



TO: Mayor and Members of the Town Council

FROM: Rich Olson, Town Administrator

REF: Town Administrator's Weekly FYI – April 8, 2022

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1. Staff has finalized the date and time for the community meeting to discuss the improvements to Stonecrest Road. The community meeting will be held in the community room at Town Hall beginning at 6:00 pm on April 21, 2022. Representatives from Freese and Nichols and DDM will be discussing the project schedule which will include the start date and the anticipated completion date along with the detour route. Time will be allowed to discuss individual residents' concerns at the end of the meeting.
2. The Lion's Club Breakfast with the Bunny and Annual Easter Egg Hunt is tomorrow, Saturday, April 9. Breakfast with the Bunny is from 8:30 a.m. to 10:30 a.m. at Argyle Intermediate School. Enjoy all-you-can-eat breakfast for \$5. The Easter Egg Hunt is from 11 a.m. to 1 p.m. at Unity Park.
3. On Tuesday, town staff received additional training on our software budget package, McLainDSS mBudget operating module. Last year was staff's first year utilizing the software package. A number of department directors are new and were not familiar with the use of the software and last year's training was virtual and doesn't allow for in-depth review of the software capabilities. Last year, staff only used about 50% of the software. Now that we have several years of data accumulated, we can do more accurate projections on both revenues and expenditures. We were also able to refine the downloading of the data from our general ledger software, Encode, directly into mBudget. Detailed information has been added to each respective line item which will allow staff to further implement the zero-based budgeting philosophy that this Town Council has adopted.
4. On Wednesday, April 6, Town Staff met with one of the builders to discuss recurring issues related to construction site maintenance. Town staff explained the impact on the Town's residents and infrastructure when the guidelines are not maintained and emphasized on the need to improve the maintenance process. In January 2021, town staff modified the construction site maintenance requirements and now require that at least a 30 cubic yard metal container for trash collection be located on site. This was done in an effort to alleviate

unsightly construction sites. Unfortunately, a number of our builders have the container on site but failed to put the trash in the container. With the recent winds we have had, staff is evaluating whether or not these containers shall have tarps on them to stop loose trash from blowing around. Staff will be bringing back a series of recommendations to the town council for consideration.

5. A program for Argyle Community Engagement (PACE) meeting is scheduled for April 25 at 6:00 p.m. at Town Hall for the Heath Tract property, located northeast of the I-35W and FM 407 intersection. The purpose of the meeting is for an open dialog to take place between the community and the developer. The notifications for the meeting will be posted on the town's website, bulletin board and social media platforms. Two concepts have been submitted and a third one is in the process.
6. On Wednesday, April 6 during the Planning and Zoning Commission meeting, commissioners acted on the following projects:
 - Harvest Townhomes Phase II: Planning & Zoning gave final approval to the Harvest Townhomes Phase II Final Plat for 88 residential lots and 3 open space lots.
 - Evan Tract Phase II: Planning & Zoning recommended approval for the revised site plan for a proposed 19,673 square-foot facility with office, restaurant, and retail uses. This will be scheduled for April 18 Town Council agenda for their consideration. See drawing below.

