



October 2017

**SPECIAL BOND**

**ELECTION EDITION:**

Learn more about the  
four facilities in the  
Municipal Complex



# FAIRVIEW

## TOWN NEWS

## Stacy Road Update



The Allen side of the Stacy Road construction is in full force. Underground storm pipes are being installed and the grading is being done in preparation for the two new concrete lanes on the south side. Also, the intersection at Angel Parkway is being reconstructed to align better with Meandering Way. It will be several months before the paving will be ready, so TxDOT can work to install the south side. No significant road switches are anticipated until the two additional lanes are available early next year.

## Drug Take-Back Event



Visit Fairview Fire Station #1 on Saturday, October 28, 10 a.m. to 2 p.m., to participate in the Fairview Police Department's fall pharmaceutical take-back day event and utilize this opportunity to surrender expired, unwanted or unused pharmaceuticals, controlled and non-controlled substances as well as over-the-counter medications to law enforcement officers for destruction. On drug take-back days, the Drug Enforcement Administration (DEA) coordinates a collaborative effort with state and local law enforcement agencies focused on removing potentially dangerous controlled substances from our nation's medicine cabinets.

Participants may dispose of medication in its original container or by removing the medication from its container and disposing of it directly into the disposal box. Liquid products, such as cough syrup, should remain sealed in the original container. The depositor should ensure the cap is tightly sealed to prevent leakage. Intravenous solutions, injectables and syringes will not be accepted due to potential hazard posed by blood-borne pathogens.

This one-day effort will bring national focus to the issue of pharmaceutical controlled substance abuse. The program provides an opportunity for law enforcement to collaborate with the DEA and establish a safe collection site. This program is anonymous and all efforts will be made to protect the anonymity of individuals disposing of medications. Fairview Fire Station # 1 is located at 500 S. State Highway 5.

# *We're Here For You!*

Town of Fairview  
372 Town Place • Fairview, TX 75069  
Main Phone Line:  
**972-562-0522**

Fax: 972-548-0268

[www.fairviewtexas.org](http://www.fairviewtexas.org)

Hours of Operation:  
Monday-Friday 8:00 a.m. - 4:30 p.m.

### Important Numbers:

- EMERGENCY: 911
- Daytime Non-Emergency Police: 972-886-4211
- Evening Non-Emergency Police: 972-547-5350
- Jeff Bell, Fire Chief: 972-886-4238
- Travis Green, Fire Marshal: 972-886-4232
- After Hours Water Emergencies: 972-886-4229
- Utility Billing: 972-886-4242
- Code Enforcement: 972-562-0522
- Smoke Detector Help Email: [smokedetector@fairviewtexas.org](mailto:smokedetector@fairviewtexas.org)
- Smoke Detector Help VM: 972-886-4239

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# Mayor's Note

Dear Fairview Resident,

The Town Council recently approved placing a bond election

totaling \$25.5 million on the November 7, 2017 ballot to fund a new municipal complex that will include replacement facilities for Fire Station #1, Fire Administration and Public Works as well as constructing a new multipurpose Emergency Operations Center/Community Meeting/Training facility. As the election period draws near, we encourage you to review the information on this project, so you can make an informed decision when you cast your vote.

Information is included in this issue of Fairview Town News and on the Town website at [fairviewtexas.org/bondelection](http://fairviewtexas.org/bondelection). Additionally, a series of Town Hall meetings will be held over the next several weeks to provide residents with information about the bond election and the project; those dates are also included in this issue and on the website.

I think it is important for you to know the project in the proposed bond package went through

a thorough review process that began for the Council in 2015 with the completion of a Town facilities plan for future town needs and the completion of a 10-Year Capital Improvement Plan that strategically identifies the capital needs of the Town. The current facilities do not meet today's needs or tomorrow's future service demands and the current building has structural and safety issues that were identified in a building assessment study completed in 2016. The departments in these facilities are public safety and public service departments that respond to fire, EMS, weather conditions such as ice storms as well as emergency water and sewer line breaks. These are core Town services that are currently housed in a single building that is inadequate and unsafe.

Additional consideration was given to the election timing as well as whether the facilities should be built to meet the future needs of the Town along with the current needs. Through this review by the Town Council, the decision was made that the combination of low interest rates for bonds, and the increasing cost of construction made this a good time to put this measure before our community to build for today and the future. Since the planning began on this project in 2014,

construction costs have increased by 19 percent. If the project were delayed by five years, the cost of construction would increase by approximately \$4.50 million, if construction costs increase by 4 percent each year.

However, this investment in our community does come with a price. If the proposition is approved, it is estimated that a maximum municipal tax rate increase of 7.5 cents will be needed to support financing for the bonds. That would have about a \$365 annual impact on the average homeowner in Fairview, which is approximately \$30 per month.

I hope you carefully weigh the proposition before you, as the Town Council and I have. Read the material available and attend a Town Hall meeting, so you can make an informed decision.

As is always the case, if you have questions, please don't hesitate to reach out to me directly. I can be reached at [dculbertson@fairviewtexas.org](mailto:dculbertson@fairviewtexas.org) or via my cell phone at 214-264-1576.

I'll see you around Town,

Darion



**adopt.**  
it's a win-win.

**SPCA OF TEXAS**

*We have dogs, cats, horses, livestock and small mammals that are available for adoption!*

**Russell H. Perry**  
Animal Care Center  
& Spay/Neuter & Wellness Clinic

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# COUNCIL'S CORNER

*At the Monday, August 14, 2017, special Town Council meeting, the Town Council addressed the following items:*

- Conducted the first public hearing and discussed the Fiscal Year 2017-18 proposed property tax rate.
- Conducted a public hearing and discussed the proposed Fiscal Year 2017-18 budget.
- Discussed planning for future town facilities with town consultants and staff including funding, pricing and design of projects.

*At the Monday, August 21, 2017, special Town Council meeting, the Town Council addressed the following items:*

- Approved a resolution authorizing representatives with TexPool/TexPool Prime for investment services.
- Approved amendments to ordinances pertaining to management and use of public right-of-way.
- Conducted the second public hearing and discussed the Fiscal Year 2017-18 proposed property tax rate.
- Discussed the proposed Fiscal Year 2017-18 budget.
- Discussed planning for future town facilities, the Capital Improvements Plan, the November bond election and other recent related work session items with town consultants and staff including funding, pricing and design of projects.
- Approved a resolution calling the November 7, 2017, bond election in the amount of \$25.5 million.
- Authorized the Town Manager to execute a joint agreement with Collin County for election services.

