



Building a better tomorrow.

*Paula McNamee*



THE CITY OF  
**EULESS**

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# Mayor and City Council Reports

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# City Manager and Staff Reports

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# **Trinity River Authority Capital Projects Update**



Wastewater Treatment

Water Treatment

Water Storage

Lake Livingston

Recreation Facilities

# Trinity River Authority

Serving the

## City of Euless

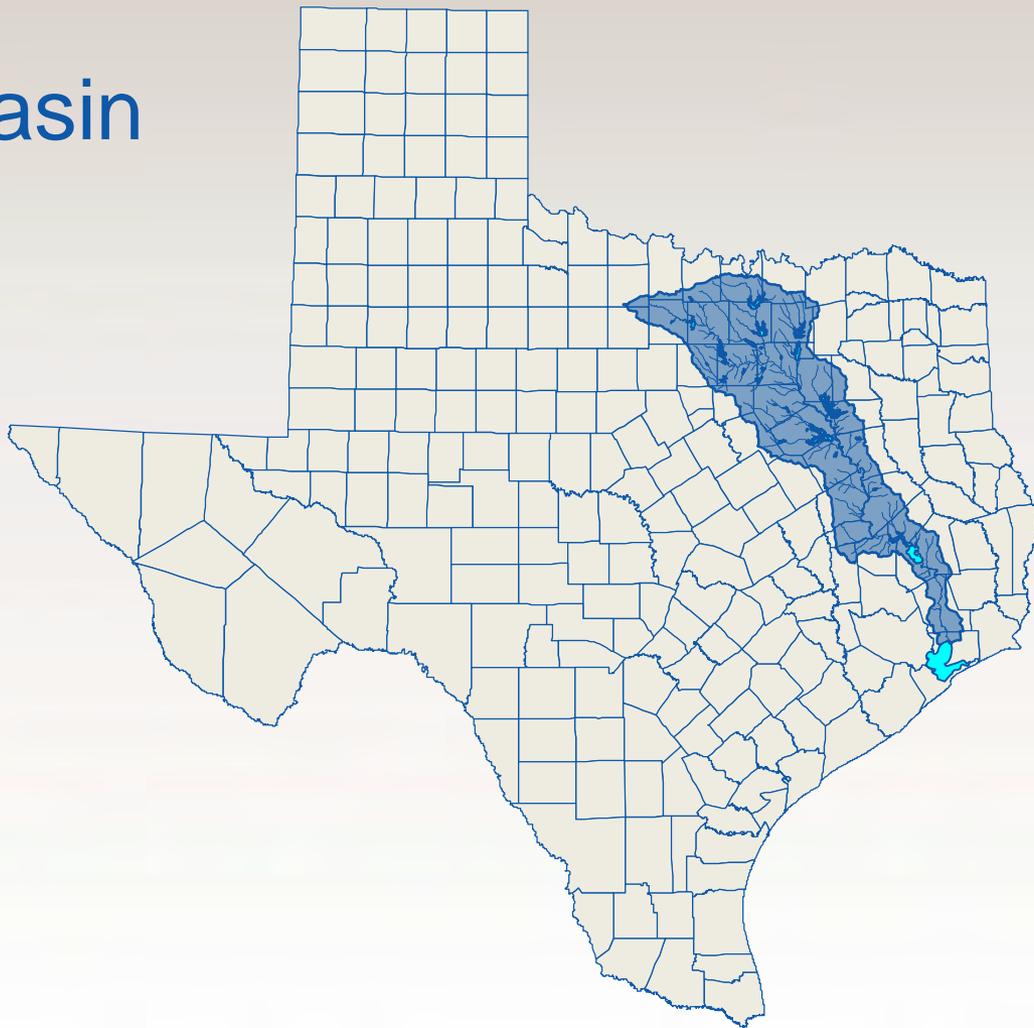


Trinity River Authority of Texas



# Trinity River Basin

- The Trinity River is 18,000 square miles of watershed



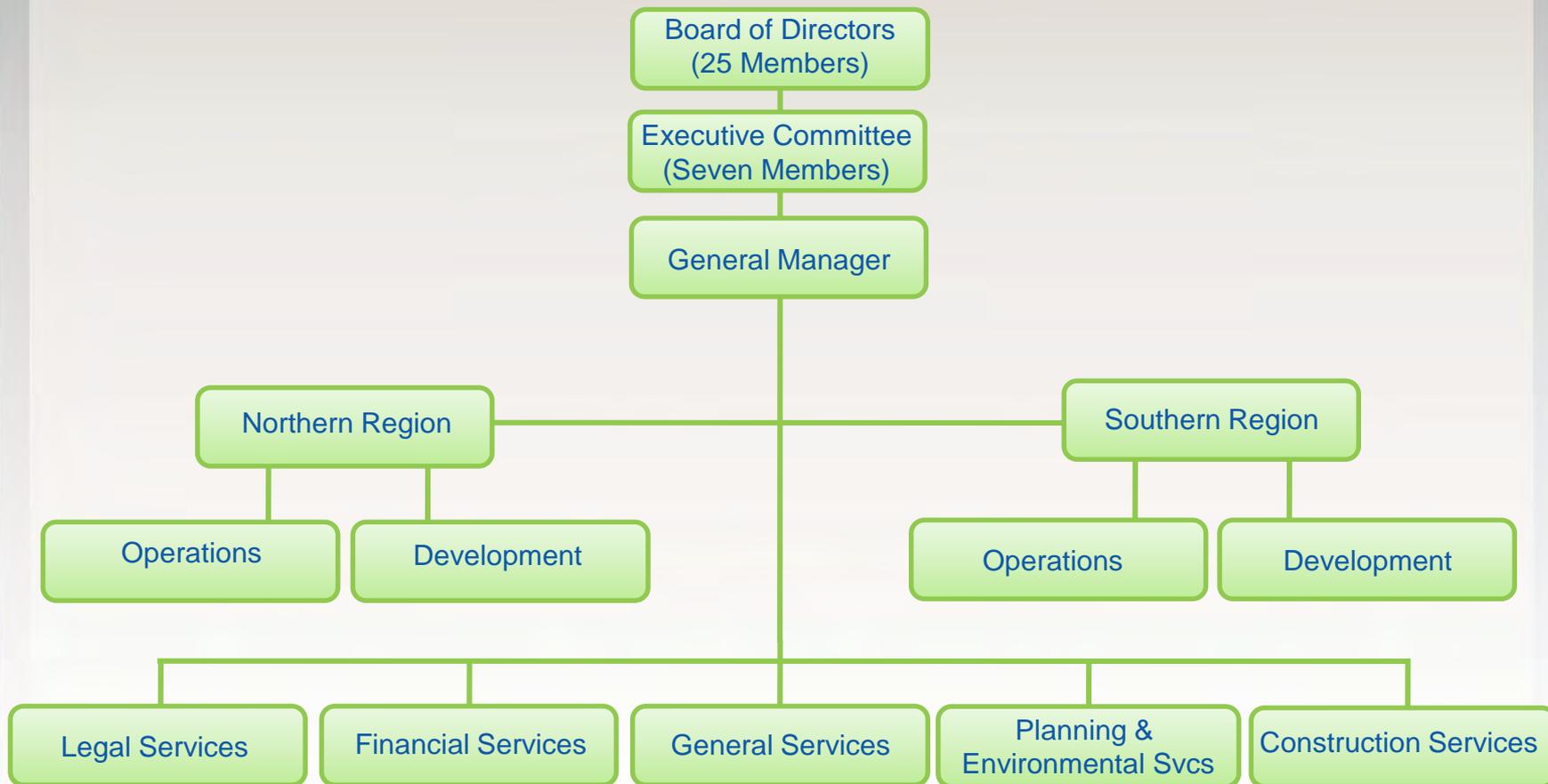


# Board Organization





# Management Organization

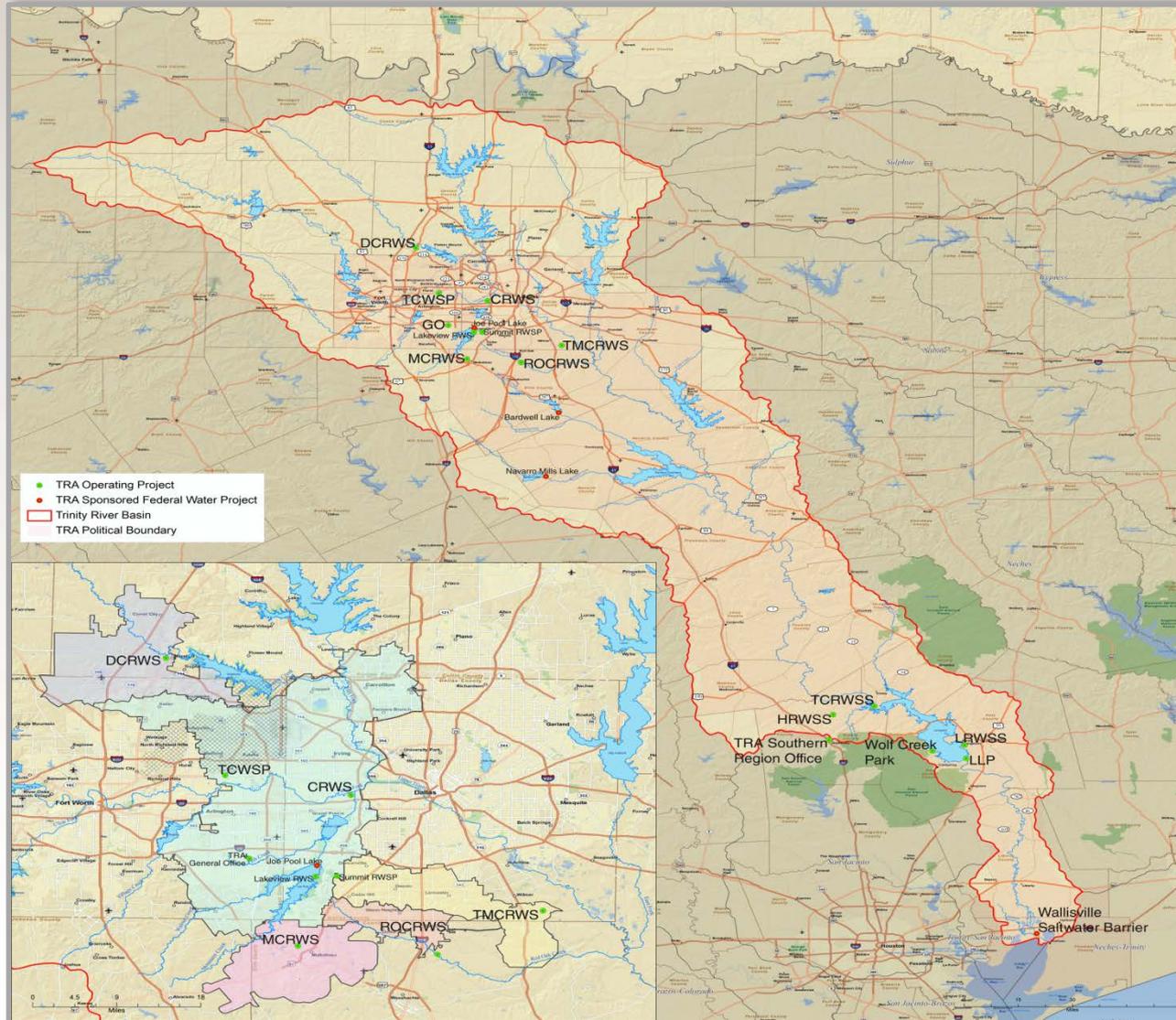




## TRA's Three Functions

1. Develop and maintain a basin-wide master plan
2. Sponsor federal water projects
3. Provide water- and wastewater-related services within political subdivision

