



**REGULAR MEETING  
OF THE CITY COUNCIL**

**March 8, 2022**

**ADDISON TREEHOUSE**

**14681 MIDWAY RD. SUITE 200, ADDISON, TX 75001  
6:30 PM EXECUTIVE SESSION & WORK SESSION  
7:30 PM REGULAR MEETING**

Notice is hereby given that the Addison City Council will conduct a Regular Meeting on Tuesday, March 8, 2022 at the Addison TreeHouse. A quorum of the governing body will be physically present at the foregoing location. Seating for the public will be available using CDC recommended social distancing measures. Telephonic or videoconferencing capabilities will be utilized to allow individuals to address the Council. Email comments may be sent to: [iparker@addisontx.gov](mailto:iparker@addisontx.gov) by 3:00 pm the day of the meeting. Members of the public are entitled to participate remotely via Toll-Free Dial-in Number: 877.853.5247; Meeting ID: 409.327.0683; Participant ID: #. For more detailed instructions on how to participate in this meeting visit our Agenda Page. The meeting will be live streamed on Addison's website at: [www.addisontexas.net](http://www.addisontexas.net).

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**Call Meeting to Order**

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**Pledge of Allegiance**

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## **EXECUTIVE SESSION**

Closed (Executive) Session of the Addison City Council pursuant to:

Section 551.087, Texas Government Code, to discuss or deliberate regarding commercial or financial information that the City Council has received from a business prospect or business prospects that the City Council seeks to have locate, stay, or expand in or near the territory of the Town of Addison and with which the City Council is conducting economic development negotiations, and/or to deliberate the offer of a financial or other incentive to such business prospect or business prospects:

- Discuss master developer proposals for the Town's Transit Oriented Development Project

Reconvene in to Regular Session: In accordance with Texas Government Code, Chapter 551, the City Council will reconvene into Regular Session to consider action, if any, on matters discussed in Executive Session.

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## **WORK SESSION**

1. Present and Discuss the **Format for the Town Meeting on April 14, 2022.**
2. Present and Discuss the **2021 Resident Survey Results.**

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## **REGULAR MEETING**

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**Announcements and Acknowledgments Regarding Town and Council Events and Activities**

**Discussion of Meetings / Events**

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### **Public Comment**

The City Council invites citizens to address the City Council on any matter, including items on the agenda, except public hearings that are included on the agenda. Comments related to public hearings will be heard when the specific hearing starts. Citizen comments are limited to three (3) minutes, unless otherwise required by law. To address the Council, please fill out a City Council Appearance Card and submit it to a staff member prior to the Public Comment



item on the agenda. The Council is not permitted to take any action or discuss any item not listed on the agenda. The Council may choose to place the item on a future agenda.

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### **Consent Agenda**

All items listed under the Consent Agenda are considered routine by the City Council and will be enacted by one motion with no individual consideration. If individual consideration of an item is requested, it will be pulled from the Consent Agenda and discussed separately.

3. Consider Action on the **Minutes from the February 22, 2022 Regular City Council Meeting.**
4. Consider Action on a **Resolution Authorizing the City Manager to Execute such Subdivision Election and Release Forms as may be Required by the Texas Attorney General In Connection with the Town's Participation in the Opioid Litigation Settlement Previously Authorized by the City Council with the Passage of Resolution R21-093.**

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### **Regular Items**

5. Present, Discuss, and Consider Action on the **Recently Updated Residential Commercial Vehicle Parking Ordinance.**
6. Present, Discuss, and Consider Action on **Matters Related to the Les Lacs Park Outdoor Fitness Court.**
7. Hold a Public Hearing, Present, Discuss, and Consider Action on an **Ordinance Changing the Zoning for a 1.804-Acre Property Located at 4150 Beltway Drive, from Planned Development (PD) through Ordinance 083-039, to a new Planned Development (PD) District to Allow a Townhome Development Comprised of 33 Townhome Lots and Associated Open Space and Common Area Lots.** Case 1846-Z/4150 Beltway Drive (Addison Reserve Townhomes).

8. Present, Discuss, and Consider Action on an **Ordinance Granting a Meritorious Exception to Chapter 62 of the Code of Ordinances for Addison Grove, a Mixed Use Multifamily Development Located at 4150 Belt Line Road, in Order to Exceed the Permitted Maximum Quantity of Detached Signs per Frontage and to Reduce the Permitted Minimum Distance Between Detached Signs.** Case MR2022-01/Addison Grove.
9. Present, Discuss, and Consider Action on an **Ordinance Granting a Meritorious Exception to Chapter 62 of the Code of Ordinances for Dutch Bros Coffee, a Drive-Thru Restaurant Located at 14280 Marsh Lane, in Order to Exceed the Permitted Maximum Quantity, Cumulative Sign Area, and Logo Height for Attached Commercial Tenant Identification Signs and to Reduce the Permitted Minimum Distance Between Adjacent Attached Signs.** Case MR2022-02/Dutch Bros Coffee.
10. Present, Discuss, and Consider Action on the **Acceptance of the Fiscal Year 2021 Annual Comprehensive Financial Report (ACFR).**

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## **Adjourn Meeting**

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NOTE: The City Council reserves the right to meet in Executive Session closed to the public at any time in the course of this meeting to discuss matters listed on the agenda, as authorized by the Texas Open Meetings Act, Texas Government Code, Chapter 551, including §551.071 (private consultation with the attorney for the City); §551.072 (purchase, exchange, lease or value of real property); §551.074 (personnel or to hear complaints against personnel); §551.076 (deployment, or specific occasions for implementation of security personnel or devices); and §551.087 (economic development negotiations). Any decision held on such matters will be taken or conducted in Open Session following the conclusion of the Executive Session.

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**THE TOWN OF ADDISON IS ACCESSIBLE TO PERSONS WITH DISABILITIES. PLEASE CALL (972) 450-7017 AT LEAST 48 HOURS IN ADVANCE IF YOU NEED ASSISTANCE.**

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POSTED BY: \_\_\_\_\_  
Irma G. Parker, City Secretary

DATE POSTED: \_\_\_\_\_

TIME POSTED: \_\_\_\_\_

DATE REMOVED FROM BULLETIN BOARD: \_\_\_\_\_

REMOVED BY: \_\_\_\_\_

## **Council Meeting**

1.

**Meeting Date:** 03/08/2022

**Department:** Communications & Marketing

**Pillars:** Gold Standard in Customer Service

**Milestones:** Promote and protect the Addison Way

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### **AGENDA CAPTION:**

Present and Discuss the **Format for the Town Meeting on April 14, 2022.**

### **BACKGROUND:**

Town Meetings are held twice a year in the spring and fall. This year, the spring meeting is scheduled for April 14, 2022 at 7:00 pm at the Renaissance Hotel. The purpose of this item is to discuss the format and topics for the presentation.

### **RECOMMENDATION:**

Staff requests direction from Council.

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## **Council Meeting**

2.

**Meeting Date:** 03/08/2022

**Department:** City Manager

**Pillars:** Gold Standard in Customer Service

**Milestones:** Promote and protect the Addison Way

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### **AGENDA CAPTION:**

Present and Discuss the **2021 Resident Survey Results.**

### **BACKGROUND:**

In October of 2021, Addison engaged the ETC Institute to conduct the 2021 Resident Survey. The goal of the survey was to assess resident satisfaction with the delivery of major services and to help determine priorities for the community as part of the Town's ongoing planning process. The survey was administered by mail and internet to a random sample of Addison residents.

A representative from the ETC Institute will present the major findings of the survey and provide a report detailing the complete survey results and analysis.

### **RECOMMENDATION:**

Information only, no action required.

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### **Attachments**

Presentation - 2021 Resident Survey

Presentation - 2021 Resident Survey

Report Supplement - Responses to Open Ended Questions

Report Supplement - Graphical Data

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# 2021 Community Survey

## Town of Addison, Texas



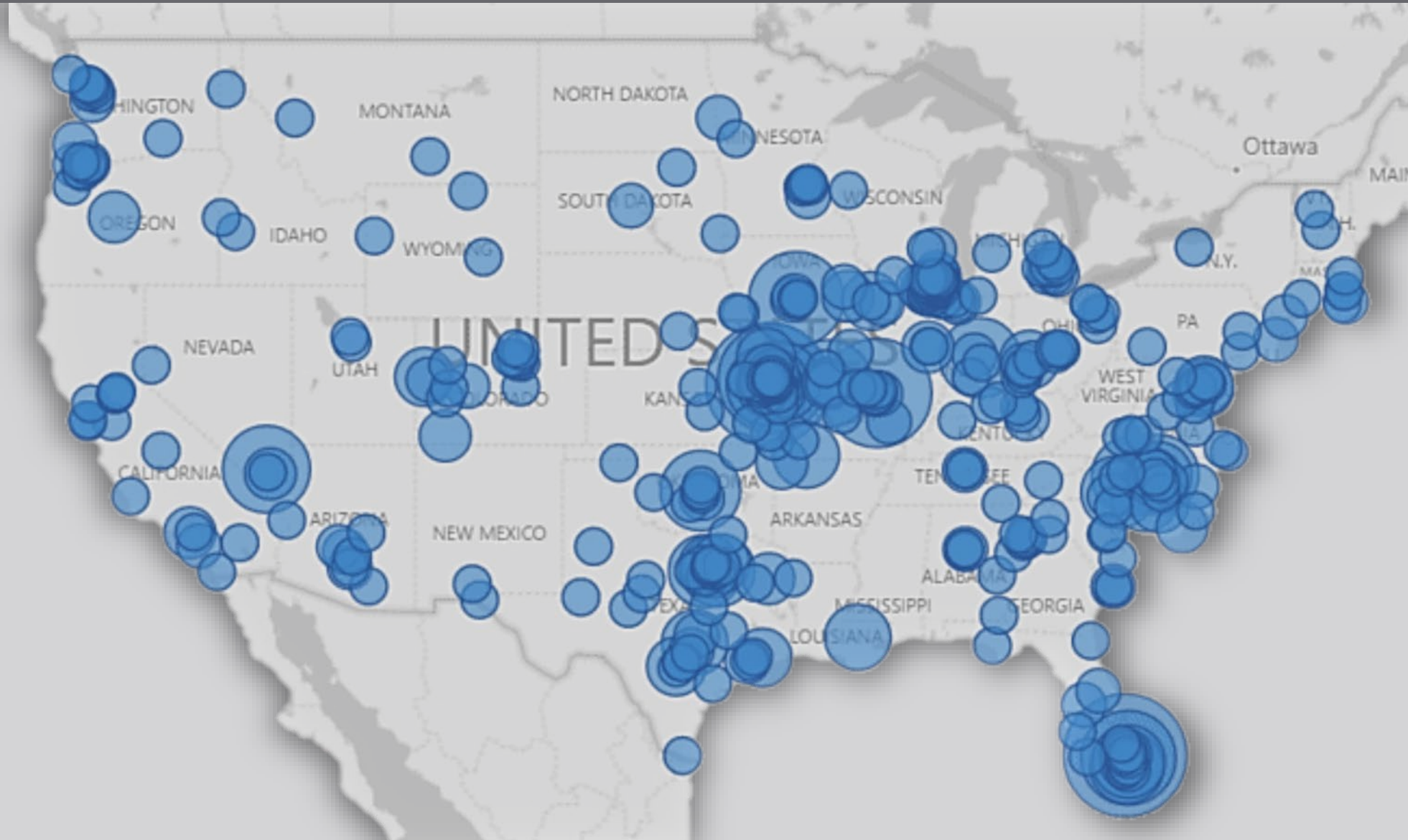
PRESENTED BY

**ETC**  
INSTITUTE

MARCH 2022

# ETC Institute is a National Leader in Market Research for Local Governmental Organizations

*For 40 years, our mission has been to help Town and county governments gather and use survey data to enhance organizational performance.*



More Than 2,500,000 Person's Surveyed Since 2012 for More Than 900 Communities in 49 States

# Agenda

Purpose and Methodology

Bottom Line Upfront

Major Findings

Summary

Questions





# Purpose

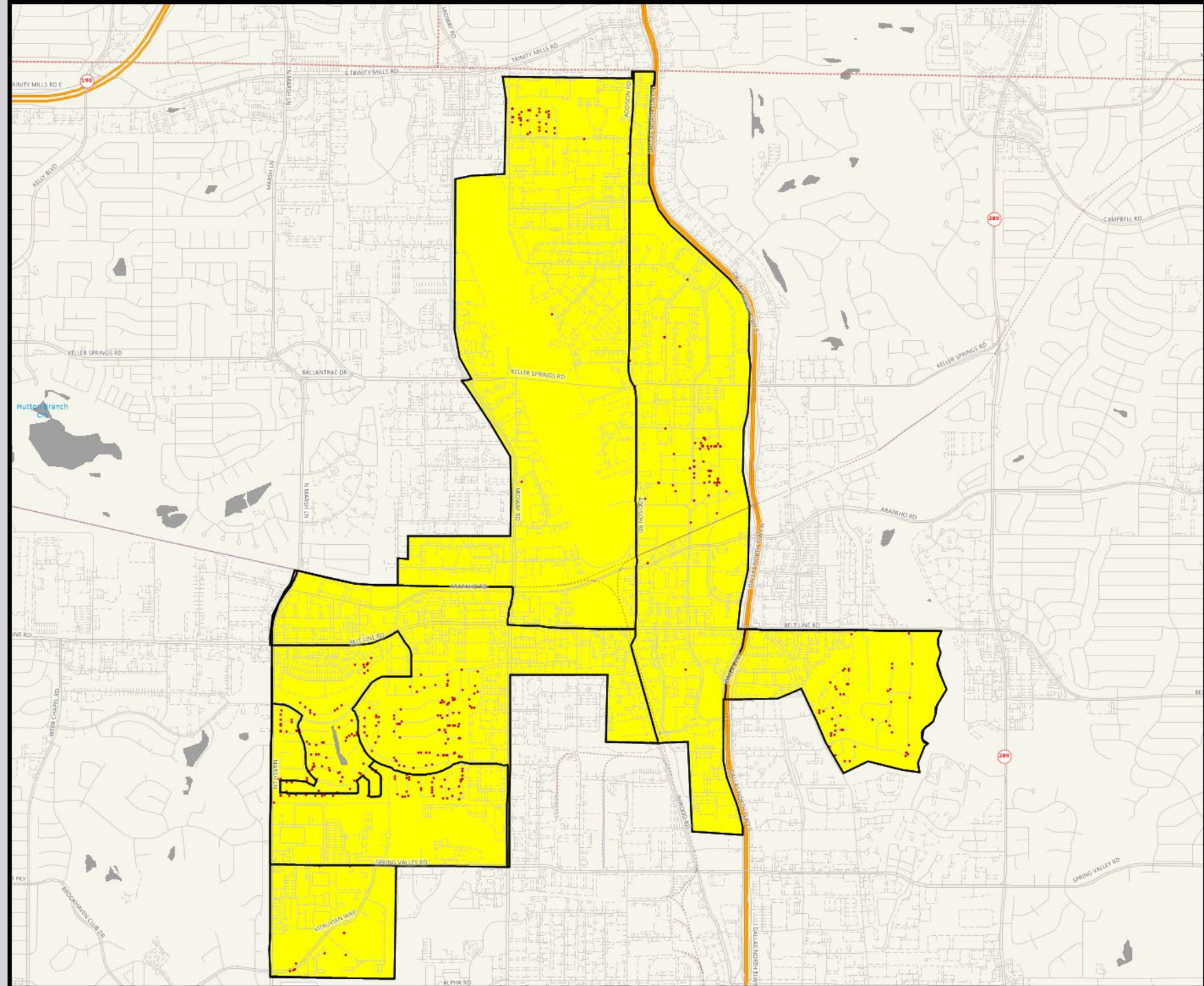
- To objectively assess resident satisfaction with the delivery of major Town services
- To help determine priorities for the community
- To measure trends from previous survey
- To compare the Town's performance with other communities regionally and nationally

# Methodology

- **Survey Description**
  - Seven-page survey; included many of the same questions as previous survey
  - 2<sup>nd</sup> Community Survey conducted for the Town of Addison
- **Method of Administration**
  - By mail and online to randomly selected sample of Town residents
- **Sample Size**
  - 401 completed surveys
  - Margin of error: +/- 4.9% at the 95% level of confidence