*At the Monday, August 28, 2017, special Town Council meeting, the Town Council addressed the following items:*

- Discussed planning for future town facilities, the Capital Improvements Plan, the November bond election and other recent related items including funding, pricing and design of projects.

*At the Tuesday, September 5, 2017, regular Town Council meeting, the Town Council addressed the following items:*

- Received a report regarding Federal Aviation Administration (FAA) rules and regulations and an update regarding the McKinney National Airport Master Plan Update.

- Received the 2016 Annual Report from Republic Services and discussed proposed changes to the trash and recycling weekly collection schedule.
- Approved the minutes of the July 24, 2017, special Council meeting.
- Approved an ordinance amending Article 13.02 regarding solid waste.
- Authorized the Town Manager, subject to legal form, to enter into an Interlocal Agreement with Collin County regarding jail services.
- Accepted proposals for Town of Fairview employee dental, vision, and health related insurance plans and approved a switch to Aetna for health insurance as well as Renaissance for dental and vision insurance.
- Approved an ordinance amending the 2016-17 fiscal year budget.
- Approved an ordinance approving the proposed 2017-18 fiscal year budget.
- Approved an ordinance approving the proposed 2017-18 ad valorem tax rate.
- Approved an ordinance ratifying the 2017-18 property tax revenue increase.
- Approved an ordinance amending water and sewer rates.
- Discussed planning for future town facilities, the Capital Improvements Plan, the November bond election and other recent related work session items with town consultants and staff including funding, pricing and design of projects.
- Approved creating a resolution in support of funding requests through North Central Texas Council of Governments (NCTCOG) for various Collin County road and intersection improvements.
- Approved Staff to draft an amendment for future consideration regarding Ordinance 2011-3-1D relating to the operation of golf carts.
- Appointed one member to the EDC/CDC Board of Directors.
- Received the Monthly Financial Report for the period ending July 31, 2017.
- Received a Stacy Road update.
- Received a Road Maintenance update.
- Approved a resolution joining City of McAllen's lawsuit regarding Texas SB 1004.

# Puster Elementary Mayor for a Day

Milo Wentz, current fourth grader at Puster Elementary, was victorious during his third grade school year in an election amongst all his classmates during their mock election for the Mayor of the Town of Fairview.

His 2016 election project utilizing the pseudonym of "Josh Depp," ran for Mayor with the slogan of "a vote for me is a vote for the future" with a platform of increasing housing and schools as well as constructing a new veterans' monument. Milo's exemplary campaign poster and platform speech was

elected as the Mayor of Fairview from amongst all the candidate pseudonyms submitted by his classmates in the classroom of Gifted and Talented Program teacher, Ms. Diane Dahl.

In honor of his success and thoughtful contribution to the Town, at the Tuesday, August 1, 2017, Town Council meeting, Mayor Darion Culbertson presented a proclamation naming Milo Wentz of Puster Elementary as Mayor of the Town of Fairview for August 1.



## Josh Depp for Mayor

Hello my name is Josh Depp, and as you probably know I am running for mayor of Fairview. If elected, I will be a strong mayor that will raise us up, and I will be a mayor that you will remember. Now let's get into my

issues with our community.

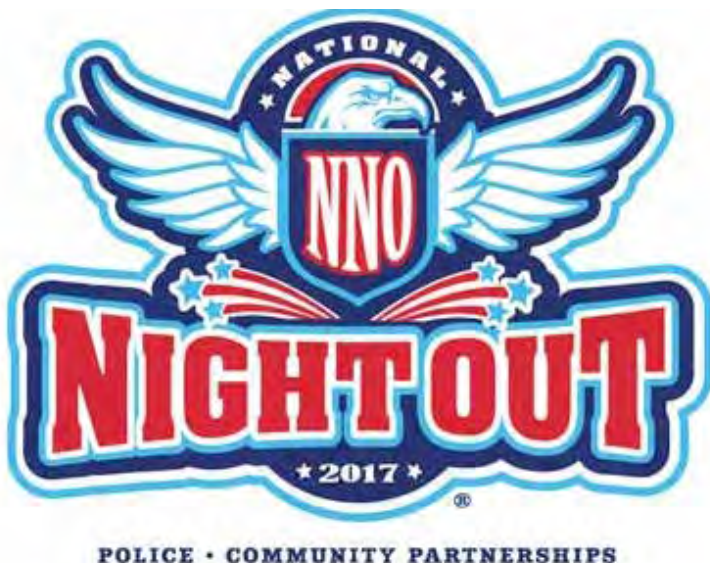
One issue I have with our community is that we don't have enough houses for people who want to come into our community.

We also don't have enough schools for our children, and not even near enough roads leading to the schools. Some of our children have to go through a junk yard every day just to learn. We need to do something about that because our children are our future.

I will also help us remember our veterans by building a monument or a hall to honor them. I will also do more for our community, and that's a promise I will keep.

Let me tell you something, "Our community is like a tree, it starts out as a seed then starts growing, with care it becomes an adult and is powerful and strong, then it dies and only a seed of hope remains. Then that seed grows and becomes an adult and once again and it is powerful and strong." I am that seed of hope and you are the water, sun, and soil, and with you our community will always be strong, and like I always say, "after the forest fire there is always a seed." So vote for me, because a vote for me is a vote for the future.

## 2017 National Night Out



**The regular October Town Council meeting has been moved to Wednesday, October 4, 2017, so as not to conflict with National Night Out.**

This year's National Night Out will be held Tuesday, October 3 from 7 to 9 p.m. During the event, residents in neighborhoods throughout Fairview and across the nation are asked to turn on their porch lights, lock their doors and spend the evening outside with their neighbors and police officers. Events such as cookouts, block parties and neighborhood walks will all occur simultaneously throughout the town and nationwide. Talk to your crime watch captain or Homeowners Association to find out about events in your neighborhood.

For more information about National Night Out, please contact Sergeant Troy Neasbitt at [tneasbitt@fairviewtexas.org](mailto:tneasbitt@fairviewtexas.org) or 972 886-4211, extension 5029.



