\$5,243.18	\$ 153.75	\$5,396.93
1 Year	\$5,243.18	\$ 258.65	\$5,501.83
ASSISTANT CHIEF			
Entry	\$5,509.79	\$ 512.50	\$6,022.29
1 Year	\$5,509.79	\$ 622.72	\$6,132.50

SECTION 3. That, from and after the effective date of the 1st day of October, 2012, the following incentive/certification pay schedules shall be adopted for the Sherman Fire Department:

- (a) Each employee certified by the Texas Department of State Health Services as a Paramedic and who meets the Sherman Medical Director's prescribed Medical Standards for Medical Authorization shall receive \$375.00 per month Incentive/Certification Pay.
- (b) Each employee who is certified by the Texas Commission on Fire Protection Personnel Standards and Education as an Intermediate Firefighter shall receive \$104.00 per month Incentive/Certification Pay.
- (c) Each employee who is certified by the Texas Commission on Fire Protection Personnel Standards and Education as an Advanced Firefighter shall receive \$218.40 per month Incentive/Certification Pay.

- (d) Each employee who is certified by the Texas Commission on Fire Protection Personnel Standards and Education as a Master Firefighter shall receive \$318.40 per month Incentive/Certification Pay.
- (e) Incentive/Certification Pay shall only be paid for the highest Texas Commission on Fire Protection Personnel Standards and Education Certification achieved.
- (f) All Certifications shall be kept current to receive Incentive/Certification Pay.
- (g) Each employee who holds an Associates Degree from an accredited college or university shall receive \$75.00 per month Education Incentive Pay.
- (h) Each employee who holds a Bachelors Degree from an accredited college or university shall receive \$175.00 per month Education Incentive Pay.
- (i) Each employee who holds a Masters Degree from an accredited college or university shall receive \$250.00 per month Education Incentive Pay.
- (j) Education Incentive Pay shall only be paid for the highest degree received.

SECTION 4. That, from and after the effective date of the 1st day of October, 2012, the following incentive/certification pay schedules shall be adopted for the Sherman Police Department:

- (a) Each employee certified by the Texas Commission on Law Enforcement Officer Standards and Education as an Intermediate Peace Officer shall receive \$75.00 per month Incentive/Certification Pay.
- (b) Each employee certified by the Texas Commission on Law Enforcement Officer Standards and Education as an Advanced Peace Officer shall receive \$175.00 per month Incentive/Certification Pay.
- (c) Each employee certified by the Texas Commission on Law Enforcement Officer Standards and Education as a Master Peace Officer shall receive \$275.00 per month Incentive/Certification Pay.
- (d) Incentive/Certification Pay shall only be paid for the highest Texas Commission on Law Enforcement Officer Standards and Education Certification achieved.
- (e) Each employee who speaks Spanish as a second language, as certified and designated by the Police Chief, shall receive \$100.00 per month Incentive/Certification Pay.
- (f) All Certifications shall be kept current to receive Incentive/Certification Pay.

- (g) Each employee who holds an Associates Degree from an accredited college or university shall receive \$100.00 per month Education Incentive Pay.
- (h) Each employee who holds a Bachelors Degree from an accredited college or university shall receive \$250.00 per month Education Incentive Pay.
- (i) Each employee who holds a Masters Degree from an accredited college or university shall receive \$500.00 per month Education Incentive Pay.
- (j) Education Incentive Pay shall only be paid for the highest degree received.

SECTION 5. That it is hereby officially found and determined that the meeting at which this resolution is passed is open to the public and that public notice of the time, place, and purpose of said meeting was given as required by law.

PASSED AND APPROVED on this the 17th day of September, 2012.

CITY OF SHERMAN, TEXAS

BY: 
BILL MAGERS, MAYOR

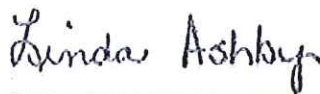
ATTEST:

BY: 
LINDA ASHBY, CITY CLERK

**APPROVED AS TO FORM
AND CONTENT:**

BY: 
**BRANDON S. SHELBY
CITY ATTORNEY**

**CERTIFIED COPY- DOCUMENT
THIS IS CERTIFIED TO BE A TRUE COPY
OF THE PERMANENT RECORD AS FILED IN
THE OFFICE OF THE CITY CLERK.**


CITY CLERK, SHERMAN, TEXAS

ISSUED: 8/20/2013



SHERMAN CITY COUNCIL

Agenda Communication Form

City Council Regular Meeting

Agenda Item No. C. 2.

Meeting Date: 02/17/2014

Prepared By: Patsy Reeves, Developmental Services Admin Secretary

Approved By: George Olson, City Manager

Caption:

*** RESOLUTION NO. 5838**

Authorizing Execution of an Agreement with Mario Tobar for the Abatement of Ad Valorem Property Taxes for the Construction of a New Single-Family Residence at 1013 North Montgomery Street

Issue:

This item is to consider property tax abatement for the construction of a new single-family residence at 1013 North Montgomery Street.

Background:

Several years ago, the City Council began a residential tax abatement program to encourage the redevelopment of older sections of town. This application is for the construction of a new single-family residence at this location. This lot is in the designated zone for residential tax abatements.

Origination:

Mario Tobar, Applicant

Financial Consideration:

A \$75.00 application fee has been received for this residential lot. If granted, the initial abatement for this property will be approximately \$191.40 annually.

Staff Recommendation:

The staff recommends approval of this abatement since it meets the requirements of the process.

Alternatives:

The City Council could decide against granting this abatement.

Attachments

Resolution No. 5838

Residential Tax Abatement Agreement

Application

Warranty Deed

Survey

Site Plan

Building Permit

Photo

Location Map

RESOLUTION NO. 5838

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING EXECUTION OF AN AGREEMENT WITH MARIO TOBAR FOR THE ABATEMENT OF AD VALOREM PROPERTY TAXES FOR THE CONSTRUCTION OF A NEW SINGLE-FAMILY RESIDENCE AT 1013 NORTH MONTGOMERY STREET; FINDING AND DETERMINING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED WAS NOTICED AND IS OPEN TO THE PUBLIC AS REQUIRED BY LAW.

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS:

SECTION 1. That the City Manager be and is hereby authorized and directed, subject to receipt of a fully-executed agreement from Mario Tobar and subject to all contract documents being properly completed and approved as to form and content by the City Attorney, to execute an agreement with Mario Tobar for the abatement of ad valorem property taxes for a period of ten (10) years, for the construction of one (1) new single-family residence at 1013 North Montgomery Street, lying within the City of Sherman's Residential Tax Reinvestment Zone, in accordance with the City's policies and procedures established for this purpose.

SECTION 2. That it is hereby officially found and determined that the meeting at which this resolution is passed is open to the public and that public notice of the time, place, and purpose of said meeting was given as required by law.

PASSED AND APPROVED on this the _____ day of _____, 2014.

CITY OF SHERMAN, TEXAS

ATTEST:

BY: _____
LINDA ASHBY, CITY CLERK

BY: _____
CAROLYN S. WACKER, MAYOR

**APPROVED AS TO FORM
AND CONTENT:**

BY: _____
**BRANDON S. SHELBY,
CITY ATTORNEY**

THE STATE OF TEXAS §
 §
COUNTY OF GRAYSON §

AGREEMENT

THIS AGREEMENT, entered into by and between the **CITY OF SHERMAN, TEXAS**, a home rule city and municipal corporation of the State of Texas, duly acting herein by and through its City Manager, hereinafter referred to as CITY, and **MARIO TOBAR**, hereinafter referred to as OWNER,

WITNESSETH:

WHEREAS, on the 18th day of April, 2011, the City Council of Sherman, Texas, passed Ordinance No. 5692 establishing a reinvestment zone for residential tax abatement, as authorized by Chapter 312 of the Texas Tax Code, as amended, hereinafter referred to as CODE; and

WHEREAS, the CITY has adopted a resolution (Resolution No. 5571) stating that it elects to be eligible to participate in a residential tax abatement program; and

WHEREAS, the CITY desires to create the proper economic and social environment to induce the investment of private resources in real estate construction located in incorporated areas of the CITY; and

WHEREAS, the CITY hereby finds that it may effectively encourage and assist the creation of such an environment by participating in tax abatement pursuant to the CITY; and

WHEREAS, the CITY has created a reinvestment zone within its jurisdiction to induce the investment of private resources in real estate construction located in incorporated areas of the CITY, and OWNER has agreed to construct certain real property improvements; and

WHEREAS, OWNER is prepared to comply with the provisions of the CITY'S guidelines and criteria enacted the 18th day of April, 2011;

NOW, THEREFORE, WITNESS THIS TAX ABATEMENT AGREEMENT which provides as follows:

I.

1.01 To the extent authorized by the Texas Constitution and by the Tax Code, CITY hereby agrees to exempt from City of Sherman taxation a portion of the increase in value of taxable real property of OWNER in the CITY over the same real property and its value as calculated by the Grayson Appraisal District for ad valorem property tax purposes in accordance with the following schedule. Such tax exemption shall be in effect for tax years beginning January 1, 2014, and continuing for tax years 2015, 2016, 2017, 2018, 2019, 2020, 2021, 2022

and 2023, with same constituting ten (10) tax years. However, nothing contained herein shall be construed to grant an abatement of taxes to be assessed based on the change of use of the property from an agricultural use to another use, sometimes referred to as rollback taxes, penalties or interest. In the event rollback taxes are applicable for the real property utilized by OWNER, then such increase in value of taxable property resulting from such rollback shall be used as the tax value for such property for the tax year 2014, sometimes referred to herein as the Base Tax Year.

SCHEDULE OF TAXES ASSESSED

<u>TAX YEAR</u>	<u>ABATEMENT</u>
2014	100%
2015	100%
2016	100%
2017	100%
2018	100%
2019	100%
2020	80%
2021	60%
2022	40%
2023	20%

II.

2.01 OWNER warrants and represents that the real property upon which OWNER has constructed or will construct improvements is qualified property within the meaning of that Act, and that such has been and will remain eligible for tax abatement under the provisions of the Property Redevelopment and Tax Abatement Act, Sections 312.001, et seq., Texas Tax Code.

2.02 To continue to qualify for tax abatement under the terms of this Agreement, OWNER hereby warrants and represents that the improvements made by OWNER on the real property described herein are for residential use.

2.03 The tax abatement granted under the terms of the Agreement shall only be implemented if appraised value of all real property and improvements located thereon owned by OWNER and lying within designated zone exceeds the base year value. The OWNER agrees that Grayson Appraisal District shall, at reasonable times upon reasonable notice, have access to the property made the subject of this Agreement, and that the above set forth inspectors shall be able to inspect the property to insure that the improvements are being made in accordance with the terms and conditions hereof and utilized in accordance with this Agreement.

III.

3.01 The term of this Agreement shall be for tax years 2014, 2015, 2016, 2017, 2018, 2019, 2020, 2021, 2022 and 2023, as indicated above in paragraph 1.01.

IV.