# Location of Survey Respondents

- Good representation throughout the Town
- Demographics of survey respondents reflects the actual population of the Town
  - Age
  - Race/Ethnicity
  - Gender





# Bottom Line Up Front

- Residents Have a Very Positive Perception of the Town of Addison
  - 96% Were Satisfied with Addison as a Place to Live
  - 95% Were Satisfied with the Overall Quality of Life in Addison
- The Town Is Moving in the Right Direction
  - Since 2018, Satisfaction Ratings Have Increased in 59 of 92 Areas
  - 16 Areas Have Had a *Significant Increase* in Satisfaction



# Bottom Line Up Front

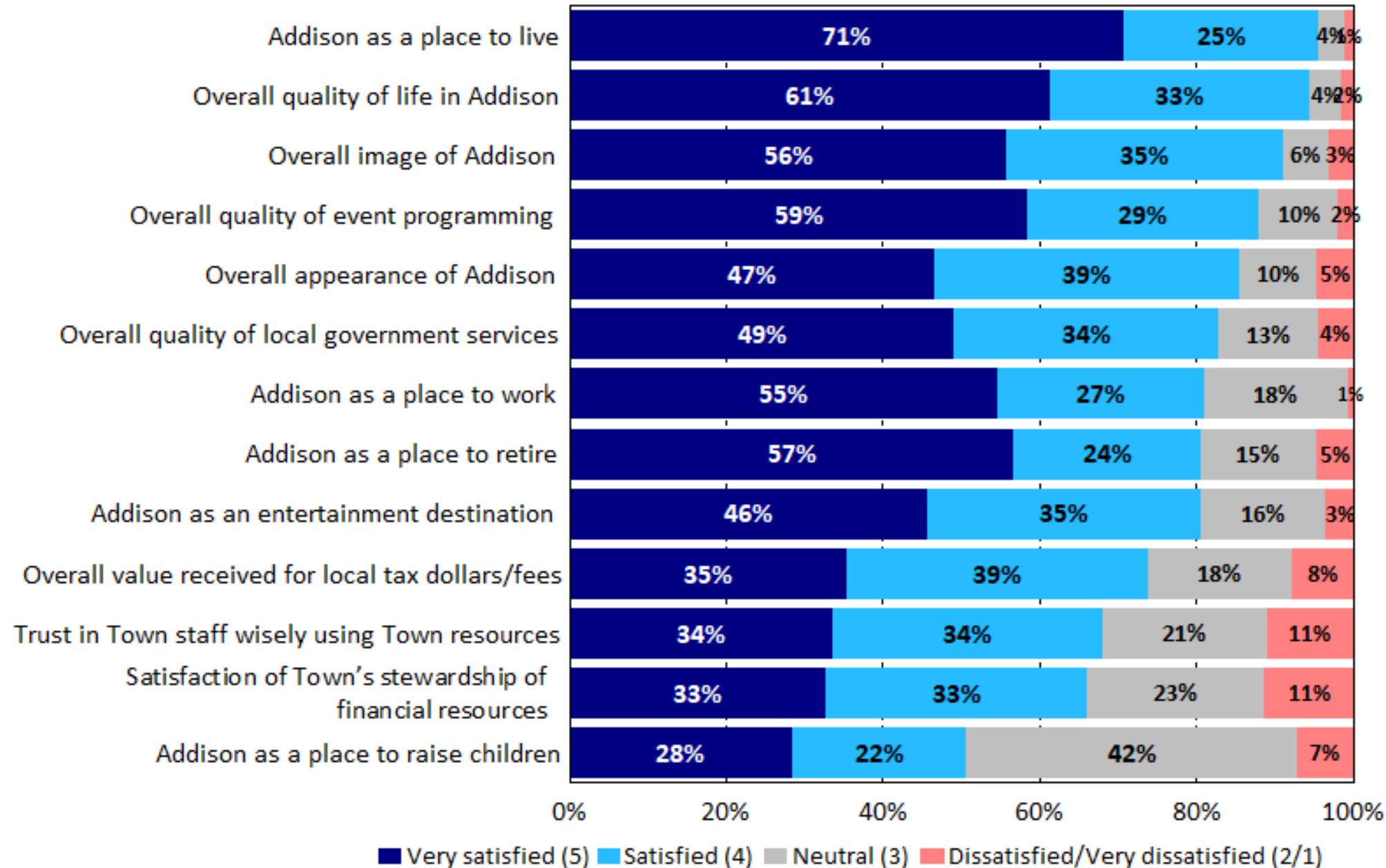
- Satisfaction with Town Services Is Much Higher in Addison Than Other Cities
  - Addison Rates Above the U.S. Average in 57 of 58 Areas
  - Satisfaction with the Overall Quality of Town Services Is 32% Above the U.S. Average
  - Satisfaction with the Customer Service from Town Employees Is 45% Above the U.S. Average
- Top Overall Priorities
  - Traffic Flow and Congestion Management
  - Maintenance of Streets
  - Public Safety

# **Major Finding #1**

**Residents Have a Very Positive Perception  
of the Town**

### Q3. Level of Satisfaction with Various Items That May Influence Your Perception of Addison

by percentage of respondents (excluding "don't know")

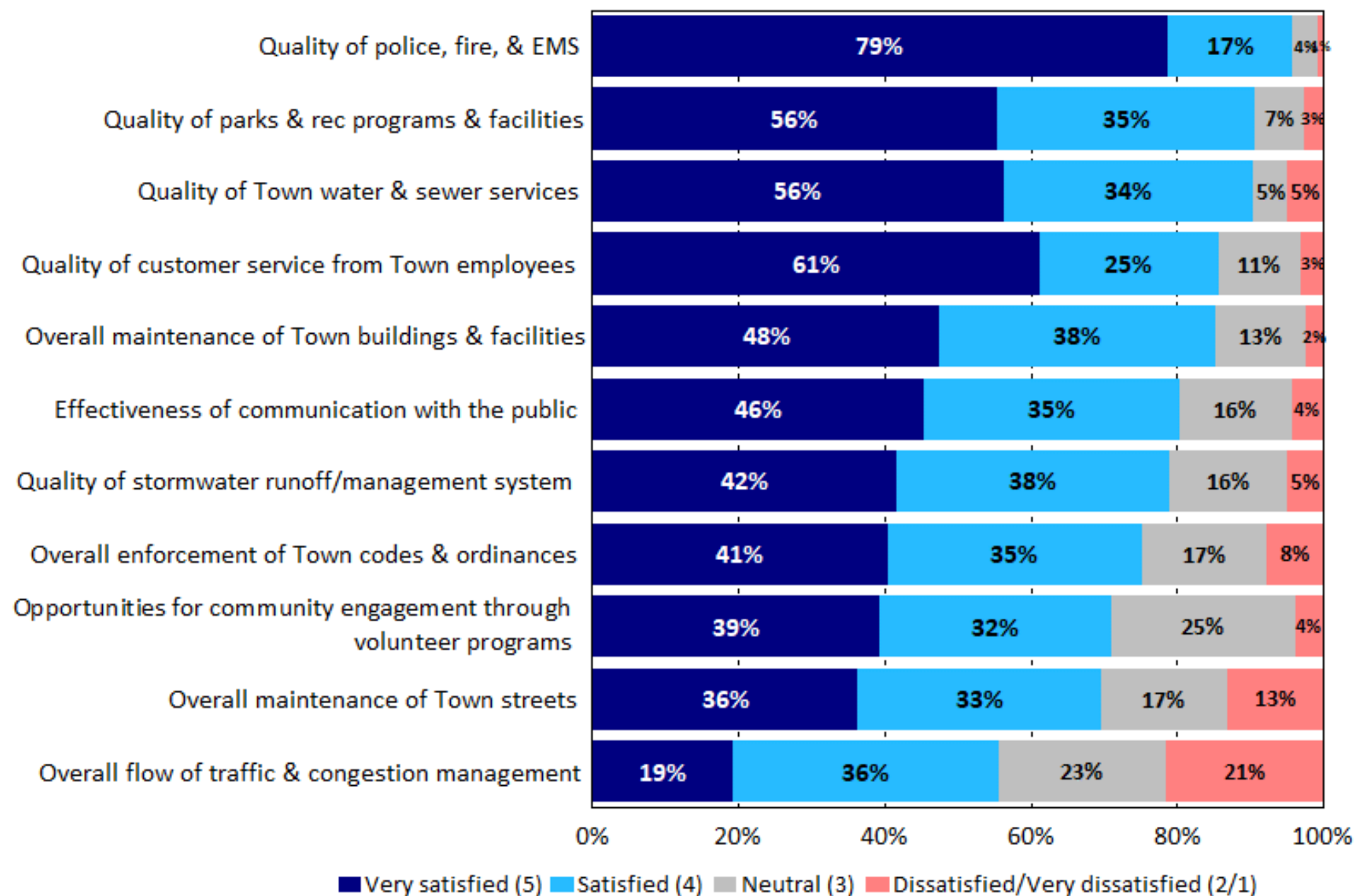


Over 90% of Respondents Are Satisfied with Addison as a Place to Live, the Quality of Life, and the Image of Addison



# Q1. Level of Satisfaction with Major Categories of Town Services

by percentage of respondents (excluding "don't know")

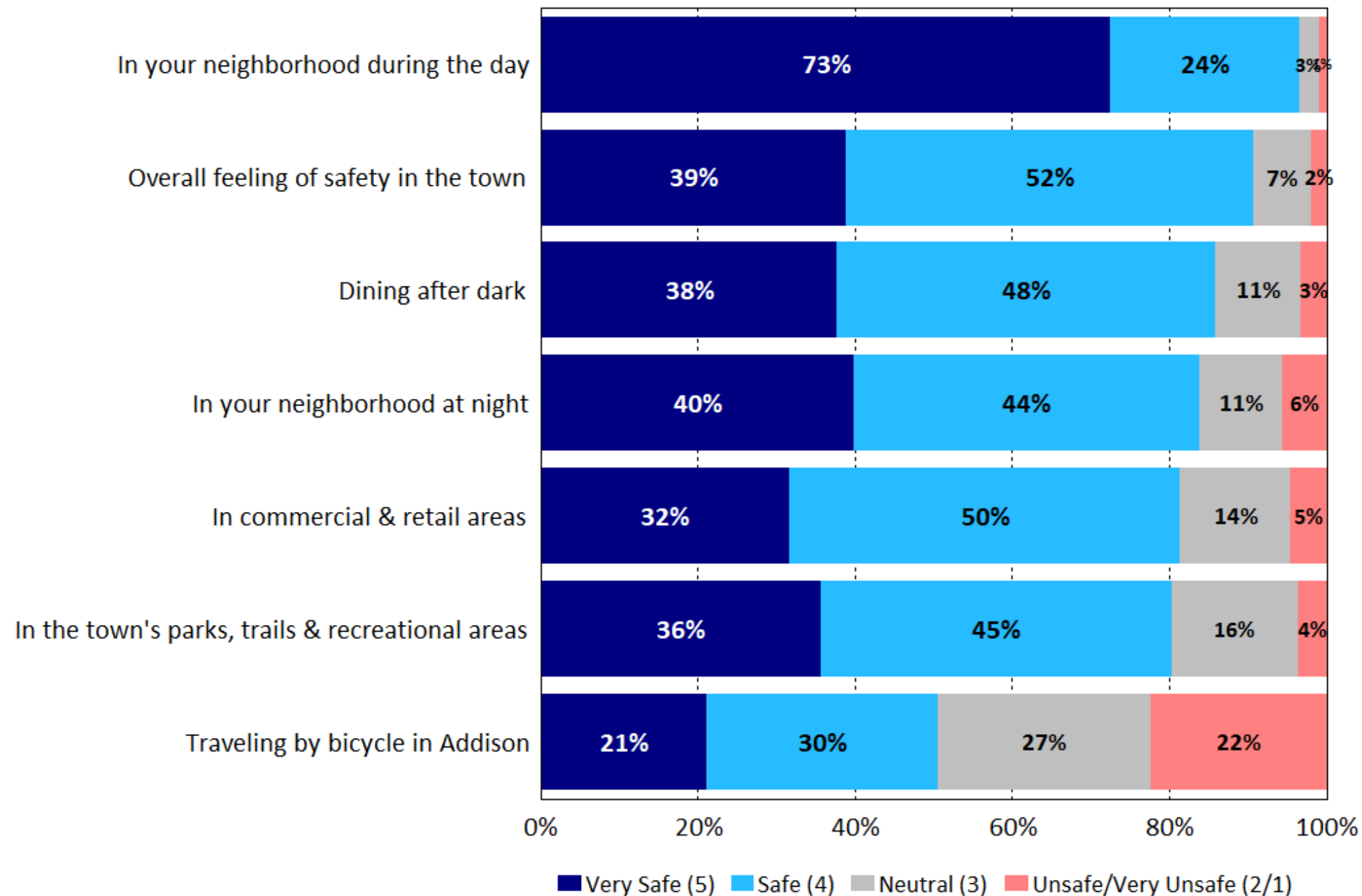


All Major Categories of Town Services Received High Ratings



## Q6. Feeling of Safety in Various Situations

by percentage of respondents (excluding "don't know")



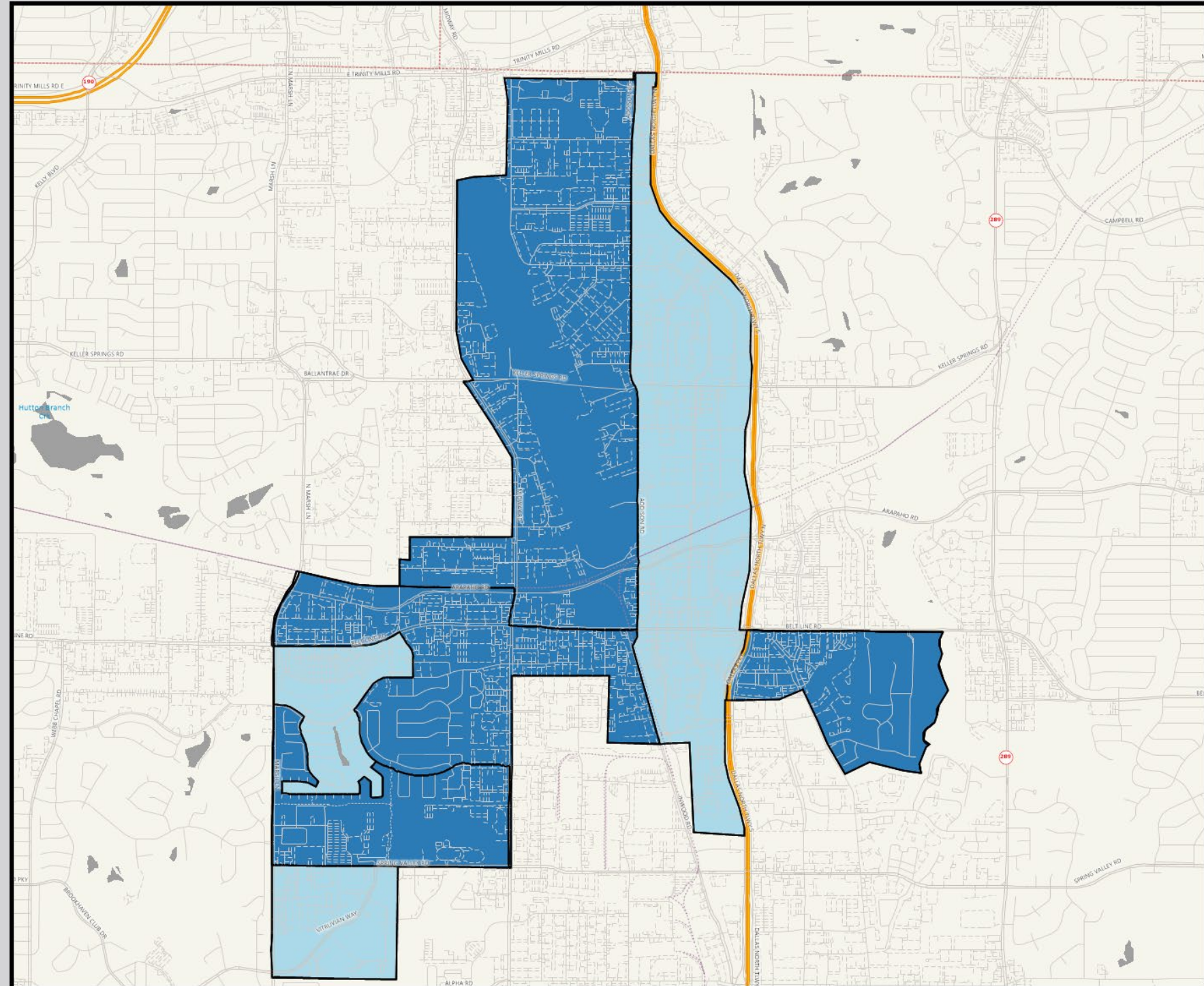
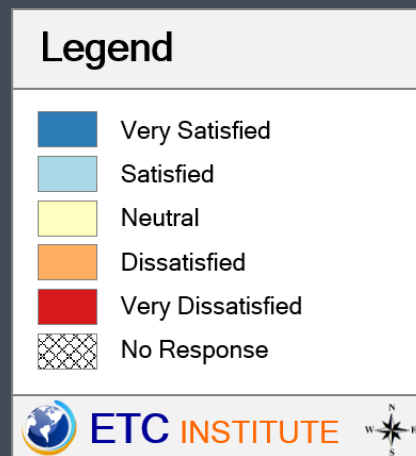
Residents Feel Safe in Addison