# Halloween Safety Tips

## Child Safety

- Never eat any treats until they are examined by an adult at your home.
- Never Trick-or-Treat alone. Go with friends or a parent.
- Never enter the house or car of a stranger.
- Always Trick-or-Treat before dark.
- Trick-or-Treat in your own neighborhood and visit houses that you know.
- Stay on streets that are well lit, and cross the street at corners.
- Never run across the street and ALWAYS look both ways before crossing.
- Never take short cuts through backyards, alleys or parks.
- Carry a flashlight so you can see hazards, and wear reflective tape so drivers can see you.
- Only Trick-or-Treat at houses that are well lit and that have a porch light on.
- Do not let children use sharp tools to carve pumpkins. Allow children to draw faces on pumpkins with markers and then have the adults cut them.

## Adult Safety

- Only buy flame resistant costumes, wigs, masks, etc., for you and your children.
- Only buy accessories like knives and swords that are made of soft, flexible materials.
- Welcome Trick-or-Treaters by turning on your porch light.
- Candlelit jack-o'-lanterns should be kept clear of doorsteps and walking paths.

- Consider using flashlights to light up your jack-o'-lanterns, instead of candles.
- Keep pets away from the door, so children do not become frightened.
- Set a time limit for your children to Trick-or-Treat and designate a specific route.
- Feed children before they go, so they will be less likely to eat the treats before getting home.
- Carefully inspect all treats before allowing young children to start eating them.
- Use extreme caution when driving children around. Watch out for children walking in roadways or darting across the street.
- Backing vehicles account for a number of injuries on Halloween, so back up carefully.

## Pet Safety

- In case of teenage pranks, do not leave pets outside on Halloween.
- Remember, chocolate, tin foil and/or candy wrappers can be very harmful or toxic to some pets.
- Pets may knock over lit candles and pumpkins and start fires or get burned.
- Dressing pets in costumes can cause undue stress on animals.
- Keep pets in a separate room from where Trick-or-Treaters will visit.
- Pets can be unpredictable around people dressed in costumes. Someone could be bitten.
- Pets may run to the door or dart out the door when Trick-or-Treaters come knocking.
- Walk your dog before the Trick-or-Treaters come out to avoid accidental encounters.

**Common sense, caution and adult supervision can help make your Halloween a safe one!**

*-Fairview Police Department*



## Angel Parkway Pet Hospital

Dr. Gary Raiczky  
[www.angelparkwaypethospital.com](http://www.angelparkwaypethospital.com)

**YOU'RE INVITED!**  
We would love you to join us for our free Fall Festival on  
**Saturday October 21, 2017 from 10 am to 2 pm**  
Check out our website and Facebook page for more details

**Angel Parkway Pet Hospital**  
571 S. Angel Parkway  
Lucas, TX 75002  
**214-383-5000**

S. Allen Helms Dr.	Main St.	Estates Pkwy.
		
	E. Bethany Dr.	W. Lucas Dr.



**FAIRVIEW  
FIRE RESCUE**

**FRIENDS OF FAIRVIEW  
FIREFIGHTERS ASSOCIATION**

# COMMUNITY PANCAKE BREAKFAST



**\$5** per person for  
Pancakes, Sausage,  
Orange Juice & Coffee

Eat breakfast with friends, family and firefighters who serve our community. Enjoy tours of the station and the fire & rescue apparatus that help keep our citizens and town safe.

**SATURDAY, OCT. 21 • BREAKFAST SERVED FROM 8:00 - 11:00AM**  
**FAIRVIEW FIRE STATION #2 • 1200 STACY RD**

RIDE THE HERITAGE AT TWIN CREEKS Free Courtesy Shuttle Between Heritage Ranch and the Pancake Breakfast.  
 All proceeds & donations from this event go to the Friends of Fairview Firefighters Association (a non-profit 501(c)3 corporation) which helps support the health & wellness of our Fairview Fire & Rescue Department members. Thank you for your continued support!



# Showdown Half Marathon and 5K

The Sixth Annual Showdown Half Marathon and 5K will be held the morning of Saturday, October 14, 2017, on the same day as the Red River Showdown, the annual rivalry football game between the University of Texas Longhorns and the University of Oklahoma Sooners.

Taking full advantage of Fairview's country feel and quaint beauty, The Showdown Half Marathon and 5K aims to provide a top quality running experience through Fairview, beginning and ending the race at our Town Hall.

Local run organizer, The Active Joe, offers a top-quality run experience by offering the choice of a crimson or burnt orange shirt color, bib color, and medal color, as well as bib personalization with your name or a nickname of your choice. Pick a side in the rivalry- or don't and join us for the run anyway!

The festivities will begin bright and early on Friday, October 13 at 5:30 a.m., when 1310 AM / 96.7 FM, The Ticket, DFW's All Sports, All the Time radio station, will be broadcasting live from the Town's brand new hotel, The Residence Inn by Marriott (295 Murray Farm Road). Kicking off with The Musers, the broadcast will go all day until 7 p.m. with The Hardline. Visit [theticket.com](http://theticket.com) for more information on their daily program schedule.

On race day Saturday, the day will begin at 7 a.m. with a kids' dash. The half marathon will start at 7:30 a.m. and the 5K at 7:45 a.m.