# TRA Basin-Wide Facilities/Projects





*Wastewater Treatment*

*Water Treatment*

*Water Storage*

*Lake Livingston*

*Recreation Facilities*

# Northern Region Wastewater Treatment



Trinity River Authority of Texas

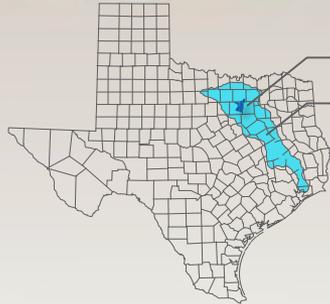


# Wastewater Treatment Facilities

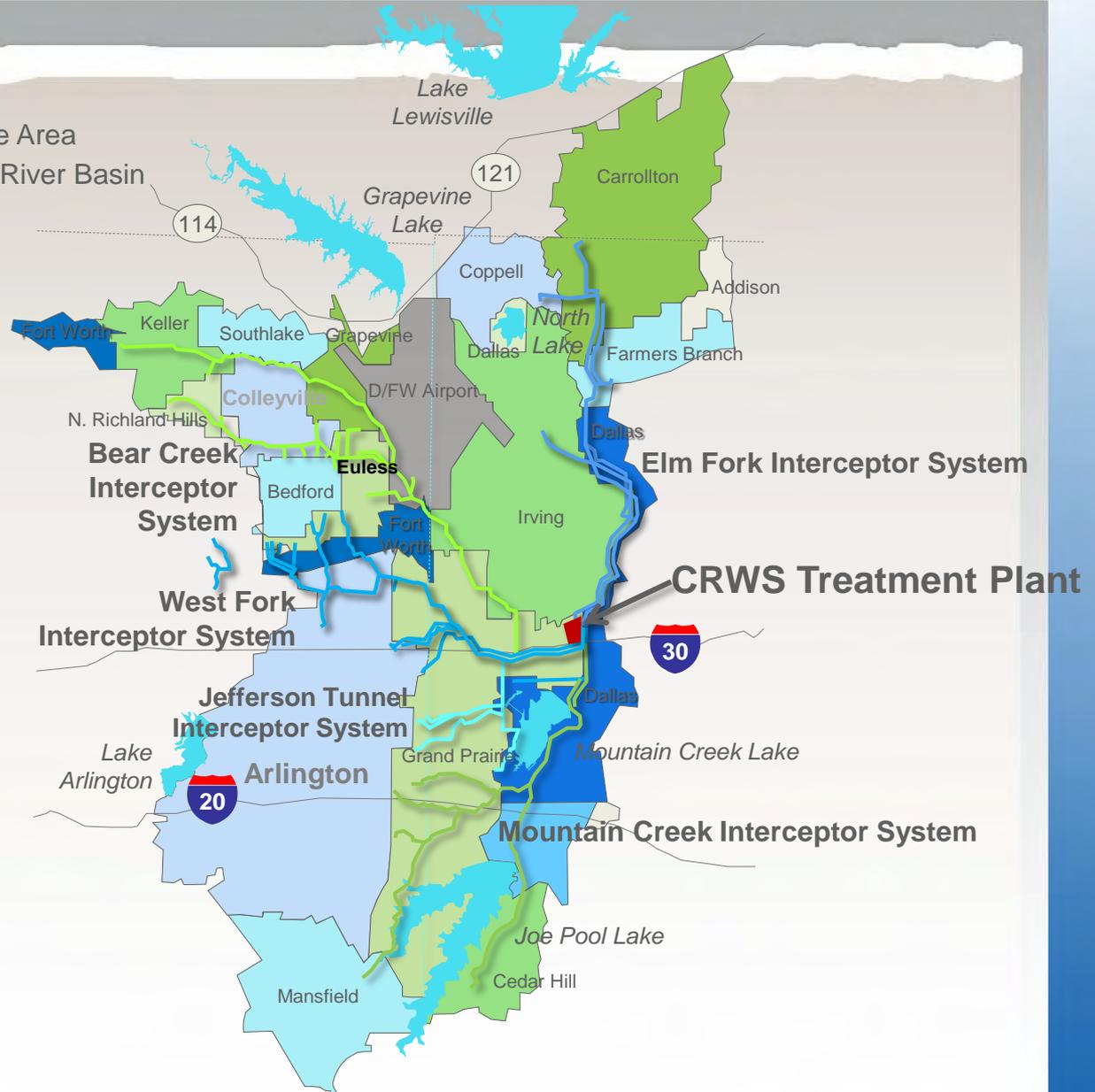
- ***Central Regional Wastewater System***
- Ten Mile Creek Regional Wastewater System
- Denton Creek Regional Wastewater System
- Red Oak Creek Regional Wastewater System
- Mountain Creek Regional Wastewater System
- Walker Calloway Outfall Branches



# Central Regional Wastewater System



Service Area  
Trinity River Basin



## Contracting Parties

|                   |             |
|-------------------|-------------|
| Irving            | 1957        |
| Grand Prairie     | 1957        |
| Farmers Branch    | 1957        |
| Dallas            | 1957        |
| Carrollton        | 1967        |
| Arlington         | 1973        |
| Bedford           | 1973        |
| <b>Eules</b>      | <b>1973</b> |
| D/FW Airport      | 1973        |
| Mansfield         | 1973        |
| Grapevine         | 1974        |
| Colleyville       | 1975        |
| N. Richland Hills | 1975        |
| Hurst             | 1975        |
| Coppell           | 1976        |
| Fort Worth        | 1976        |
| Keller            | 1984        |
| Duncanville       | 1984        |
| Cedar Hill        | 1985        |
| Southlake         | 1988        |
| Addison           | 1996        |

# Central Regional Wastewater System

- Began Service: December 1959
- Current Capacity: 162.0 MGD
- Avg. Daily Flow for FY 2014: 125 MGD
- Number of contracting parties: 21





*Wastewater Treatment*

*Water Treatment*

*Water Storage*

*Lake Livingston*

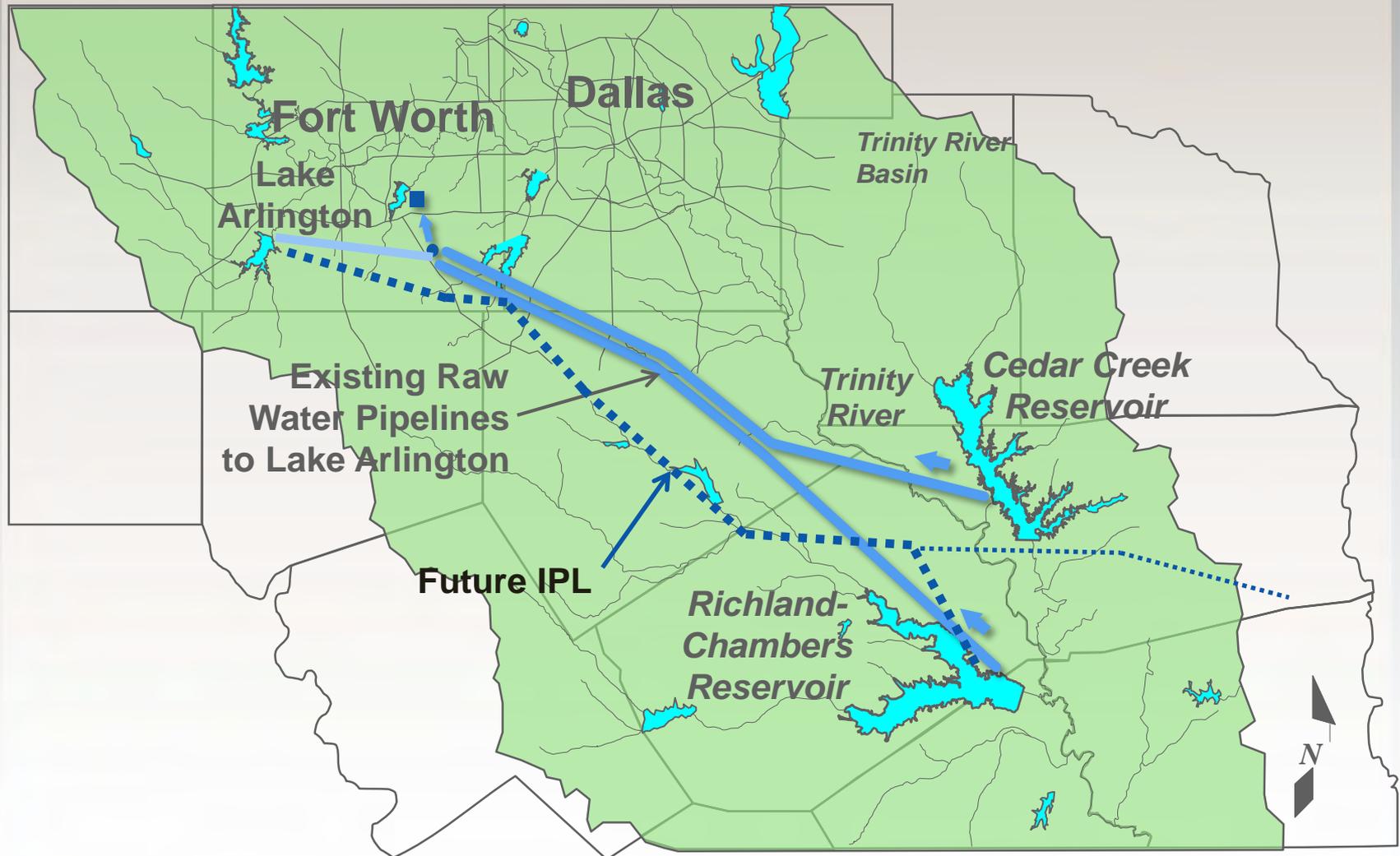
*Recreation Facilities*

# Northern Region Water Treatment

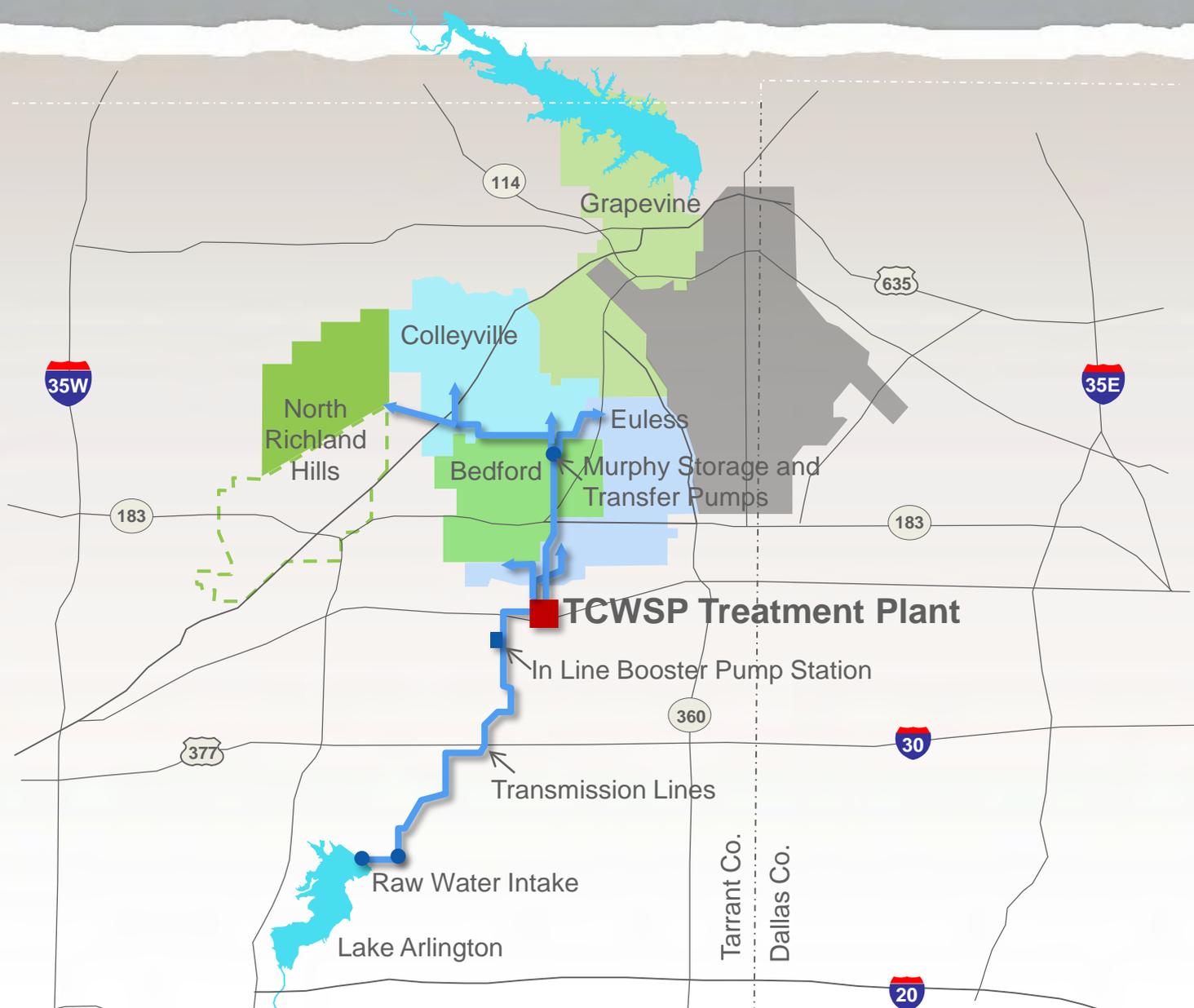


Trinity River Authority of Texas

# TRWD East Texas System



# Tarrant County Water Supply Project



# Tarrant County Water Supply Project

- Began Service: 1974
- Current Capacity: 87.0 MGD
- Avg. Daily Flow for FY 2015 Budget: 34.1 MGD
- Number of contracting parties: 5