## **Major Finding #2**

**Residents in All Areas of Addison Are Satisfied  
with the Overall Quality of Town Services**

# Overall Quality of Town Services

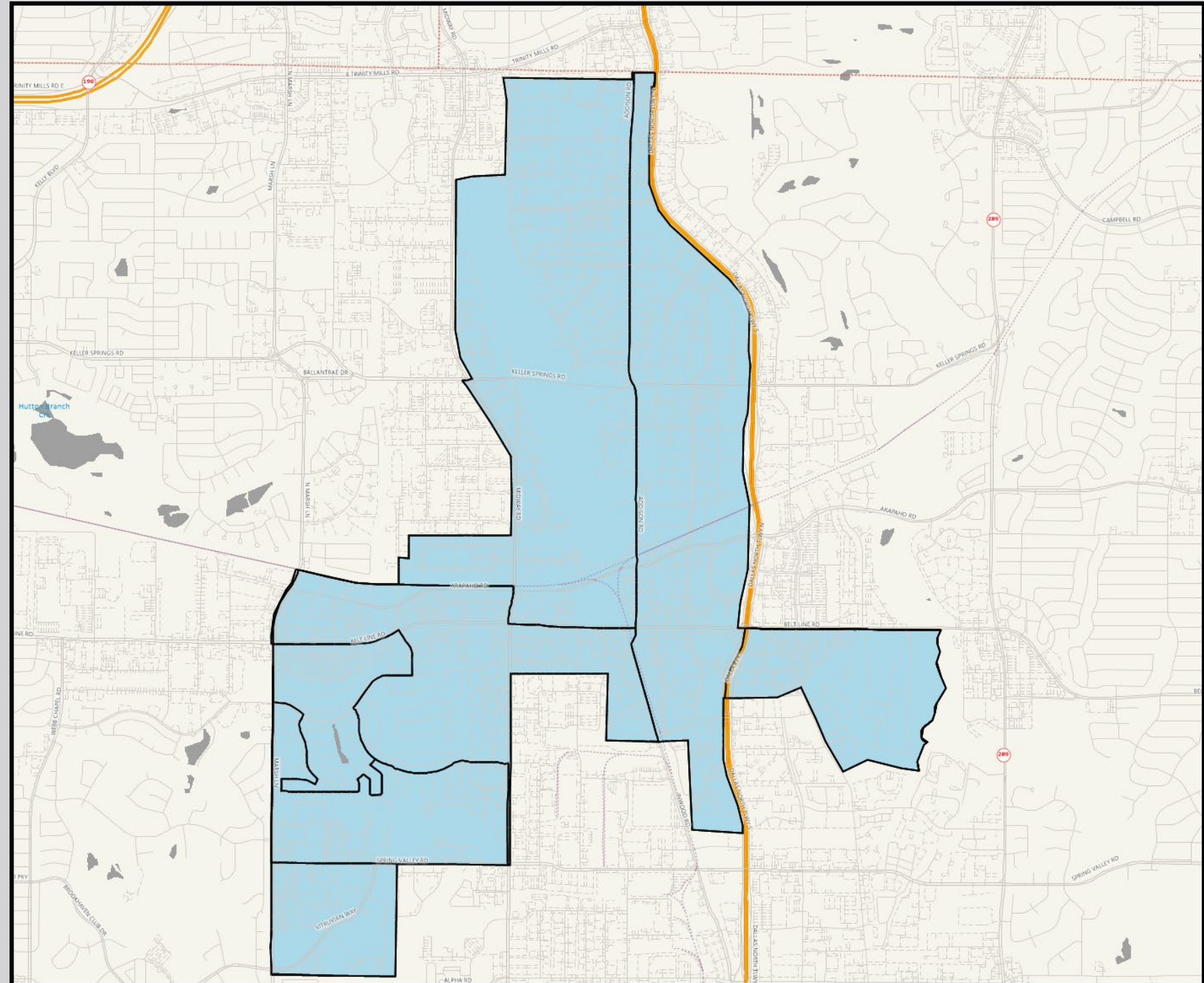
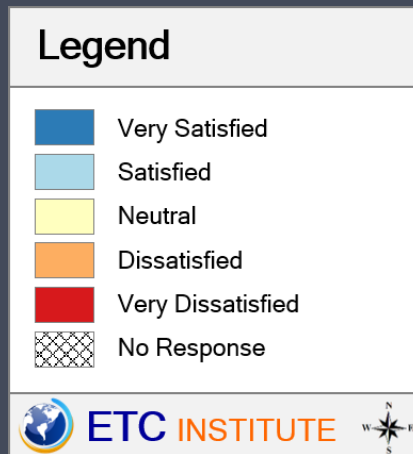
**ALL Areas Are in Blue, Indicating That Residents in All Parts of the Town Are Satisfied with the Overall Quality of Town Services**





# Value Received for Local Tax Dollars/Fees

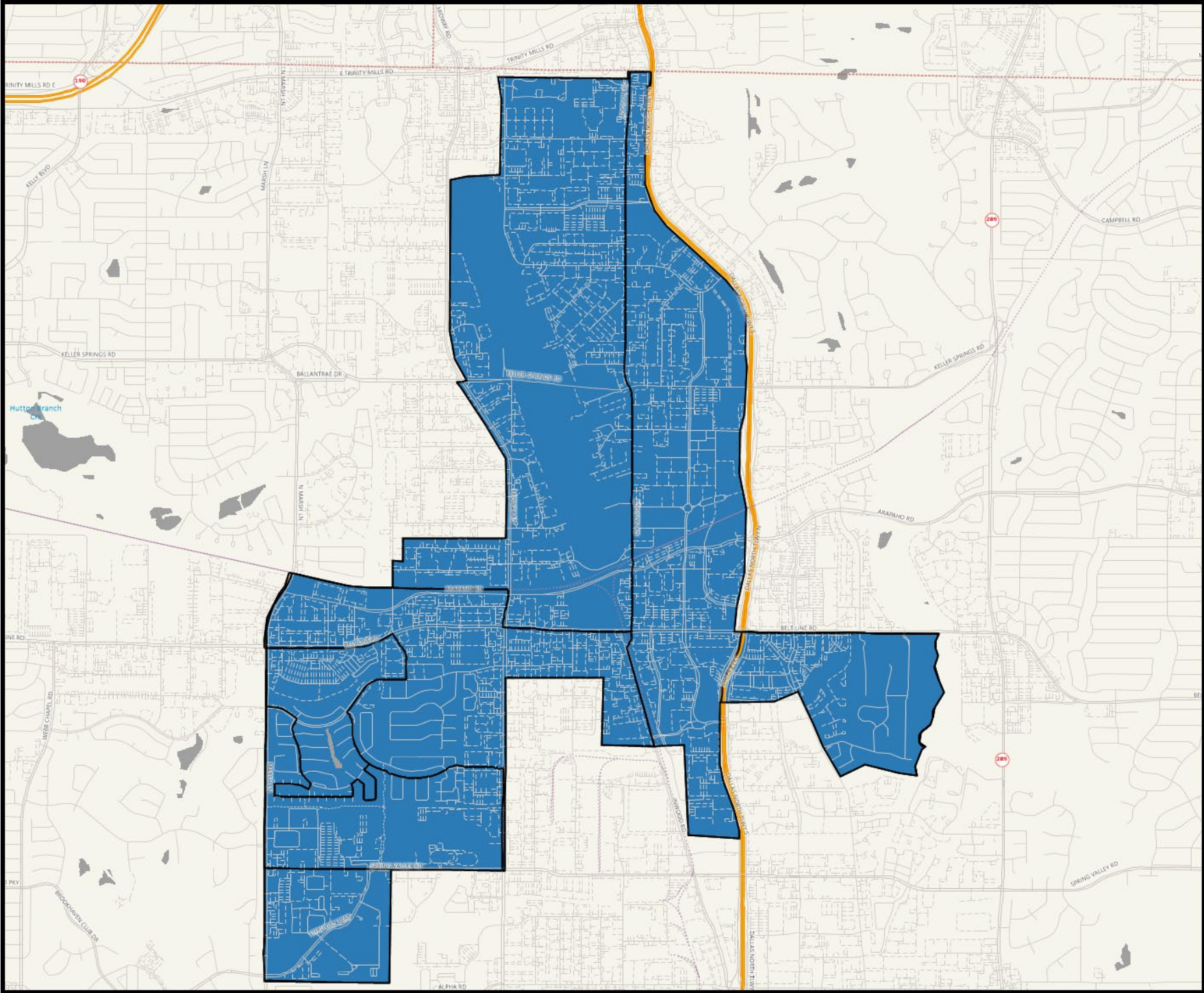
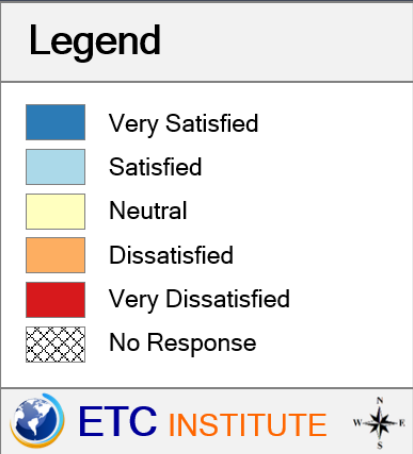
**ALL Areas Are in Blue, Indicating That Residents in All Parts of the Town Are Satisfied with the Value They Receive for Local Tax Dollars and Fees**





# Addison as a Place to Live

ALL Areas Are in Blue, Indicating That Residents in All Parts of the Town Are Very Satisfied with Addison as a Place to Live



## **Major Finding #3**

**Satisfaction with Town Services Is Much Higher in  
Addison Than Other Communities**

# Benchmarking Analysis

**Addison Rates Above the U.S. Average in 57 of 58 Areas**  
**Addison Rates *Significantly* Higher (4.9% or more) in 57 Areas**

**Addison Rates Above the Texas Average in 57 of 58 Areas**  
**Addison Rates *Significantly* Higher (4.9% or more) in 57 Areas**

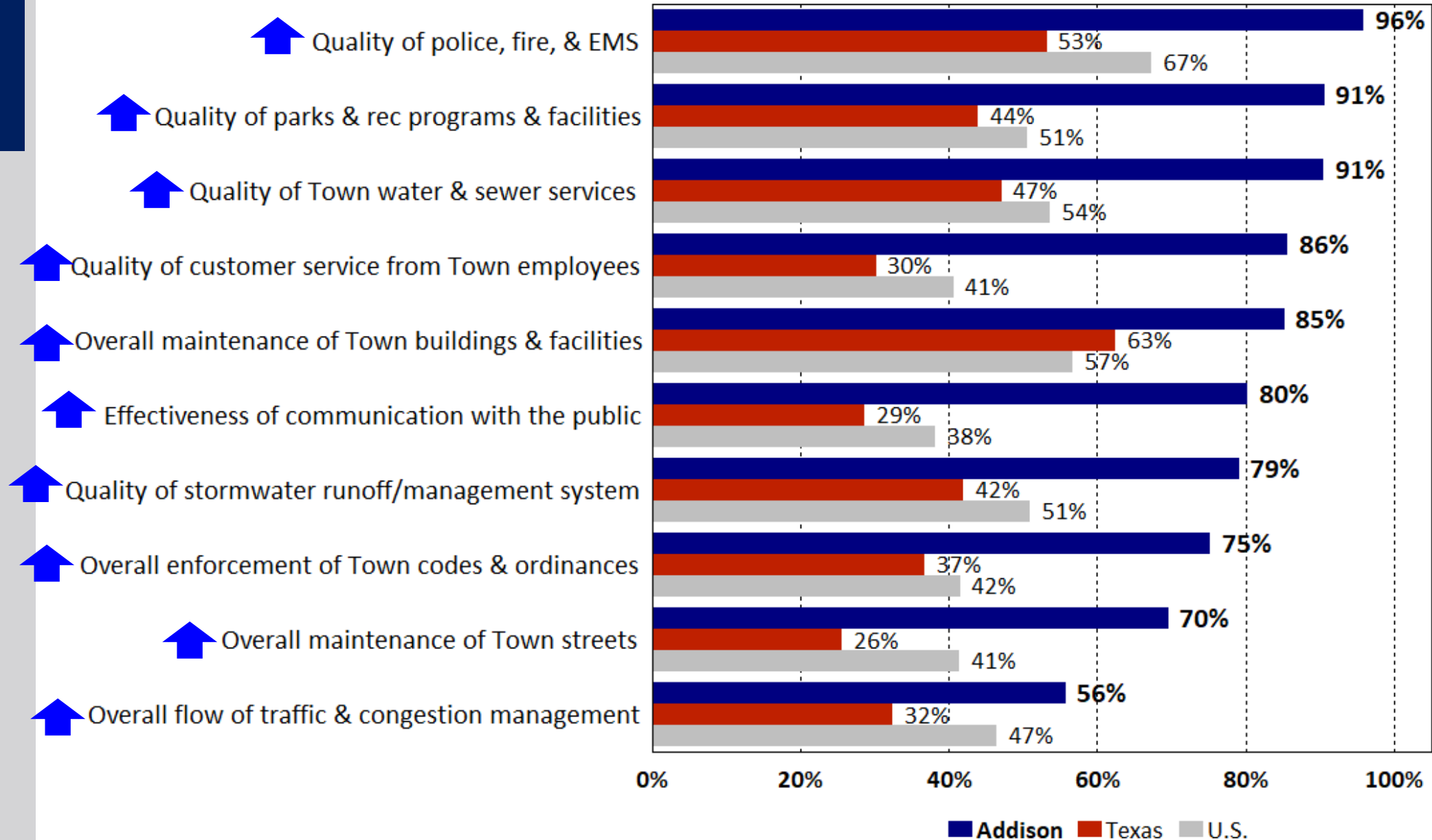
# Satisfaction with Major Categories of Town Services

## Addison vs. Texas vs. the U.S.

by percentage of respondents who rated the item 4 or 5 on a 5-point scale  
where 5 was "very satisfied" and 1 was "very dissatisfied" (excluding don't knows)

Satisfaction with  
*Customer Service*  
Rates 45% Above  
the U.S. Average

Satisfaction with  
*Communication*  
Rates 42% Above  
the U.S. Average



Addison Rates Significantly Higher Than the U.S. Average for All 10 Major Categories of Services