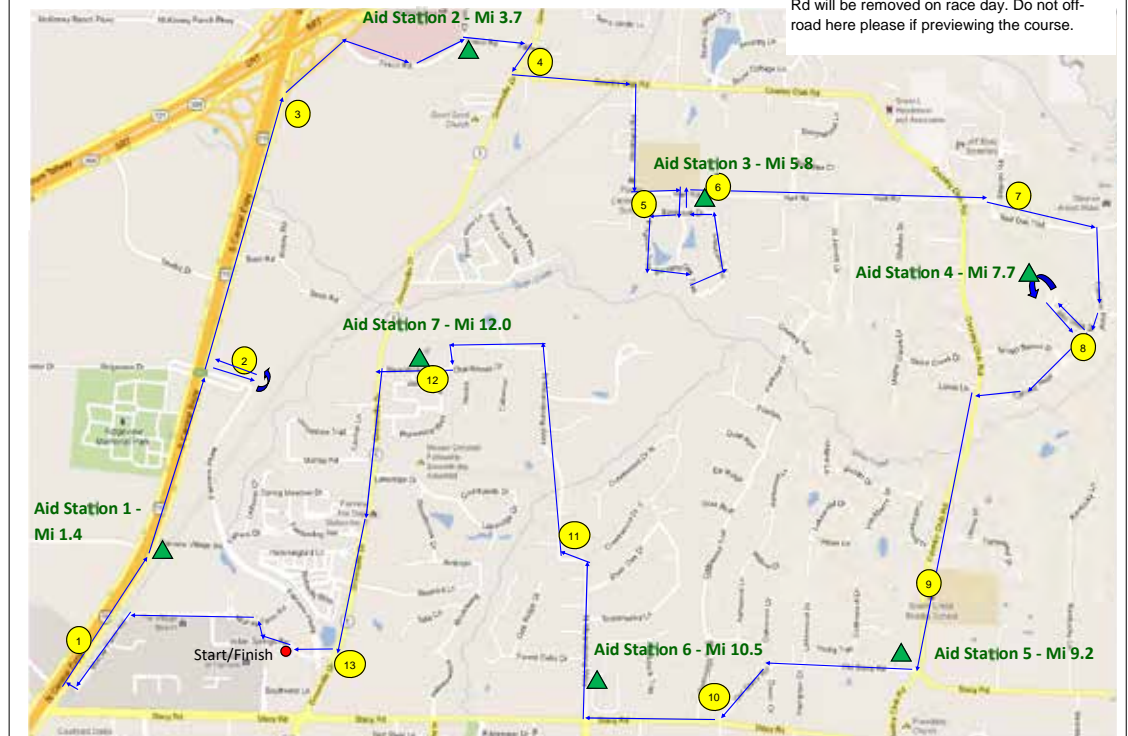
The race will wind through Fairview and back to Town Hall as reflected in the course map. While there will be no major street closures, there will be some traffic delays.

Visit [showdownhalf.com](http://showdownhalf.com) to register and learn more. If you would like to volunteer for the Half Marathon or if you have additional questions, contact Shannon Craft, Event/Marketing Specialist at 972-886-4227 or [scraft@fairviewtexas.org](mailto:scraft@fairviewtexas.org).

## The Showdown Half Marathon Course Map

All items subject to change. Mile markers are approximate.  
[www.ShowdownHalf.com](http://www.ShowdownHalf.com)

The course is all paved concrete or asphalt road. There is 0.3 miles on Frisco Rd at mile 3.3 that has rougher asphalt. If you pre-drive the course, note that the barricades on Frisco Rd will be removed on race day. Do not off-road here please if previewing the course.



# New Fairview Police Officer Sworn In

The Fairview Police Department has a **real** family atmosphere. Pictured here is Officer Robert Salazar with his son Michael, a Carrollton Police Officer. Officer Salazar is an 18-year police veteran who joined the Fairview Police Department in 2004.

If you see the newest Officer Tomlinson in the community, be sure to welcome him to Fairview!

Officer Shaun Tomlinson joined the Fairview PD in 2013 and he will now be joined by his older brother Stephen, following in his younger brother's footsteps. At the Tuesday, August 1, 2017, Town Council Meeting, Town Secretary, Liz Cappon administered the Oath of Honor to new Fairview Police Officer, Stephen Tomlinson.

Officer Whitney Belcher, who joined the department in 2011, was an inspiration to the Tomlinson brothers. Officer Belcher, whose father is also a police officer, grew up across the street from Officer Salazar and all of these young officers were playmates growing up.

The Tomlinson boys are actually the second sibling pair to join the Fairview Police Department! Officer Victoria Armendariz Fritzler joined the Fairview PD in 2007 and was followed in 2009 by her older sister, now Officer Sonia Gandy.



# Utility Rate Changes

## Water and Sewer Services

When the Town conducted its water and wastewater rate study in 2016, the consultant recommended multi-year water and wastewater increases in order to fund the Town's ever-increasing water purchase and wastewater treatment expenses.

The Town Council recently approved the recommended **15 percent increase in the Town's rates for water and sewer**, which will go into effect when the new fiscal year begins on October 1, with the first bill reflecting the new rates to be received by residents and businesses in November.

Currently, a residential customer that averages a monthly water and wastewater usage of 10,000 gallons pays \$51.10 in water fees and \$48.41 in wastewater fees. A 15 percent increase in this example would equate to a residential water bill of \$58.77 and wastewater bill of \$55.67, which would be a total increase of \$14.93 per month.

## New Residential Rates

Water: First 2,000 gallons	\$21.41
Water: 2,001-10,000 gallons	\$4.67 per 1,000 gallons
Water: 10,001-20,000 gallons	\$5.83 per 1,000 gallons
Water: 20,001-30,000 gallons	\$7.29 per 1,000 gallons
Water: 30,001-40,000 gallons	\$8.03 per 1,000 gallons
Water: 40,001-50,000 gallons	\$8.82 per 1,000 gallons
Water: Over 50,000 gallons	\$11.71 per 1,000 gallons
Sewer: First 1,000 gallons	\$22.24
Sewer: 1,001-12,000 gallons	\$3.71 per 1,000 gallons
Service address without Town water services	\$64.04

## Bulk, Trash and Recycle Services

In 2016, the Town council extended the Town's contract with Republic Services (Allied Waste Systems) through September 30, 2021 with annual three percent rate increases as a part of the agreement structure.

A resident will now pay **\$18.18** per month for trash collection services; this is an increase of 48 cents when compared to the previous rate. The senior rate will now be **\$16.89** per month, a 44-cent increase. A resident seeking the senior rate should provide a valid document supporting an occupant of the residence is age 65 or older to Town Hall. This document must provide both the occupant's date of birth and the address of the residence requesting the senior rate.

## Upcoming Trash Pickup Changes

Residents will continue to receive weekly trash and recycling services and one-time monthly brush/bulk collection services, limited to 12 cubic yards, but due to the growth of the Town, there will need to be changes to the Town's trash pickup schedule in 2018. The Town will communicate these changes on the Town website and in the Town News magazine in the coming months.

Unfortunately, as the cost of water and services continues to increase, the Town must also increase our rates in order to fund those services. If you have any questions, please contact the Utility Billing office at the Town of Fairview at [utilitybilling@fairviewtexas.org](mailto:utilitybilling@fairviewtexas.org).