*Wastewater Treatment*

*Water Treatment*

*Water Storage*

*Lake Livingston*

*Recreation Facilities*

# Current Construction Projects – or why we are digging up Euless!



Trinity River Authority of Texas



*Wastewater Treatment*

*Water Treatment*

*Water Storage*

*Lake Livingston*

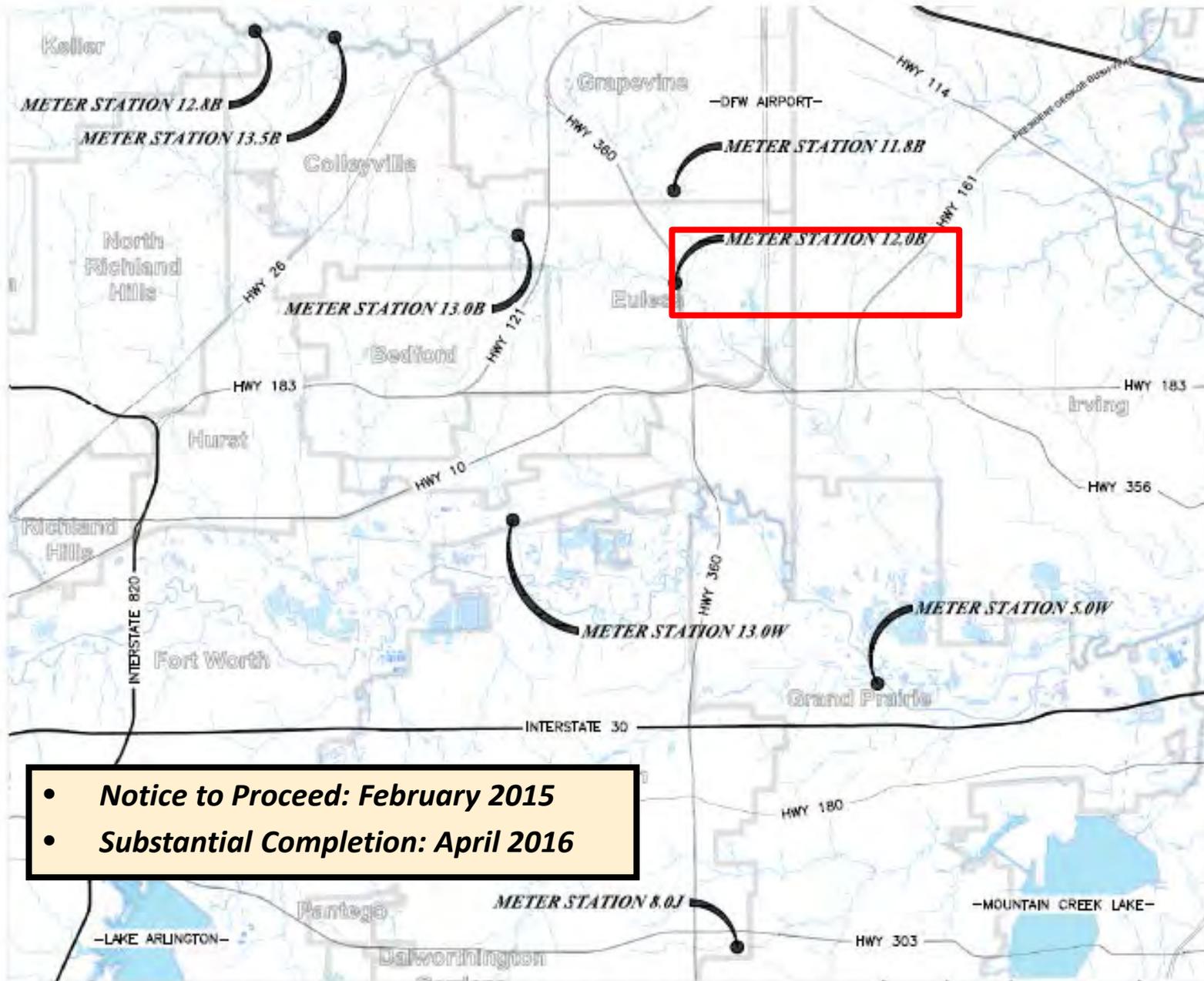
*Recreation Facilities*

# Meter Station Rehabilitation

## SH-360 & Little Bear Creek



Trinity River Authority of Texas



- **Notice to Proceed: February 2015**
- **Substantial Completion: April 2016**

**GENERAL LOCATION MAP**  
NOT TO SCALE





*Wastewater Treatment*

*Water Treatment*

*Water Storage*

*Lake Livingston*

*Recreation Facilities*

# Cyclone Creek Trunk Outfall (WF-10&13)



Trinity River Authority of Texas

# WF-10 (Cyclone Creek Trunk)



**Phase II  
(Completed)**

**Phase I:**

- *Notice to Proceed: January 2015*
- *Substantial Completion: December 2015*





*Wastewater Treatment*

*Water Treatment*

*Water Storage*

*Lake Livingston*

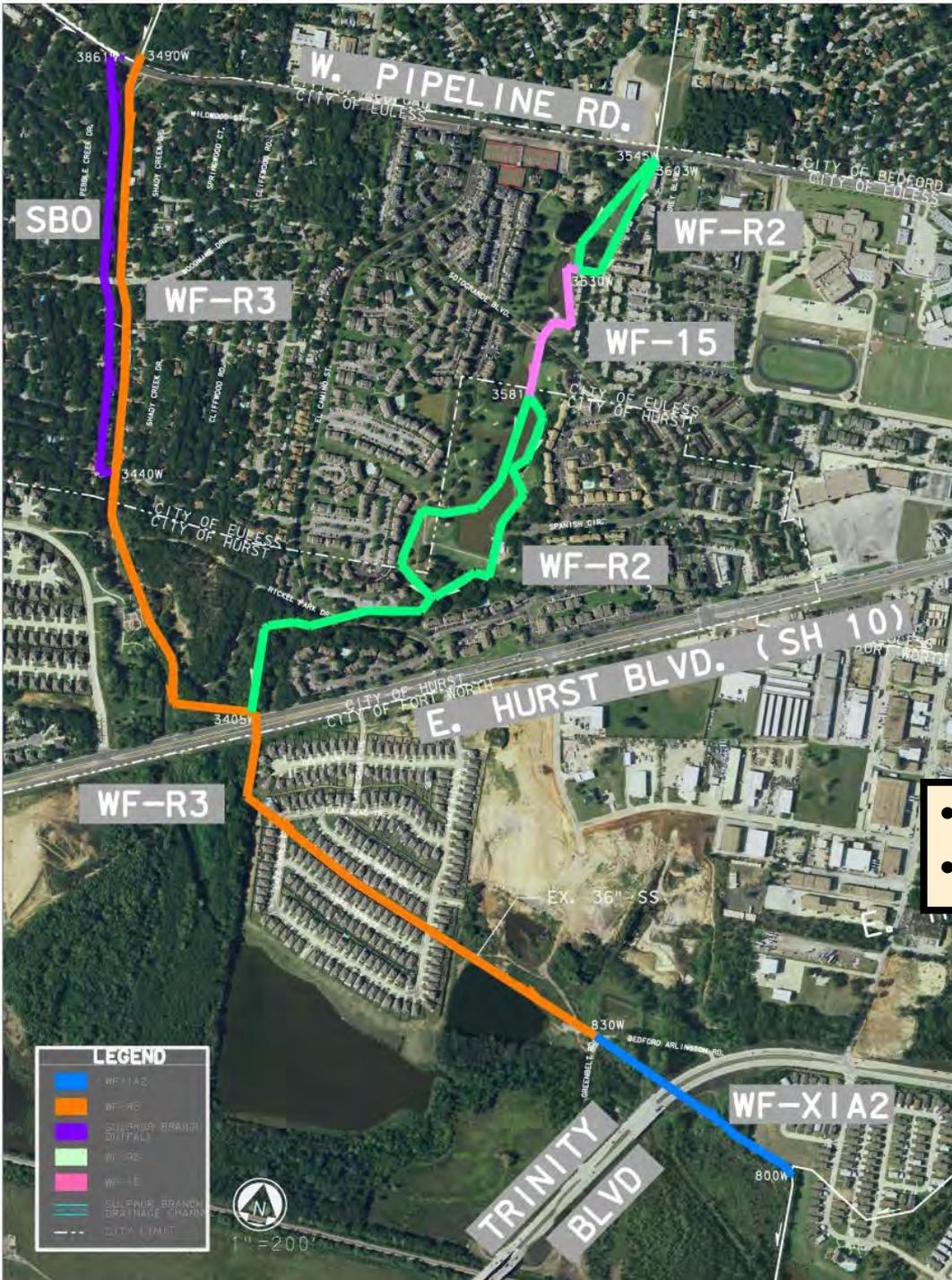
*Recreation Facilities*

# WF-R2, R3, 15, X1A2 Pipeline Rehabilitation



Trinity River Authority of Texas

# Pipeline Rehabilitation



- *Notice to Proceed: February 2015*
- *Substantial Completion: June 2016*





*Wastewater Treatment*

*Water Treatment*

*Water Storage*

*Lake Livingston*

*Recreation Facilities*

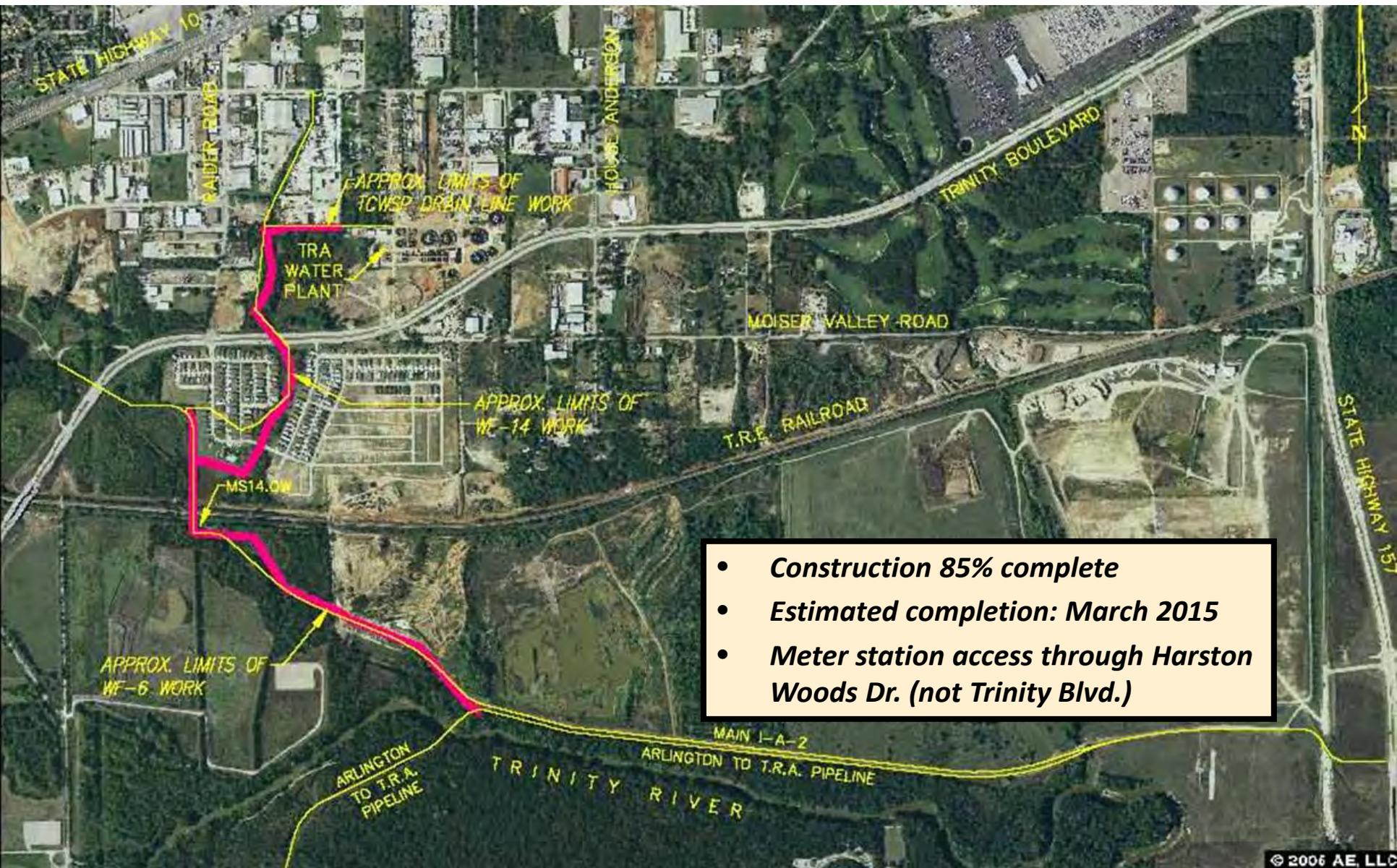
## WF-6 & WF-14



Trinity River Authority of Texas

# WF-6 & WF-14

## West Fork Relief Interceptors



- **Construction 85% complete**
- **Estimated completion: March 2015**
- **Meter station access through Harston Woods Dr. (not Trinity Blvd.)**



*Wastewater Treatment*

*Water Treatment*

*Water Storage*

*Lake Livingston*

*Recreation Facilities*

Questions?

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



Trinity River Authority of Texas

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# Parks Update

# Trail Surfaces

| <b><u>Aggregate/Product Trail</u></b><br>(crushed limestone aggregate, recreational trail) | <b>VERSUS</b> | <b><u>Concrete</u></b><br>(shared use paths)                                                                 |
|--------------------------------------------------------------------------------------------|---------------|--------------------------------------------------------------------------------------------------------------|
| Easier to construct                                                                        |               | Must meet AASHTO (American Association of State Highway Transportation Officials) guidelines if grant funded |
| More cost effective                                                                        |               | Expensive to construct                                                                                       |
| Easy to re-direct if needed<br>(due to erosion)                                            |               | More permanent                                                                                               |
| Mainly used in neighborhood parks                                                          |               | Used more for transportation                                                                                 |
| Soft surface                                                                               |               | Hard surface                                                                                                 |
| More natural looking                                                                       |               | Less natural looking than gravel                                                                             |

# Parks / Trail Surfaces

|                               |                             |
|-------------------------------|-----------------------------|
| * Bob Eden Park               | 1.5 paved (linear and loop) |
| JA Carr Park                  | .5 unpaved (loop)           |
| Heritage Park                 | .25 unpaved (loop)          |
| * McCormick Park              | .40 paved (linear)          |
| * Preserve at McCormick Park  | .50 paved (linear)          |
| Trailwood Park                | .50 paved (linear)          |
| * Villages of Bear Creek Park | 2.2 unpaved (loop)          |
| Wilshire Park                 | .25 paved (loop)            |