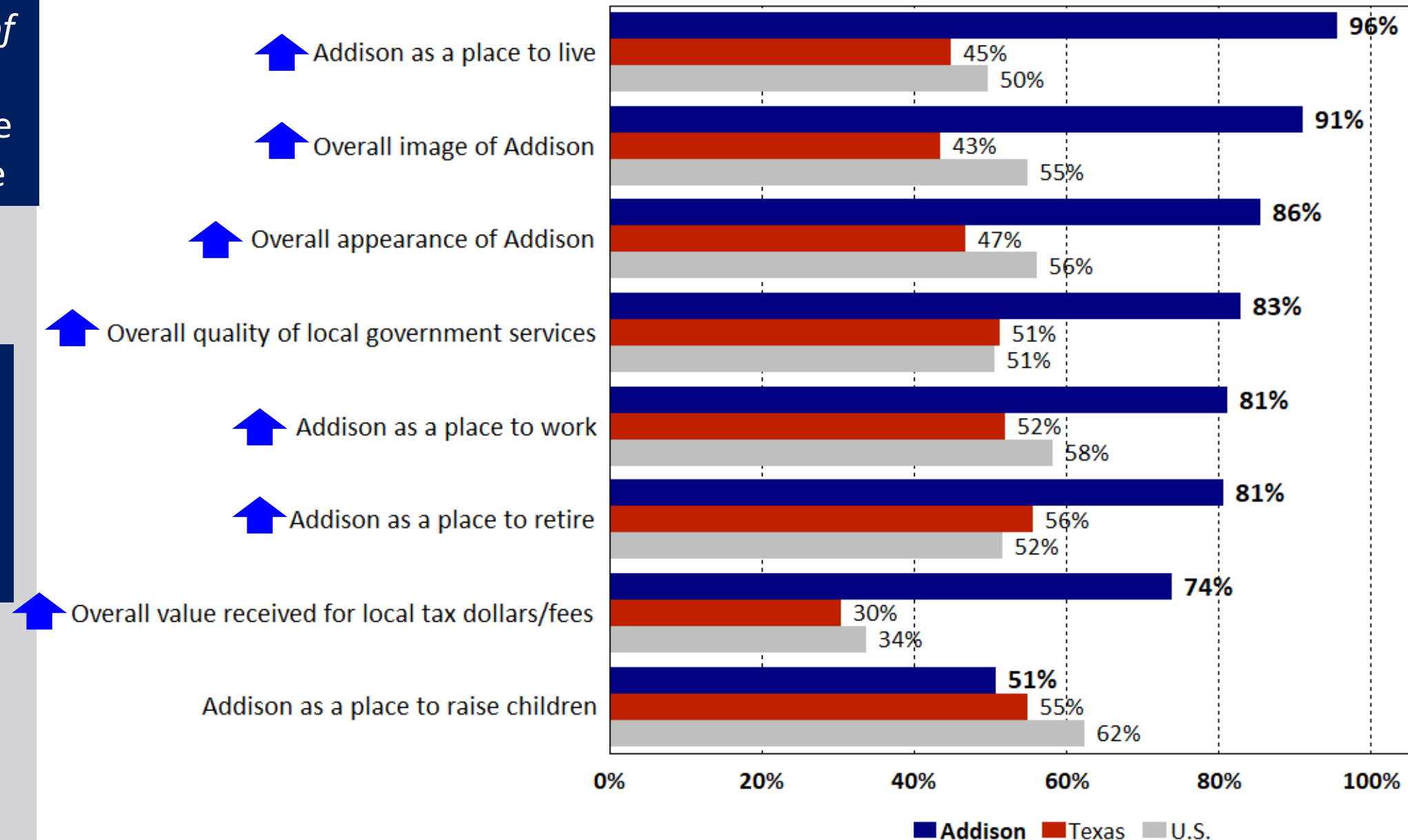
# Satisfaction with Perceptions of the Town

## Addison vs. Texas vs. the U.S.

by percentage of respondents who rated the item 4 or 5 on a 5-point scale  
where 5 was "very satisfied" and 1 was "very dissatisfied" (excluding don't knows)

Satisfaction with  
*Overall Quality of  
Town Services*  
Rates 32% Above  
the U.S. Average

Satisfaction with  
*Value for Tax  
Dollars/Fees* Rates  
40% Above the  
U.S. Average

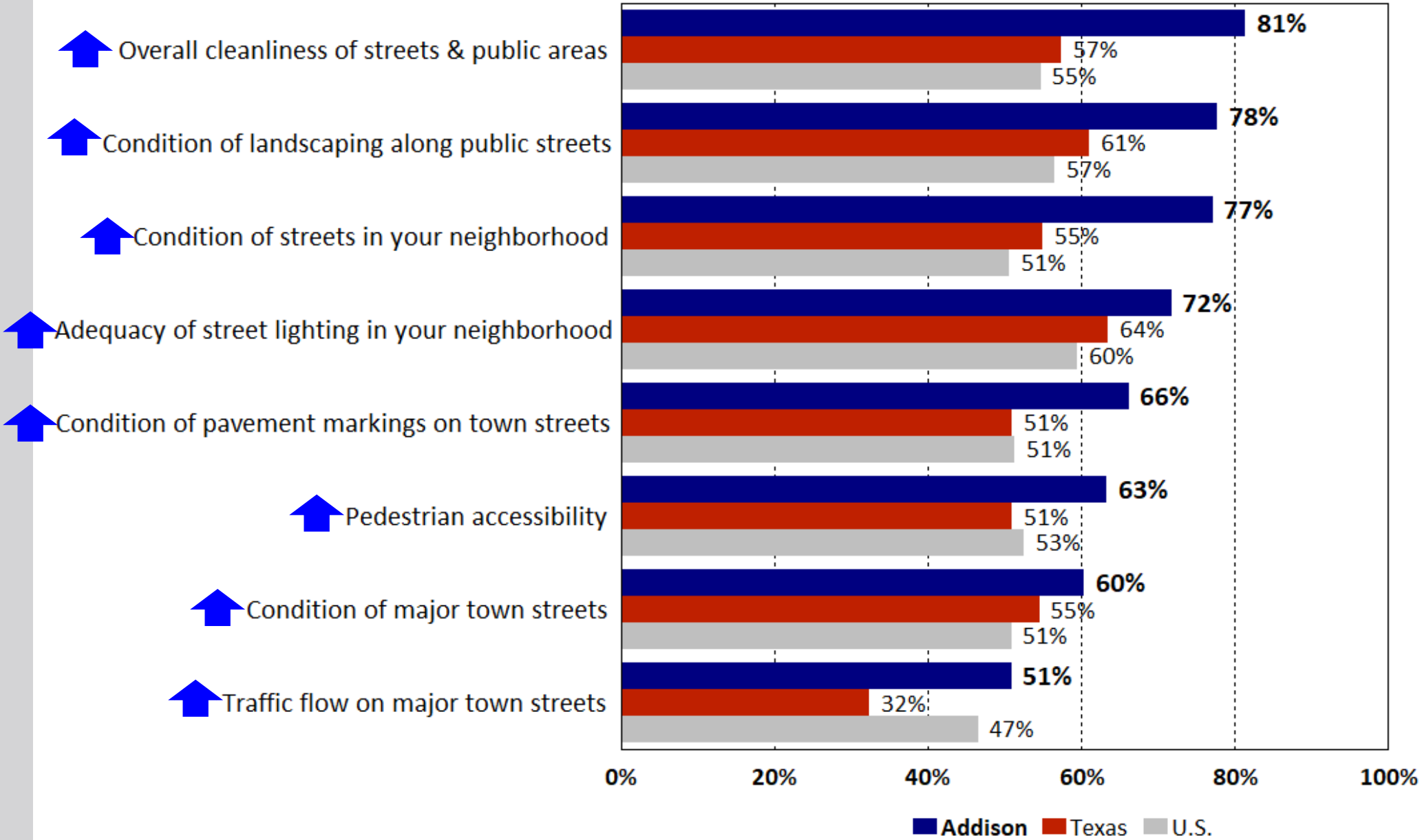


Addison Rates Significantly Higher Than the U.S. Average in 7 of 8 Areas

# Satisfaction with Infrastructure

## Addison vs. Texas vs. the U.S.

by percentage of respondents who rated the item 4 or 5 on a 5-point scale  
where 5 was "very satisfied" and 1 was "very dissatisfied" (excluding don't knows)

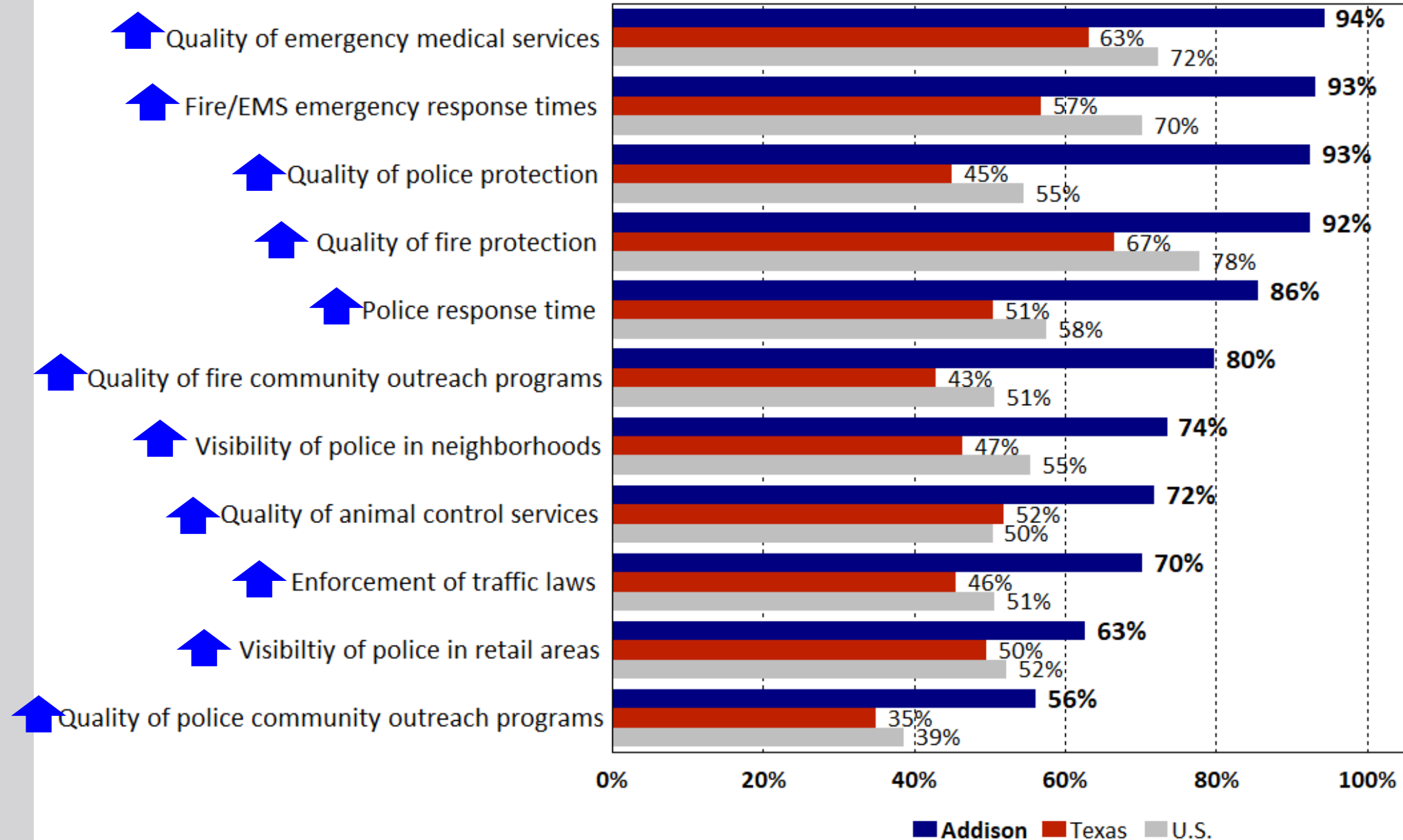


Addison Rates Significantly Higher Than the U.S. Average for All 8 Areas of Infrastructure

# Satisfaction with Public Safety

## Addison vs. Texas vs. the U.S.

by percentage of respondents who rated the item 4 or 5 on a 5-point scale  
where 5 was "very satisfied" and 1 was "very dissatisfied" (excluding don't knows)

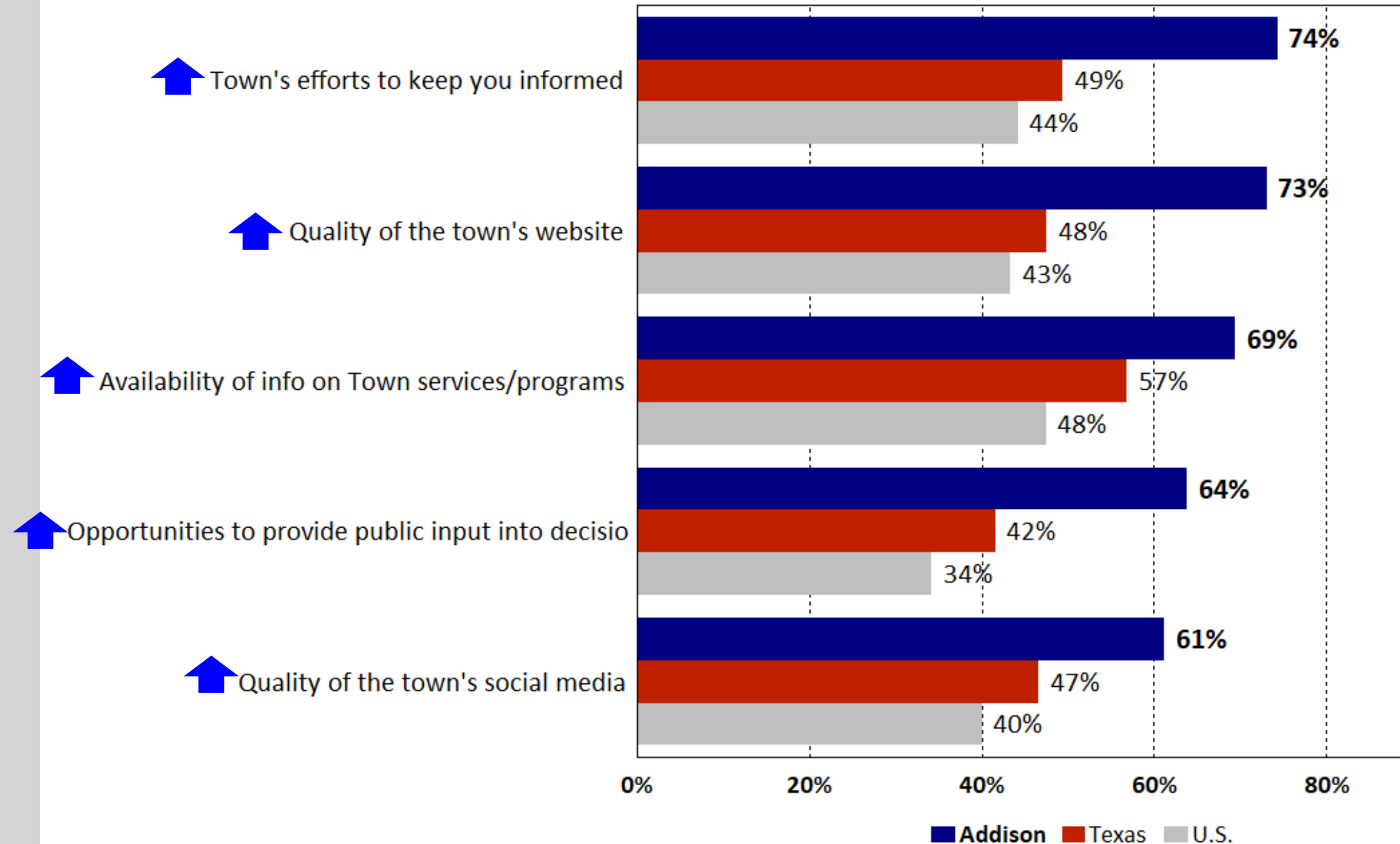


Addison Rates Significantly Higher Than the U.S. Average for All 11 Areas of Public Safety

# Satisfaction with Communication

## Addison vs. Texas vs. the U.S.

by percentage of respondents who rated the item 4 or 5 on a 5-point scale  
where 5 was "very satisfied" and 1 was "very dissatisfied" (excluding don't knows)



Addison Rates Significantly Higher Than the U.S. Average for All 5 Areas of Communications