## Creekwood UMC Pumpkin Patch and Community Fall Festival

Creekwood United Methodist Church will once again draw hundreds for their community-wide pumpkin patch and fall festival, events that have drawn thousands from the public annually for a number of years.

Creekwood UMC will bring in more than seven tons of pumpkins to create a one-of-a-kind patch with all available to purchase, with proceeds benefitting Creekwood UMC youth mission work. The pumpkin patch is open daily from 9 a.m. to dusk from October 1 through 31.

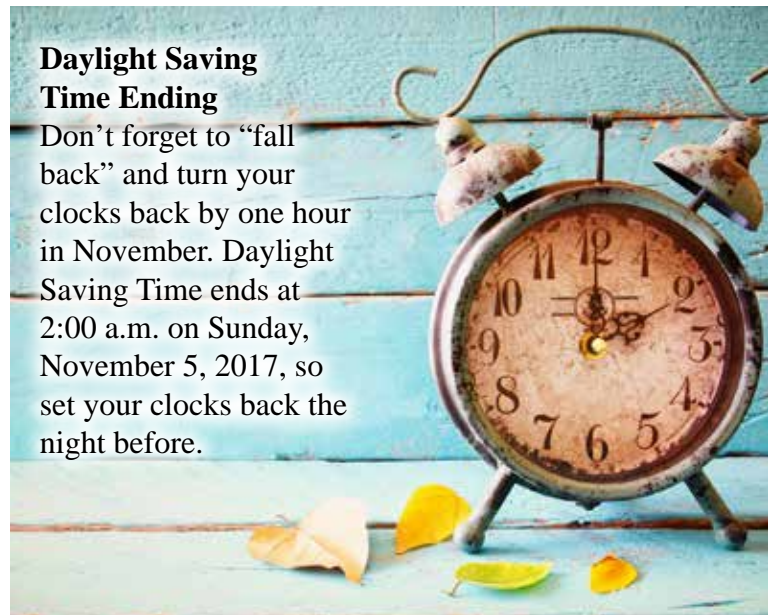
The Creekwood Fall Festival is a free event to be held Saturday, October 21, from 3 to 6 p.m. featuring a petting zoo, hay rides, face painting, carnival games, cake walks, a bounce house, balloon animals, hotdogs, popcorn and much more. Friends and families will have the opportunity to pose for portraits at the big red Creekwood barn, believed to be one of the oldest standing barns in Collin County.

"The Pumpkin Patch and Fall Festival are much-loved community events and we're blessed to have the property to pull these off," said senior pastor, David Lessner. "As is the foundation of the harvest season, we invite those in the community to join us in celebrating the abundance in our lives with our families and neighbors."

Take a picture by the barn and post it to social media with #creekwoodpatch. For each posting, Creekwood will donate \$10 to the Ten Buys a Hen campaign benefitting the Assistance Center of Collin County providing a holiday turkey for a local family in need. Creekwood UMC is located at the corner of Stacy and Country Club at 261 Country Club Road in Fairview. For more information visit [creekwoodumc.org](http://creekwoodumc.org) or call Sandy McKinney, Director of Communications at 214-229-7555.

## Daylight Saving Time Ending

Don't forget to "fall back" and turn your clocks back by one hour in November. Daylight Saving Time ends at 2:00 a.m. on Sunday, November 5, 2017, so set your clocks back the night before.



# Bond Election for Municipal Complex this Fall

## Fairview Municipal Complex Bond Proposition

### Quick Facts About the Proposed Bond Proposition:

- **Purpose:** Construction of Fairview Municipal Complex
- **Bond Proposition Value:** \$25,500,000 (*not-to-exceed amount*)
- **Estimated Rate of Interest for Proposed Debt:** less than 5%
- **Estimated Property Tax Increase Required to Issue Debt:** 7.5 cents
- **Estimated Term Length for Debt:** up to 30 years
- **2016 Standard & Poor Credit Rating for Fairview:** AA+
- **First property tax year affected by proposed tax rate increase:** Property taxes that would be paid on or before January 31, 2019

After thoughtful consideration of the impact to the town and taxpayers as well as the need to continue to meet resident expectations in providing public services, the Fairview Town Council has called a November 7, 2017 bond election asking voters to consider authorizing a maximum of \$25.5 million in general obligation bonds for the construction of a Municipal Complex. The Town Council believes this investment in the Town, should the proposition be approved by the voters, will provide facilities that will meet both the current and long-term needs of the residents and taxpayers.

The four municipal facilities in the complex include a replacement fire station #1, a fire administration building, and a public works office space and service yard, as well as a multi-purpose space for an emergency operation center (EOC)/community meeting/training facility. The municipal complex will be built on 11 acres of Town-owned property located on State Highway 5. Fire station #1, fire administration and public works facilities operate on this site today.

### Why Now?

Vital portions of fire operations had to be moved out of the existing facility and relocated to an on-site portable building currently being leased by the Town. The decision to relocate those operations by the Town Council was based on a building condition assessment conducted by Huitt-Zollars in 2016 that found significant structural and other safety deficiencies in the existing building. The study was undertaken to determine the condition of the structure that was constructed as a home in the 1960s and later added onto in the 1980s and 1990s. In the executive summary of the Condition Assessment Report, Huitt-Zollars states that, "Based on our observations and the conditions noted ... it is our opinion the current facility is beyond its useful service life". In the report, Huitt-Zollars recommends that, "planning and programming of a replacement facility be considered." A copy of the Condition Assessment Report can be accessed at [fairviewtexas.org/bondelection](http://fairviewtexas.org/bondelection). Consideration was not given to reinvesting public funds in a building that has significant physical deficiencies and that no longer meets the needs of the operations housed there.

### Planning for the Future

The Town Council is committed to planning for the Town's future needs. In 2014, the Town initiated a planning study to determine the future staffing and building space that would be needed for Town services once the Town is fully developed. Based on the planning study and other planning actions that have been completed, the Town Council approved a 10-year Capital Improvement Plan (CIP) that identifies when certain public improvements and equipment acquisitions are anticipated. Funding decisions are evaluated annually during the budget process by the Town Council after considering the need and the cost to taxpayers. These proposed improvements were programed in the beginning years of the 10-year plan due to the current lack of adequate facilities. The Town Council wanted to ensure that the funds expended would meet tomorrow's needs as well as today's needs. The cost to add on to facilities in the future would be much more expensive to undertake than to construct them now.