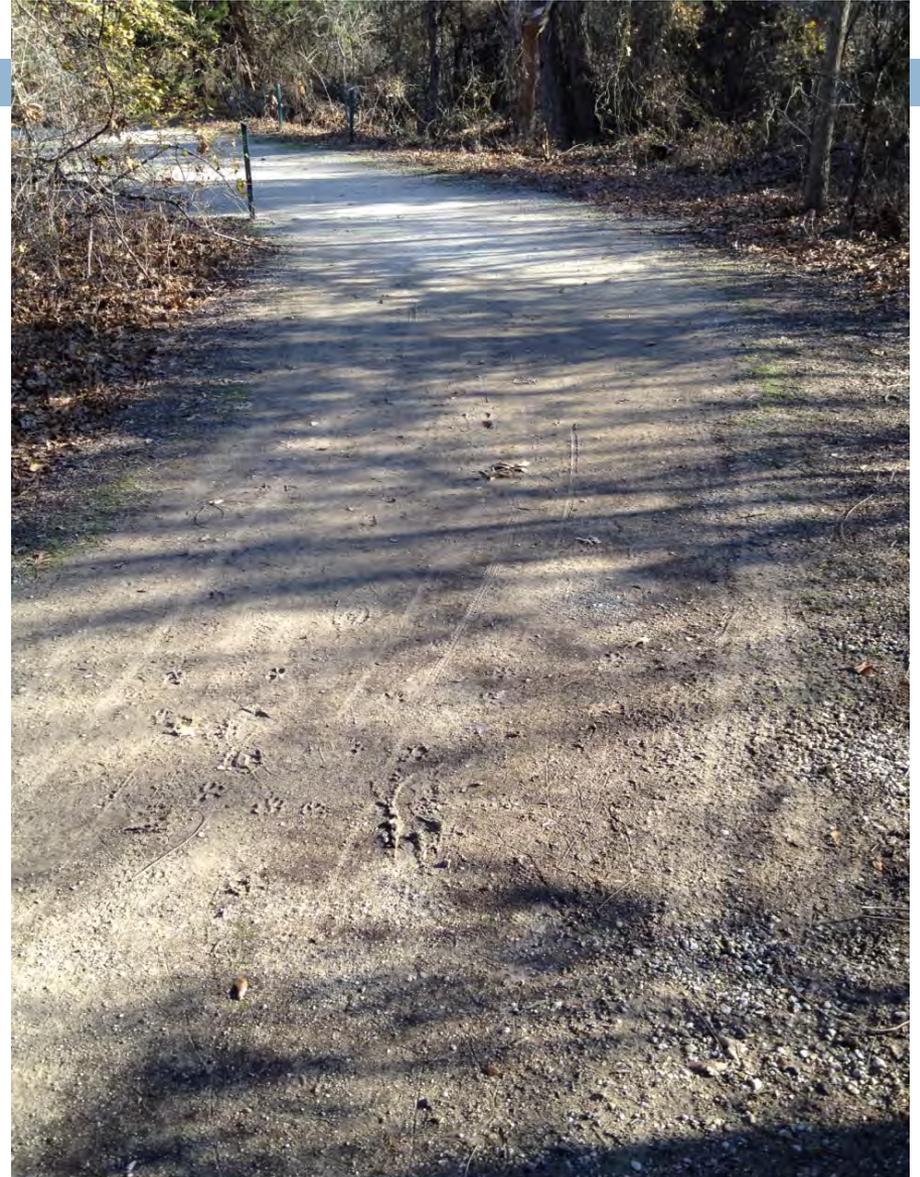
\* Denotes grant funded projects

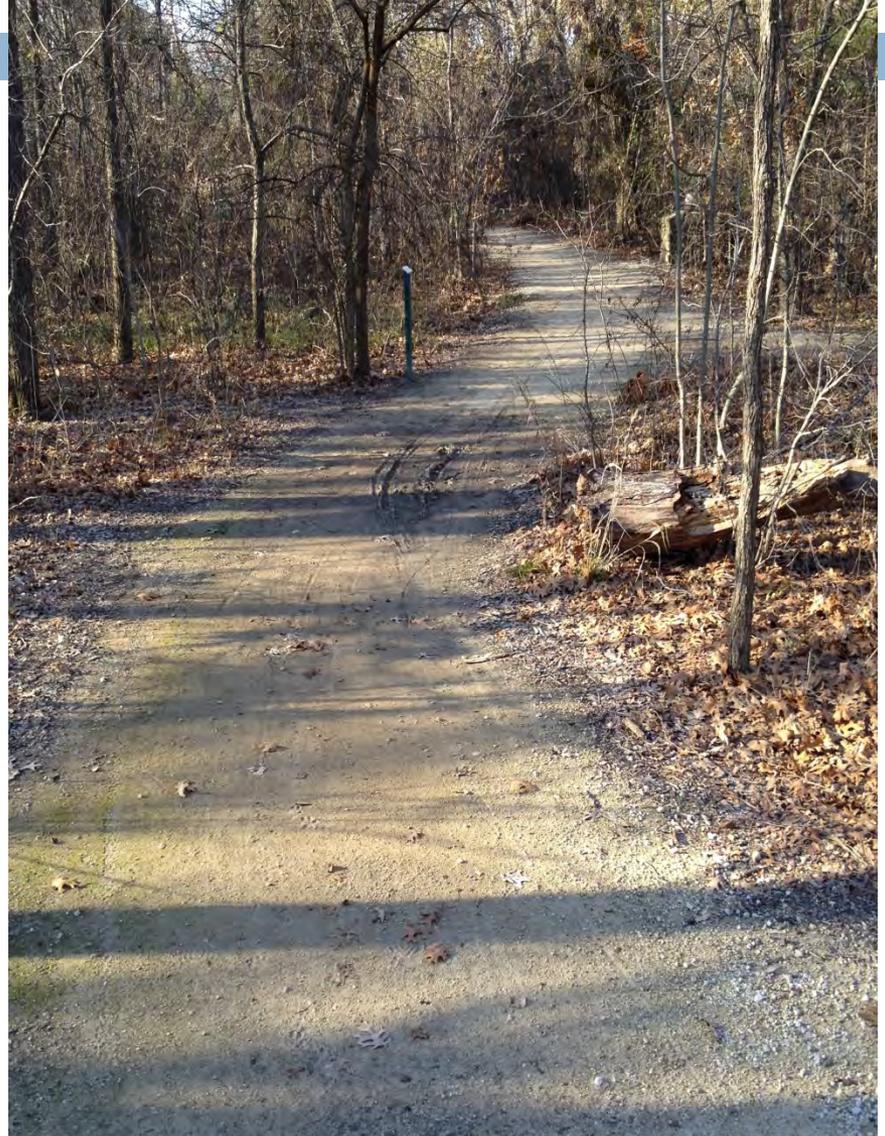
# The effects of weather...

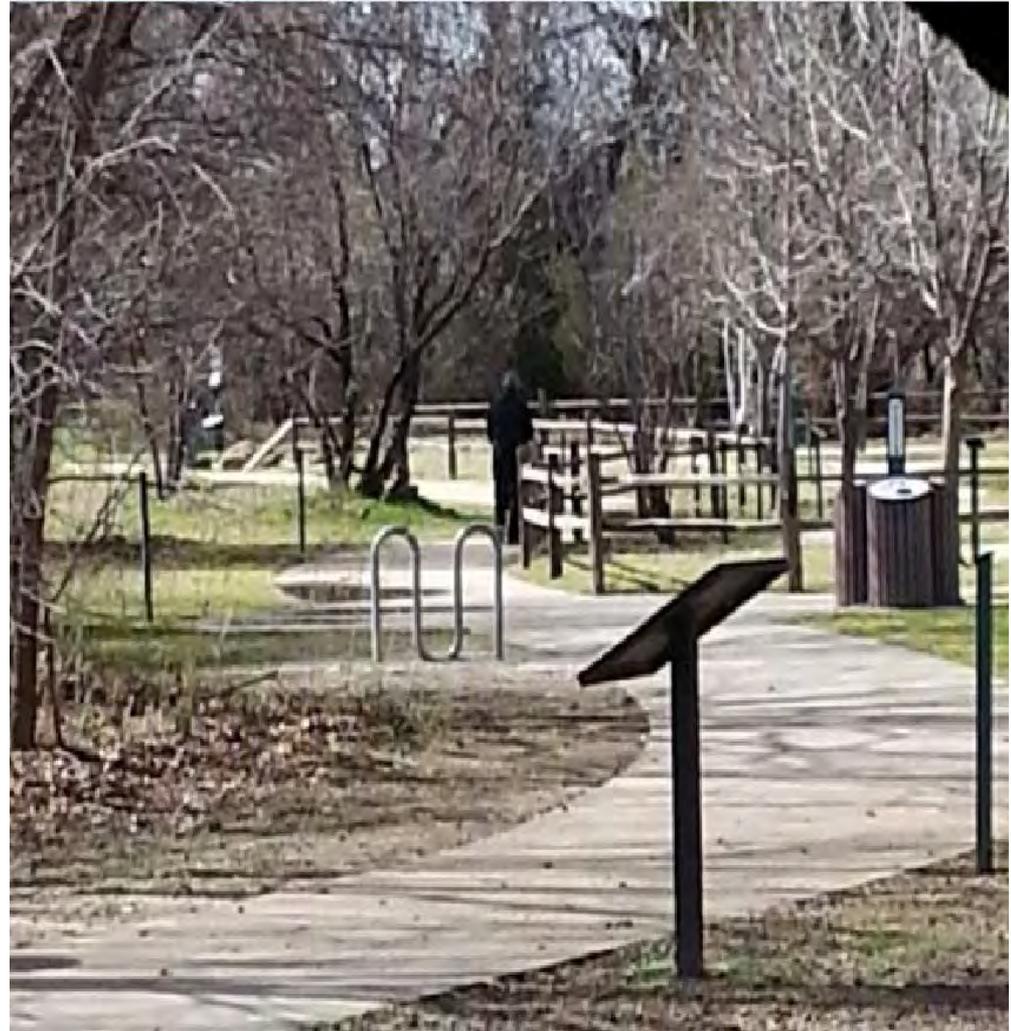
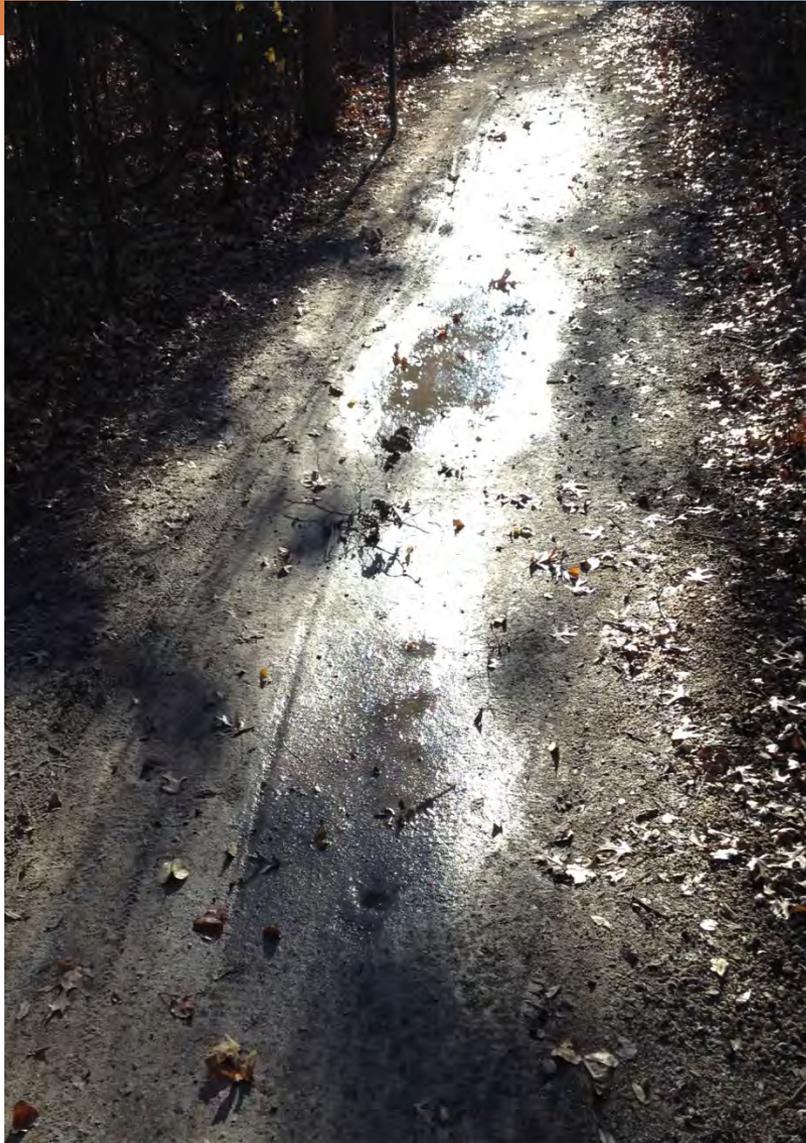
(shots taken at noon on 2/1 after .75" rain event on 1/31)

VOBC Park









# Bob Eden Park



# JA CARR









# In 2013 – 2014



- 324.5 man hours spent on trail maintenance
- Nearly half of those hours on Carr Park
- Spent over \$1,700 on trail product
- Applied over 76 tons of new product to trails
- Harley raked JA Carr park 4 times
- Harley raked VOBC 1 time and Heritage Park once



# Options:

| <b>Concrete</b>                                       | <b>Asphalt</b>                                        |
|-------------------------------------------------------|-------------------------------------------------------|
| Hard surface not as conducive to runners              | Hard surface not as conducive to runners              |
| Cost to install (approx \$4.25 sq.ft)                 | Cost to install (approx \$3.50 sq.ft)                 |
| Potential loss of trees                               | Potential loss of trees                               |
| More varied uses (bikes, skateboards, scooters, etc.) | More varied uses (bikes, skateboards, scooters, etc.) |
| Impervious surface                                    | Impervious surface                                    |
| Best longevity, less maintenance                      | More maintenance (cracks)                             |