# **Major Finding #4**

**Addison Is Moving in the Right Direction**

# Trend Analysis

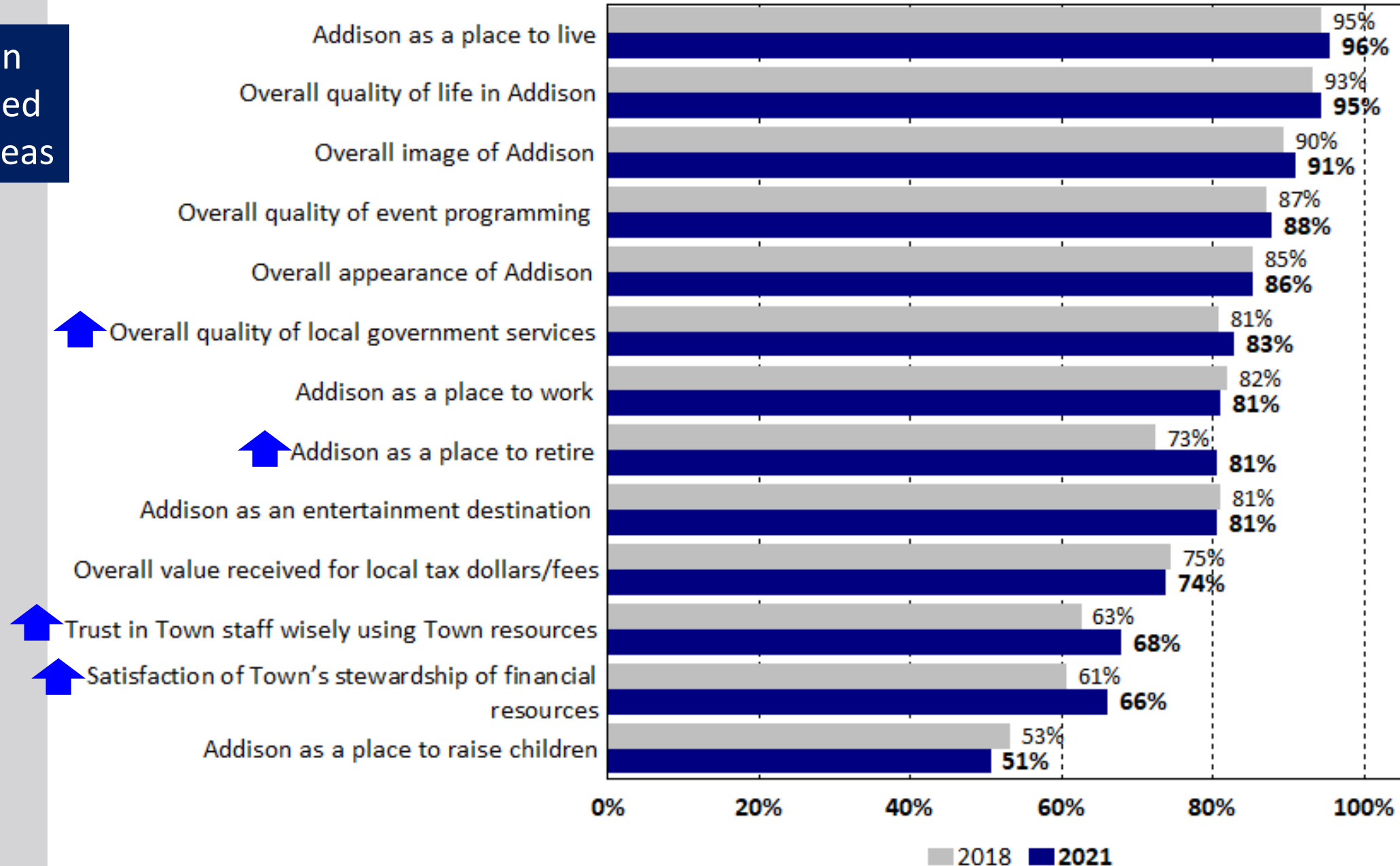
- Since 2018, Satisfaction Ratings Have.....
  - *Increased* in 59 of 92 Areas
  - *Decreased* in 33 of 92 Areas

**16 Areas Have Had a Significant Increase in Satisfaction (+4.9% or more)**  
**6 Areas Have Had a Significant Decrease in Satisfaction (-4.9% or more)**

# TRENDS: Satisfaction with Items That Influence Perceptions of Addison

by percentage of respondents who rated the item as a 4 or 5 on a 5-point scale (excluding don't knows)

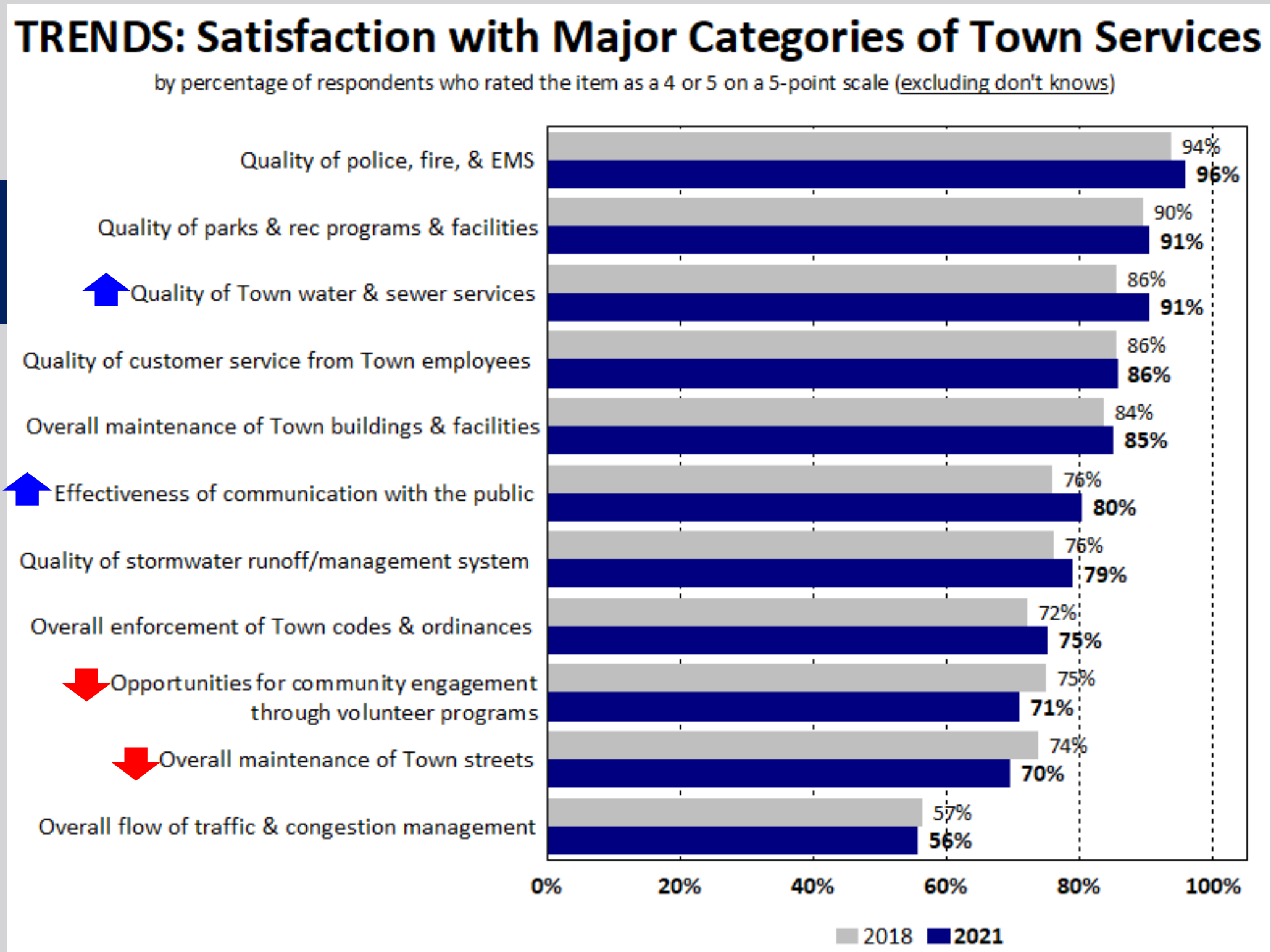
Satisfaction  
Has Increased  
in 9 of 13 Areas



Notable Increase Since 2018

Notable Decrease Since 2018

Satisfaction  
Has Increased  
in 8 of 11 Areas



Notable Increase Since 2018 ↑

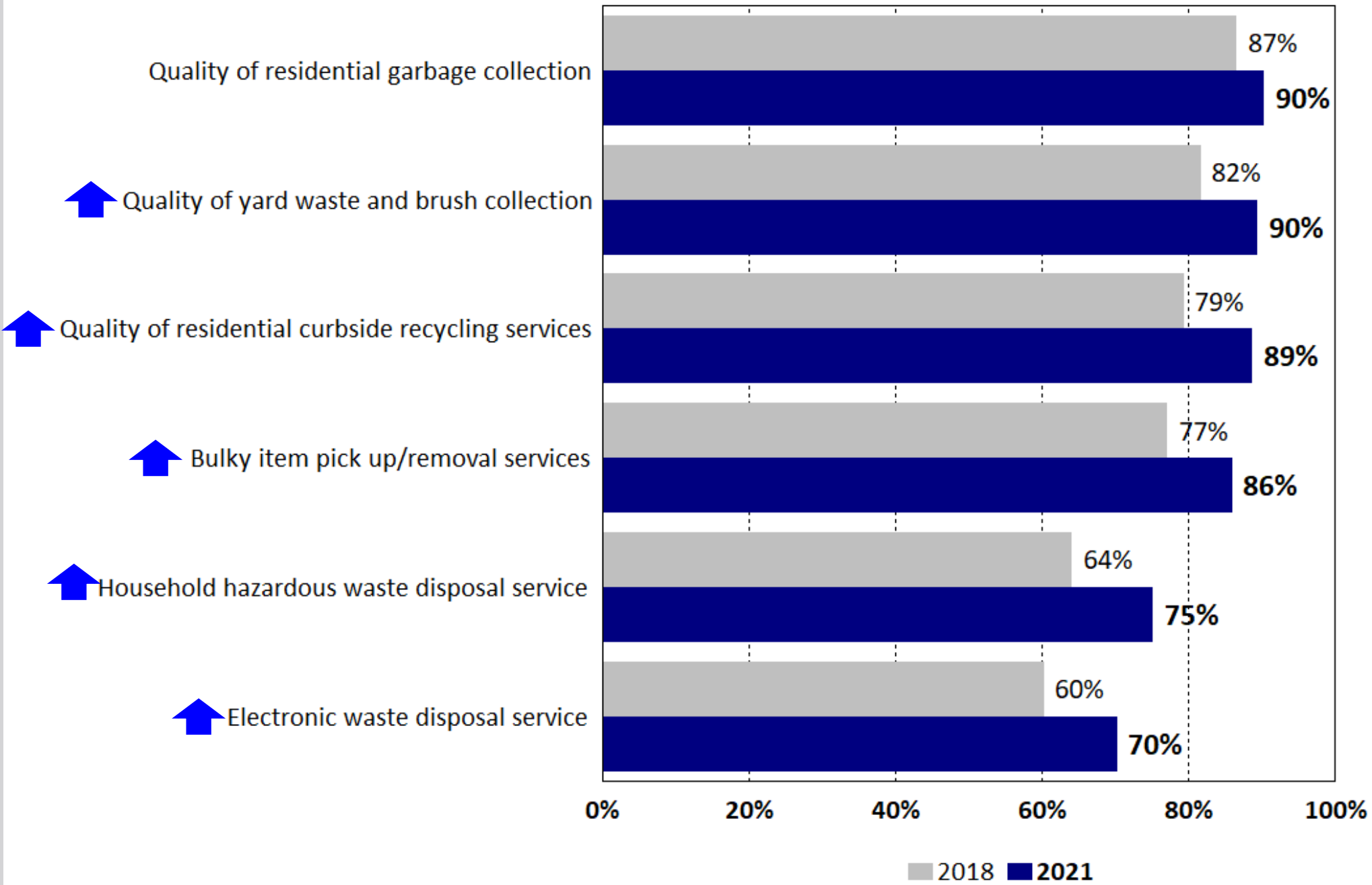
Notable Decrease Since 2018 ↓



Satisfaction  
Has Increased  
in all 6 Areas

# TRENDS: Satisfaction with Solid Waste Services

by percentage of respondents who rated the item as a 4 or 5 on a 5-point scale (excluding don't knows)

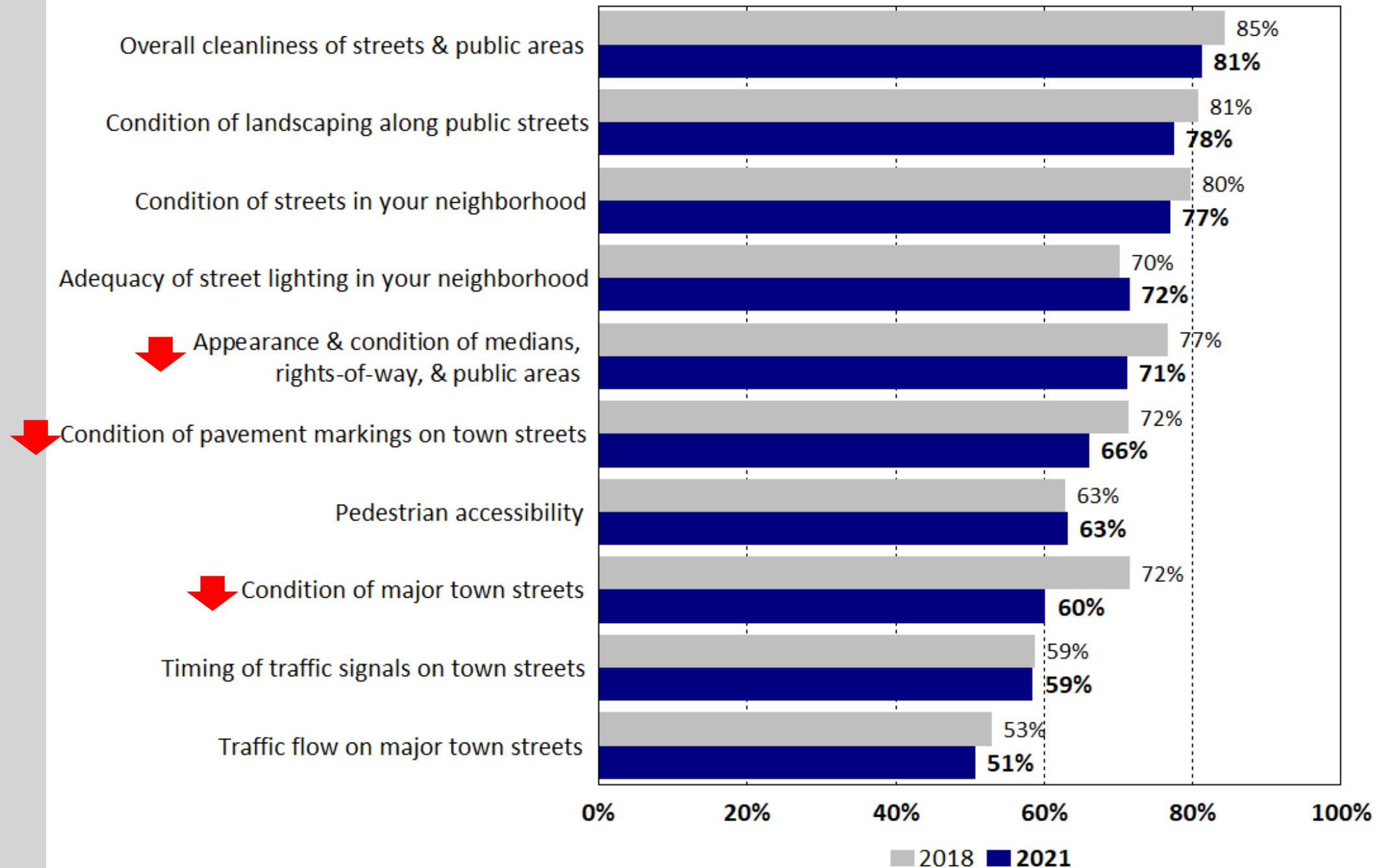


Notable Increase Since 2018

Notable Decrease Since 2018

# TRENDS: Satisfaction with Infrastructure

by percentage of respondents who rated the item as a 4 or 5 on a 5-point scale (excluding don't knows)