4.01 The kind, number and location of all proposed property improvements are set forth as follows:

Construction of one (1) new single-family residence at 1013 North Montgomery Street, Sherman, Texas, and as more particularly described by the following:

SITUATED in the City of Sherman, County of Grayson, State of Texas, being a part of the J.B. McAnair Survey, Abstract No. 763, being all of the 0.162 acre tract of land conveyed by General Warranty Deed from James Hurt and wife, Alison Hurt, to Mario E. Tobar, on September 16, 2013, recorded in Volume 5361, Page 12, Official Public Records, Grayson County, Texas, and in Grayson County Clerk's Document No. 2013-19944, and being more particularly described by metes and bounds as follows, to-wit;

BEGINNING at a ½ inch rebar with plastic cap stamped (*RPLS 4488*) set in the East line of Montgomery Street, at the Southwest corner of said Mario Tobar 0.162 ac., **SAID** beginning rebar being South 74 deg. West, 13 ft. from a ½ inch rebar with plastic cap stamped (*RPLS 4709*) found in the South line of said 0.162 ac., at the Northwest corner of Lot 1, Block 1, Knauss Addition, to the City of Sherman, Grayson County, Texas, as per plat of record in Vol. 17, Pg. 117, Plat R.G.C.T.;

THENCE North 16 deg. West, with the East line of Montgomery Street, a distance of 63.7 ft. to a ½ inch rebar with plastic cap stamped (*RPLS 4709*) found in the South line of the Arugusta Mask and wife, Pauline Mask, 50 ft. by 127 ft. tract of land recorded in Vol. 921, Pg. 460, D.R.G.C.T., at the Northwest corner of said Mario Tobar 0.162 ac.;

THENCE North 74 deg. East, with the South line of said Arugusta Mask tract, passing a 1 inch metal pipe found at the Southeast corner of said Mask tract and at a Southwest corner of the R.B. Suckle, Trustee, "irregular" shaped tract of land recorded in Vol. 1504, Pg. 663, D.R.G.C.T., at 90.65 ft., and continuing now with a South line of said Suckle tract, for a **TOTAL** distance of 111 ft. to a ½ inch rebar with plastic cap stamped (*RPLS 4709*) found at the Northeast corner of said Mario Tobar 0.162 ac., an Ell corner of said Suckle tract;

THENCE South 16 deg. East, with a West line of said Suckle tract, a distance of 63.7 ft. to a ½ inch rebar with plastic cap

stamped (*RPLS 4709*) found at the Southeast corner of said Mario Tobar 0.162 ac., the Northeast corner of said Lot 1 Knauss Addition;

THENCE South 74 deg. West, with the North line of said Lot 1 of Knauss Addition, passing said ½ inch rebar found at the Northwest corner of said Lot 1 and leaving the North line thereof at 98 ft., and continuing for a **TOTAL** distance of 111 ft. to the **PLACE OF BEGINNING** and containing **0.162 ACRES** of land.

5.01 OWNER agrees that, should he fail to make improvements substantially as described or fail to perform any other term or covenant hereof, CITY shall have the right, after giving notice and opportunity to cure as hereinafter set out, to recapture all tax revenue on said property in the zone lost as a result of this Agreement for the entire term of the Agreement. Such recapture shall mean that all of such property shall be taxed at the full improved value as assessed by the Grayson Appraisal District for all years this Agreement has been in effect. The payment of such recaptured taxes minus any taxes paid by OWNER during the years this Agreement has been in force shall be due January 1 of the next following year and shall be delinquent if not paid on or prior to January 31st. Penalties and interest shall be calculated thereafter as if all taxes had become due in the same year. The CITY agrees prior to enforcement of the terms of this paragraph to give 120 days written notice to the address shown below of OWNER'S default in completing the improvements called for in this Agreement, and OWNER shall have the right to cure such default within the 120-day period.

VI.

6.01 This Agreement shall inure to the benefit of CITY and OWNER, and shall be binding upon them, their heirs, successors and assigns. It is specifically provided and agreed that the right to tax abatement shall inure to the benefit of subsequent owners so long as the term and conditions of this Agreement are in effect.

VII.

7.01 CITY agrees that this Agreement may be assigned and the improvements leased or sub-leased, without any further necessity for consent, by the OWNER to any person, firm or corporation.

VIII.

8.01 At any time before the expiration of the term hereof, this Agreement may be modified by the mutual action of the parties hereto to include other provisions that could have been included in the original agreement or to delete provisions that were not necessary to the original agreement. Such modification must be in writing and signed by all the parties hereto and made by the same procedure by which the original Agreement was approved and executed. In no

event may the original Agreement be modified so as to extend the term beyond the original term of this Agreement.

IX.

9.01 This Agreement shall be construed subject to the laws of the State of Texas, and particularly to the Property Redevelopment and Tax Abatement Act, Chapter 312 of the Texas Tax Code.

9.02 All appraisal values for real property shall be made by the Grayson Appraisal District or such other entity as may succeed or replace such District.

9.03 OWNER is hereby notified that the Grayson Appraisal District may impose additional requirements which must be met in order for OWNER to realize the benefit of tax abatement and this Agreement. Contact should be made by OWNER with the District in person at 512 North Travis Street, Sherman, Texas, or by telephone at (903) 893-9673.

X.

10.01 This Agreement is subject to all provisions of all outstanding bond issues of CITY. To the extent that this Tax Abatement Agreement conflicts with any of the provisions of such bond issues, such bond issues and attendant documents thereto shall control.

XI.

11.01 This Tax Abatement Agreement is specifically subject to present laws of the State of Texas and any future laws enacted subsequent to the execution of this Agreement which may provide retroactively for a modification of Agreements of this type as a matter of law. Upon the effective date of any such law, then this Agreement shall automatically be so modified.

XII.

12.01 Notices required by this Agreement shall be mailed to the following addresses as same may be in the future changed by either party upon written notice to the other:

City of Sherman
P.O. Box 1106
Sherman, Texas 75091-1106
(903) 892-7200

Mario Tobar
1308 Pintail Drive
Sherman, Texas 75092
(903) 816-0416

Copy to: Grayson Appraisal District
512 North Travis Street
Sherman, Texas 75090
(903) 893-9673

This Agreement is performable in Grayson County, Texas. Witness our hands on this the _____ day of _____, 2014.

CITY:
CITY OF SHERMAN, TEXAS

OWNER:
MARIO TOBAR

BY: _____
GEORGE OLSON
CITY MANAGER

BY: _____
MARIO TOBAR

ATTEST:

BY: _____
LINDA ASHBY
CITY CLERK

APPROVED AS TO FORM
AND CONTENT:

BY: _____
BRANDON S. SHELBY
CITY ATTORNEY

THE STATE OF TEXAS §
COUNTY OF GRAYSON §

BEFORE ME, the undersigned authority, on this day personally appeared **MARIO TOBAR**, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein express.

GIVEN UNDER MY HAND and seal of office this _____ day of _____, 2014 A.D.

NOTARY PUBLIC IN AND FOR THE
STATE OF TEXAS

**CITY OF SHERMAN
APPLICATION FOR RESIDENTIAL TAX ABATEMENT**

Property Owner:

Name: Mario Tobar

Mailing Address: 1308 Pintail Dr. Sherman TX 75092

Telephone Number: (903) 816-0416

Contact (if different than owner):

Name: _____

Mailing Address: Same.

Telephone Number: _____

Property:

Physical Address: 1013 N. ~~Bee~~ Montgomery st.

Summary Legal Description: Lot: 19 Block: _____ Addition: Shannon

Full Legal Description: Include as an attachment a full legal description with metes and bounds.

Improvements:

Type of Improvements (please check one). New Construction: ☒ Remodeling: _____

Estimated Value of Improvements: \$55,000.

Estimated Date of Start of Construction: 01/27/14

Estimated Date of Completion of Project: 3 month.

Description of Project: New House

Applicant(s): Mario Tobar

Date: 01/27/14

Date: _____

**** Electronically Filed Document ****

Wilma Blackshear Bush
County Clerk
Grayson County

Document Number: 2013-19944
Recorded As : E-FILE RECORDINGS

Recorded On: September 17, 2013
Recorded At: 01:35:22 pm
Number of Pages: 4
Book-VI/Pg: Bk-OR VI-5361 Pg-12
Recording Fee: \$24.00

Parties:

Direct- HURT JAMES
Indirect- TOBAR MARIO E

Receipt Number: 386034
Processed By: GAIL WHITE

***** THIS PAGE IS PART OF THE INSTRUMENT *****

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY
because of color or race is invalid and unenforceable under federal law.



THE STATE OF TEXAS
COUNTY OF GRAYSON
I hereby certify that this instrument was FILED in the File Number sequence on the date/time
printed hereon, and was duly RECORDED in the Official Records of Grayson County, Texas.

Wilma Blackshear Bush

Wilma Blackshear Bush, Grayson County Clerk

GF# 86113000239

After Recording, Return To:
Mario E. Tobar
1308 Pintail Drive
Sherman, TX 75092

Prepared in the Law Office of:
Brett Stalcup, Attorney
3615 N. Hall Street
Dallas, TX 75219

2252
Prepared by the State Bar of Texas for use by lawyers only.
Revised 10-85.
©1985 by the State Bar of Texas

GENERAL WARRANTY DEED

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

Effective Date: September 16, 2013

Grantor: James Hurt and wife, Alison Hurt

Grantor's Mailing Address:
233 Dove Hollow Road
Whitewright, TX 75491

Grantee: Mario E. Tobar

Grantee's Mailing Address:
1308 Pintail Drive
Sherman, TX 75092

Consideration: TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged by Grantor.

Property (including any improvements):
1013 North Montgomery Street
Sherman, TX 75090

Also known as:

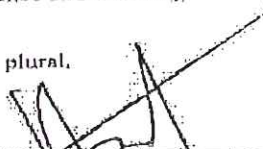
SEE "EXHIBIT A" attached hereto and incorporated by reference

Reservations from and Exceptions to Conveyance and Warranty:

This conveyance, however, is made and accepted subject to any and all restrictions, encumbrances, easements, covenants, conditions, oil and gas leases, mineral interests, and water interests outstanding in persons other than Grantor, and other instruments, other than conveyances of the surface fee estate that affect the hereinabove described property which are recorded in the office of the county clerk in which the property is located. Grantee assumes responsibility for the payment of the ad valorem taxes for current year.

Grantor, for the consideration and subject to the reservations from and exceptions to conveyance and warranty, grants, sells, and conveys to Grantee the property, together with all and singular the rights and appurtenances thereto in any wise belonging, to have and hold it to Grantee, Grantee's heirs, executors, administrators, successors, or assigns forever. Grantor binds Grantor and Grantor's heirs, executors, administrators, and successors to warrant and forever defend all and singular the property to Grantee and Grantee's heirs, executors, administrators, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the reservations from and exceptions to conveyance and warranty.

When the context requires, singular nouns and pronouns include the plural.



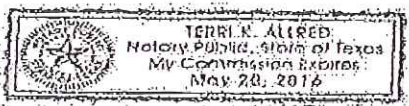
James Hurt

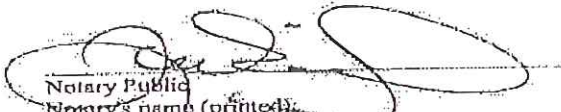

Alison Hurt

(Acknowledgment)

STATE OF TEXAS
COUNTY OF Collin

This instrument was subscribed, sworn to and acknowledged before me on the 16th day of September, 2013, by James Hurt and wife, Alison Hurt.