# ADA UPDATE

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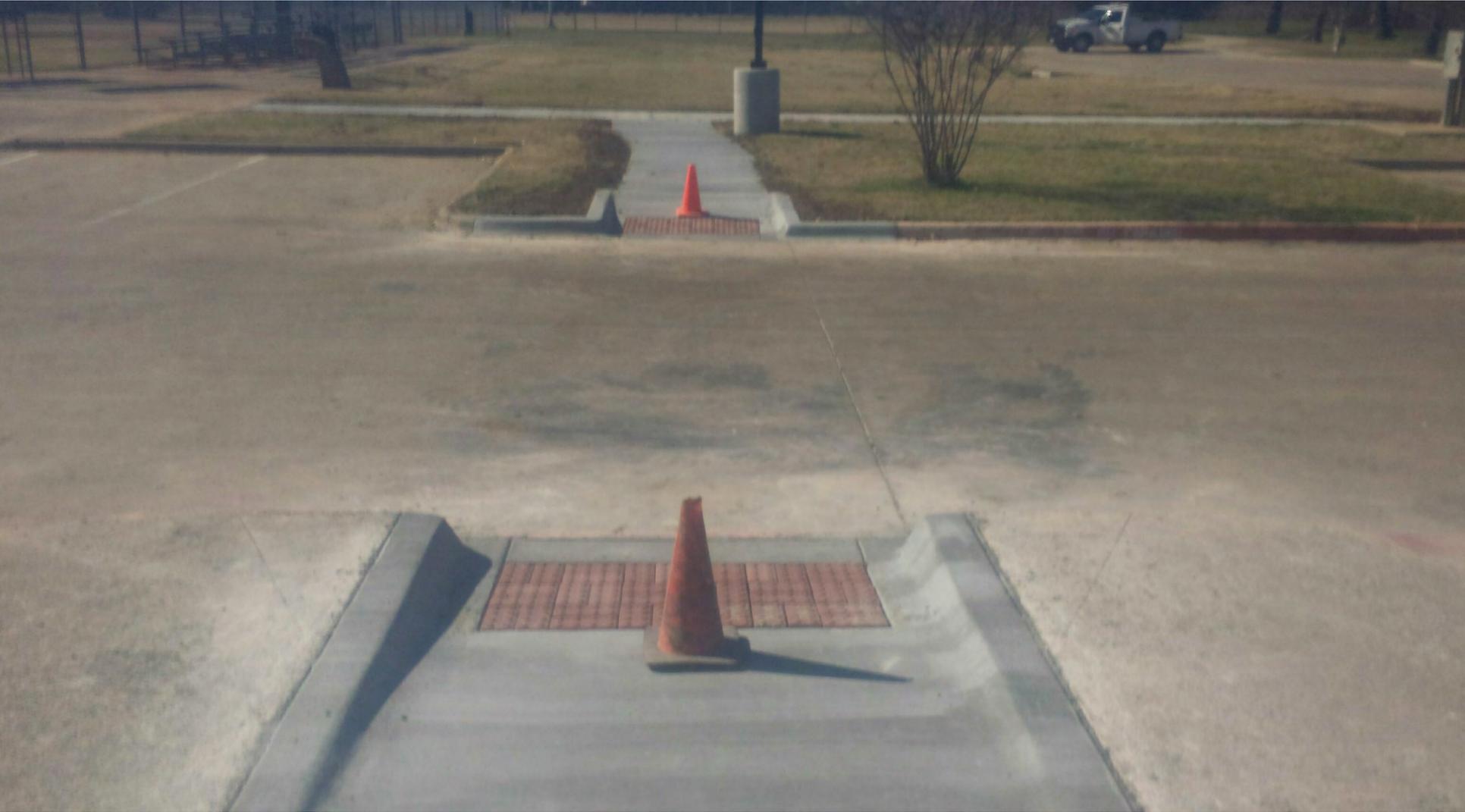




















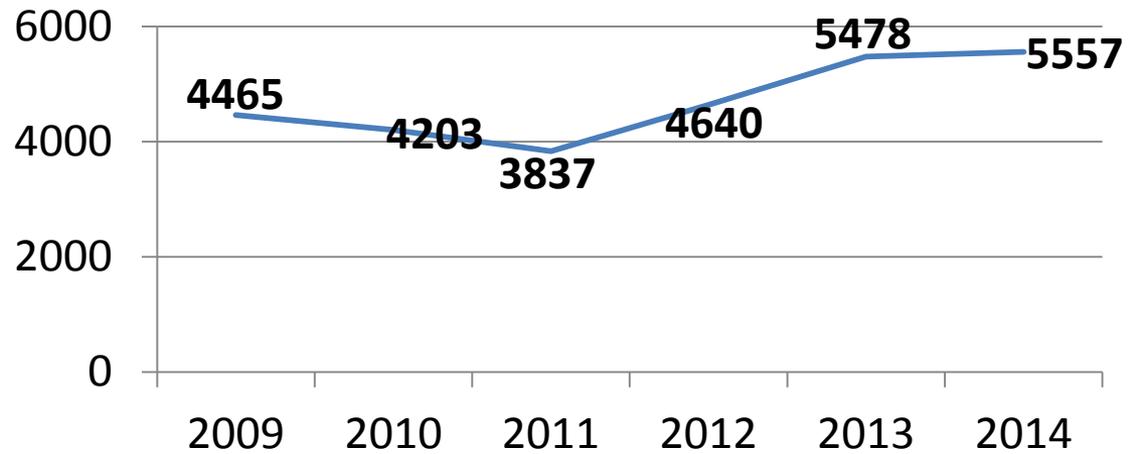


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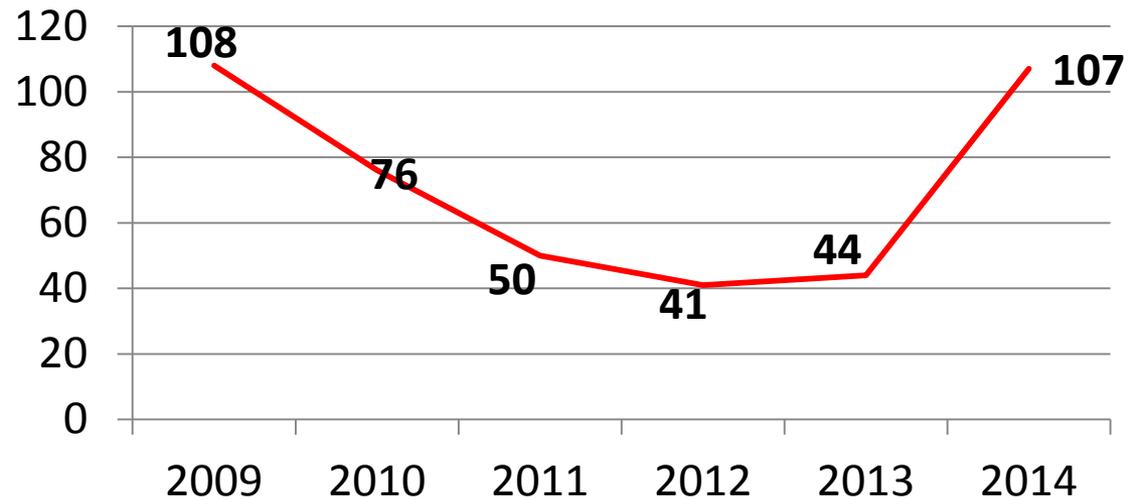
# Development Update

# Single Family Residential Housing Permits by Year

## Tarrant County



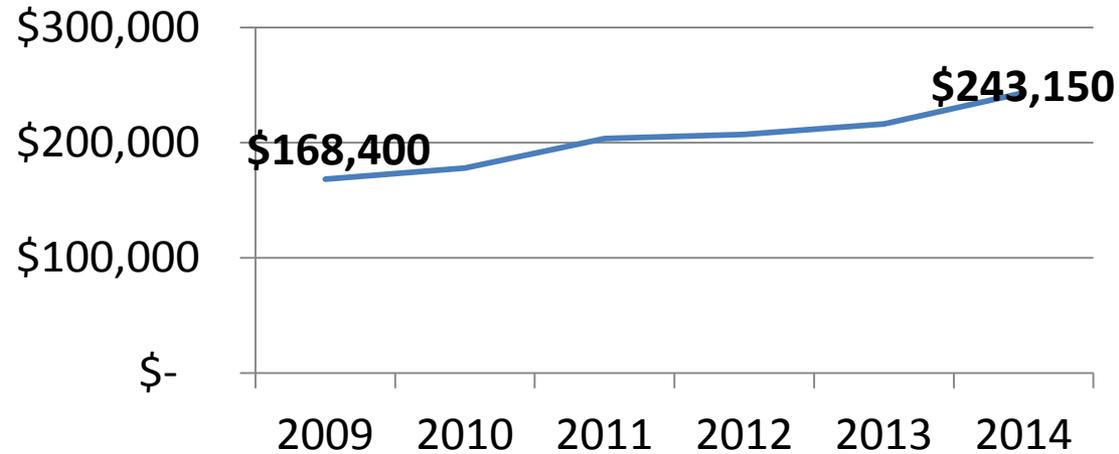
## Euless



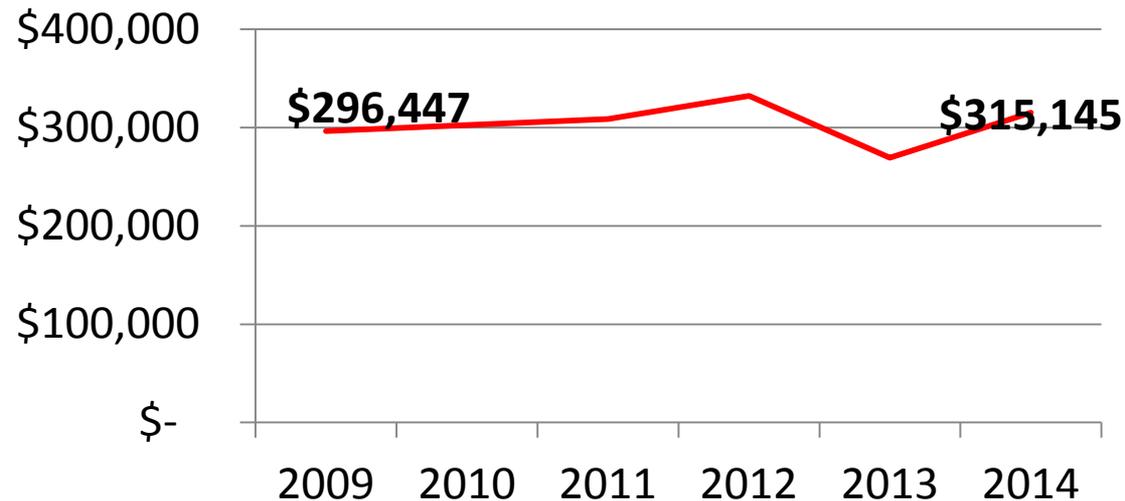
Source: Texas Real Estate Data Center  
City of Euless