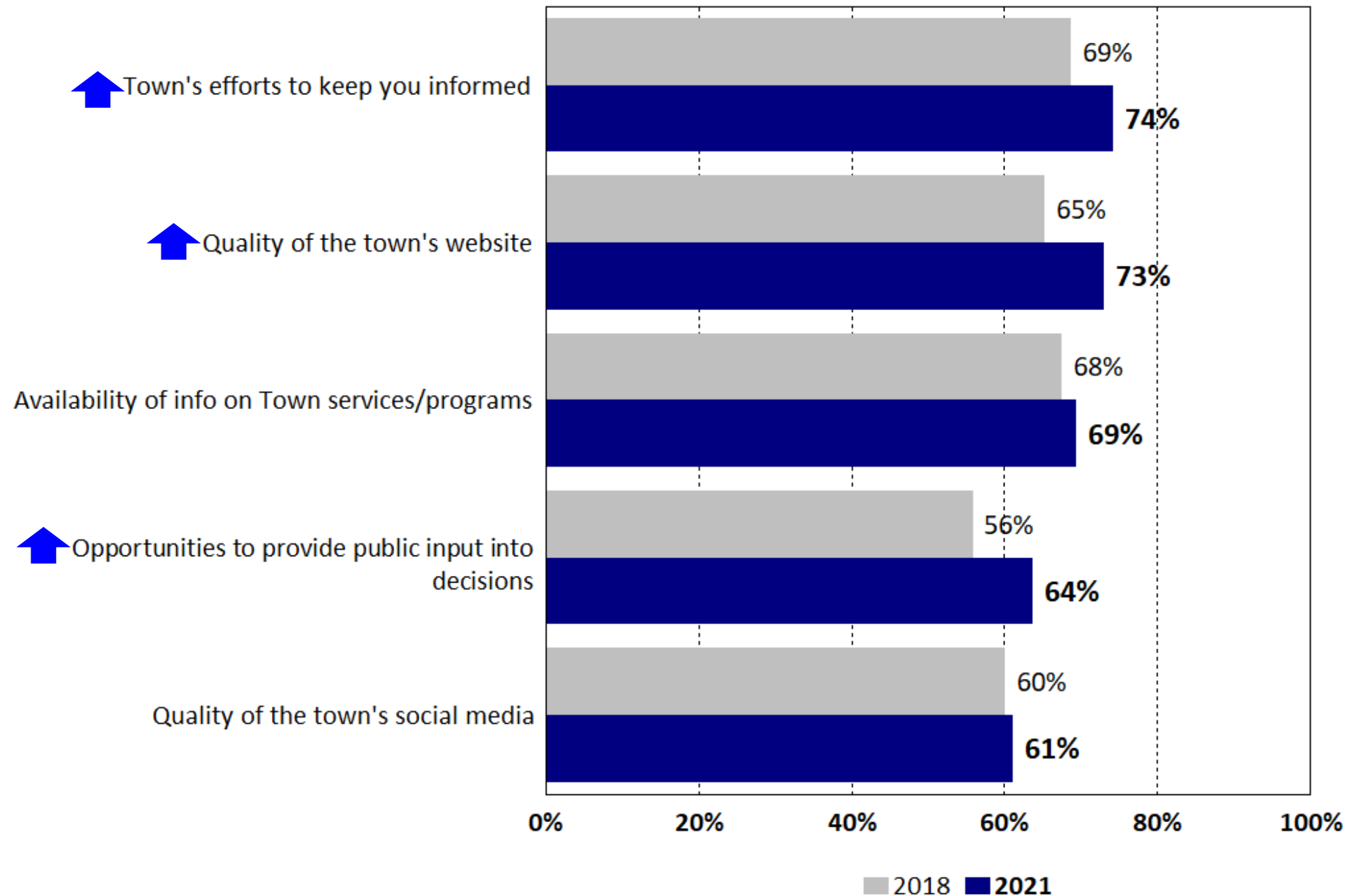
Notable Increase Since 2018 ↑

Notable Decrease Since 2018 ↓

# TRENDS: Satisfaction with Communication

by percentage of respondents who rated the item as a 4 or 5 on a 5-point scale (excluding don't knows)

Satisfaction  
Has Increased  
in all 5 Areas



Notable Increase Since 2018

Notable Decrease Since 2018

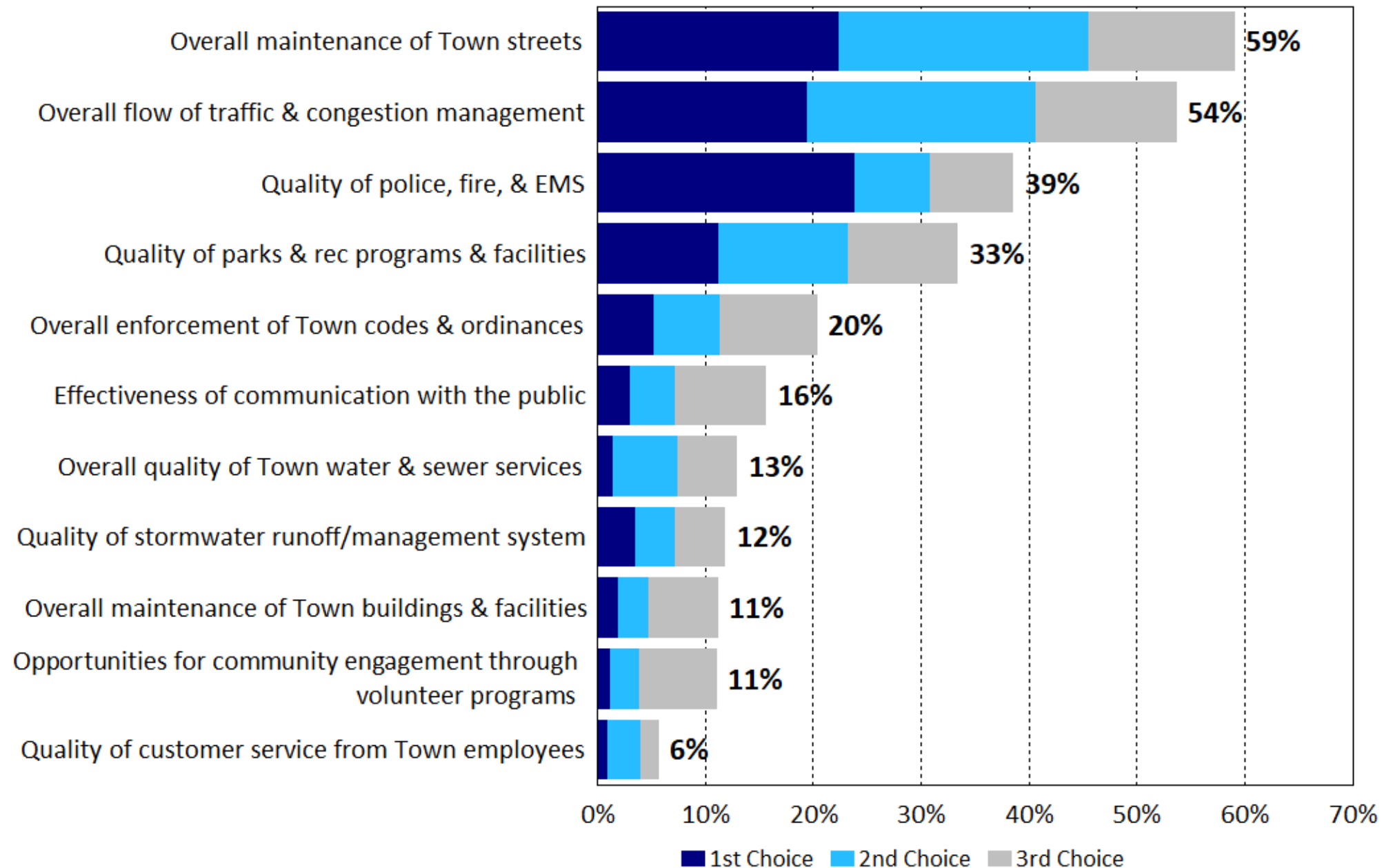
# **Major Finding #5**

## **Top Priorities**



## Q2. Town Services Respondents Think Should Receive the Most Emphasis From Town Leaders Over the Next 2 Years

by percentage of respondents who selected the item as one of their top three choices



# Importance-Satisfaction Rating

## 2021 Town of Addison

### MAJOR CATEGORIES OF TOWN SERVICES

Category of Service	Most Important %	Most Important Rank	Satisfaction %	Satisfaction Rank	Importance-Satisfaction Rating	I-S Rating Rank
<b><u>Very High Priority (IS &gt; .20)</u></b>						
Overall flow of traffic & congestion management	54%	2	56%	11	0.2379	1
<b><u>High Priority (IS .10-.20)</u></b>						
Overall maintenance of Town streets	59%	1	70%	10	0.1797	2
<b><u>Medium Priority (IS &lt;.10)</u></b>						
Overall enforcement of Town codes & ordinances	20%	5	75%	8	0.0506	3
Opportunities for community engagement - volunteer prgms	11%	10	71%	9	0.0322	4
Quality of parks & rec programs & facilities	33%	4	91%	2	0.0314	5
Effectiveness of communication with the public	16%	6	80%	6	0.0309	6
Quality of stormwater runoff/management system	12%	8	79%	7	0.0249	7
Overall maintenance of Town buildings & facilities	11%	9	85%	5	0.0166	8
Quality of police, fire, & EMS	39%	3	96%	1	0.0158	9
Quality of Town water & sewer services	13%	7	91%	3	0.0124	10
Quality of customer service from Town employees	6%	11	86%	4	0.0082	11

Overall Priorities

# Importance-Satisfaction Rating

## 2021 Town of Addison

### INFRASTRUCTURE

Category of Service	Most Important %	Most Important Rank	Satisfaction %	Satisfaction Rank	Importance-Satisfaction Rating	I-S Rating Rank
<b>High Priority (IS .10-.20)</b>						
Traffic flow on major town streets	38%	2	51%	10	0.1876	1
Condition of major town streets	39%	1	60%	8	0.1536	2
<b>Medium Priority (IS &lt;.10)</b>						
Timing of traffic signals on town streets	20%	3	59%	9	0.0836	3
Pedestrian accessibility	17%	4	63%	7	0.0631	4
Condition of pavement markings on town streets	7%	10	66%	6	0.0243	5
Appearance/condition of medians & public areas	11%	7	71%	5	0.0316	6
Adequacy of street lighting in your neighborhood	15%	6	72%	4	0.0416	7
Condition of streets in your neighborhood	16%	5	77%	3	0.0371	8
Condition of landscaping along public streets	10%	8	78%	2	0.0227	9
Overall cleanliness of streets & public areas	10%	9	81%	1	0.0177	10

Infrastructure Priorities

# Importance-Satisfaction Rating

## 2021 Town of Addison

### PUBLIC SAFETY

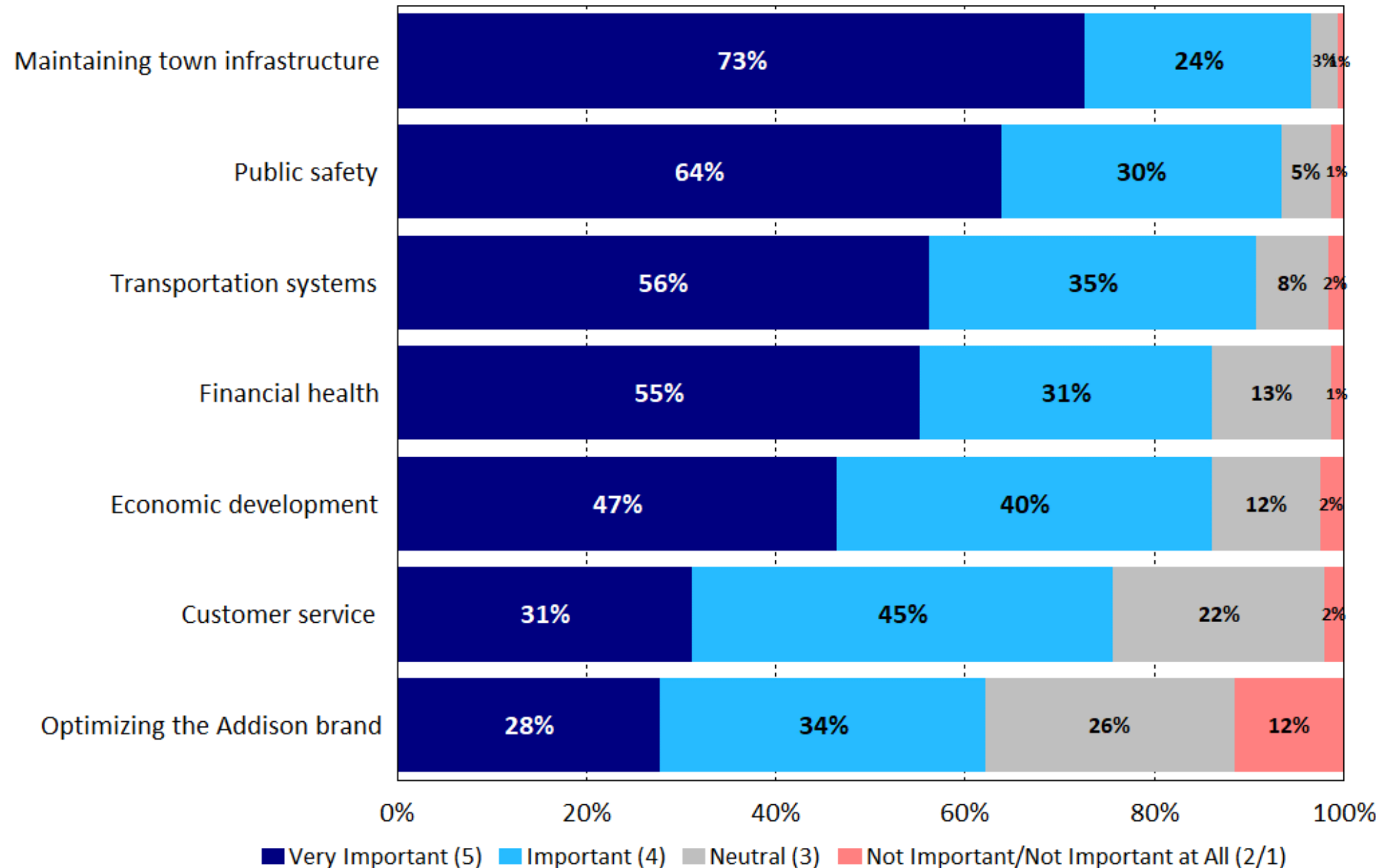
Category of Service	Most Important %	Most Important Rank	Satisfaction %	Satisfaction Rank	Importance-Satisfaction Rating	I-S Rating Rank
<b>High Priority (IS .10-.20)</b>						
Visibility of police in neighborhoods	40%	1	74%	7	0.1049	1
<b>Medium Priority (IS &lt;.10)</b>						
Visibiltiy of police in retail areas	25%	2	63%	11	0.0933	2
Quality of police community outreach programs	10%	7	56%	13	0.0425	3
Communication w/ the public via social media	9%	8	61%	12	0.0361	4
Enforcement of traffic laws	12%	4	70%	9	0.0343	5
Quality of animal control services	8%	9	72%	8	0.0226	6
Quality of fire community outreach programs	10%	6	80%	6	0.0201	7
Quality of police protection	24%	3	93%	3	0.0176	8
Police response time	7%	10	86%	5	0.0104	9
Quality of fire protection	10%	5	92%	4	0.0078	10
Fire/EMS emergency response times	7%	11	93%	2	0.0045	11
Quality & accessibility of municipal court services	1%	13	66%	10	0.0034	12
Quality of emergency medical services	4%	12	94%	1	0.0024	13

Public Safety Priorities



## Q16. Importance of Focusing Funding for Tax Dollars in Various Areas

by percentage of respondents (excluding "don't know")



Top Priorities for Funding: 1) Infrastructure, 2) Public Safety, 3) Transportation System

# Summary

- **Residents Have a Very Positive Perception of the Town of Addison**
  - 96% Were Satisfied with Addison as a Place to Live
  - 95% Were Satisfied with the Overall Quality of Life in Addison
- **The Town Is Moving in the Right Direction**
  - Since 2018, Satisfaction Ratings Have Increased in 59 of 92 Areas
  - 16 Areas Have Had a *Significant Increase* in Satisfaction



# Summary

- Satisfaction with Town Services Is Much Higher in Addison Than Other Cities
  - Addison Rates Above the U.S. Average in 57 of 58 Areas
  - Satisfaction with the Overall Quality of Town Services Is 32% Above the U.S. Average
  - Satisfaction with the Customer Service from Town Employees Is 45% Above the U.S. Average
- Top Overall Priorities
  - Traffic Flow and Congestion Management
  - Maintenance of Streets
  - Public Safety

# Questions?

## Thank You!!



The background of the cover is a photograph of a park. In the foreground, there is a concrete walkway and a narrow water channel with some white foam. A person is walking on the path in the distance. In the background, there is a large, multi-story building with a brown roof and several chimneys. A water tower is visible on the left side of the building. The sky is blue with some clouds. A large, teal-colored geometric shape, resembling a stylized 'V' or a chevron, is overlaid on the right side of the image.

