

**MINUTES**  
**CAPITAL PROJECTS ADVISORY COMMITTEE**  
**REGULAR MEETING**  
**CITY OF MURPHY**  
**206 North Murphy Road**  
**Murphy, Texas**

**November 13, 2006**  
**7:00 P.M.**

**CALL TO ORDER**

Chairperson Wine called the meeting to order at 7:00 p.m.

**INVOCATION AND PLEDGE OF ALLEGIANCE**

Chairperson Wine gave the invocations and led the Pledge of Allegiance.

**ROLL CALL AND CERTIFICATION OF A QUORUM**

Heather McGee certified a quorum with the following Committee Members present: Michael Cohen, Nathaniel Graham, Troy McSimov, Richard Arvizu, Brian Ishmael, David Burwinkel, and Keith Wine.

The following Staff members were also present: City Manager Craig W. Sherwood, and Staff Secretary Heather McGee.

**PUBLIC COMMENTS**

Mr. Chuck Dern addressed the Committee regarding the parks in the city. Mr. Dern stated there has been enough money spent on the parks already.

Mr. Alan Yau addressed the Committee requesting incorporating the Timbers Creek Channel into the Parks Master Plan projects. Mr. Yau stated the majority of the homeowners in the Timbers 6 HOA expressed an interest in a walking trail or bike trail along the creek channel. Mr. Yau stated there are currently 305 homes in the Timbers 6 subdivision.

Mr. Gordon Hanson addressed the Committee requesting that the city consider purchasing the 8 acres of land on the corner of Murphy Road and Betsy Lane to build a recreation center for public use. Mr. Hanson also asked about lights on Betsy Lane. Mr. Sherwood stated there are currently no plans for lighting or landscaping for Betsy Lane but City Council has discussed it.

Ms. Peggy Urban addressed the Committee requesting that the city consider building a library and possibly using the old City Hall as a site. Ms. Urban stated the only option right now is going to the Wylie Public Library or the Sachse Public Library.

Mr. Michael Jones addressed the Committee regarding the Park in Rolling Ridge. Mr. Jones would like to see the city invest money in that park so that residents in Rolling Ridge can have access to the water. Mr. Sherwood stated the park is city property and is approximately 6 acres. Mr. Jones also expressed an interest in a recreation center for the community to come together and would like to put lighting on Betsy Lane.

Mr. Mark Dalglish addressed the Committee regarding the aesthetics of the community. Mr. Dalglish would like to see common landscaping and lighting across the entire community and on any major

thoroughfares. Mr. Dalglish also expressed an interest in exterior art; possibly develop a welcome sign at the intersection of Murphy Road and FM 544, a community center, joining the Six City Trail, Wi-Fi and an east satellite campus for educational development.

Mr. Bob Russell addressed the Committee regarding the streets in the Skyline subdivision. This subdivision has some of the oldest streets in the city; the streets are deteriorating and there has been some patch jobs done with asphalt. Mr. Russell would like the city to consider establishing a maintenance program for streets.

Mr. Lonnie Long addressed the Committee representing the 4A Economic Development Corporation. Mr. Long asked the Committee to consider leaving the main areas for commercial use for economic growth to generate sales tax dollars.

Mr. Eric Kristianson addressed the Committee regarding the beautification of the city. Mr. Kristianson would like to see uniformed lighting and landscaping around the city, a community center usable for multiple venues, a major event or key event to bring people into the city, and a Community College.

Mr. John Farmer addressed the Committee requesting beautifying Heritage Parkway.

Vice Chair Richard Arvizu read the following emails for some residents of the Aviary subdivision:

- Jason Hart – Mr. Hart is interested in trees, landscaping in all medians, a water park similar to the City of Allen with a play structure and volleyball court possibly at the Aviary, soccer fields specifically at the corner of Betsy and Murphy Rd., a nice “Entering Murphy” sign on Betsy Road, bike trails connecting key recreation areas in and adjacent to town.
- Blanca Salinas – Ms. Salinas is interested in hike/bike trails, a city recreational sports complex, Aviary Park improvements to include a walking trail with more trees and landscaping as well as benches and play equipment, median beautification and lighting along Heritage and Betsy.
- Peter Lee – Mr. Lee is interested in a traffic light on the corner of Oriole and Betsy or schools signs or speed limit signs to slow down traffic for the school children.
- Anna Walker – Ms. Walker would like additional park land or open space in sector 1.
- George Merryweather – Mr. Merryweather would like the mismatched fence issue addressed along Heritage Parkway.
- Craig Nixon – Mr. Nixon is interested in landscaping plans fro Betsy Road from the Murphy city limits to Murphy Rd. and Heritage Parkway. Mr. Nixon is also interested in Aviary Park improvements and the implementation of a hike/bike trail initiative.
- Vice Chair Arvizu stated the consensus of the Aviary was to have some kind of concept plan for the 5 acres of park space in the Aviary and beautify Heritage Parkway.