# Average Valuation of New Single Family Residential Unit

## Tarrant County



## Euless



Source: Texas Real Estate Data Center  
City of Euless

# Active Residential Builders



**BLOOMFIELD  
HOMES**



**IMPRESSION  
HOMES**



**LENNAR®**



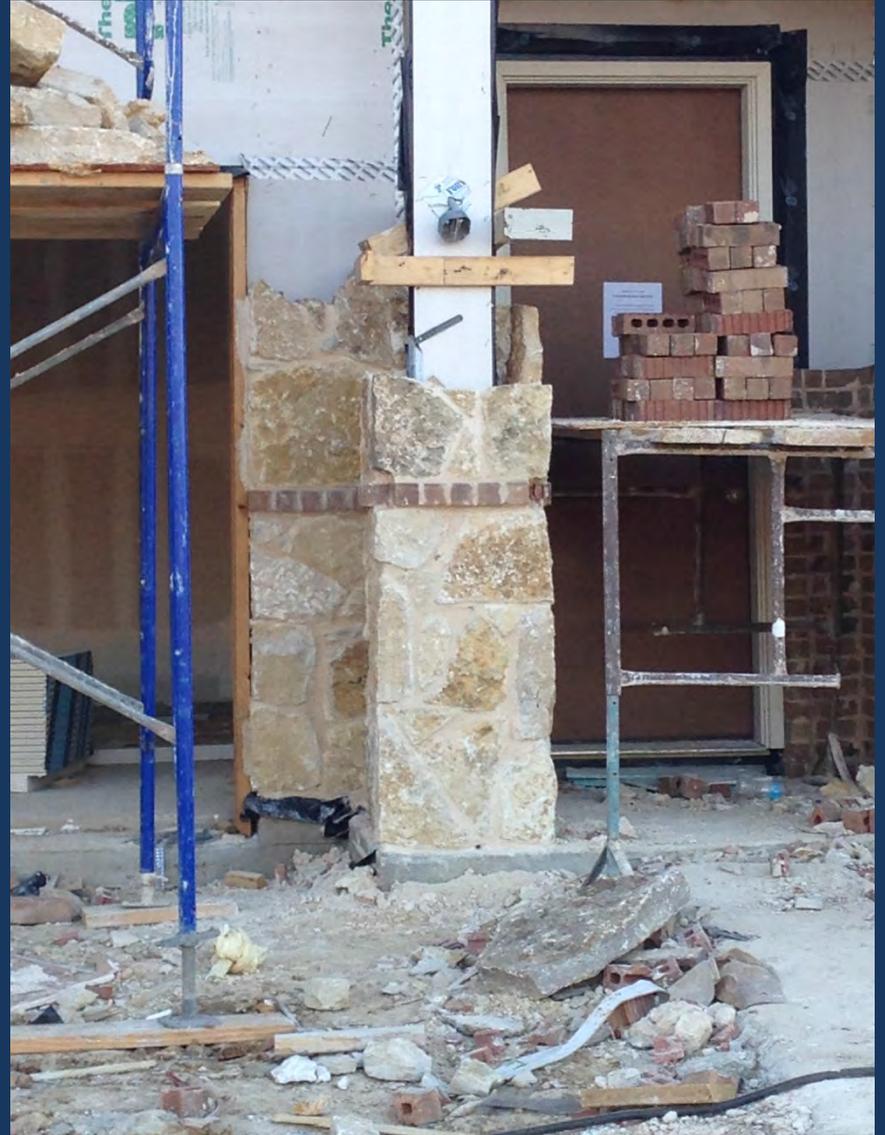


















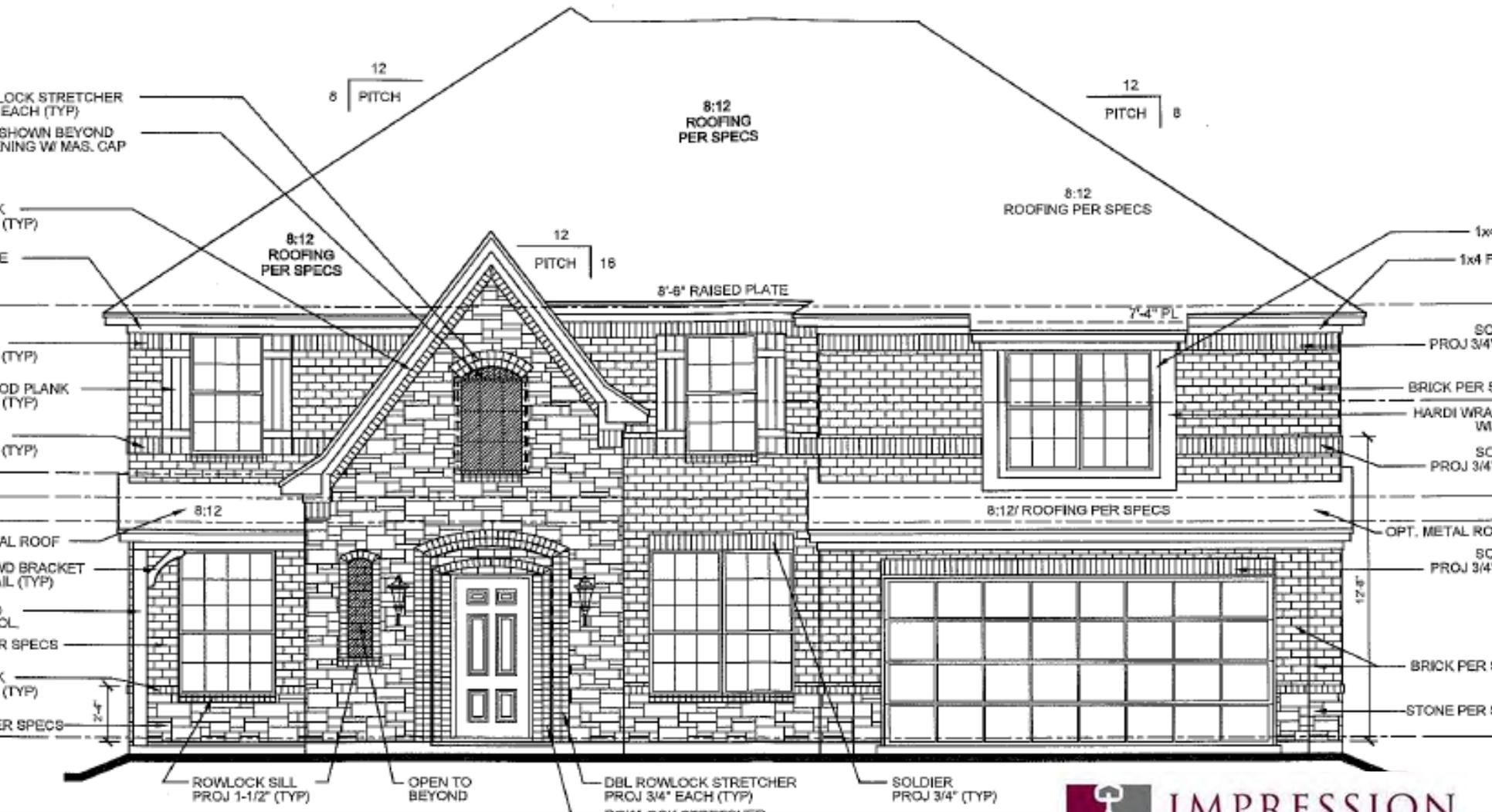


# Preserve at Bear Creek



**Bear Creek Parkway @ Grange Hall**





# Ferguson Plumbing Supplies



2683 W. Eules Blvd.

# Ferguson Plumbing Supplies Existing Site

**Existing Building**



**Existing Storage Yard**



**Existing Building**

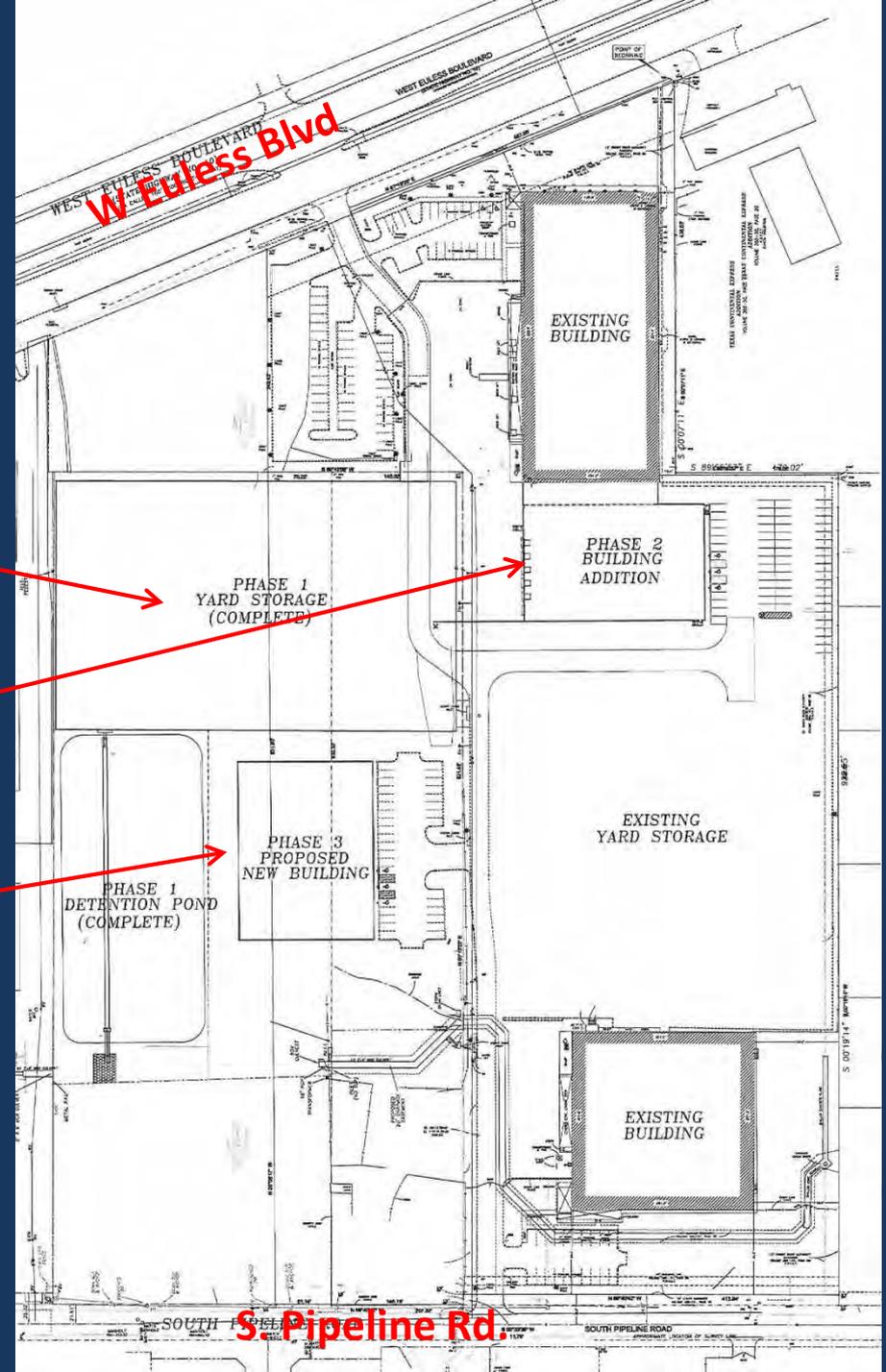


# Ferguson Plumbing Supplies Proposed Future Conditions

**Phase 1 Storage Yard  
(Complete 2013)**

**Phase 2 Building  
(2015-2016)**

**Phase 3 Building**



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# Fire Department Update

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# Financial Update

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# Water Update

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# Capital Projects Update

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# Transportation Update

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# Review Agenda Items



# **Presentation of Employee Service Pins**

**10 Year Pin**

**Derrick Fennell**

***Leadman,  
Parks and Community  
Services***



**10 Year Pin**

**Jared Kraft**

***Field Tech II,  
Public Works and  
Engineering***



**35 Year Pin**

**Bob Freeman**

***Deputy City Manager,  
Administration***



# Presentation of Award

2014 Achievement of Library Excellence Award  
presented to the Mary Lib Saleh Euless Public Library

**Presentation of  
Comprehensive Annual Financial  
Report (CAFR) for Fiscal Year Ending  
September 30, 2014**



Presentation to

# City of Euless

Year Ended | September 30, 2014

# WeaverViews



# Today's Agenda

- Audit Results
- Comprehensive Annual Financial Report
- Required Auditor Communications
- Questions

# Auditor Results





# Auditor Results

- We issued the Independent Auditor's Report on the financial statements
  - ✓ Unmodified opinion or "clean" opinion
- No material weaknesses noted
- We received information timely and accurately

# Comprehensive Annual Financial Report



## Introductory Section

Information on City, principal officials and management, and the 2013 GFOA award

## Financial Section

Independent auditor's report (page 1), MD&A, financial statements, and note disclosures

## Statistical Section

Financial trends, revenue capacity, debt capacity, demographic and economic information, operating information

in \$000s

|                                  | Governmental Activities |                  |                 |
|----------------------------------|-------------------------|------------------|-----------------|
|                                  | 2014                    | 2013             | Change          |
| Total assets & deferred outflows | \$169,853               | \$168,620        | \$ 1,233        |
| Total liabilities                | 46,770                  | 51,783           | (5,013)         |
| Total net position, as restated  | <u>\$123,083</u>        | <u>\$116,837</u> | <u>\$ 6,246</u> |

in \$000s

|                        | Governmental Activities |                 |                   |
|------------------------|-------------------------|-----------------|-------------------|
|                        | 2014                    | 2013            | Change            |
| Total revenues         | \$ 60,506               | \$ 59,348       | \$ 1,158          |
| Total expenses         | 54,792                  | 52,212          | 2,580             |
| Excess (deficiency)    | 5,714                   | 7,136           | (1,422)           |
| Transfers in           | 532                     | 693             | (161)             |
| Change in net position | <u>\$ 6,246</u>         | <u>\$ 7,829</u> | <u>\$ (1,583)</u> |

in \$000s

|                                      | General Fund     |                 |               | Other Governmental Funds |                  |              |
|--------------------------------------|------------------|-----------------|---------------|--------------------------|------------------|--------------|
|                                      | 2014             | 2013            | Change        | 2014                     | 2013             | Change       |
| Total assets                         | \$ 14,675        | \$ 13,526       | \$ 1,149      | \$ 27,019                | \$ 27,021        | \$ (2)       |
| Total liabilities & deferred inflows | 3,825            | 3,635           | 190           | 9,426                    | 9,493            | (67)         |
| Total fund balances                  | <u>\$ 10,850</u> | <u>\$ 9,891</u> | <u>\$ 959</u> | <u>\$ 17,593</u>         | <u>\$ 17,528</u> | <u>\$ 65</u> |



# Statement of Revenues, Expenditures, and Changes in Fund Balances

in \$000s

|                         | General Fund  |               |               | Other Governmental Funds |                   |                 |
|-------------------------|---------------|---------------|---------------|--------------------------|-------------------|-----------------|
|                         | 2014          | 2013          | Change        | 2014                     | 2013              | Change          |
| Total revenues          | \$ 32,833     | \$ 31,158     | \$ 1,675      | \$ 26,183                | \$ 27,192         | \$ (1,009)      |
| Total expenditures      | 34,039        | 32,683        | 1,356         | 24,109                   | 29,472            | (5,363)         |
| Other sources (uses)    | 2,166         | 2,104         | 62            | (2,009)                  | (170)             | (1,839)         |
| Change in fund balances | <u>\$ 960</u> | <u>\$ 579</u> | <u>\$ 381</u> | <u>\$ 65</u>             | <u>\$ (2,450)</u> | <u>\$ 2,515</u> |

# Statement of Net Position- Enterprise Funds

in \$000s

|                                    | Water and Wastewater Fund |                  |                 | Other Enterprise Funds |                  |                 |
|------------------------------------|---------------------------|------------------|-----------------|------------------------|------------------|-----------------|
|                                    | 2014                      | 2013             | Change          | 2014                   | 2013             | Change          |
| Total assets and deferred outflows | \$ 51,972                 | \$ 52,948        | \$ (976)        | \$ 34,632              | \$ 34,681        | \$ (49)         |
| Total liabilities                  | 8,325                     | 8,683            | (358)           | 7,873                  | 7,749            | 124             |
| Total net position, as restated    | <u>\$ 43,647</u>          | <u>\$ 44,265</u> | <u>\$ (618)</u> | <u>\$ 26,759</u>       | <u>\$ 26,932</u> | <u>\$ (173)</u> |

# Statement of Revenues, Expenses, and Changes in Net Position

in \$000s

|                        | Water and Wastewater Fund |               |                 | Other Enterprise Funds |               |                 |
|------------------------|---------------------------|---------------|-----------------|------------------------|---------------|-----------------|
|                        | 2014                      | 2013          | Change          | 2014                   | 2013          | Change          |
| Operating revenues     | \$ 19,353                 | \$ 19,183     | \$ 170          | \$ 6,578               | \$ 7,368      | \$ (790)        |
| Operating expenses     | 20,112                    | 18,451        | 1,661           | 7,595                  | 8,037         | (442)           |
| Other                  | 140                       | (385)         | 525             | 844                    | 1,022         | (178)           |
| Change in net position | <u>\$ (619)</u>           | <u>\$ 347</u> | <u>\$ (966)</u> | <u>\$ (173)</u>        | <u>\$ 353</u> | <u>\$ (526)</u> |

- Contain summaries of the City's significant accounting policies
- Also contain additional details about amounts reported in the financial statements



Provides detailed information as a context for understanding the financial statements related to:

- Financial trends
- Revenue capacity
- Debt capacity
- Demographic and economic information
- Operating information

# Auditor Communications

for the year ended September 30, 2014

## Communication

Auditor's responsibility under generally accepted auditing standards (GAAS)

## Results

The financial statements are the responsibility of the City. Our audit was designed in accordance with GAAS in the U.S. and provide for reasonable rather than absolute assurance that the financial statements are free of material misstatement. Our responsibility is to express an opinion about whether the financial statements prepared by management with your oversight are fairly presented, in all material respects, in conformity with U.S. generally accepted accounting principles. Our audit of the financial statements does not relieve you or management of your responsibilities.