Notary Public
Notary's name (printed):
Notary's commission expires:

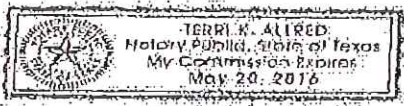


EXHIBIT A

Situated in the County of Grayson, State of Texas, being a part of the J. B. McAnair Survey, Abstract No. 763, also being a part of Lot 19 of the Shannon Subdivision and being all of a 6.3.7' x 111' tract of land conveyed to JSBR Inc. by deed of record in Volume 3331, Page 217, of the Official Public Records, Grayson County, Texas, being more particularly described as follows:

Beginning at a 1/2" steel rod found on the east side of a public road locally known as Montgomery Street, said rod being the southwest corner of said JSBR tract;

Thence North 16° 00' 00" West along the east side of said public road a distance of 63.70 feet to a 1/2" steel rod found in the south line of a 50' x 127' tract of land conveyed to Robert M. Tollison, et ux, by deed of record in Volume 921, Page 460, of the Deed Records, Grayson County, Texas, said rod being the northwest corner of said JSBR tract;

Thence North 74° 00' 00" East with the south line of said Tollison tract passing a 1" pipe found at a distance of 90.53 and continuing for a total distance of 111.00 feet to a 1/2" steel rod set in the west line of a tract of land conveyed to R. B. Suckle, Trustee, by deed of record in Volume 1504, Page 663, of said Deed Records, Grayson County, Texas, said rod being the northeast corner of said JSBR tract;

Thence South 16° 00' 00" East with the west line of said Suckle tract a distance of 63.70 feet to a 1/2" steel rod set at the northeast corner of a 0.146 acre tract of land conveyed to Grayson County, Trustee, by deed of record in Volume 3614, Page 86, of said Official Public Records;

Thence South 74° 00' 00" West with the north line of said 0.146 acre tract a distance of 111.00 feet to the Point-of-Beginning and containing 0.162 acres of land.

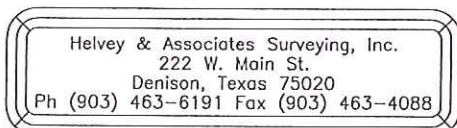


Owner: Mario E. Tobar

Address: 1013 N. Montgomery Street
Sherman, Texas

This survey was prepared for the sole benefit of the transaction (boundary survey) by and between the Owner stated hereon and Helvey and Associates Surveying, Inc., and is null and void for any other transactions. Any other use of this survey without the sole consent of the undersigned surveyor is prohibited, and would infringe upon state and federal copyright statutes. Any violation of said statutes will be aggressively pursued.

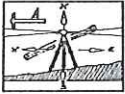
I, Billy F. Helvey, Registered Professional Land Surveyor, do hereby certify that a survey was performed on the ground of the property shown hereinabove under my personal and direct supervision, that visible and observable evidence of easements or rights-of-way that were detected during the course of this survey are shown hereon, that the plat substantially complies with the Current Minimum Standards for Professional Land Surveyors, as adopted by the Texas Board of Professional Land Surveying and is a true and correct representation of the property shown hereon.



Billy F. Helvey
Billy F. Helvey, R. P. L. S. No. 4488
Copyright Date: January 7, 2014

VICE PRESIDENT
KENNETH N. RUSSELL, R. P. L. S.

PRESIDENT
BILLY F. HELVEY, R. P. L. S.



Boundary Surveys - Topographic Surveys - Sub-Divisions
Residential - Commercial - Oil Well Site Locations
Construction Staking

Helvey And Associates Surveying, Inc.

222 WEST MAIN STREET, DENISON, TEXAS 75020 PHONE (903)463-6191 FAX (903)463-4088

FIELD NOTES 0.162 ACRES

SITUATED in the City of Sherman, County of Grayson, State of Texas, being a part of the J. B. McAnair Survey, Abstract No. 763, being all of the 0.162 acre tract of land conveyed by General Warranty Deed from James Hurt and wife, Alison Hurt, to Mario E. Tobar, on September 16, 2013, recorded in Volume 5361, Page 12, Official Public Records, Grayson County, Texas, and in Grayson County Clerk's Document No. 2013-19944, and being more particularly described by metes and bounds as follows, to-wit:

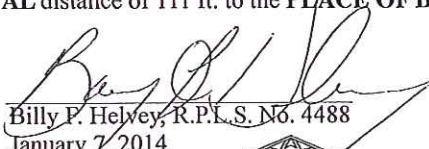
BEGINNING at a ½ inch rebar with plastic cap stamped (RPLS 4488) set in the East line of Montgomery Street, at the Southwest corner of said Mario Tobar 0.162 ac., **SAID** beginning rebar being South 74 deg. West, 13 ft. from a ½ inch rebar with plastic cap stamped (RPLS 4709) found in the South line of said 0.162 ac., at the Northwest corner of Lot 1, Block 1, Knauss Addition, to the City of Sherman, Grayson County, Texas, as per plat of record in Vol. 17, Pg. 117, Plat R.G.C.T.;

THENCE North 16 deg. West, with the East line of Montgomery Street, a distance of 63.7 ft. to a ½ inch rebar with plastic cap stamped (RPLS 4709) found in the South line of the Arugusta Mask and wife, Pauline Mask, 50 ft. by 127 ft. tract of land recorded in Vol. 921, Pg. 460, D.R.G.C.T., at the Northwest corner of said Mario Tobar 0.162 ac.;

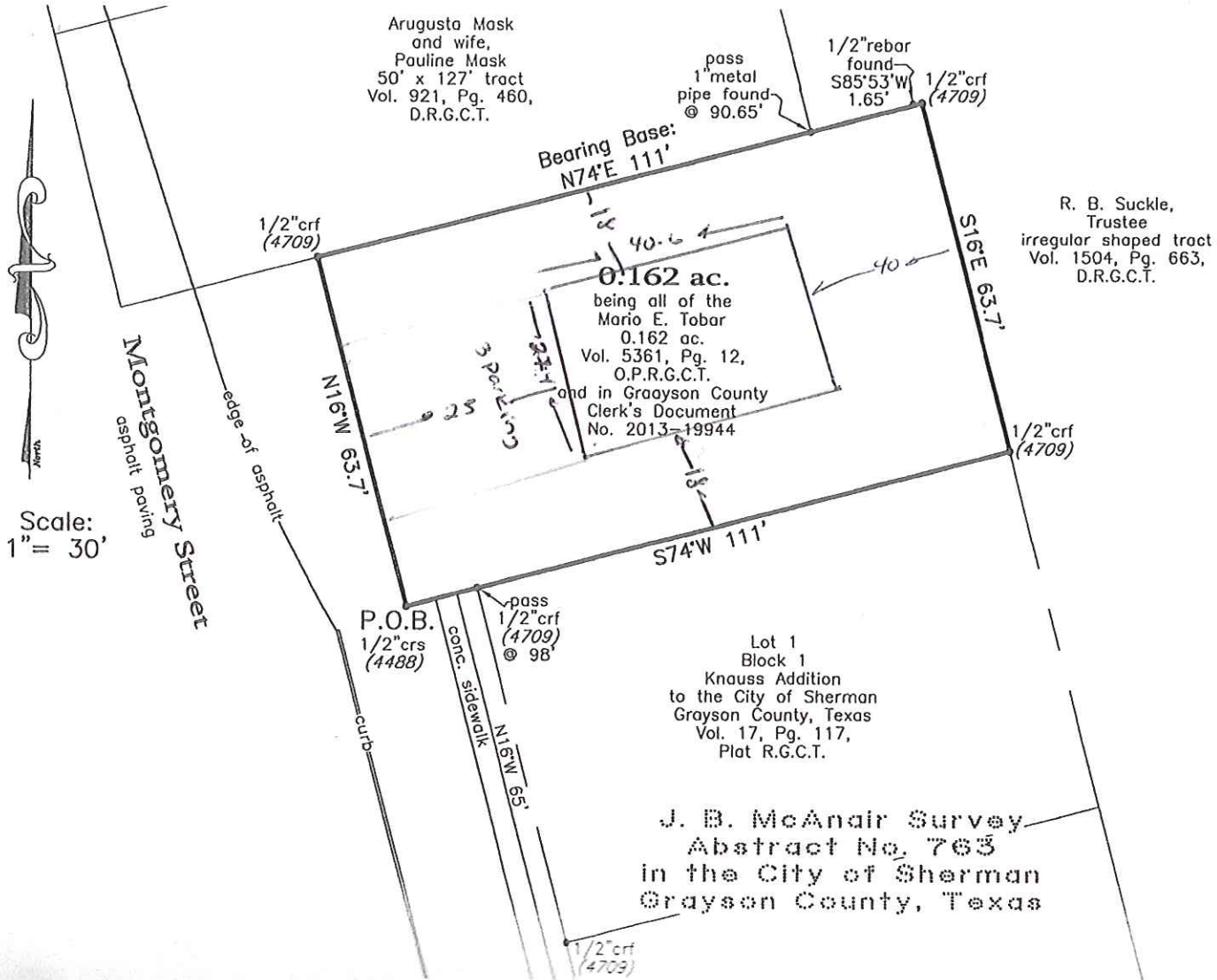
THENCE North 74 deg. East, with the South line of said Arugusta Mask tract, passing a 1 inch metal pipe found at the Southeast corner of said Mask tract and at a Southwest corner of the R. B. Suckle, Trustee, "irregular" shaped tract of land recorded in Vol. 1504, Pg. 663, D.R.G.C.T., at 90.65 ft., and continuing now with a South line of said Suckle tract, for a **TOTAL** distance of 111 ft. to a ½ inch rebar with plastic cap stamped (RPLS 4709) found at the Northeast corner of said Mario Tobar 0.162 ac., an Ell corner of said Suckle tract;

THENCE South 16 deg. East, with a West line of said Suckle tract, a distance of 63.7 ft. to a ½ inch rebar with plastic cap stamped (RPLS 4709) found at the Southeast corner of said Mario Tobar 0.162 ac., the Northeast corner of said Lot 1 of Knauss Addition;

THENCE South 74 deg. West, with the North line of said Lot 1 of Knauss Addition, passing said ½ inch rebar found at the Northwest corner of said Lot 1 and leaving the North line thereof at 98 ft., and continuing for a **TOTAL** distance of 111 ft. to the **PLACE OF BEGINNING** and containing **0.162 ACRES** of land.


Billy F. Helvey, R.P.L.S. No. 4488
January 7, 2014





Owner: Mario E. Tobar

Address: 1013 N. Montgomery Street
Sherman, Texas

This survey was prepared for the sole benefit of the transaction (boundary survey) by and between the Owner stated hereon and Helvey and Associates Surveying, Inc., and is null and void for any other transactions. Any other use of this survey without the sole consent of the undersigned surveyor is prohibited, and would infringe upon state and federal copyright statutes. Any violation of said statutes will be aggressively pursued.