The Town Council selected the architect and the construction manager for this project and requested that plans be developed sufficiently to be able to price the cost of the facilities. The construction inflation costs since this planning began in 2014 have already increased by 19 percent. Inflation has been programmed into these costs with the expectation that should the proposal be approved, the designs would be completed and the project would be bid in the summer of 2018. If the project were delayed with construction inflation increasing by 4 percent per year beyond 2018, the additional annual cost to construct these facilities would increase by approximately \$850,000 a year.



# Bond Election for Municipal Complex this Fall

## Financial Impact

The proposed bond package, if approved would have an estimated maximum tax impact of 7.5 cents added to the current tax rate of 35.9999 cents. Below is a breakdown of that impact on homes in Fairview and a comparison of the 2016 tax rates other Collin County full service cities.

**Impact of Estimated 7.5 Cent Property Tax Rate Increase**

Current & Estimated Property Tax Rates <small>(per \$100 of assessed valuation)</small>	Property Tax Rate in Cents	Tax Rate Impact on \$200,000	Tax Rate Impact on \$300,000	Tax Rate Impact on \$400,000	Tax Rate Impact on \$500,000
<b>Estimated Annual Impact</b>					
Current Property Tax Rate	\$0.359999	\$720.00	\$1,080.00	\$1,440.00	\$1,800.00
Estimated Property Tax Rate Increase	\$0.075000	\$150.00	\$225.00	\$300.00	\$375.00
<b>Estimated Annual Totals</b>	<b>\$0.434999</b>	<b>\$870.00</b>	<b>\$1,305.00</b>	<b>\$1,740.00</b>	<b>\$2,175.00</b>
<b>Estimated Monthly Impact</b>					
Current Property Tax Rate	\$0.359999	\$60.00	\$90.00	\$120.00	\$150.00
Estimated Property Tax Rate Increase	\$0.075000	\$12.50	\$18.75	\$25.00	\$31.25
<b>Estimated Monthly Totals</b>	<b>\$0.434999</b>	<b>\$72.50</b>	<b>\$108.75</b>	<b>\$145.00</b>	<b>\$181.25</b>

<b>2016 Property Tax Rate Comparison</b>	
<b>Full-Service Local Governments</b>	<b>Tax Rate</b>
City of Wylie	\$0.848900
City of Princeton	\$0.689890
City of Celina	\$0.645000
City of Richardson	\$0.625160
City of Melissa	\$0.610000
City of McKinney	\$0.573000
City of Allen	\$0.520000
Town of Prosper	\$0.520000
City of Murphy	\$0.510000
City of Plano	\$0.478600
City of Frisco	\$0.450000
<b>Town of Fairview (estimated)</b>	<b>\$0.434999</b>
<b>Town of Fairview (current)</b>	<b>\$0.359999</b>

If you visit [fairviewtexas.org/bondelection](http://fairviewtexas.org/bondelection), the tabs on the webpage will provide details on the four facilities that are proposed in this bond package as well as more information on the financial and tax impact of the proposal to property owners. There is also a frequently asked questions (FAQs) section; after reviewing the website, you still have unanswered questions, please email your questions to [bondquestions@fairviewtexas.org](mailto:bondquestions@fairviewtexas.org).

## Fire Station #1 Open Houses

The public is welcomed to come to one of the remaining open houses in which residents can tour the current fire and public works facilities located at 500 State Highway 5. Town staff will be available at the Open House to answer questions.

Saturday, September 23 from 9 a.m. to 10:30 a.m.

Saturday, October 7 from 10 a.m. to 11:30 a.m.

## Town Hall Meetings

Come learn more about the bond proposal at a local Town Hall meeting. A presentation will be given by the Town Council and Staff with questions answered at the conclusion of the meeting.

Monday, September 25, 7 p.m. at Heritage Ranch Golf and Country Club

Wednesday, September 27, 7 p.m. at Heritage Ranch Golf and Country Club

Saturday, September 30, 9 a.m. at Sloan Creek Intermediate School

Tuesday, October 10, 7 p.m. at Puster Elementary

Wednesday, October 18, 7 p.m. at Town Hall Council Chambers

## Voting Times

Early voting in Collin County will be available from **Monday, October 23 through Friday, November 3** at the times listed below. Election Day Voting will take place on **Tuesday, November 7 from 7 a.m. to 7 p.m.**

## Polling Places

As Collin County utilizes "Vote Centers," county residents who are registered voters are able to vote at **any** of the vote center locations that are open under full-contract services with the Collin County Elections Administration.

Here is a list of some of the many Collin County vote centers that are local to Fairview that are open for **both Early Voting and Election Day** voting:

- Lovejoy ISD Administration Building at 259 Country Club Road in Allen
- Collin College Higher Education Center at 3452 Spur 399 in McKinney
- Allen Municipal Courts Facility at 301 Century Pkwy in Allen
- Old Settlers Recreation Center at 1201 E. Louisiana St in McKinney
- Smith Library at 300 Country Club in Wylie
- Murphy Community Center at 205 North Murphy Road in Murphy
- Parker City Hall at 5700 E Parker Road in Parker
- Collin County Elections Office at 2010 Redbud Blvd Suite 102 in McKinney

As in past elections, **Fairview Town Hall will be an Election Day only** voting location, Early Voting will **not** take place at Town Hall. You can find a complete listing of all Collin County Vote Centers for both Election Day and Early Voting at [CollinCountyTx.gov/Elections](http://CollinCountyTx.gov/Elections).

For more detailed election information and images of the current facilities, visit [fairviewtexas.org/bondelection](http://fairviewtexas.org/bondelection). And, do not forget to vote and make your voice heard by November 7!

~ continued on next page ~

# Bond Election for Municipal Complex this Fall

## Early Voting Dates and Times

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
Oct 22	Oct 23 8am – 5pm	Oct 24 8am – 5pm	Oct 25 8am – 5pm	Oct 26 8am - 5pm	Oct 27 8am - 5pm	Oct 28 7am - 7pm
Oct 29 1pm – 6pm	Oct 30 7am – 7pm	Oct 31 7am – 7pm	Nov 1 7am – 7pm	Nov 2 7am – 7pm	Nov 3 7am – 7pm	Nov 4
Nov 5	Nov 6	Nov 7 7am – 7pm <b>Election Day</b>	Nov 8	Nov 9	Nov 10	Nov 11



### Fairview – a Decade in Review

Since 2007, the Town's population has grown from approximately 5,800 to 9110 in 2017, which represents an almost 65 percent growth in the community. Significant changes have occurred during that period to improve the Town services and infrastructure, plan for the future and manage the Town's financial resources.