The audit of the fiscal year 2014 financial statements has been completed and we issued a clean opinion.

## Communication

Unusual transactions and the adoption of new accounting principles

## Results

The significant accounting policies used by the City are described in Note 1 to the financial statements.

New GASB pronouncements implemented in 2014 include GASB Statement No. 65 and 67. The implementation of GASB 67 had no significant impact on the financial statements. The implementation of GASB 65 is discussed in Note 13 and resulted in a restatement of prior year net position.

We noted no transactions entered into by the City during the year for which there is a lack of authoritative guidance or consensus.



# Required Communications to Those in Charge of Governance

| Communication                                                                    | Results                                                                                                                                                                                                                                                                                                     |
|----------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Fraud and illegal acts                                                           | No material errors, irregularities, or illegal acts were noted.                                                                                                                                                                                                                                             |
| Material weakness in internal control                                            | No material weaknesses noted.                                                                                                                                                                                                                                                                               |
| Other information contained in documents containing audited financial statements | We provided an “in relation to opinion” on supplementary information accompanying the financial statements. We performed limited procedures on the required supplementary information. We did not provide any assurance on this information. The Introductory and Statistical sections were both unaudited. |
| Management judgments and accounting estimates                                    | Management’s estimates of allowance for uncollectible receivables, estimated useful lives for capital assets, and other post-employment benefit obligations/assets were evaluated and determined to be reasonable in relation to the financial statements as a whole.                                       |



# Required Communications to Those in Charge of Governance

| Communication              | Results                                                                                                                                                                                                                                                                                                                                                                                   |
|----------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Difficulties encountered   | No difficulties or disagreements arose during the course of our audit.                                                                                                                                                                                                                                                                                                                    |
| Management representations | We request certain representation from management that were included in the management representation letter.                                                                                                                                                                                                                                                                             |
| Management consultations   | We are not aware of management consulting with other accountants for a second opinion.                                                                                                                                                                                                                                                                                                    |
| Auditor independence       | No independence issues noted.                                                                                                                                                                                                                                                                                                                                                             |
| Audit adjustments          | Professional standards require us to accumulate all known and likely misstatements identified during the audit, other than those that are trivial, and communicate them to the appropriate level of management. There were no audit adjustments to report. The passed adjustments are included in the letter to Council and were determined to be immaterial to the financial statements. |



# Required Communications to Those in Charge of Governance

| Communication                                                                          | Results         |
|----------------------------------------------------------------------------------------|-----------------|
| Other material written communications between Weaver and Tidwell, L.L.P., and the City | Nothing to note |

# Questions



# Consent Agenda

4. Consider Resolution No. 15-1454
5. Consider Award of Annual Contract
6. Acknowledge Receipt of Comprehensive Annual Financial Report (CAFR) for Fiscal Year Ending September 30, 2014
7. Consider Approval of City Council Minutes

# Consider Resolution No. 15-1454

Approving the Trinity River Authority Resolution authorizing the issuance, sale and delivery of Trinity River Authority of Texas (Tarrant County Water Project) Revenue Bonds.

# Consider Award of Annual Contract

For purchase of water meters and transponders.

**Acknowledge Receipt of  
Comprehensive Annual Financial  
Report (CAFR) for Fiscal Year Ending  
September 30, 2014**

# Consider Approval of City Council Minutes

Regular Meeting of January 27, 2015

# Consider Authorizing City Manager to Negotiate and Execute an Engineering Design Contract

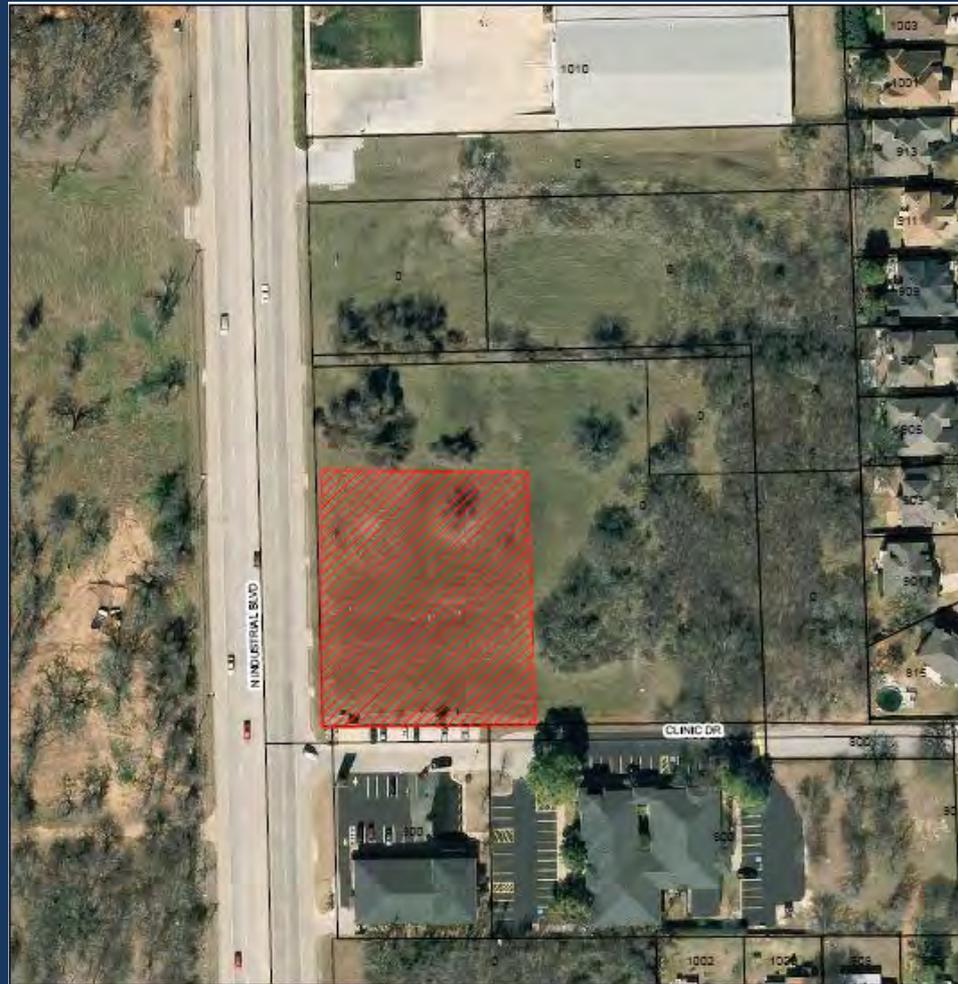
With Alan Plummer and Associates, Inc. (APAI) for the design of Phase II of the reclaimed water system line extension project.

# **Consider Site Plan No. 14-17-SP**

**For Commercial Development proposed to be located on  
1.08 acres of Harwood Plaza Addition, Block 2, Lot 1,  
900 Block of N. Industrial Boulevard.**

# 14-17-SP Harwood Plaza Addition

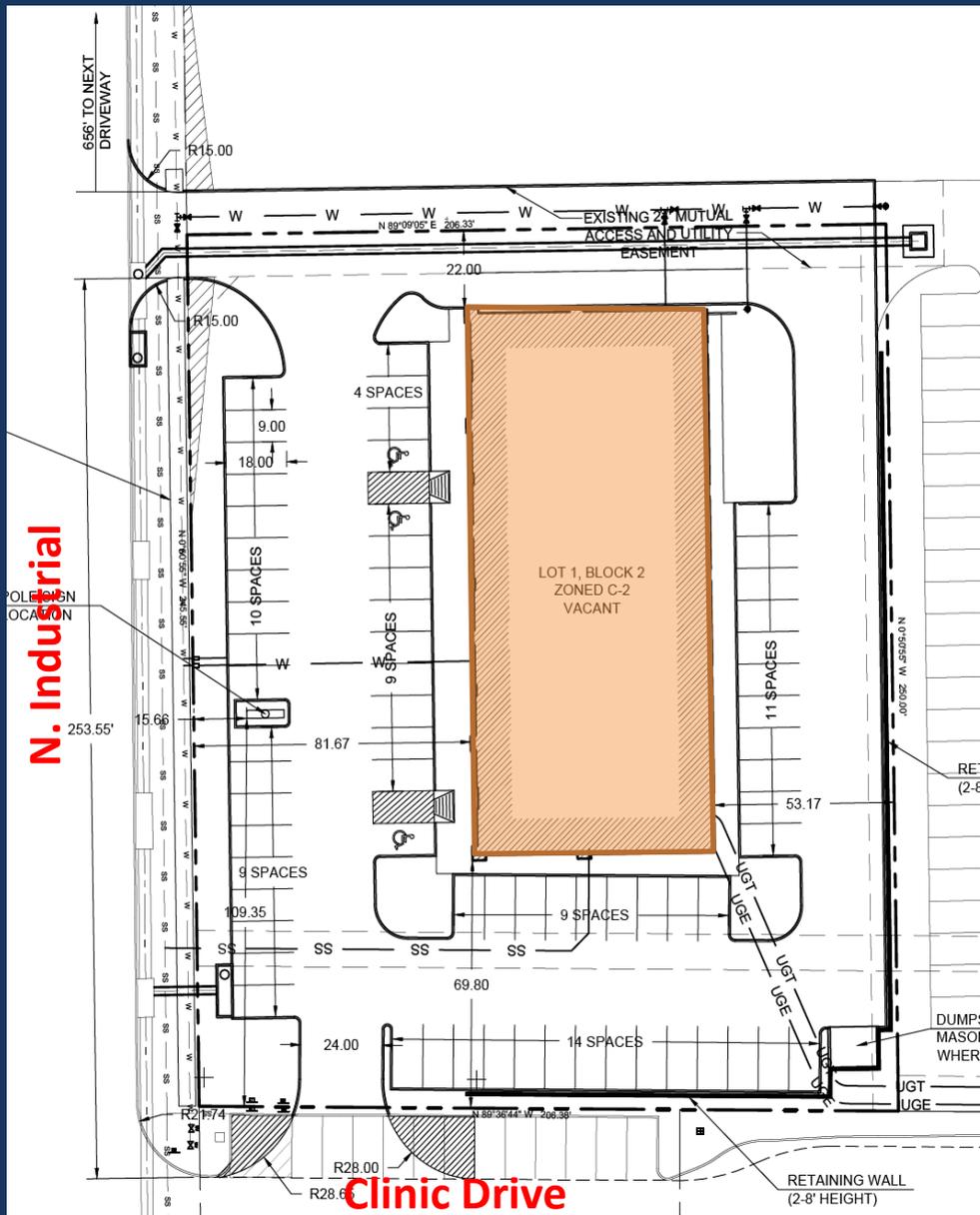
- **1.08 Acres located within the 900 Block of N. Industrial**
- **Zoned: Community Business District (C-2)**
- **Site plan for the development of a 10,000 SF Office/Retail Building**



**Location Map**



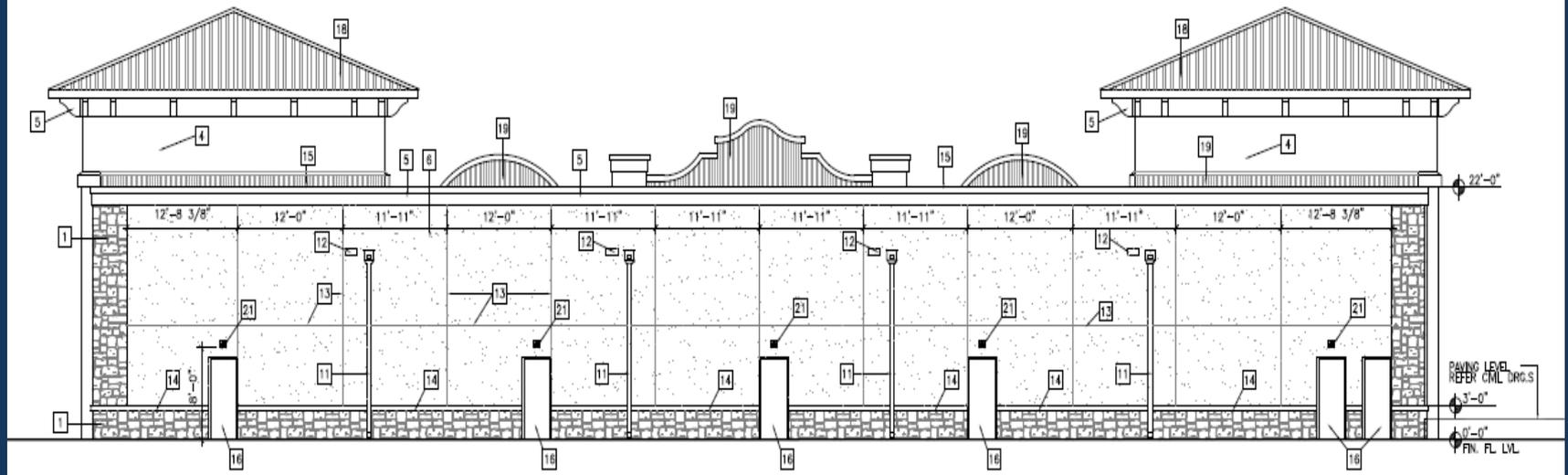
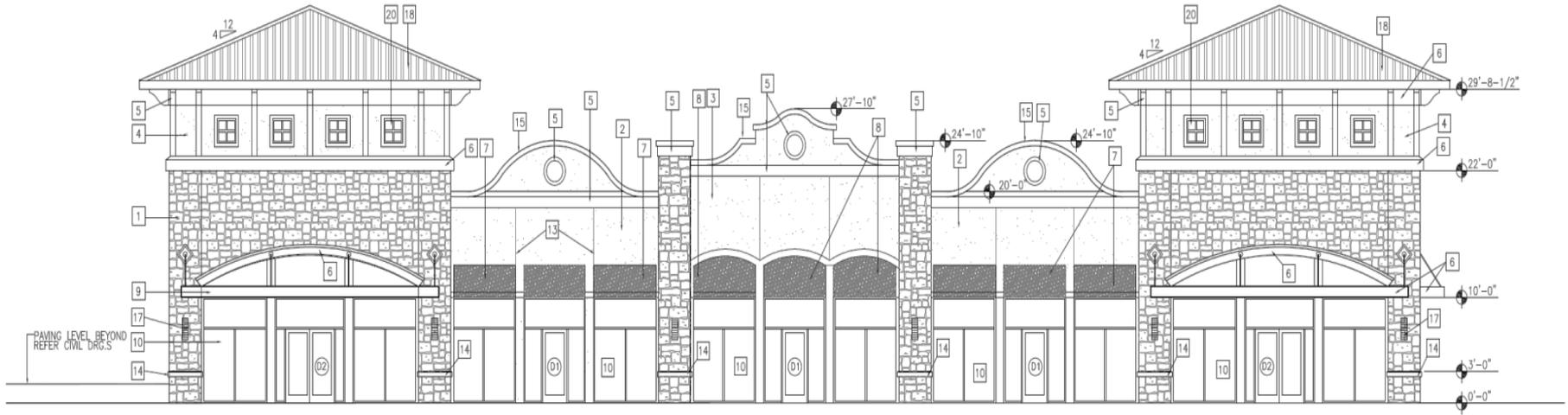
**Zoning Map**



- Cross Connectivity with adjacent development and remainder property.
- Masonry enclosed solid waste containment.
- Appropriate drive aisle and fire-lane width and slopes.
- Clinic Drive will lose two parking spots and the monument sign will need to move.