I, Billy F. Helvey, Registered Professional Land Surveyor, do hereby certify that a survey was performed on the ground of the property shown hereinabove under my personal and direct supervision, that visible and observable evidence of easements or rights-of-way that were detected during the course of this survey are shown hereon, that the plat substantially complies with the Current Minimum Standards for Professional Land Surveyors, as adopted by the Texas Board of Professional Land Surveying and is a true and correct representation of the property shown hereon.

CITY OF SHERMAN
RESIDENTIAL BUILDING PERMIT

PERMIT #: 140158 SUBCONTRACTOR: MARIO TOBAR DATE ISSUED: 1/27/2014

PROJECT ADDRESS: 1013 N MONTGOMERY ST
PARCEL ID:
SUBDIVISION:

LOT #:
BLK #:
ZONE ORD:

ISSUED TO: MARIO TOBAR
ADDRESS: 1308 PINTAIL
CITY, ST ZIP: SHERMAN TX 75092-4243
PHONE: 903-816-0416

CONTRACTOR: MARIO TOBAR
ADDRESS: 1308 PINTAIL
CITY, ST ZIP: SHERMAN TX 75092-4243
PHONE:

PROP. USE: ONE FAMILY RESIDENTIAL
WORK: NEW RESIDENTIAL
CONSTRUCTION
VALUATION: \$ 55,000.00
OCCP TYPE: ONE FAMILY RESIDENTIAL
CNST TYPE: WOOD FRAME

SQ FT: 1,150.00
BEDROOMS: 3
BATHROOMS: 2
STORIES: 1

FEE CODE	DESCRIPTION	AMOUNT
BLD10	RESIDENTIAL STORMWATER MGMT	\$ 25.00
TOTAL		\$ 25.00

NOTES:

NOTICE

THIS PERMIT BECOMES NULL AND VOID IF WORK OR CONSTRUCTION AUTHORIZED IS NOT COMMENCED WITHIN 6 MONTHS, OR IF CONSTRUCTION OR WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF 6 MONTHS AT ANY TIME AFTER WORK IS STARTED.

I HEREBY CERTIFY THAT I HAVE READ AND EXAMINED THIS DOCUMENT AND KNOW THE SAME TO BE TRUE AND CORRECT. ALL PROVISIONS OF LAWS AND ORDINANCES GOVERNING THIS TYPE OF WORK WILL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT. GRANTING OF A PERMIT DOES NOT PRESUME TO GIVE AUTHORITY TO VIOLATE OR CANCEL THE PROVISION OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION.

(SIGNATURE OF CONTRACTOR OR AUTHORIZED AGENT)

DATE

(APPROVED BY) FLOOD PLAIN ADMINISTRATOR

DATE

(APPROVED BY) BUILDING & ZONING

DATE

1013 N. Montgomery





1013 N. Montgomery

City of Sherman, Texas
Developmental Services Department

Sherman
CLASSIC TOWN. BROAD HORIZON.



1 inch = 47 feet



SHERMAN CITY COUNCIL

Agenda Communication Form

City Council Regular Meeting

Agenda Item No. D. 1.

Meeting Date: 02/17/2014

Prepared By: Robby Hefton, Assistant City Manager/CFO

Approved By: George Olson, City Manager

Caption:

*** REQUEST TO ADVERTISE**

Water Meters

Issue:

Approval of a request to advertise for the purchase of water meters for Sherman's Automated Meter Reading System

Background:

The City requests bids to establish a price agreement for the purchase of water meters ranging in sizes 5/8" to 2". Water meters must be compatible with the ITRON MVRS automated meter reading system.

Origination:

Department 7711, Utility Billing

Financial Consideration:

Funds for the purchase of water meters were appropriated in the approved budget for fiscal year 2013-2014. Advertising costs are estimated to be approximately \$200.00.

Staff Recommendation:

It is recommended that the City Council approve the advertising related to the purchase of water meters.

Alternatives:

As may be directed by City Council



SHERMAN CITY COUNCIL

Agenda Communication Form

City Council Regular Meeting

Agenda Item No. E. 1.

Meeting Date: 02/17/2014

Prepared By: Otis Henry, Police Chief

Approved By: George Olson, City Manager

Caption:

OTHER BUSINESS

Receive Presentation from Police Chief Otis Henry on the Police Department's Recruiting Initiative

Issue:

This brief presentation will provide an overview of the Police Department's recruiting plan.

Background:

The Police Department is undertaking an aggressive recruiting campaign in hopes of filling existing police officer vacancies. We are taking a multi-faceted advertising approach in part by reaching out to areas beyond where we normally recruit. In addition, we are modifying some of our entry level eligibility requirements and creating a lateral entry program, thereby creating flexibility in our standards when appropriate.

We are taking these various approaches in hopes of attracting numerous qualified applicants who will meet our high standards, and who will be a good fit for the Department and for the City of Sherman.

Origination:

Police Department

Financial Consideration:

There is no financial impact for this agenda item.

Staff Recommendation:

The Council need take no action on this agenda item - informational only.



SHERMAN CITY COUNCIL

Agenda Communication Form

City Council Regular Meeting

Agenda Item No. E. 2.

Meeting Date: 02/17/2014

Prepared By: Pamela Cloer, Assistant to the City Manager

Approved By: George Olson, City Manager

Caption:

OTHER BUSINESS

Mayor's Appointment to the Sherman-Denison Metropolitan Planning Organization's (SD-MPO's) Metropolitan Transportation Plan (MTP) Subcommittee

Issue:

Mayor Carolyn S. Wacker will consider appointing a member to the SD-MPO's MTP Subcommittee.

Background:

On February 5, 2014, the SD-MPO Policy Board voted to create a Metropolitan Transportation Plan (MTP) Subcommittee tasked with assisting in the development of the 2040 Metropolitan Transportation Plan. Each of the SD-MPO Policy Board's elected members have agreed to appoint one member each to the MTP Subcommittee. The appointee should be a member of the general public who is active in his or her community.

The MTP Subcommittee will meet no more than eight times between now and November and will work with the Technical Advisory Committee to assist in identifying the community's needs regarding transportation and prioritizing those needs. The first meeting of the MTP Subcommittee is scheduled for March 19, 2014.

Origination:

Mayor Carolyn S. Wacker

Financial Consideration:

There is no financial impact to this appointment.

Staff Recommendation:

The Mayor will announce her appointment during the February 17th Council meeting.



SHERMAN CITY COUNCIL

Agenda Communication Form

City Council Regular Meeting

Agenda Item No. E. 3.

Meeting Date: 02/17/2014

Prepared By: Robby Hefton, Assistant City Manager/CFO

Approved By: George Olson, City Manager

Caption:

OTHER BUSINESS

Approve Quarterly Investment Report for Period Ending December 31, 2013

Issue:

To approve the Investment Report for the quarterly period ending December 31, 2013

Background:

This report is being presented in accordance with the state law that requires at least quarterly presentation to the Council. The report was given to the Investment Committee prior to submittal to the Council.

As of December 31, 2013, the portfolio was in compliance with applicable state laws and the Investment Policy. The Operating investment portfolio had a book value of about \$14.3 million, essentially unchanged from prior quarter of \$14.4 million. This portfolio is appropriately liquid; and its weighted-average maturity was about 304 days, down from 376 days last period. The portfolio yield of 0.37% for the quarter is higher than the benchmark yield of 0.13%. The portfolio value on the City's books is essentially equal to the market value of the overall portfolio.

Origination:

Finance

Financial Consideration:

None

Staff Recommendation:

It is recommended that the Council accept the reports as presented.

Alternatives:

The Council could offer suggestions for improvement or could request more frequent reporting.

Attachments

Memo to Investment Committee dated February 11, 2014

Investment Report for Quarter Ended December 31, 2013



memorandum

DATE: Tuesday, February 11, 2014

TO: The Investment Committee Members:
Councilman Jason Sofey
Councilman Tom Watt
George Olson, City Manager

FROM: Robby Hefton, Assistant City Manager/CFO 

SUBJECT: Investment Report for Quarter Ended December 31, 2013

Enclosed is a copy of the quarterly investment report for the quarter ended December 31, 2013. As of that date, the City was in compliance with all applicable state laws and internal policies for the portfolio. The investment report reflects the more contemporary presentation layout that you saw in the last report, but the essence of the information remains unchanged.

The total operating portfolio balance of about \$14.3 million was essentially unchanged during the quarter compared to the balance at September 30, 2013 of \$14.4 million. The underlying investments were adequately diversified among six different types of securities. The portfolio had a weighted-average maturity of about 304 days, down from 376 days last quarter because of securities maturing during the quarter. The portfolio yield of 0.37% was higher than our benchmark 1 year Constant Maturity Treasury Index of 0.13%. Book value closely approximated market value.

This investment report will be on the February 17, 2014 City Council Agenda for their review and approval. Please call me if you have any questions about this item.

RH:pc

attachment (as stated above)

CITY OF SHERMAN, TEXAS
INVESTMENT PORTFOLIO SUMMARY
For the Quarter Ending December 31, 2013

Total Portfolio Summary			
	Current Quarter 12/31/13	Prior Quarter 9/30/2013	Change From Prior Qtr
Book Value	\$ 14,340,906	\$ 14,383,691	\$ (42,785)
Market Value	\$ 14,352,457	\$ 14,391,553	\$ (39,096)
Weighted Average Maturity - Days	303	374	(71)
Weighted Average Yield	0.368%	0.376%	-0.008%
Earned Income	\$ 12,588	\$ 15,518	\$ (2,930)
Earned Income - Year-to-Date	\$ 12,588	\$ 68,367	\$ (55,779)

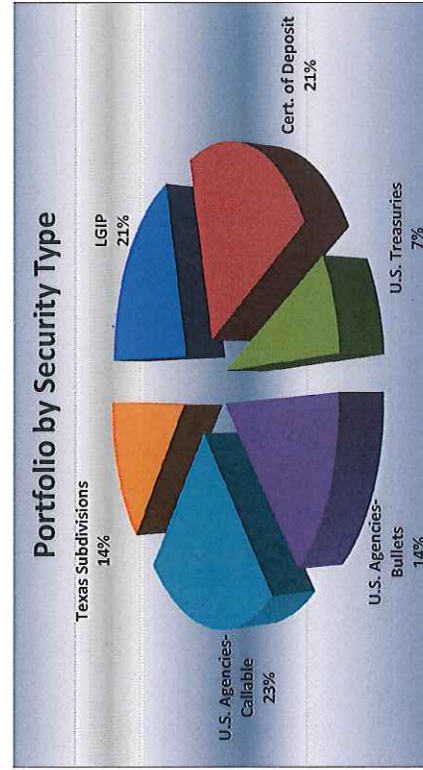
This report complies with the requirements of the public funds investment law and covers all the funds of the City of Sherman that are subject to that law.

As of December 31, 2013, the City's portfolio had a book value of \$14.3 million, which approximates the market value. Of this amount, \$3.0 million was held in Local Government Investment Pools (LGIP), \$3.0 million was held in Certificates of Deposit (CD), \$5.3 million was held in U.S. Agency Securities, \$1.0 million was held in a U.S. Treasury, and \$2.0 million was held in State of Texas political subdivision obligations.