During this period, the Town Council was able to lower the tax rate from .365 cents, first to .36 cents and then to .359999 cents per \$100 valuation. The following is a listing of some of the significant changes and accomplishments that have occurred in Fairview over the past ten years.

#### Town Planning and Development

- The planning that began on the Commercial Planned Development District (CPDD) in the 1990s finally began to see results with the first major commercial development in Town being constructed: Fairview Town Center (formerly the Village at Fairview) was completed adding almost 1 million square feet of retail and commercial space in the Town, including Macy's, JCPenney and Dillard's.
- The CPDD plan has since been updated to reflect current conditions and Town land-use goals.
- The Town updated its long-range water, sewer and thoroughfare plans as well as conducting a needs analysis for future Town facilities along with developing the long-term capital needs of the town.
- The Town Council initiated and began implementation of a 10-year Capital Improvements Plan (CIP) to address the timing and funding of those long-term capital needs of the Town.
- The Town, with funding assistance from Collin County, has begun the design for the extension of Fairview Parkway and Frisco Road, important roadways in the Town's thoroughfare plan.

#### Fire and Police

*The Town has made significant improvements in the areas of public safety over the past decade. The Town has improved public safety services to residents with the provision of full-time, well-trained personnel with sufficient updated equipment to operate responsive public safety departments.*

## Fire

- The citizens approved the Town's first bond package for the construction of Fire Station #2 located on East Stacy Road.
- The Town implemented its long-range plan to transition from an all-volunteer fire department and an outsourced emergency medical (EMS) provider, to a full service paid Fire and EMS Department in order to ensure continuity and quality of fire and EMS services.
- Improved Fire service response with new or replacement equipment including the replacement of the brush truck with the help of a U.S. Forest Service grant; added a new fire engine for Fire Station #2; utilizing a grant, purchased an all-terrain transport vehicle (ATV) for use on Town trails, the golf course and other hard to reach locations for improved emergency medical response; and replaced the Town's ladder truck. Also funded the upgrade of radios to provide better communication both within the department and between agencies.

## Police

- Transitioned from a part-time police department to a full-time 24/7 police department with staffing that includes full-time patrol staff and officers as well as specialized staff such as a school resource officer and warrant services.
- Programs such as tracking of resident alarm systems, monitoring of resident homes while out of town and other community policing activities have been implemented with the expansion to a full-time 24/7 department.
- Instituted departmental improvements in staffing standards, reporting and tracking tools as well as technology.
- Improved officer and citizen safety with the addition of better in-car cameras, the use of body-worn cameras and taser weapons. Funded the upgrade of officer and in-car radios to provide better communication both within the department and between agencies.

## Public Works, Parks and Infrastructure

*Significant capital investment has been made in the Town's infrastructure including buildings, roads, drainage, water, sewer and parks. During this time, miles of roadways have been improved, most of the parks and trails in town were constructed and miles of water lines were improved. Provision has also been made in the preservation of those improvements with the implementation of ongoing maintenance plans.*

- The new Fairview Town Hall housing Police, Town Council chambers and administrative offices was constructed and opened.
- The Town added expanded water and sewer improvements including a new sewer lift station, water-pumping station, and second water tower to help ensure the provision of

adequate utility service to both existing and future residents and businesses.

- Water mains were replaced to improve fire protection and water service for Affirmed Lane, Secretariat Lane, Farmstead Street, Home Place, Cactus Lane, Windmill Lane, Murry Road and Blue Bonnet Lane.
- An automatic meter reading (AMR) water meter reading system was installed throughout the entire Town to more accurately read, maintain and update the Town's water meters.
- Preventive maintenance programs were instituted to maintain water and wastewater systems better including water-valve maintenance, wastewater smoke-testing programs and a road maintenance program to extend the life of Town roads.
- The Meandering Way Bridge was rebuilt after it was destroyed.
- The Town Council approved and implemented a road reconstruction program that resurfaced a number of substandard roads in Town.
- The Town rebuilt East Stacy Road from FM-1378 to Thompson Springs and built a portion of Fairview Parkway from SH-5 to Ridgeview.
- A plan was approved and planning instituted for the improvement of East Stacy Road from Thompson Springs to Orr Road.
- The Town completed construction of the Beaver Run, Monarch, Cypress, Veterans', Meadows and Parkside Parks.
- Numerous trails including Road Runner Trail, East Stacy Road Trail and Bike Lane, Parkside Trail and the Sloan Creek Trail Bridge have been completed.
- A hazardous household waste collection program for residents to dispose of household chemicals safely was initiated.
- Numerous drainage and/or detention projects were completed including Affirmed Lane, Hart Road, Fairview Parkway, Hawkswood Drive and many more.

## Economic Development and Tourism

*Economic vitality is important to any community's long-term success.*

- The Fairview Town Center (formerly the Village of Fairview) was purchased by Lincoln Property Company and a \$50 million renovation project for the Center was initiated.
- The Economic Development Corporation (EDC) and the Community Development Corporation (CDC) Board of Directors updated their strategic plan and began implementation of the plan with a new website and marketing initiatives.
- Fairview Youth Theatre opened in the Fairview Town Center with a grant from the CDC.
- Fairview's first two hotels are currently under construction in the Center.
- Additional residential projects have been

initiated that meet a variety of housing needs.

- Noah's Event Center was built as a public-private partnership and ultimately sold back to the developer at a gain to the Town, which resulted in the construction of a facility that provides high quality space for meetings and events in the region.
- The EDC participated in the expansion of the Allen/Fairview Chamber of Commerce to promote recognition of the economic development activity of Fairview.
- The Town has initiated an annual art show, inviting participants and attendees from the North Texas region.

