

**AZLE MUNICIPAL DEVELOPMENT DISTRICT  
REGULAR MEETING**

**CITY COUNCIL CHAMBERS  
613 S.E. PARKWAY  
AZLE, TEXAS 76020**

**TUESDAY, DECEMBER 12, 2017**

**AGENDA**

**President Ray Ivey  
Vice President Kevin Ingle  
Secretary Joe McCormick**

**Director Jack Stevens  
Director Justin Berg  
Council Member Bill Jones  
Council Member David McClure**

**REGULAR SESSION  
CALL TO ORDER**

**6:30 p.m.**

**PRESENTATION**

1. Annual report  
**Karen Dickson, Economic Development Director**

**ACTION ITEMS**

2. Consider approving the Minutes of the October 10, 2017 Azle MDD regular meeting  
**Joe McCormick, Secretary**

**DISCUSSION ITEMS**

3. Discuss deer population control as it relates to economic development  
**Jack Stevens, Director**
4. Discussion regarding Azle Municipal Development District plans/procedures/policies.  
**Ray Ivey, President**

**ADJOURNMENT**

I, the undersigned authority, do hereby certify the above Agenda was posted at City Hall on December 8, 2017 at the City's official bulletin board and is readily accessible to the public at all times in accordance with V.T.C.A. Chapter 551, Texas Government Code.



**Susie Hiles, Assistant to the City Manager**

**Date Agenda Removed from Posting**

*This facility is wheelchair accessible and handicapped parking spaces are available. Auxiliary aids and services are available to a person when necessary to afford an equal opportunity to participate in city functions and activities. Auxiliary aids and services or accommodations should be requested forty-eight hours prior to the scheduled starting time by calling the City Secretary's Office at 817-444-7101. Complete MDD Agenda packet and background information are available for review at the City Secretary's Office and on our website [www.cityofazle.org](http://www.cityofazle.org).*

# Municipal Development District Communication

Item # 1

<b>Submitted By:</b> Karen Dickson – Economic Dev Director	<b>Date:</b> December 8, 2017
<b>Subject:</b> EDD Annual Report	

<b>Action Requested:</b> Present EDD Annual Report
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<b>Purpose (Outline – Who, What, Where, Why &amp; How).</b>
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<b>Checklist of Attachments</b>			
<input type="checkbox"/> Contract	<input type="checkbox"/> Agreement	<input type="checkbox"/> Ordinance	<input type="checkbox"/> Resolution
<input type="checkbox"/> Policy	<input type="checkbox"/> Applications	<input type="checkbox"/> Legal Opinion	<input type="checkbox"/> Minute Order
<input type="checkbox"/> Letter/ Memo From	<input type="checkbox"/> P&Z Minutes	<input type="checkbox"/> Board Minutes	<input type="checkbox"/> Other Minutes
<input type="checkbox"/> Applicant	<input type="checkbox"/> Checklist	<input type="checkbox"/> Federal Law	<input type="checkbox"/> Plans / Drawings
<input type="checkbox"/> Staff	<input type="checkbox"/> State Law	<input type="checkbox"/> Bid Tabulations	<input type="checkbox"/> Maps
<input type="checkbox"/> <b>Other</b>	<input type="checkbox"/> Attachments	<input type="checkbox"/> Notices	<input type="checkbox"/> Charter

## Municipal Development District Communication

Item # 2

**Submitted By:** Susie Hiles, Assistant to the City Manager    **Date:** December 8, 2017

**Subject:** Azle MDD Board Minutes.

**Action Requested:** Consider approving the Minutes of the October 10, 2017 Azle MDD regular meeting

**Purpose (Outline – Who, What, Where, Why & How).**

Procedural.

### Checklist of Attachments

<input type="checkbox"/> Contract	<input type="checkbox"/> Agreement	<input type="checkbox"/> Ordinance	<input type="checkbox"/> Resolution
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**MINUTES  
REGULAR MEETING  
AZLE MUNICIPAL DEVELOPMENT DISTRICT  
October 10, 2017**

**DRAFT**

STATE OF TEXAS §  
COUNTY OF TARRANT §  
CITY OF AZLE §

The Azle Municipal Development District of the City of Azle, Texas convened in Regular Session at 6:30 p.m. in the Council Chambers of City Hall, 613 Southeast Parkway, Azle, Texas, on the 10th day of October 2017 with the following members present:

Ray Ivey	President - Place 4
Kevin Ingle	Vice President - Place 6
Joe McCormick	Secretary - Place 3
Councilman Bill Jones	Director - Place 1
Councilman David McClure	Director - Place 2
Jack Stevens	Director - Place 5
Tom Muir	Executive Director/City Manager

Constituting a quorum. Director Justin Berg was excused from tonight's meeting. Staff present was:

Lawrence Bryant	Assistant City Manager
Susie Hiles	Assistant to City Manager- Scribe

The following items were considered in accordance with the official agenda posted on the 6th day of October, 2017.

**REGULAR SESSION:**  
**CALL TO ORDER**

6:30 p.m.

President Ivey called the session to order at 6:30 p.m.

**PRESENTATION**

**1. Monthly Report on Economic Development**

Executive Director Muir presented the report on behalf of EDD Dickson:

- advised the N. Texas Commercial Area Realtors show in Dallas (September 7) went very well. She was able to reconnect with some real estate brokers and developers and also connected an Azle business with a couple of contacts on a development issue. Realtor Marsha Hardin also worked the booth with Karen. A photo of the booth set up was submitted with the report.
- she met with IMS for their annual business retention visit.
- advised she will be with the DFW Marketing Team in mid-November visiting approximately eight site consultants in the Atlanta/Greenville area.