The portfolio value was about the same as the previous quarter. The market value of investments declined due to increased market interest rates inversely affecting the value of investments.

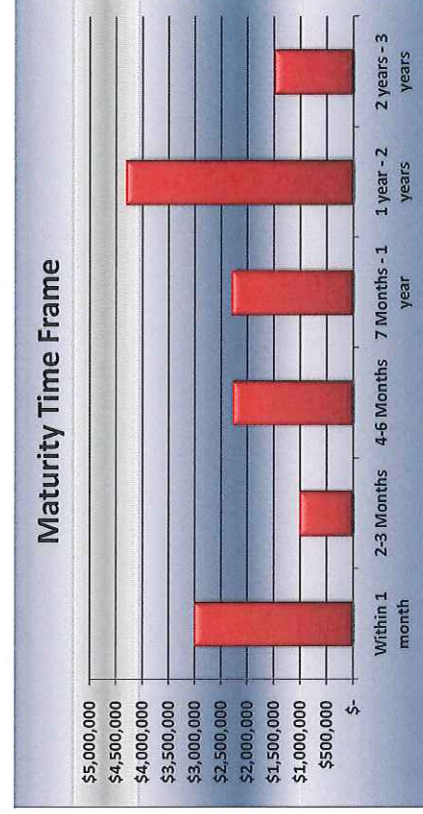
The weighted average yield on the portfolio was .37%, about 24 basis points above the 1-year Constant Maturity Treasury Index of .13%. The weighted average yield was lower than the previous quarter due to a CD renewal at a lower rate.

The weighted average maturity of the portfolio decreased from 376 days at September 30, 2013 to 304 days at December 31, 2013 due to lack of purchases.



Robby Hefton

Robby Hefton, Assistant City Manager/CFO and City of Sherman Investment Officer



Mary Lawrence

Mary Lawrence, Controller and City of Sherman Investment Officer

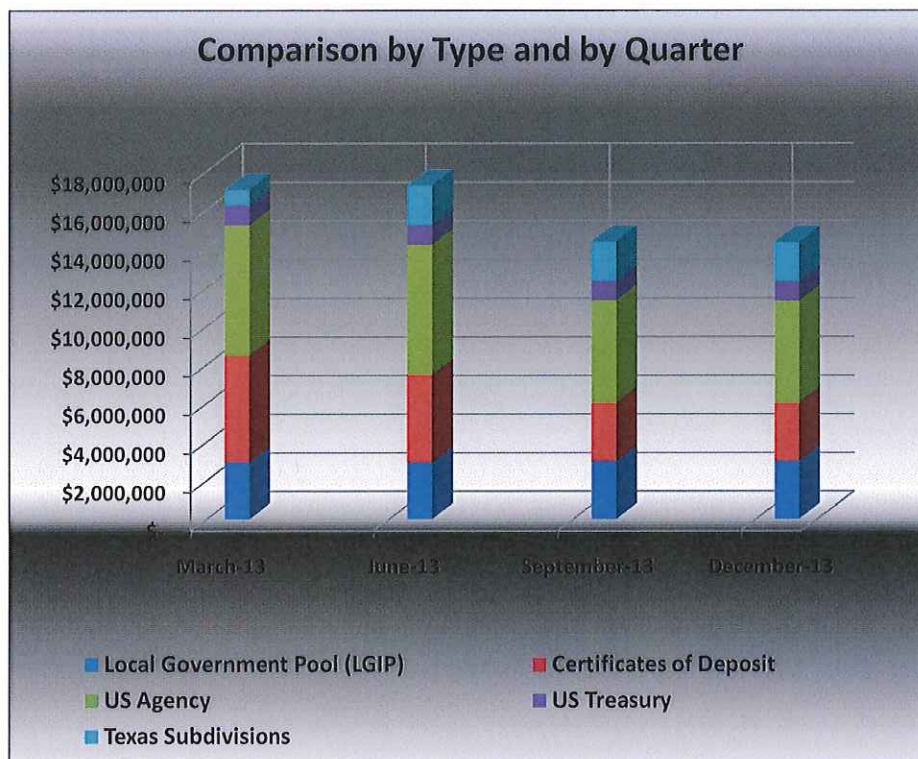
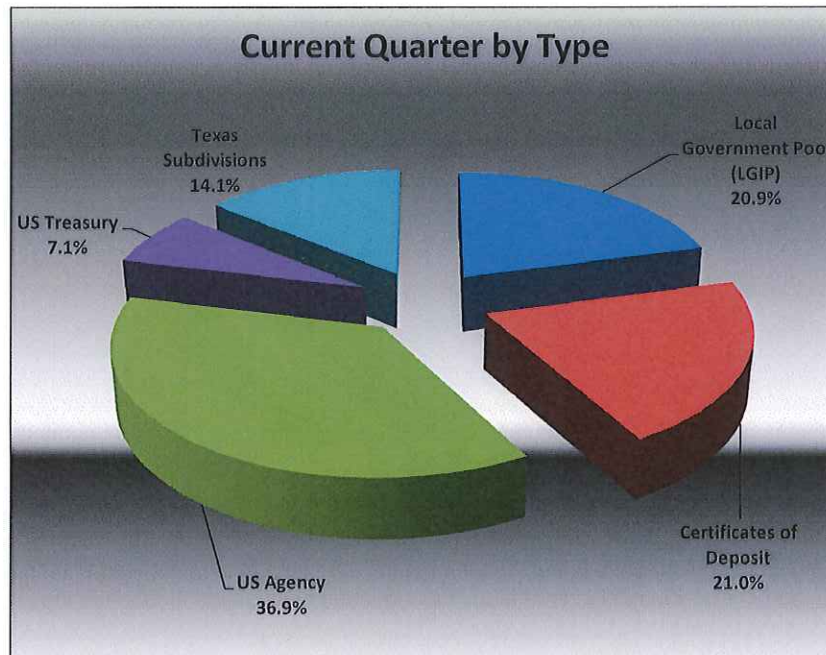


CITY OF SHERMAN, TX
Market Value Summary
AS of 12/31/2013

CUSIP	Settle Date	Sec. Description	Mty Date	Market Value 9/30/2013	Change in Market Value	Market Value 12/31/2013
Tex-Pool		TexPool		\$ 1,558,066	219	\$ 1,558,285
TexStar		TexSTAR		1,438,325	151	1,438,476
CD 1013162855	\$40,885	CDARS	12/8/2013	1,007,292	(1,007,292)	-
CD 1013674007	4/5/2012	CDARS	4/3/2014	1,006,730	1,142	1,007,872
CD 4176803858	\$41,302	Landmark Bank	9/28/2014	1,001,736	884	1,002,620
CD 4176804229	12/5/2013	Landmark Bank	12/5/2014	-	1,000,000	1,000,000
31398AVZ2	2/7/2013	FNMA	3/13/2014	1,011,992	(6,828)	1,005,164
31328X25JO	2/2/2012	FHLMC	4/2/2014	1,277,940	(14,173)	1,263,768
052396B23	10/5/2011	Austin, TX CO	9/1/2014	292,268	(1,967)	290,301
590741X3	6/19/2013	Mesquite, TX	2/15/2015	142,541	(262)	142,279
590741V76	10/5/2011	Mesquite, TX	2/15/2015	117,087	(215)	116,872
3135GOHG1	2/23/2012	FNMA	3/16/2015	1,001,679	(72)	1,001,607
912828NLO	1/6/2012	Treasury Note	6/30/2015	1,027,656	(3,437)	1,024,219
3134G3MY3	2/28/2012	FHLMC	8/28/2015	1,002,159	(1,335)	1,000,824
313371VFO	3/11/2013	FHLB	12/11/2015	1,023,269	(1,295)	1,021,974
667825RN5	5/23/2013	Northwest ISD	2/15/2016	384,153	(2,936)	381,217
914729JM1	5/23/2013	Univ of N. Texas	4/15/2016	273,085	(1,587)	271,498
54810C6X3	5/23/2013	LCRA	5/15/2016	321,395	(2,784)	318,611
796456DW8	2/14/2013	St Augustine ISD	8/15/2016	504,180	2,690	506,870
Total				\$ 14,391,553	\$ (39,096)	\$ 14,352,457

Trade Date	Settle Date	CUSIP	Security Description	Coupon	Mty Date	Call Date	Par Value	Price	Principal Amount	Interest Purchased/Received	Total Amount	YTM
<u>Maturities</u>												
	12/5/2013	CD 1013162855	CDARS	0.40%	12/8/2013		\$ 1,000,000		\$ 1,007,292	718	\$ 1,008,010	0.40%
<u>Purchases</u>												
	12/5/2013	CD 4176804229	Landmark Bank	0.30%	12/5/2014		1,000,000		1,000,000	-	1,000,000	0.30%
<u>Income Payments</u>												
	12/31/2013	Tex-Pool	LGIP	0.03%			1,558,238			172	172	0.03%
	9/30/2013	TexStar	LGIP	0.04%			1,438,469			145	145	0.04%
	10/30/2013	CD-4176803858	Landmark Bank	0.35%	9/28/2014		1,000,000			884	884	0.35%
	10/31/2013	CD 1013674007	CDARS CD	0.40%	12/8/2013		1,000,000			384	384	0.40%
	11/30/2013	CD 1013674007	CDARS CD	0.45%	4/3/2014		1,000,000			373	373	0.45%
	12/31/2013	CD 1013674007	CDARS CD	0.45%	4/3/2014		1,000,000			385	385	0.45%
	10/2/2013	31328X25JO	FHLMC	4.60%	4/2/2014		1,250,000			28,750	28,750	0.36%
	12/3/2013	313371VFO	FHLB	1.62%	12/11/2015		1,000,000			8,125	8,125	0.44%
	12/31/2013	912828NLO	US Treasury	1.88%	6/30/2015		1,000,000			9,375	9,375	0.52%
	11/15/2013	54810C6X3	LCRA	5.00%	5/15/2016		290,000			7,250	7,250	0.61%
	10/15/2013	914729JM1	UNT	4.50%	4/15/2016		250,000			5,625	5,625	0.55%
Total							\$ 12,786,707		\$ 62,186	\$ 2,069,478		

Cash/Investment Type	Balance 3/31/2013	Balance 6/30/2013	Balance 9/30/2013	Balance 12/31/2013	Percent of Portfolio	Portfolio Cap
Local Government Pool (LGIP)	\$ 2,939,685	\$ 2,940,257	\$ 2,996,339	\$ 2,996,707	20.90%	50.00%
Certificates of Deposit	5,528,067	4,531,758	3,015,758	3,010,492	20.99%	30.00%
US Agency	6,761,318	6,736,046	5,310,833	5,288,597	36.88%	50.00%
US Treasury	1,030,127	1,026,788	1,023,412	1,020,036	7.11%	85.00%
Texas Subdivisions	800,751	2,049,624	2,037,349	2,025,074	14.12%	50.00%
Total	\$ 17,059,948	\$ 17,284,473	\$ 14,383,691	\$ 14,340,906	100.00%	