# **2021 Town of Addison Community Survey Findings Report**

Presented to the Town of Addison,  
Texas  
March 2022



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# Executive Summary



# 2021 Town of Addison Community Survey

## Executive Summary



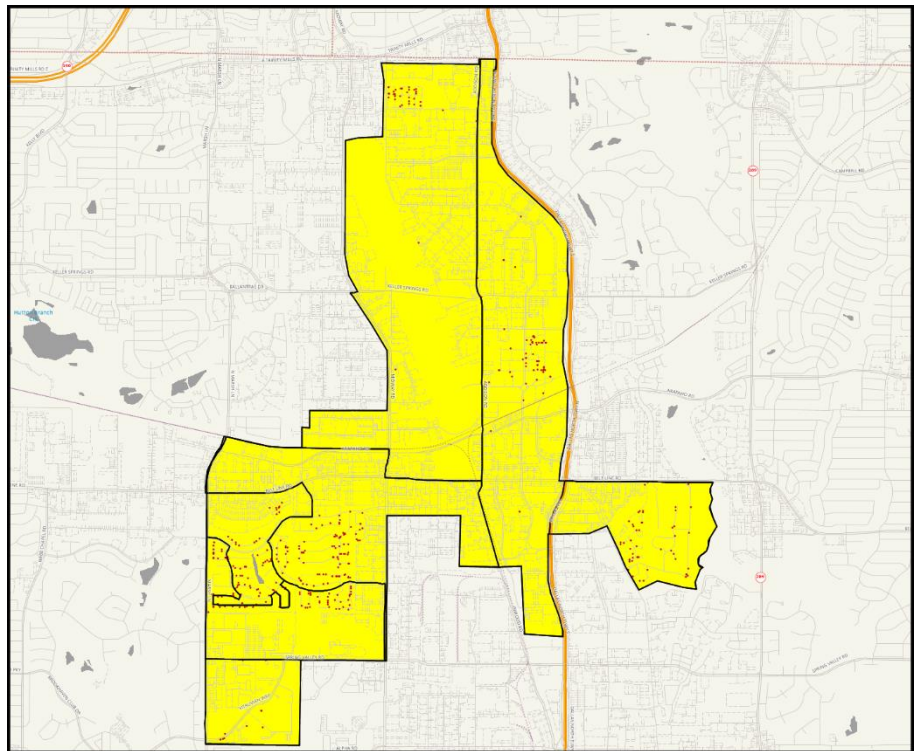
### Purpose

ETC Institute administered a community survey to residents of the Town of Addison during the winter of 2021. The purpose of the survey was to gather resident feedback on Town programs and services, and help Town leaders ensure that Addison's priorities are aligned with the needs of the community. This is the second community survey ETC Institute has administered for the Town of Addison.

### Methodology

The seven-page survey, cover letter and postage-paid return envelope were mailed to a random sample of households throughout the Town of Addison. The cover letter explained the purpose of the survey and encouraged residents to either return their survey by mail or complete the survey online. Once households received the mailed survey, ETC Institute sent emails and text messages to the households that received the survey to encourage participation. The emails and texts contained a link to the online version of the survey to make it easy for residents to complete the survey.

To prevent people who were not residents of Addison from participating, everyone who completed the survey online was required to enter their home address prior to submitting the survey. ETC Institute then matched the addresses that were entered online with the addresses that were originally selected for the random sample. If the address from a survey completed online did not match one of the addresses selected for the sample, the online survey was not counted.



The goal was to obtain completed surveys from at least 400 residents. This goal was met, with a total of 401 residents completing the survey. The overall results for the sample of 401 households have a precision of at least  $\pm 4.9\%$  at the 95% level of confidence. To understand how well services are being delivered in different areas of the Town, ETC Institute geocoded the home address of respondents to the survey. The map above shows the physical distribution of respondents to the survey based on the location of their home.

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The percentage of “don’t know” responses has been excluded from many of the graphs shown in this report to facilitate valid comparisons of the results from the Town of Addison with the results from other communities where ETC Institute has conducted a citizen survey. Since the number of “don’t know” responses often reflect the utilization and awareness of Town services, the percentage of “don’t know” responses has been provided in the tabular data section of this report. When the “don’t know” responses have been excluded, the text of this report will indicate that the responses have been excluded with the phrase “*who had an opinion.*”

This report contains:

- An executive summary of the methodology for administering the survey and major findings,
- Charts showing the overall results for the 2021 survey,
- Trend charts showing comparisons to the 2018 survey,
- Benchmarking data that show how the results for Addison compare to other communities,
- Importance-Satisfaction analysis; this analysis was done to determine priority actions for the Town to address based upon the survey results,
- Tables that show the results of the random sample for each question on the survey,
- A copy of the survey instrument.

Major survey findings are shown below and on the following pages.

### Overall Perceptions of the Town

Overall, residents have a very positive perception of the Town of Addison. Ninety-six percent (96%) of the residents surveyed, *who had an opinion*, were “very satisfied” or “satisfied” with Addison as a place to live, 95% were satisfied with overall quality of life in Addison, and 91% were satisfied with the overall image of Addison. Addison rated significantly higher than the regional and national average in seven of the eight categories that were rated.

### Overall Quality of Services Provided by Town

Eighty-three percent (83%) of the residents surveyed, *who had an opinion*, were “very satisfied” or “satisfied” with the overall quality of local governmental services. This is an increase of 2% from the 2018 survey, and is 32% above the Texas average and U.S. average of 51%.

### Overall Value Received for Local Tax Dollars and Fees

Seventy-four percent (74%) of the residents surveyed, *who had an opinion*, were “very satisfied” or “satisfied” with the overall value they receive for local tax dollars and fees. This is a decrease of less than 1% from the 2018 survey, but is 44% above the Texas average of 30%, and 40% above the U.S. average of 34%.

# 2021 Town of Addison Community Survey Executive Summary



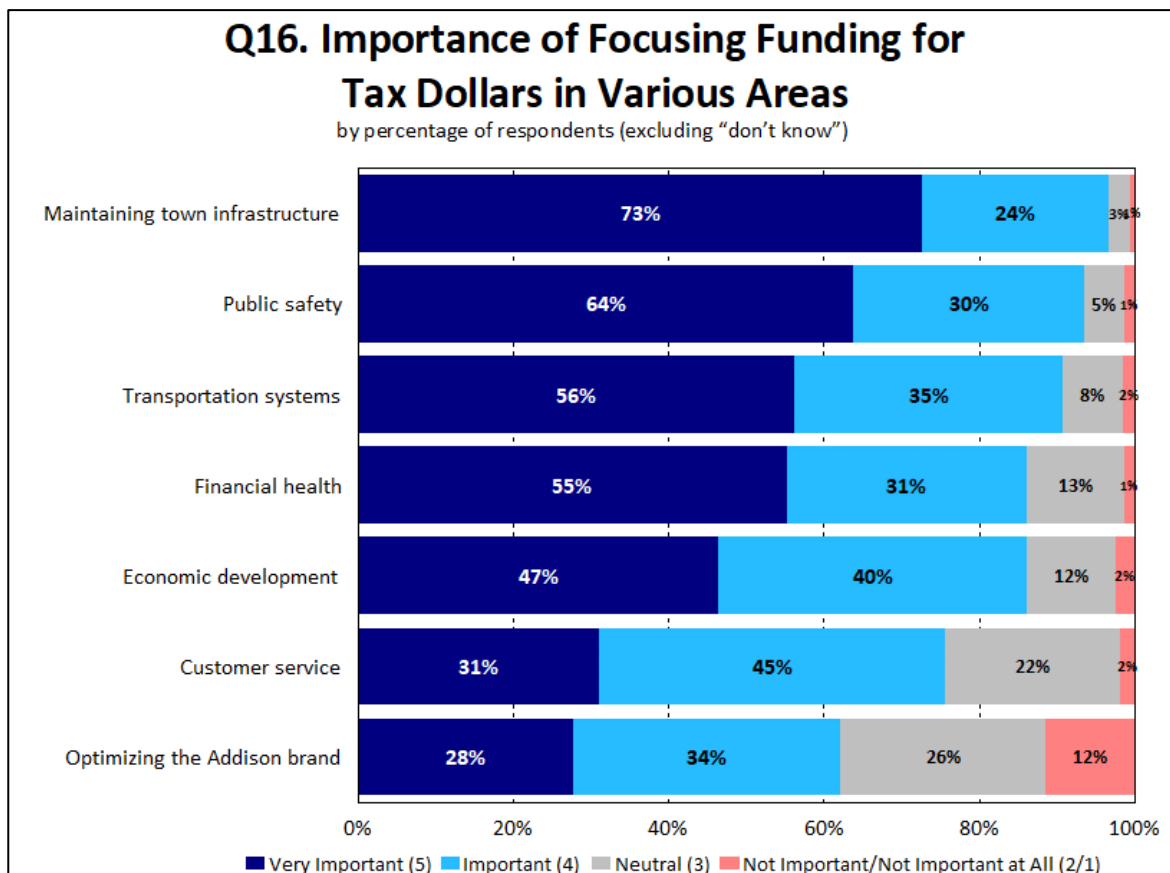
## Satisfaction with Major Categories of Town Services

Overall, the Town of Addison received very high satisfaction ratings for major categories of Town services. The major categories of Town services that had the highest levels of satisfaction, based upon the combined percentage of “very satisfied” and “satisfied” responses among residents *who had an opinion*, were: the overall quality of police, fire and emergency medical services (96%), overall quality of parks and recreation programs and facilities (91%), overall quality of Town water and sewer services (91%), overall quality of customer service residents receive from Town employees (86%), and the overall quality of maintenance of Town buildings and facilities.

The major categories of Town services that residents thought should receive the most emphasis from Town leaders over the next two years were: 1) overall maintenance of Town streets, 2) overall flow of traffic and congestion management, 3) overall quality of police, fire and emergency medical services, and 4) overall quality of parks and recreation programs and facilities.

## Importance of Focusing Funding for Tax Dollars

Ninety-seven percent (97%) of residents *who had an opinion* felt that its “very important” or “important” to focus funding on maintaining town infrastructure; 94% feel its “very important” or “important” to focus funding on public safety, and 91% feel its “very important” or “important” to focus funding on transportation systems.





# 2021 Town of Addison Community Survey

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### How the Town of Addison Compares to Other Communities Regionally

Satisfaction ratings for Addison **rated above the Texas average in 57 of the 58 areas** that were assessed. Addison rated *significantly higher than the Texas average (difference of 4.9% or more) in 57 of these areas*. The table below shows how Addison compared to the Texas average in all 58 categories:

Service	Addison	Texas	Difference	Category
Quality of customer service from Town employees	85.7%	30.2%	55.5%	Major Categories of Services
Effectiveness of communication with the public	80.3%	28.7%	51.6%	Major Categories of Services
Addison as a place to live	95.5%	44.9%	50.6%	Perceptions
Overall image of Addison	91.1%	43.4%	47.7%	Perceptions
Quality of police protection	92.5%	45.1%	47.4%	Public Safety
Quality of parks & rec programs & facilities	90.6%	44.0%	46.6%	Major Categories of Services
Overall maintenance of Town streets	69.6%	25.6%	44.0%	Major Categories of Services
Overall value received for local tax dollars/fees	73.9%	30.4%	43.5%	Perceptions
Quality of Town water & sewer services	90.5%	47.1%	43.4%	Major Categories of Services
Quality of police, fire, & EMS	95.9%	53.2%	42.7%	Major Categories of Services
Ease of registration for programs at the athletic club	86.3%	43.6%	42.7%	Parks & Recreation
Overall appearance of Addison	85.5%	46.7%	38.8%	Perceptions
Overall enforcement of Town codes & ordinances	75.2%	36.8%	38.4%	Major Categories of Services
Quality of stormwater runoff/management system	79.1%	41.9%	37.2%	Major Categories of Services
Quality of fire community outreach programs	79.7%	42.9%	36.8%	Public Safety
Fire/EMS emergency response times	93.1%	56.8%	36.3%	Public Safety
Quality of yard waste and brush collection	89.5%	54.0%	35.5%	Solid Waste
Police response time	85.6%	50.5%	35.1%	Public Safety
In the town's parks, trails & recreational areas	80.3%	45.3%	35.0%	Feeling of Safety
Bulky item pick up/removal services	86.0%	51.7%	34.3%	Solid Waste
Overall quality of local government services	82.9%	51.3%	31.6%	Perceptions
Quality of emergency medical services	94.3%	63.1%	31.2%	Public Safety
Quality of drinking water	82.9%	52.1%	30.8%	Water Services
Overall feeling of safety in the town	90.7%	60.5%	30.2%	Feeling of Safety
Quality of residential curbside recycling services	88.7%	58.6%	30.1%	Solid Waste
Household hazardous waste disposal service	75.2%	45.8%	29.4%	Solid Waste
Addison as a place to work	81.1%	52.0%	29.1%	Perceptions
In your neighborhood at night	83.8%	56.2%	27.6%	Feeling of Safety
Visibility of police in neighborhoods	73.5%	46.5%	27.0%	Public Safety
Quality of fire protection	92.4%	66.5%	25.9%	Public Safety
Quality of the town's website	73.1%	47.6%	25.5%	Communication
Clean-up of debris/litter	78.4%	53.2%	25.2%	Code Enforcement
Addison as a place to retire	80.7%	55.7%	25.0%	Perceptions
Town's efforts to keep you informed	74.3%	49.4%	24.9%	Communication
Enforcement of traffic laws	70.2%	45.5%	24.7%	Public Safety
Overall cleanliness of streets & public areas	81.4%	57.4%	24.0%	Infrastructure
Overall flow of traffic & congestion management	55.7%	32.4%	23.3%	Major Categories of Services
Quality of walking & biking trails	87.2%	64.4%	22.8%	Parks & Recreation
Overall maintenance of Town buildings & facilities	85.2%	62.5%	22.7%	Major Categories of Services
Opportunities to provide public input into decisions	63.8%	41.6%	22.2%	Communication
Condition of streets in your neighborhood	77.1%	55.0%	22.1%	Infrastructure
Quality of police community outreach programs	56.2%	35.0%	21.2%	Public Safety
Quality of animal control services	71.8%	51.9%	19.9%	Public Safety
Quality of residential garbage collection	90.4%	70.8%	19.6%	Solid Waste
Traffic flow on major town streets	50.9%	32.4%	18.5%	Infrastructure
Quality of water pressure	85.0%	67.7%	17.3%	Water Services
Condition of landscaping along public streets	77.7%	61.0%	16.7%	Infrastructure
In your neighborhood during the day	96.5%	80.5%	16.0%	Feeling of Safety
Condition of pavement markings on town streets	66.2%	51.0%	15.2%	Infrastructure
In commercial & retail areas	81.4%	66.5%	14.9%	Feeling of Safety
Quality of the town's social media	61.2%	46.6%	14.6%	Communication
Visibility of police in retail areas	62.7%	49.6%	13.1%	Public Safety
Availability of info on Town services/programs	69.4%	56.9%	12.5%	Communication
Pedestrian accessibility	63.3%	51.0%	12.3%	Infrastructure
Enforce exterior maintenance/upkeep of residential property	67.1%	57.0%	10.1%	Code Enforcement
Adequacy of street lighting in your neighborhood	71.7%	63.5%	8.2%	Infrastructure
Condition of major town streets	60.3%	54.5%	5.8%	Infrastructure
Addison as a place to raise children	50.7%	54.9%	-4.2%	Perceptions