## Financial

*The financial health and the quality of financial reporting of the Town have been recognized by outside agencies and that information has been made more accessible to Town residents.*

- The Town currently has a credit rating of AA+ by Standard & Poor's Financial Services LLC and an Aa2 by Moody's Investors Service, which reflects the outside opinion of the Town's solid financial condition by the rating agencies.
- The Town has annually received the Government Finance Officers Association (GFOA) Certificate of Achievement for Excellence in Financial Reporting for a number of years. This award recognizes the quality of the Town's financial reporting.
- The Town has updated its software system for better financial reporting, utility billing, municipal court and permitting functions.
- Staff has added financial information including the annual budget, the annual audit, the ten-year capital plan and financial reports to the Town website for review by the public and Town Council.
- The Town Council approved and implemented the Town's first tax reinvestment zone (TIRZ #1) with participation from Collin County, to fund future capital improvements in the CPDD.

## Communications

*The Town strives to improve the communication of important information to its residents and has introduced a number of communication channels for residents.*

- The Town updated its website to one that features an opportunity for residents to sign up for email blasts of agenda postings and other important Town information.
- The Town transitioned its one-page newsletter to a 16-page glossy magazine that provides more in-depth information about the Town.
- The Town introduced Nixle alerts as a way for residents to get urgent information about weather and other important Town information via email or text message.



# Fairview

## Bulk • Trash • Recycle

### Calendar 2017



RepublicServices.com  
972-422-2341

FairviewTexas.org  
972-562-0522

*Trash/recycle items must be placed outside by 7 a.m. on your designated day. Bulk items may be placed outside no earlier than 5 p.m. the Friday before your designated Monday and must be out by 7 a.m. on Monday. Republic Services will pick up bulk items between Monday and Friday on your designated week. See the color coded chart for more details. If your regular trash/recycle pick-up day or bulk Monday falls on a holiday, service will resume the following business day. Bulk/brush is limited to 12 cubic yards or four truck loads.*

## Recycling Guide

**YES**

**RECYCLING ONLY**

**NO**

Put these items in your recycling cart.

DO NOT put these items in your recycling cart.



## Bulk/Brush

Bulk/brush limit is 12 cubic yards.

Example: 6' x 6' x 9'

Four Truck Loads Brush/Bulk



## Holidays

New Year's Day - January 1

Memorial Day - May 29

Independence Day - July 4 (Service Delayed One Day)

Labor Day - September 4

Thanksgiving - November 23

Christmas - December 25

## Heritage Ranch: Recycle & Trash on Tuesdays

## Rest of Town: Recycle & Trash on Wednesdays

### Week 1

**Subdivisions:** Blue Grass Farms, Fairview Farms, Heritage Ranch, Parkside at Fairview, Remington Park, Summer Hill Farms and Thompson Springs. **Streets:** Affirmed Ln, Ashcroft Dr, Bastrop Blvd, Big Bend Blvd, Bonham Blvd, Cambridge Dr, Dumont Ct, Dunaway Crossing, Elisabeth Way, Essex Ct, Fitzhugh Mill Rd, Hammerly Dr, Honey Creek Ln, Kentucky Ln, Man O War, Newchester Dr, Orr Rd, Palo Duro Dr, Remington Ct, Remington Park, Seattle Slew Ln, Secretariat Ln, Stafford Ct, Stonehenge Dr, Summer Hill Ln, Summit Ct, Weston Dr, Windsor Cir, Wyndham Ct and Stacy Rd (E of Country Club/W of Orr Rd).

### Week 2

**Subdivisions:** Bridlegate, Courts at Sloan Creek, Cypress Crossing, Dreamland, Fairview Downs, Final Domain, Hawks Wood, Ranchette Estates, River's Edge, River Oaks, Sloan Creek Estates, Vineyards of Fairview, Village of Fairview and Villas in the Park. **Streets:** Meandering Way, S Hwy 5, US 75, Green Apple, Stacy Rd (E of 75/ W of Oakwood), Shady Brook Ln, Blue Bird Ln, Rushing Waters Ct, Frisco Rd and Country Club (E of S Hwy 5/W of RR tracks).

### Week 3

**Subdivisions:** Fairview Meadows, Oakwood Estates, Sycamore Place, The Oaks of Fairview and Tranquility Farms. **Streets:** Ashwood Ln, Barksdale, Beechwood Ln, Bending Oak Trl, Briardale, Chamberlain Pl, Country Trl, Deer Path, Dewberry Ln, Elk Ridge, Elmbrook Dr, Englenook Ct, Ethel Marie, Foxdale, Foxglove Trl, Hart Rd, Irene, Lost Creek Trl, Louise, Oak Bluff, Oakmont Ct, Oakwood Trl, Parkdale Dr, Patricia Ct, Quail Rise, Saint James Ct, Saint James Dr, Sloan Crossing, Stoddard Rd, Tranquility Dr, Willow Ct and Country Club (E of RR tracks/ W of Englenook Ct).

### Week 4

**Subdivisions:** Ascot Heath, Country Club Estates, Countryside, Fairview Ranch Estates, Fox Glen, Montecito Estates, Pauls Park, Red Oak Ranch, Stone Creek Estates, Wellington Park Estates, Willow Point Estates, Woods of Ascot Heath and Wynford Chase. **Streets:** Arroyo Blanco, Berkshire Way, Camino Real, Chamberlain Pl, Circle in the Woods, Collinwood Dr, Cottonwood Pl, Dover Ct, Elm Creek Dr, Farmstead St, Hackberry Dr, Hampton Ct, Hart Ct, Hart Rd, Home Pl, Kempton Park Ln, Lakewood Dr, Maple Ln, Maplecreek Dr, Maverick Ct, Meandro Ria, Old Stacy Rd, Pecan Dr, Red Oak Trl, Redbud Ln, Rowley Mile, Sharon Rd, Stallion Dr, Stonecreek Dr, Three Oaks Dr, Timber Ln, Wood Crest Cir, Wynford Ct, Young Trl, Stacy Rd (E of Oakwood Trl/W of Country Club) and Country Club (N of Summerhill Ln/W of Englenook Ct).



# Fairview

## Bulk • Trash • Recycle

### Calendar 2017



RepublicServices.com  
972-422-2341

FairviewTexas.org  
972-562-0522

January						
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24	25	26	27	28	29	30
31						

# We Hope You Are Enjoying

## *The Fairview Town News*

A monthly publication delivered to residents.



*Check us out for all the current news about your community, schools, businesses and events happening around town.*



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