CITY OF SHERMAN, TX
Portfolio by Maturity
AS of 12/31/2013

Maturity Time Frame	Balance 3/31/2013	Balance 6/30/2013	Balance 9/30/2012	Balance 12/31/2013	Percent of Portfolio	Minimum Allowable
Within 1 month	\$ 2,939,685	\$ 4,459,287	\$ 2,940,542	\$ 2,996,707	20.90%	
2-3 Months	1,001,891	2,409,254	1,007,292	1,005,080	27.90%	
4-6 Months	2,922,697	1,018,061	-	2,271,215	43.74%	
7 Months - 1 year	2,029,755	3,589,656	4,588,140	2,292,281	59.73%	50.00%
1 year - 2 years	4,598,280	3,284,284	3,280,495	4,299,539	89.71%	
2 years - 3 years	3,061,804	2,523,931	2,511,425	1,476,084	100.00%	
3 years - 4 years	505,837	-	-	-	100.00%	
4 years - 5 years	-	-	-	-	100.00%	

	\$ 17,059,949	\$ 17,284,473	\$ 14,327,894	\$ 14,340,906		
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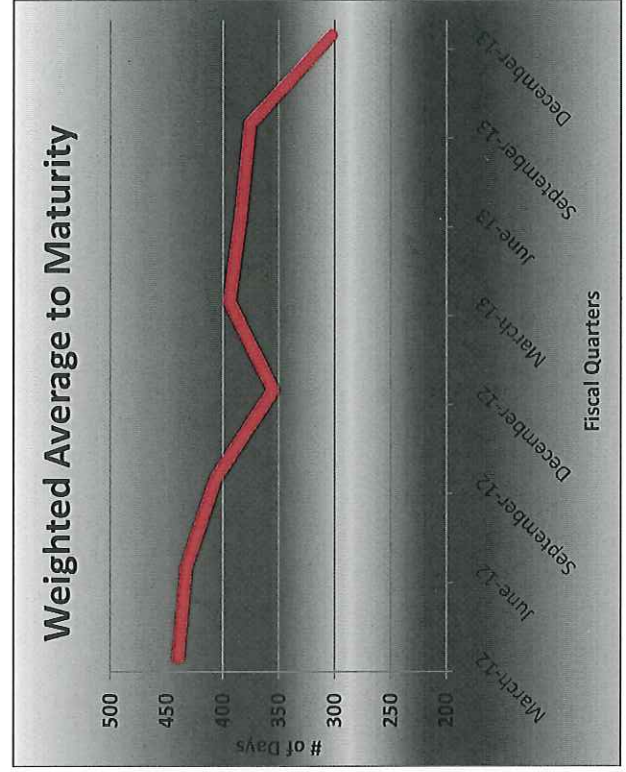
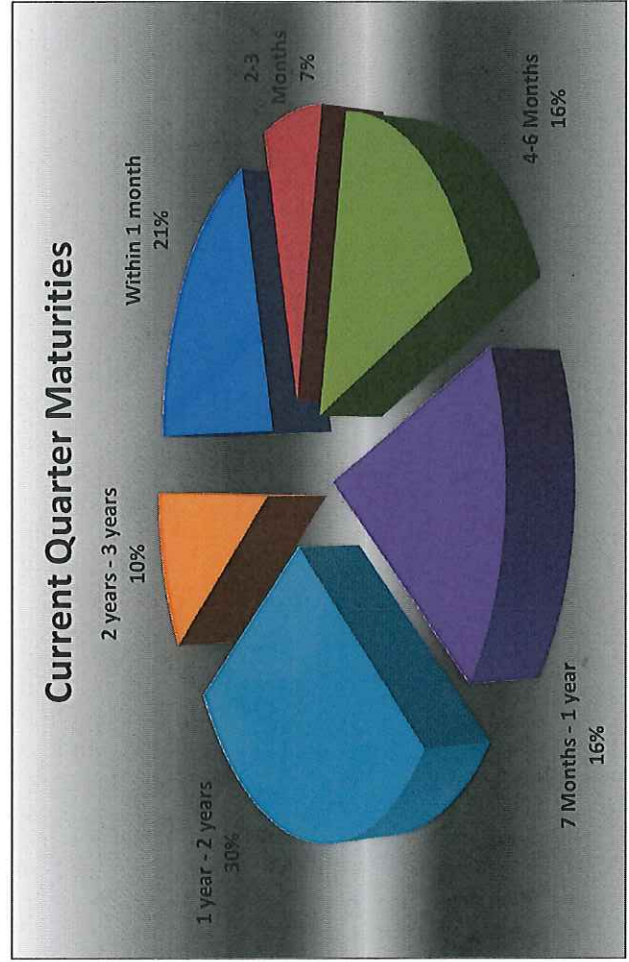
Liquidity Indicator

Weighted Average Maturity

334.16

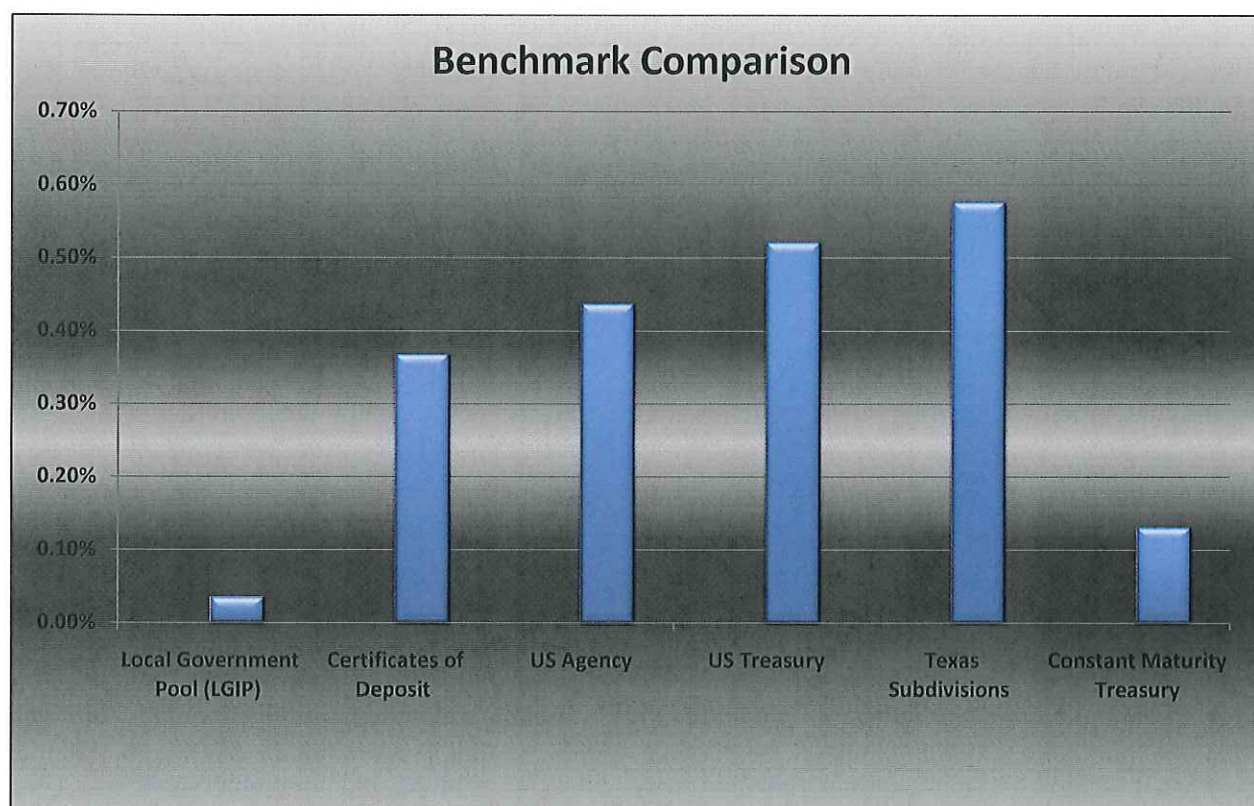
383.92

302.89



Date Received/ Purchased	CUSIP	Security Description	Coupon	YTM	Interest Purchased/ Received	Accrued Interest/ Amortization	Income Earned
12/31/2013	Tex-Pool	TexPool		0.03%	172		172
12/31/2013	TexStar	TexSTAR		0.04%	145		145
10/31/2013	CD 1013674007	CDARS	0.45%	0.45%	385	-	385
11/30/2013	CD 1013674007	CDARS	0.45%	0.45%	373	-	373
12/31/2013	CD 1013674007	CDARS	0.45%	0.45%	385	-	385
10/28/2013	CD 4176803858	Landmark Bank	0.35%	0.35%	884	-	884
12/31/2013	CD 4176804229	Landmark Bank	0.30%	0.30%	-	214	214
10/2/2013	31328X25JO	FHLMC	4.60%	0.36%	28,750	(27,600)	1,150
10/15/2013	914729JM1	Univ. of N Texas	4.50%	0.55%	5,625	(5,011)	614
11/15/2013	54810C6X3	LCRA	5.00%	0.61%	7,250	(7,061)	189
12/11/2013	313371VFO	FHLB	1.63%	0.44%	8,125	(7,010)	1,115
12/31/2013	3134G3MY3	FHLMC	0.65%	0.65%	-	1,643	1,643
12/31/2013	590741X33	Mesquite, TX	2.00%	0.48%	-	184	184
12/31/2013	31398AVZ2	FNMA	2.75%	0.18%	-	384	384
12/31/2013	3135GOGH1	FNMA	0.38%	0.60%	-	1,514	1,514
12/31/2013	912828NLO	Treasury Note	1.88%	0.52%	9,375	(8,051)	1,324
12/31/2013	796456DW8	St. Augustine TX ISD	1.21%	0.65%	-	824	824
12/31/2013	052396B23	City of Austin	3.00%	0.53%	-	398	398
12/31/2013	667825RN5	Northwest ISD	4.60%	0.55%	-	547	547
12/31/2013	590741V76	Mesquite, TX	2.00%	0.48%	-	144	144

\$ 61,469 \$ (48,881) \$ 12,588





SHERMAN CITY COUNCIL

Agenda Communication Form

City Council Regular Meeting

Agenda Item No. E. 4.

Meeting Date: 02/17/2014

Prepared By: Scott Shadden, Director of Developmental Services

Approved By: George Olson, City Manager

Caption:

*** OTHER BUSINESS**

Final Plat Approval of Washington Bend Addition, being 2.36 acres in the William Thompson Survey, Abstract No. 1210; R.W. Klas, Owner; Steve Klas, Representative; and Underwood Drafting & Surveying, Inc., Surveyors (2900 Block of West Washington Street)

Issue:

To consider Final Plat approval of the Washington Bend Addition

Background:

The property is located in the 2900 block of West Washington Street, between Creekbend Circle and Timber Creek Road, off of F.M. 1417 North (Heritage Parkway). The owner would like to plat the property into four (4) lots for residential development.

Origination:

R.W. Klas (Owner)

Steve Klas (Representative)

Underwood Drafting and Surveying (Surveyors)

Financial Consideration:

None

Staff Recommendation:

At the January 21, 2014 regular meeting, the Planning & Zoning Board voted unanimously to recommend to the City Council that the Final Plat be approved subject to the Staff Review Letter.