Site Plan





**Elevations**

THE CITY OF  
EULESS

The logo features a light gray silhouette of the state of Texas. A red five-pointed star is positioned in the center of the state, representing the location of Euless. Overlaid on the map is the text 'THE CITY OF' in a small, purple, sans-serif font, and 'EULESS' in a large, purple, serif font with a white outline. The entire graphic is set against a dark blue gradient background.

# Consider Site Plan No. 14-18-SP

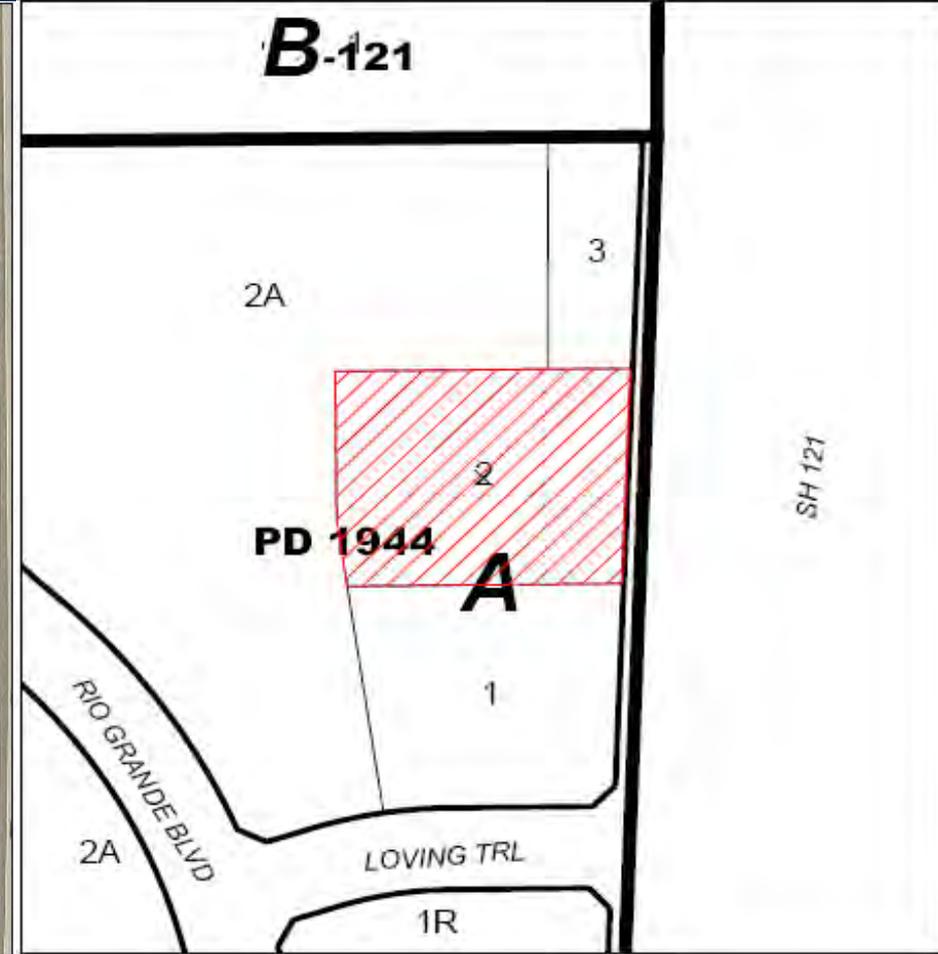
For Commercial Development proposed to be located on  
1.285 acres of Glade Parks Addition, Block A, Lot 2,  
2911 State Highway 121.

# 14-18-SP Panera Bread

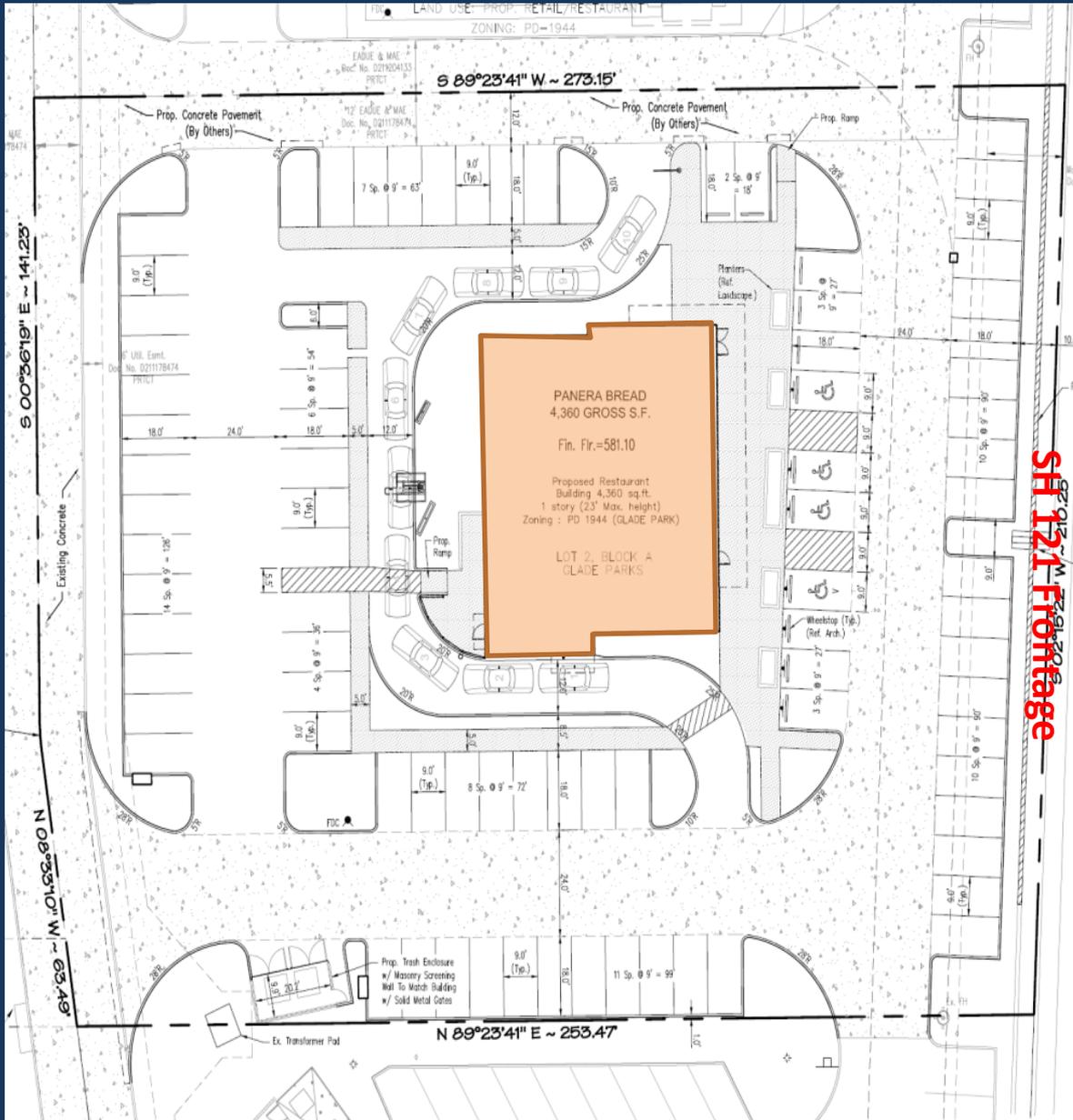
- **1.285 Acres located 2911 State Highway 121**
- **Zoned: Planned Development (PD)**
- **Site plan for the development of a restaurant with drive through**



Location Map

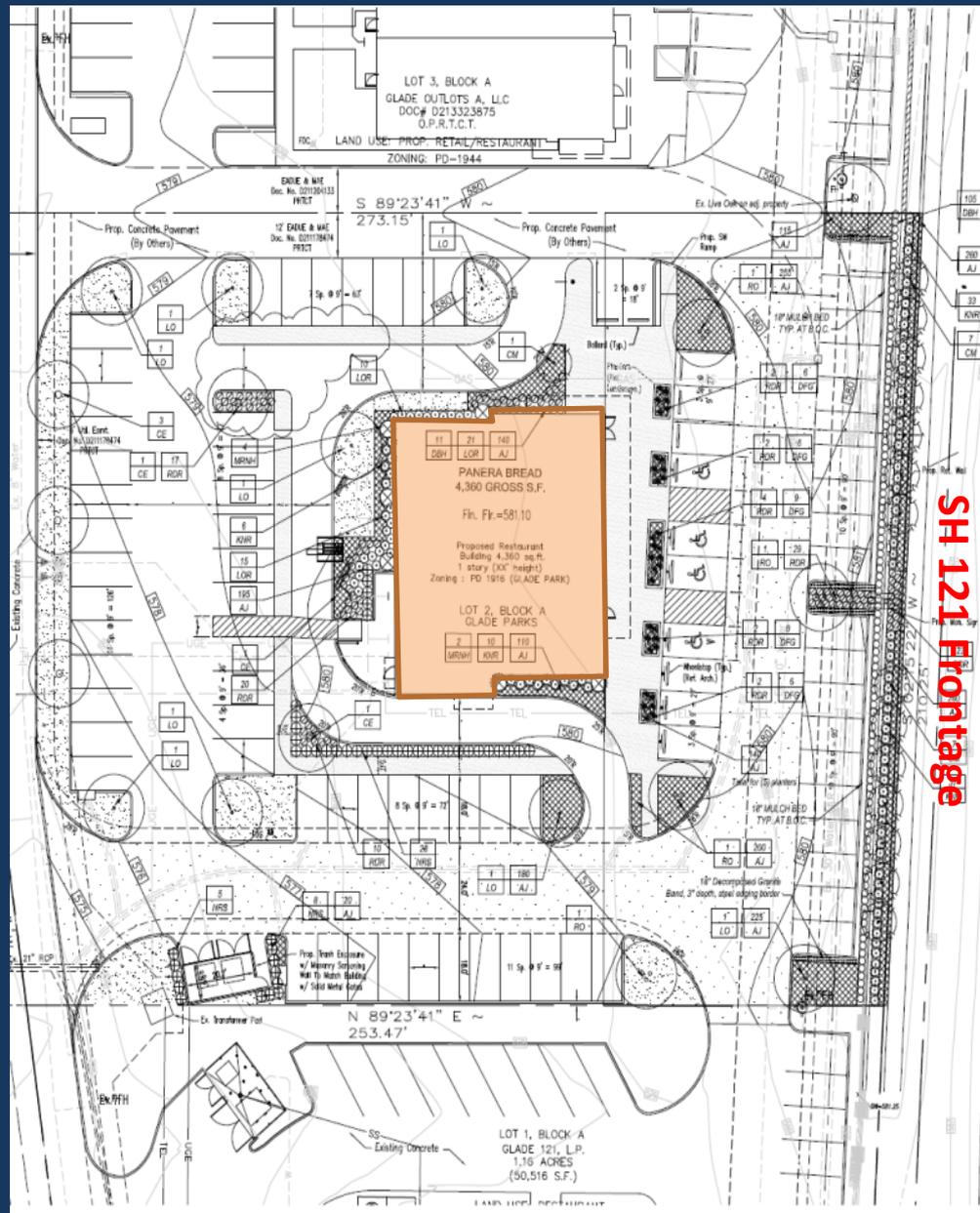


Zoning Map



- Cross Connectivity with adjacent development and remainder property.
- Drive though aisle has exit path at beginning.
- Retaining wall along SH 121 Frontage in similar nature as adjacent properties.

- Landscaping on both frontages.
- Planters in front of building similar to existing leased space retail buildings.
- Retaining wall along SH 121 Frontage will be constructed as was completed for Raising Cane's.



Landscape Plan



THE CITY OF  
EULESS

The logo features a light gray silhouette of the state of Texas. A red five-pointed star is positioned in the center of the state, representing the location of Euless. The words "THE CITY OF" are written in a purple, sans-serif font above the word "EULESS". The word "EULESS" is written in a large, purple, serif font with a white outline, and it is superimposed over the Texas map.

## **11. Public Comments**

## **12. Reports**

**Staff Report**

**City Attorney**

**City Manager**

**City Council**

**–Recent Events and Items of Community Interest**

## **13. Adjourn**