Committee member David Burwinkel stated at the last HOA meeting for Hunter’s Landing Phases 1 & 3 residents voiced their concerns regarding the lighting on Betsy Lane, the inconsistency on Heritage Parkway and the park in their HOA that is not being developed.

Committee member Brian Ishmael informed the committee that he contacted the Glen Ridge HOA management company and was told they approved a stone wall to be built along their portion on Heritage Parkway. The management company is currently going thru the loan process and hopes to start construction in February 2007.

Committee member Michael Cohen informed the committee while talking to different homeowners the consensus was to build a community recreation center and install restrooms in parks, the one mentioned to Mr. Cohen was Mustang Park.

Committee member Nathaniel Graham informed the committee the consensus was a community center.

Committee member Troy McSimov who lives in the Glen Ridge subdivision stated the consensus was fixing the mismatched fences on Heritage Parkway.

Chairperson Keith Wine read an email sent to him from Vicki Holt. Ms. Holt stated, "There has been much discussion regarding the expansion of N. Murphy Road from two paved lanes to six lanes. It was confirmed at last Council Meeting Nov. 4<sup>th</sup>; the project will expand N. Murphy Road to six lanes. I would like further research regarding potential of under/over pass to get Murphy Middle School children to and from school. I believe Council/Mayor and City Manager are making efforts to resolve this suggestion. Also, once the six lane expansion is complete, I would like further research/discussion of budget dollars for the beautification/landscape of N. Murphy Road and existing roads in Murphy like Heritage, FM 544, Betsy, etc."

## **PRESENTATIONS**

- 3-D Presentation of the Maxwell Creek Linear Park design

Mr. Sherwood gave a 3-D presentation of the Maxwell Creek Linear Park design concept. The landscape architect is Teague Nall and Perkins. This project is fully funded. There was \$500, 000 of grant money involved. The City has developed 17 acres of the park already in the southern part and acquired 10 acres from Plano Independent School District and acquired a little over 30 acres from Lumbermen's. These 30 acres must remain as open space in order to meet the contract requirements for the Texas Parks and Wildlife grant. Construction should begin within the next 30 days. There are funds in the budget to build a restroom at Mustang Park if the Council decides to move forward with that project. There have been some safety concerns about a restroom in parks. In order to meet the requirements for the Collin County grant, the Gables/Ranch Park will have a concession/restroom because it will be a 12 acre athletic park. There are currently no restrooms in any parks in the city.

## **CONSENT AGENDA**

**All consent agenda items are considered to be routine by the Committee and will be enacted by one motion. There will be no separate discussion of these items unless a Committee member so requests, in which event the item will be removed from the Consent Agenda and voted on separately.**

- A. Approval of the Minutes from the Regular Capital Projects Advisory Committee Meeting of October 9, 2006.

### **Committee Action**

Vice Chairman, Richard Arvizu made a motion to approve the Consent Agenda as presented. Committee Member David Burwinkel seconded the motion. Motion passed 7-0.

## **INDIVIDUAL CONSIDERATION**

1. Presentation and/or discussion on Park Master Plan and current park projects.

Mr. Sherwood stated the current projects are the Maxwell Creek Linear Park and the Gables Park mentioned earlier. There are funds in the budget this year to update the Park Master Plan and should be completed sometime next summer. There are also funds for a citizen survey which should also be completed this year.

2. Presentation and/or discussion on Capital Projects Budget/Resources.

Mr. Jason Hughes from First Southwest Company addressed the Committee on the potential funding and the timing for the bond election. Mr. Hughes stated there are several factors to take into account such as the length of projects and the useful life of the asset; the timing of projects, sometimes bonds will be sold all at once or in phases depending if the projects are broken up; outstanding debt service; growth in the tax base; impact in total tax rate which includes Maintenance & operation (M&O) and interest & sinking fund (I&S); and the interest rates at the time of bond sale. If the city proceeds with the November 2007 bond election, Council will need to call the election in mid to late August. The Capital Projects Advisory Committee should plan on presenting the bond package to Council in June 2007.

**EXCUSED ABSENCES**

Committee Member Nathaniel Graham stated he may be out for the December 11<sup>th</sup> meeting.


**AGENDA ITEMS AND/OR REQUESTS FROM THE COMMITTEE**

There were no agenda items and/or requests from the Committee.


**ADJOURNMENT**

With no other business before the Committee, the meeting was adjourned at 8:51 p.m.

APPROVED BY:

  
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Keith Wine, Chair

ATTEST:

  
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Heather Y. McGee, City Staff