Alternatives:

None

Attachments

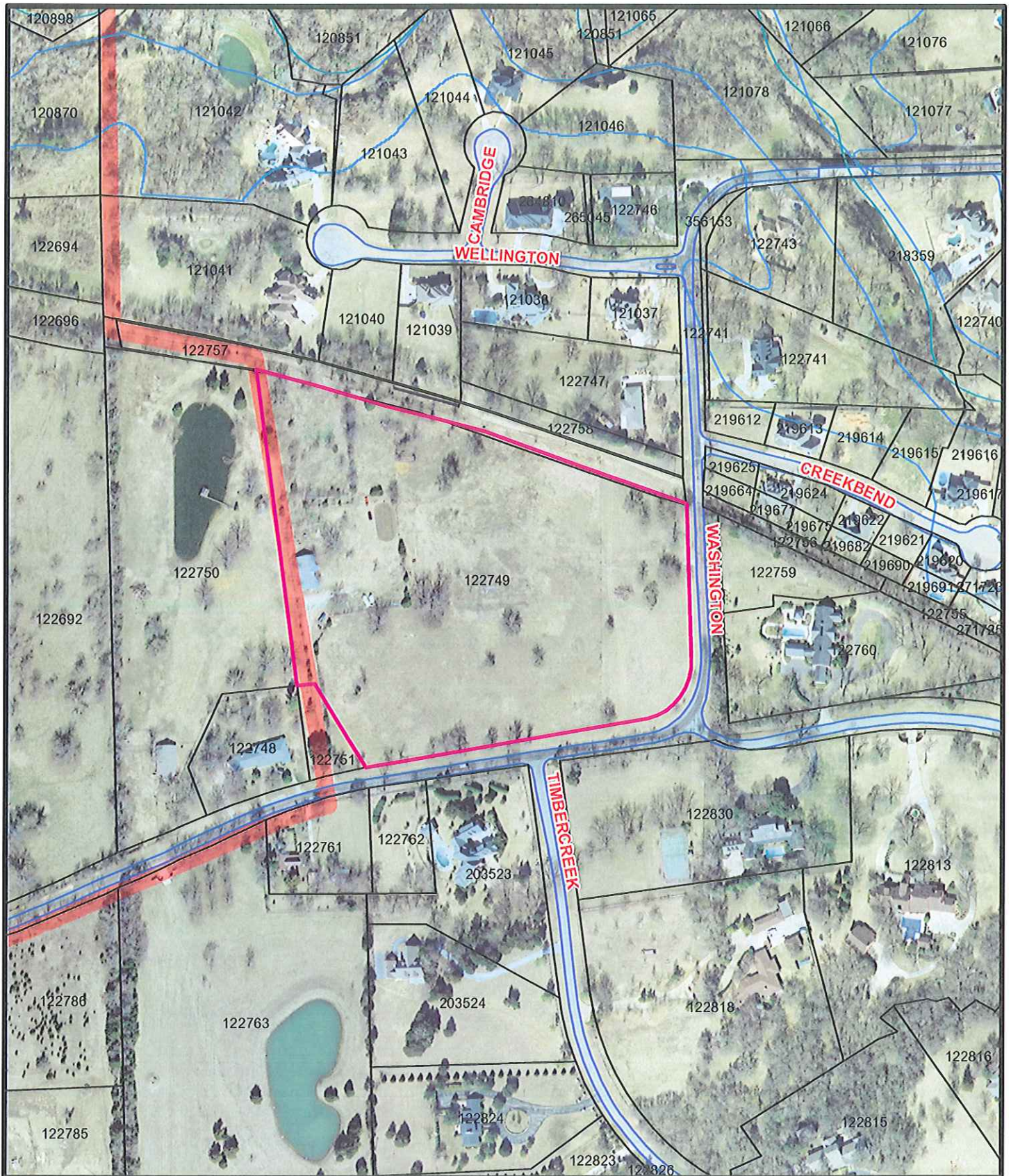
Location Map

Zoning Map

Final Plat

Staff Review Letter

P&Z Communication



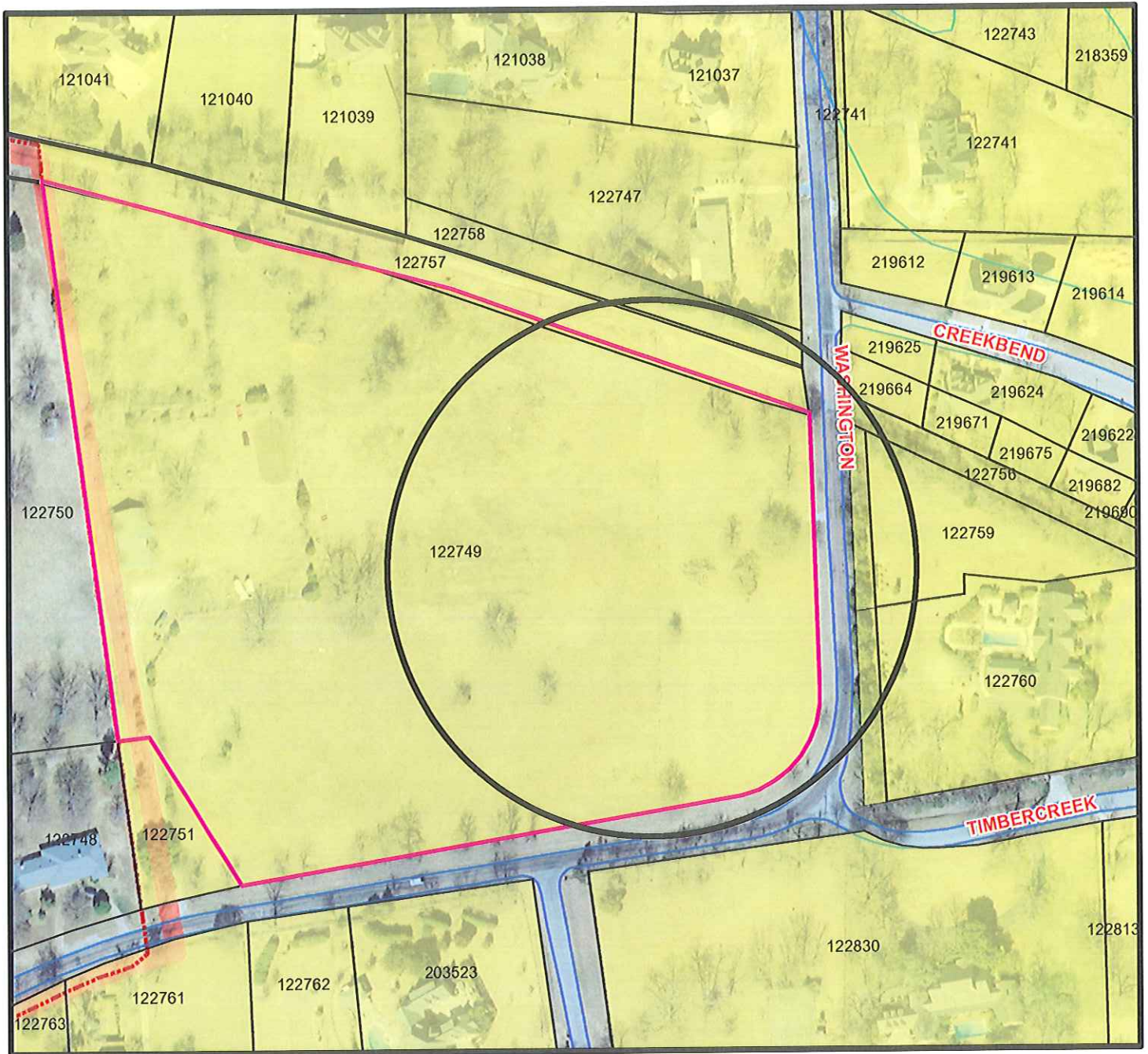
2900 Block W. Washington St.

Sherman
CLASSIC TOWN. BROAD HORIZON.

City of Sherman, Texas
Developmental Services Department



1 inch = 282 feet



Zoning - 2900 Block W. Washington

Legend

O 1 HIGHWAY 75 & 82 OVERLAY DISTRICT	C-2 General Commercial District
O 1.1 FM 1417 OVERLAY DISTRICT	M-1 Light Manufacturing District
O 1.2 SAM RAYBURN FREEWAY OVERLAY DISTRICT	R-A Single Family Agricultural District
C B D DOWNTOWN BUSINESS DISTRICT	SF-1 Single Family Residential District
C P O COLLEGE PARK OVERLAY DISTRICT	M-1.5 Medium Manufacturing District
A & C ARTS & CULTURAL OVERLAY DISTRICT	M-2 Heavy Manufacturing District
CO Office District	MH Manufacturing Housing District
R-1 One Family Residential District	Blalock Commercial District
R-2 Multi-Family Residential District	BIP Blalock Industrial Park
C-1 Retail Business District	



WILLIAM THOMPSON SURVEY
ABST. NO. 1210

0.601 AC.
KENNETH HODGES
ET AL
TRACT TWO
VOL. 365, PG. 505
O.R.G.C.T.

L=204.90'
R=5779.65'
CH: S 69°41'39" E
204.89'

CREEKBEND
CIRCLE

LOT 4
0.739 AC.

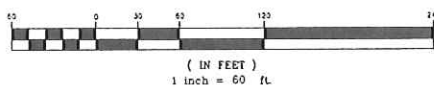
LOT 3
0.576 AC.

LOT 2
0.586 AC.

LOT 1
0.461 AC.

L=375.00'
R=278.53'
CH: S 35°51'36" W
347.31'

GRAPHIC SCALE



**FINAL PLAT
OF
WASHINGTON BEND ADDITION**

**TO THE CITY OF
SHERMAN, TEXAS**

**2.36 ACRES
OUT OF THE
WILLIAM THOMPSON SURVEY
ABST. NO. 1210
GRAYSON COUNTY, TEXAS**

12-25-13

OWNER ~ DEVELOPER
R. W. KLAS
3071 W. WASHINGTON ST.
SHERMAN, TEXAS, 75092

UNDERWOOD
DRAFTING & SURVEYING

3404 INTERURBAN ROAD DENISON, TEXAS 75021

~ SURVEYOR ~
JAMES R. MARET, R.P.L.S. NO. 5433
UNDERWOOD DRAFTING & SURVEYING
3404 INTERURBAN ROAD
DENISON, TEXAS 75021
(903)465-2151

LEGAL DESCRIPTION

Situated in the City of Sherman, Grayson County, Texas, being a part of the William Thompson Survey, Abstract No. 1210, and being a part of the same tract of land described as 24.039 acres conveyed by Mattie Walsh Flemming to R. W. Klas by deed dated November 4, 1963, recorded in Volume 992, Page 481, Deed Records, Grayson County, Texas, and also being a portion of the South one-half of the former Texas & Pacific Railroad, now abandoned as shown by Disclaimer April 16, 1992, recorded in Volume 2351, Page 443, Real Property Records, Grayson County, Texas and being more particularly described by metes and bounds as follows:

Beginning at a 1/2" steel rod found for the Northeast corner of the herein described tract in the West right-of-way line of Washington Street, also being the West line of the 1.668 acre tract of land acquired by the said City of Sherman for right of way as recorded in Volume 4739, Page 492, Official Public Records, said rod also being the Southeast corner of the same tract of land described as 0.601 acres and referred to as Tract Two as conveyed by Pat C. Clutter, III et ux to Kenneth Hodges et ux by deed dated April 30, 2004, recorded in Volume 3562, Page 505, said Official Public Records;

Thence South 02°42'38" East with said West right-of-way line of Washington Street a distance of 266.99 feet to a 1/2" steel rod set marking the beginning of a curve to the right having a radius of 278.53 feet;

Thence in a Southwesterly direction continuing with said West and Northwesterly right-of-way line of Washington Street along said curve, (chord bears South 35°51'36" West, 347.31 feet), on an arc distance of 375.00 feet to a 1/2" steel rod set for the Southwest corner of the herein described tract;

Thence North 00°07'20" West with the general course of an existing fence a distance of 619.27 feet to a 1/2" steel rod set for the Northwest corner of the herein described tract in the South line of the said Hodges tract;

Thence in an Easterly direction with said South line of the Hodges tract along a curve to the right having a radius of 5729.65 feet, (chord bears South 69°41'39" East, 204.89 feet), on an arc distance of 204.90 feet to the Point-of-Beginning and containing 2.36 acres of land.....