Projects:

- Façade and Sign Improvement Grant for Eagle Crest Villa Assisted Living - the work is complete; however, they have not submitted invoices for reimbursement. The grant was in the amount of \$5,647 for landscaping improvements and new sign.
- Haley Carter Insurance will be submitting a Façade and Sign Improvement Grant Application.
- received a lead from DFW Chamber looking for a site for a global medical products company considering relocating their small US sales office from NYC to a more business-friendly market. The company will employ about 5 people. Submitted 4 sites for consideration.
- Retail Solutions Lead: Submitted site information for developer looking for hotel sites. Azle isn't in the preferred area but they would consider other areas.

**ACTION ITEMS**

- 2. Consider approving the Minutes of the August 8, 2017 Azle MDD regular meeting.**

**MINUTES  
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October 10, 2017**

**DRAFT**

Director Jack Stevens moved to approve the Minutes as discussed, with second by Vice President Kevin Ingle. The motion was unanimously approved

**3. Consider adopting Resolution M2017-01 confirming that the Azle MDD Board has reviewed and approved the investment policy.**

Assistant City Manager Lawrence Bryant presented this item to the Board stating the Public Funds Investment Act requires the governing body of an investing entity to adopt by rule, order, ordinance, or resolution, a written investment policy regarding the investment of its funds and funds under its control. The law also requires the policy be reviewed and adopted by the governing body each year. The Board last approved the City's Investment Policy on October 11, 2016. The City's Investment Committee, on advice from the City's investment advisor, recommended the following changes to the City's policy:

- Add obligations of the Federal Home Bank as authorized investments.
- Remove Section 1 (b) authorizing fully insured or collateralized deposits at financial institutes. These investments are already authorized in Section 1(c).
- Limit SEC registered money market mutual funds to funds that seek to maintain a \$1.00 net asset value and are described as government portfolios. This revision is more restrictive than Chapter 2256 and reduces our risk to changes in net asset values.
- Update unauthorized investments to include investments from local government investment pools or management firms who have not delivered a written investment policy certification. Previously the act required all brokers/dealers, banks, investment advisors and investment pools to provide written certification they had received a copy of the City's investment policy and understood the restrictions/requirements of the policy. A recent legislative change amended this requirement to include only investment pools and investment management firms

This same policy is also adopted by the City and the Crime Control and Prevention District.

Director Jack Stevens moved to approve Resolution M2017-01 adopting the Azle MDD's investment policy as presented. Director Bill Jones seconded the motion. The motion was unanimously approved.

**DISCUSSION ITEMS**

**4. Discussion regarding proposed annexation areas**

Director Tom Muir presented an overview of the proposed annexation areas being considered by City Council noting these areas were chosen for their potential commercial/industrial use. He noted there would be public hearings held October 30 and November 1, with Council voting on the proposed annexation November 28.

**5. Discuss deer population control as it relates to economic development**

Director Jack Stevens presented this item. His concern is the increased presence of deer in the neighborhoods as a result of clearcutting of their natural habitat for the new schools and housing additions. He cited public safety and health concerns. Director Stevens presented a white paper published by Texas Parks and Wildlife on *Deer Management Within Suburban Areas*. He would like the Board to review this information and provide feedback on the necessity of conducting a survey to determine if there is a need for the city to employ deer management measures. The Board asked Director Muir to find out who could conduct this survey and bring back his findings to the Board for possible action at the next meeting.

**6. Discussion regarding Azle Municipal Development District plans/procedures/policies as well as funding opportunity options.**

No items were discussed.

**ADJOURNMENT**

President Ray Ivey adjourned the meeting at 7:39 p.m.

**MINUTES  
REGULAR MEETING  
AZLE MUNICIPAL DEVELOPMENT DISTRICT  
October 10, 2017**

**DRAFT**

**PRESENTED AND APPROVED this the 8th day of December, 2017.**

**APPROVED:**

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**Ray Ivey, President**

**ATTEST:**

\_\_\_\_\_  
**Joe McCormick, Secretary**

## Municipal Development District Communication

Item # 3

**Submitted By:** Tom Muir – Executive Director/City Manager **Date:** December 8, 2017

**Subject:** Deer population control

**Action Requested:** Discuss deer population control as it relates to economic development

### **Purpose (Outline – Who, What, Where, Why & How).**

Director Jack Stevens requested a discussion at the October meeting regarding his concern over the increased presence of deer in the neighborhoods as a result of clearcutting of their natural habitat for the new schools and housing additions. He presented a white paper published by Texas Parks and Wildlife on *Deer Management Within Suburban Areas*. This information presented several ways to help with deer management if it becomes a problem within a community. The Board discussed the possibility of conducting a survey to determine if there is a need for the city to employ deer management measures. The Board asked Director Muir to find out who could conduct this survey and bring back his findings to the Board for possible action at the next meeting.

Staff has contacted both Texas Parks and Wildlife and Texas AgriLife Extension to determine if such a survey can be conducted. Both entities stated they are not aware of anyone who conducts surveys to determine deer overpopulation on “open range” deer. There are private companies that will conduct surveys on hunting ranches (controlled populations).

### **Checklist of Attachments**

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