KNOWN ALL MEN BY THESE PRESENTS:

That I, James R. Maret, do hereby certify that I prepared this plat from an actual and accurate survey of the land and that the corner monuments thereon were properly placed under my personal supervision, in accordance with the subdivision regulations of the City of Sherman, Texas.

James R. Maret Date
Registered Professional
Land Surveyor, No. 5433

NOW THEREFORE KNOWN ALL MEN BY THESE PRESENTS:

THAT I, R. W. Klas, do hereby adopt this plat designating the hereinabove property as WASHINGTON BEND ADDITION to the City of Sherman, Texas, and do hereby dedicate to the public use forever the streets and easements shown on this plat for the mutual use and accommodation of all public and private utilities desiring to use or using same. Any public or private utility shall have the right to remove and keep removed all or part or any buildings, fences, trees, shrubs or other improvements or growths which in anyway endanger or interfere with the construction, maintenance, or efficiency of its respective systems on any of these easements strips and any public or private utility shall, at all times, have a right of ingress and egress to and from and upon the said easement strips for the purpose of constructing, reconstructing, inspecting, patrolling, maintaining and adding to or removing all or part of its respective system without the permission of anyone. This plat approved subject to all ordinances, rules, regulations and resolutions of the City of Sherman, Texas.

WITNESS MY HAND this _____ day of _____, 2014.

R. W. Klas

STATE OF TEXAS
COUNTY OF GRAYSON

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared R. W. Klas, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this _____ day of _____, 2014.

Notary Public in and for
the State of Texas

Commission Expires: _____

Approved this _____ day of _____, 2014, by the City
Planning and Zoning Commission of the City of Sherman, Texas.

Chairman Secretary

Accepted by the City Council of the City of Sherman

Mayor, City of Sherman, Texas Date

The Undersigned, the City Clerk of the City of Sherman, hereby certifies that the foregoing plat WASHINGTON BEND ADDITION to the City of Sherman, Texas, was submitted to the City Council on the day of _____, 2014, and the City Council by formal action then and there accepted the dedication of streets, alleys, easements and public places, as shown and set forth in and upon said map or plat, and said City Council further authorized the Mayor to note the acceptance thereof by signing his name as hereinabove subscribed.

Witness my hand this _____ day of _____, 2014.

Clerk, City of Sherman, Texas

- ~ GENERAL NOTES ~
1. PROPOSED USE... SINGLE FAMILY RESIDENCE.
 2. THE SUBJECT PROPERTY DOES NOT LIE WITHIN THE LIMITS OF A FLOOD HAZARD AREA ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP FOR GRAYSON COUNTY, TEXAS AND INCORPORATED AREAS, MAP NO. 48181C0270F, REVISED DATE SEPTEMBER 29, 2010.
 3. SANITARY SEWER TO BE PROVIDED BY THE CITY OF SHERMAN.
 4. WATER TO BE SUPPLIED BY THE CITY OF SHERMAN. LINE TO BE EXTENDED FROM 10" WATERLINE TO THE NORTH BY DEVELOPER.
 5. WASHINGTON STREET IS 60 FOOT WIDE RIGHT-OF-WAY.
 6. 10' R. D. & U. E. ~ 10' ROADWAY, DRAINAGE & UTILITY EASEMENT CONTIGUOUS TO AND PARALLEL WITH OUTSIDE OF RIGHT-OF-WAY AS SHOWN.
 7. BEARINGS ARE BASED ON CITY OF SHERMAN CONTROL MONUMENTS ESTABLISHED BY GPS OBSERVATION, GRID NORTH, TEXAS COORDINATE SYSTEM, NORTH CENTRAL ZONE, NAD 83.

JOB NO. 13120535

**STAFF REVIEW LETTER**

January 14, 2014

R.W. Klas
3071 W. Washington
Sherman, TX 75092

Dear Applicants,

The request for approval of a Preliminary and Final Plat of the Washington Bend Addition, for the property located in the 2900 Block of West Washington Street has been scheduled to be heard by the Planning and Zoning Board on the day of Tuesday, January 21, 2014 at 5:00 P.M., in the City Council Chambers, City Hall at 220 W. Mulberry.

City staff has reviewed your request with regards to engineering and development guidelines and finds the following items need to be addressed:

PRELIMINARY:

1. Drive approaches and sidewalks shall conform to City of Sherman standards and a permit is required from City of Sherman Engineering Department.
2. Engineering plans for utility, grading and storm drain design in accordance with City ordinances shall be submitted to the City Engineer for approval.
3. Water and Sewer plan shall be shown on Preliminary Plat. Developer shall extend water and sewer mains.
4. All storm drain inlets shall be shown on the Preliminary Plat.
5. Utility Easement along Washington Street shall be a minimum of 20'.
6. The Boundary Field Notes shall be reconciled with the Boundary Survey.
7. Any other changes made to the preliminary plat prior to the final fulfillment of the conditions of the staff review, must be considered minor by the staff, as to not require resubmission to the Planning & Zoning Commission.

FINAL:

1. Letters from the various utility providers are required verifying availability of service and when service will be available.
2. Original tax certificates shall be furnished for the purpose of recording the plat.
3. Drive approaches and sidewalks shall conform to City of Sherman standards and a permit is required from City of Sherman Engineering Department.
4. Utility Easement along Washington Street shall be a minimum of 20'.
5. Developer shall extend water and sewer mains.
6. The Boundary Field Notes shall be reconciled with the Boundary Survey.
7. Engineering plans for utility, grading and storm drain design in accordance with City ordinances shall be submitted to the City Engineer for approval.
8. Any other changes made to the final plat prior to the final fulfillment of the conditions of the staff review, must be considered minor by the staff, as to not require resubmission to the Planning & Zoning Commission.

The Board will not consider a request unless it has representation. You are hereby notified to be present, either in person or by a legally authorized representative to present your case on the date and time stated above.

If additional information or clarification is needed, do not hesitate to contact Lisa Whitfield, Engineering and Development Coordinator at 903-892-7212 prior to the meeting.

Respectfully,



Clay Barnett
Dir. of Public Works and Engineering

CC: George Olson, City Manager
 Brandon Shelby, City Attorney
 Jamie Baggs, Fire Marshal
 Lisa Whitfield, Engineering & Development Coordinator
 Underwood Drafting & Surveying, Inc., 3404 Interurban Rd., Denison, TX 7021

 Scott Shadden, Director of Development Services
 Mark Gibson, Director of Utilities
 Don Keene, Dir. of Community and Support Services



**Planning & Zoning Commission and Board of
Adjustments**

Agenda Item No. 6.

Meeting Date: 01/21/2014

Prepared by: Patsy Reeves, Developmental Services Admin Secretary

Approved by: Scott Shadden, Director of Development Services

Commissioners: Don Hicks, Chairman

Joe Gilbert, Vice-Chairman

Brad Morgan, Commissioner

Ron Barton, Commissioner

Ryan Michael Kreck, Commissioner

Sam Thorpe, Commissioner

Ronnie Dutton, Commissioner

Dr. Alan Scheibmeir, Commissioner

Andrew Olmstead, Commissioner

Requested Action/Proposed Use:

*** 2900 BLOCK W. WASHINGTON STREET**

The request of R.W. Klas (Owner), Steve Klas (Representative) and Underwood Drafting and Surveying (Surveyors) concerning the property located in the 2900 Block of W. Washington Street, being 2.36 acres in the William Thompson Survey, Abstract No. 1210, as follows:

Planning and Zoning Commission

Preliminary and Final Plat approval of Washington Bend Addition

Background:

The property is located in the 2900 Block West Washington Street between Creek Bend Circle and Timber Creek Road off FM 1417 North (Heritage Parkway). The owners would like to plat the property into (4) four lots for residential development.

Adjacent Zoning:

R-1 (One Family Residential) District

Origination:

R.W. Klas (Owner)

Steve Klas (Representative)

Underwood Drafting and Surveying (Surveyors)

Master Plan Designation:

Estate – Estate is a large lot residential use (1-5 acres) with open space and a rural street network (ditches and no sidewalk). These homes are unlikely to have access to full service public utilities, especially sewer service.

Number of notices mailed:

Not required.

Objections Received:

0

Attachments

Location Map

Zoning Map

Preliminary Plat

Final Plat

Staff Review Letter



SHERMAN CITY COUNCIL

Agenda Communication Form

City Council Regular Meeting

Agenda Item No. J.

Meeting Date: 02/17/2014

Prepared By: Pamela Cloer, Assistant to the City Manager

Approved By: George Olson, City Manager

Caption:

COUNCIL CALENDAR

Attachments

2014 Council Calendar

2014

JANUARY						
S	M	T	W	T	F	S
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30	31	

FEBRUARY						
S	M	T	W	T	F	S
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	

MARCH						
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						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30	31					

APRIL						
S	M	T	W	T	F	S
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30			

MAY						
S	M	T	W	T	F	S
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	31

JUNE						
S	M	T	W	T	F	S
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30					

JULY						
S	M	T	W	T	F	S
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30	31		

AUGUST						
S	M	T	W	T	F	S
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

SEPTEMBER						
S	M	T	W	T	F	S
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30				

OCTOBER						
S	M	T	W	T	F	S
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30	31	

NOVEMBER						
S	M	T	W	T	F	S
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30						

DECEMBER						
S	M	T	W	T	F	S
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30	31			

01/17/2014	Joint Meeting w/SEDCO Board - Panda Tour - Canceled
02/03/2014	Regular City Council Meeting - Cancelled
02/12/2014	Called Meeting for Informational Presentation
02/26/2014	Called Meeting for Informational Presentation
03/12/2014	Called Meeting for Informational Presentation

03/26/2014	Called Meeting for Informational Presentation
09/01/2014	Labor Day/Called Council Meeting on 09/02/2014