# 2021 Town of Addison Community Survey

## Executive Summary



### How the Town of Addison Compares to Other Communities Nationally

Satisfaction ratings for Addison **rated above the U.S. average in 57 of the 58 areas** that were assessed. Addison rated *significantly higher than the U.S. average (difference of 4.9% or more) in 57 of these areas*. The table below shows how Addison compared to the U.S. average in all 58 categories:

Service	Addison	U.S.	Difference	Category
Ease of registration for programs at the athletic club	86.3%	38.6%	47.7%	Parks & Recreation
Addison as a place to live	95.5%	49.7%	45.8%	Perceptions
Quality of customer service from Town employees	85.7%	40.6%	45.1%	Major Categories of Services
Effectiveness of communication with the public	80.3%	38.2%	42.1%	Major Categories of Services
Overall value received for local tax dollars/fees	73.9%	33.8%	40.1%	Perceptions
Quality of parks & rec programs & facilities	90.6%	50.6%	40.0%	Major Categories of Services
Bulky item pick up/removal services	86.0%	47.3%	38.7%	Solid Waste
Quality of police protection	92.5%	54.6%	37.9%	Public Safety
Quality of Town water & sewer services	90.5%	53.7%	36.8%	Major Categories of Services
Overall image of Addison	91.1%	55.0%	36.1%	Perceptions
Quality of yard waste and brush collection	89.5%	54.6%	34.9%	Solid Waste
Overall enforcement of Town codes & ordinances	75.2%	41.5%	33.7%	Major Categories of Services
Household hazardous waste disposal service	75.2%	42.1%	33.1%	Solid Waste
Overall quality of local government services	82.9%	50.5%	32.4%	Perceptions
Clean-up of debris/litter	78.4%	46.0%	32.4%	Code Enforcement
Quality of residential curbside recycling services	88.7%	56.6%	32.1%	Solid Waste
Town's efforts to keep you informed	74.3%	44.2%	30.1%	Communication
Quality of the town's website	73.1%	43.4%	29.7%	Communication
Opportunities to provide public input into decisions	63.8%	34.2%	29.6%	Communication
Overall appearance of Addison	85.5%	56.2%	29.3%	Perceptions
Quality of fire community outreach programs	79.7%	50.7%	29.0%	Public Safety
Addison as a place to retire	80.7%	51.7%	29.0%	Perceptions
Quality of police, fire, & EMS	95.9%	67.3%	28.6%	Major Categories of Services
Overall maintenance of Town buildings & facilities	85.2%	56.7%	28.5%	Major Categories of Services
Overall maintenance of Town streets	69.6%	41.4%	28.2%	Major Categories of Services
Quality of stormwater runoff/management system	79.1%	51.0%	28.1%	Major Categories of Services
Police response time	85.6%	57.6%	28.0%	Public Safety
Overall cleanliness of streets & public areas	81.4%	54.7%	26.7%	Infrastructure
Condition of streets in your neighborhood	77.1%	50.6%	26.5%	Infrastructure
Quality of walking & biking trails	87.2%	62.5%	24.7%	Parks & Recreation
In the town's parks, trails & recreational areas	80.3%	56.0%	24.3%	Feeling of Safety
Addison as a place to work	81.1%	58.2%	22.9%	Perceptions
Fire/EMS emergency response times	93.1%	70.3%	22.8%	Public Safety
Quality of drinking water	82.9%	60.2%	22.7%	Water Services
Overall feeling of safety in the town	90.7%	68.0%	22.7%	Feeling of Safety
Enforec exterior maintenance/upkeep of residential property	67.1%	45.0%	22.1%	Code Enforcement
Availability of info on Town services/programs	69.4%	47.5%	21.9%	Communication
Quality of emergency medical services	94.3%	72.4%	21.9%	Public Safety
Quality of residential garbage collection	90.4%	68.6%	21.8%	Solid Waste
Quality of animal control services	71.8%	50.4%	21.4%	Public Safety
In your neighborhood at night	83.8%	62.5%	21.3%	Feeling of Safety
Condition of landscaping along public streets	77.7%	56.5%	21.2%	Infrastructure
Quality of the town's social media	61.2%	40.0%	21.2%	Communication
Enforcement of traffic laws	70.2%	50.6%	19.6%	Public Safety
Visibility of police in neighborhoods	73.5%	55.4%	18.1%	Public Safety
Quality of police community outreach programs	56.2%	38.6%	17.6%	Public Safety
Quality of water pressure	85.0%	67.4%	17.6%	Water Services
In commercial & retail areas	81.4%	65.5%	15.9%	Feeling of Safety
Condition of pavement markings on town streets	66.2%	51.3%	14.9%	Infrastructure
Quality of fire protection	92.4%	77.8%	14.6%	Public Safety
In your neighborhood during the day	96.5%	82.8%	13.7%	Feeling of Safety
Adequacy of street lighting in your neighborhood	71.7%	59.5%	12.2%	Infrastructure
Pedestrian accessibility	63.3%	52.5%	10.8%	Infrastructure
Visibilty of police in retail areas	62.7%	52.2%	10.5%	Public Safety
Condition of major town streets	60.3%	50.9%	9.4%	Infrastructure
Overall flow of traffic & congestion management	55.7%	46.5%	9.2%	Major Categories of Services
Traffic flow on major town streets	50.9%	46.5%	4.4%	Infrastructure
Addison as a place to raise children	50.7%	62.4%	-11.7%	Perceptions



# 2021 Town of Addison Community Survey

## Executive Summary

### Trend Analysis: Satisfaction Increases

Satisfaction ratings for Addison have increased in 59 of the 92 areas that were assessed since 2018. Ratings have increased significantly in 16 areas (difference of 4.9% or more). The table below shows the 59 areas that have increased in satisfaction since 2018:

Service	2018	2021	Difference	Category
Household hazardous waste disposal service	64.1%	75.2%	11.1%	Solid Waste
Electronic waste disposal service	60.3%	70.3%	10.0%	Solid Waste
Quality of residential curbside recycling services	79.4%	88.7%	9.3%	Solid Waste
Bulky item pick up/removal services	77.2%	86.0%	8.8%	Solid Waste
Addison as a place to retire	72.5%	80.7%	8.2%	Perceptions
Opportunities to provide public input into decisions	55.9%	63.8%	7.9%	Communication
Quality of yard waste and brush collection	81.7%	89.5%	7.8%	Solid Waste
Quality of the town's website	65.3%	73.1%	7.8%	Communication
Quality of water pressure	78.4%	85.0%	6.6%	Water Services
Traveling by bicycle in Addison	44.5%	50.6%	6.1%	Feeling of Safety
Quality of walking & biking trails	81.4%	87.2%	5.8%	Parks & Recreation
Town's efforts to keep you informed	68.7%	74.3%	5.6%	Communication
Quality of drinking water	77.3%	82.9%	5.6%	Water Services
Trust in Town staff wisely using Town resources	62.7%	68.0%	5.3%	Perceptions
Satisfaction of Town's stewardship of financial resources	60.8%	66.1%	5.3%	Perceptions
Quality of Town water & sewer services	85.6%	90.5%	4.9%	Major Categories of Services
Effectiveness of communication with the public	75.9%	80.3%	4.4%	Major Categories of Services
Clean-up of debris/litter	74.5%	78.4%	3.9%	Code Enforcement
Cleanliness in your neighborhood	80.3%	84.2%	3.9%	Code Enforcement
Quality of residential garbage collection	86.6%	90.4%	3.8%	Solid Waste
Quality of Water Services customer service	82.1%	85.5%	3.4%	Water Services
Overall enforcement of Town codes & ordinances	72.2%	75.2%	3.0%	Major Categories of Services
Quality of stormwater runoff/management system	76.1%	79.1%	3.0%	Major Categories of Services
Dining after dark	82.9%	85.9%	3.0%	Feeling of Safety
Availability of employment opportunities	62.6%	65.3%	2.7%	Economic Development
Quality of emergency medical services	91.8%	94.3%	2.5%	Public Safety
Quality of police protection	90.1%	92.5%	2.4%	Public Safety
Number of town parks	86.8%	89.2%	2.4%	Parks & Recreation
Overall quality of local government services	80.8%	82.9%	2.1%	Perceptions
Quality of police, fire, & EMS	93.8%	95.9%	2.1%	Major Categories of Services
Quality of animal control services	69.8%	71.8%	2.0%	Public Safety
Fire/EMS emergency response times	91.1%	93.1%	2.0%	Public Safety
In the town's parks, trails & recreational areas	78.5%	80.3%	1.8%	Feeling of Safety
Availability of info on Town services/programs	67.6%	69.4%	1.8%	Communication
Police response time	83.8%	85.6%	1.8%	Public Safety
Overall image of Addison	89.5%	91.1%	1.6%	Perceptions
Overall quality of new residential development	55.6%	57.2%	1.6%	Economic Development
Overall maintenance of Town buildings & facilities	83.8%	85.2%	1.4%	Major Categories of Services
Adequacy of street lighting in your neighborhood	70.3%	71.7%	1.4%	Infrastructure
Overall quality of life in Addison	93.3%	94.5%	1.2%	Perceptions
In your neighborhood during the day	95.3%	96.5%	1.2%	Feeling of Safety
Quality of town parks	91.4%	92.6%	1.2%	Parks & Recreation
Eco-friendly initiatives in town parks	68.2%	69.3%	1.1%	Parks & Recreation
Quality of the town's social media	60.1%	61.2%	1.1%	Communication
Enforce exterior maintenance/keep of residential property	66.0%	67.1%	1.1%	Code Enforcement
Ease of registration for programs at the athletic club	85.2%	86.3%	1.1%	Parks & Recreation
Quality of parks & rec programs & facilities	89.6%	90.6%	1.0%	Major Categories of Services
Addison as a place to live	94.5%	95.5%	1.0%	Perceptions
Variety of housing options	62.5%	63.5%	1.0%	Economic Development
Number of walking & biking trails	77.2%	78.0%	0.8%	Parks & Recreation
Quality of maintenance of town parks	87.4%	88.2%	0.8%	Parks & Recreation
Public places where people want to spend time	82.6%	83.3%	0.7%	Economic Development
Overall quality of event programming	87.2%	87.9%	0.7%	Perceptions
Quality of fire protection	91.8%	92.4%	0.6%	Public Safety
In your neighborhood at night	83.2%	83.8%	0.6%	Feeling of Safety
Pedestrian accessibility	62.9%	63.3%	0.4%	Infrastructure
Quality of public art	68.4%	68.6%	0.2%	Parks & Recreation
Quality of customer service from Town employees	85.6%	85.7%	0.1%	Major Categories of Services
Overall appearance of Addison	85.4%	85.5%	0.1%	Perceptions



# 2021 Town of Addison Community Survey

## Executive Summary



### Trend Analysis: Satisfaction Decreases

Satisfaction ratings for Addison **have decreased in 33 of the 92 areas** that were assessed since 2018. Ratings have decreased significantly in 6 areas (difference of 4.9% or more). The table below shows the 33 areas that have decreased in satisfaction since 2018:

Service	2018	2021	Difference	Category
Communication w/ the public via social media	60.9%	60.8%	-0.1%	Public Safety
Timing of traffic signals on town streets	58.8%	58.6%	-0.2%	Infrastructure
Town effort to enforce code violations	59.0%	58.8%	-0.2%	Code Enforcement
Overall quality of new commercial development	63.7%	63.3%	-0.4%	Economic Development
Addison as an entertainment destination	81.2%	80.7%	-0.5%	Perceptions
Visibility of police in neighborhoods	74.0%	73.5%	-0.5%	Public Safety
Overall value received for local tax dollars/fees	74.6%	73.9%	-0.7%	Perceptions
Responsiveness of Town code enforcement staff	68.6%	67.9%	-0.7%	Code Enforcement
Enforcement of traffic laws	71.0%	70.2%	-0.8%	Public Safety
Overall flow of traffic & congestion management	56.5%	55.7%	-0.8%	Major Categories of Services
Addison as a place to work	82.0%	81.1%	-0.9%	Perceptions
Overall feeling of safety in the town	92.1%	90.7%	-1.4%	Feeling of Safety
Availability of dining options	93.5%	91.6%	-1.9%	Economic Development
Availability of lodging options	83.8%	81.8%	-2.0%	Economic Development
Traffic flow on major town streets	53.1%	50.9%	-2.2%	Infrastructure
In commercial & retail areas	83.6%	81.4%	-2.2%	Feeling of Safety
Quality of dog parks	69.4%	67.2%	-2.2%	Parks & Recreation
Addison as a place to raise children	53.2%	50.7%	-2.5%	Perceptions
Availability of entertainment options	82.6%	80.0%	-2.6%	Economic Development
Condition of streets in your neighborhood	79.9%	77.1%	-2.8%	Infrastructure
Overall cleanliness of streets & public areas	84.5%	81.4%	-3.1%	Infrastructure
Condition of landscaping along public streets	80.9%	77.7%	-3.2%	Infrastructure
Availability of shopping options	74.2%	70.8%	-3.4%	Economic Development
Opportunities for community engagement - volunteer prgms	74.9%	71.0%	-3.9%	Major Categories of Services
Quality of business & service establishments	87.2%	83.2%	-4.0%	Economic Development
Overall maintenance of Town streets	73.9%	69.6%	-4.3%	Major Categories of Services
Quality of fire community outreach programs	84.2%	79.7%	-4.5%	Public Safety
Condition of pavement markings on town streets	71.5%	66.2%	-5.3%	Infrastructure
Quality & accessibility of municipal court services	70.9%	65.6%	-5.3%	Public Safety
Appearance/condition - medians, rights-of-way, & public areas	76.8%	71.3%	-5.5%	Infrastructure
Visibility of police in retail areas	68.4%	62.7%	-5.7%	Public Safety
Quality of police community outreach programs	65.7%	56.2%	-9.5%	Public Safety
Condition of major town streets	71.7%	60.3%	-11.4%	Infrastructure

# 2021 Town of Addison Community Survey Executive Summary



## Investment Priorities

**Recommended Priorities for the Next Two Years.** In order to help the Town identify investment priorities for the next two years, ETC Institute conducted an Importance-Satisfaction (I-S) analysis. This analysis examined the importance residents placed on each Town service and the level of satisfaction with each service. By identifying services of high importance and low satisfaction, the analysis identified which services will have the most impact on overall satisfaction with Town services over the next two years. If the Town wants to improve its overall satisfaction rating, the Town should prioritize investments in services with the highest Importance Satisfaction (I-S) ratings. Details regarding the methodology for the analysis are provided in Section 3 of this report.

**Overall Priorities for the Town by Major Category.** This analysis reviewed the importance of and satisfaction with major categories of Town services. This analysis was conducted to help set the overall priorities for the Town. Based on the results of this analysis, the services that are recommended as the top priorities in order to raise the Town's overall satisfaction rating are listed below:

- Overall flow of traffic and congestion management (IS=0.2379)
- Overall maintenance of Town streets (IS=0.1797)

The table below shows the Importance-Satisfaction rating for all 11 major categories of Town services that were rated.

## Importance-Satisfaction Rating 2021 Town of Addison MAJOR CATEGORIES OF TOWN SERVICES

Category of Service	Most Important %	Most Important Rank	Satisfaction %	Satisfaction Rank	Importance-Satisfaction Rating	I-S Rating Rank
<b>Very High Priority (IS &gt; .20)</b>						
Overall flow of traffic & congestion management	54%	2	56%	11	0.2379	1
<b>High Priority (IS .10-.20)</b>						
Overall maintenance of Town streets	59%	1	70%	10	0.1797	2
<b>Medium Priority (IS &lt;.10)</b>						
Overall enforcement of Town codes & ordinances	20%	5	75%	8	0.0506	3
Opportunities for community engagement - volunteer prgms	11%	10	71%	9	0.0322	4
Quality of parks & rec programs & facilities	33%	4	91%	2	0.0314	5
Effectiveness of communication with the public	16%	6	80%	6	0.0309	6
Quality of stormwater runoff/management system	12%	8	79%	7	0.0249	7
Overall maintenance of Town buildings & facilities	11%	9	85%	5	0.0166	8
Quality of police, fire, & EMS	39%	3	96%	1	0.0158	9
Quality of Town water & sewer services	13%	7	91%	3	0.0124	10
Quality of customer service from Town employees	6%	11	86%	4	0.0082	11

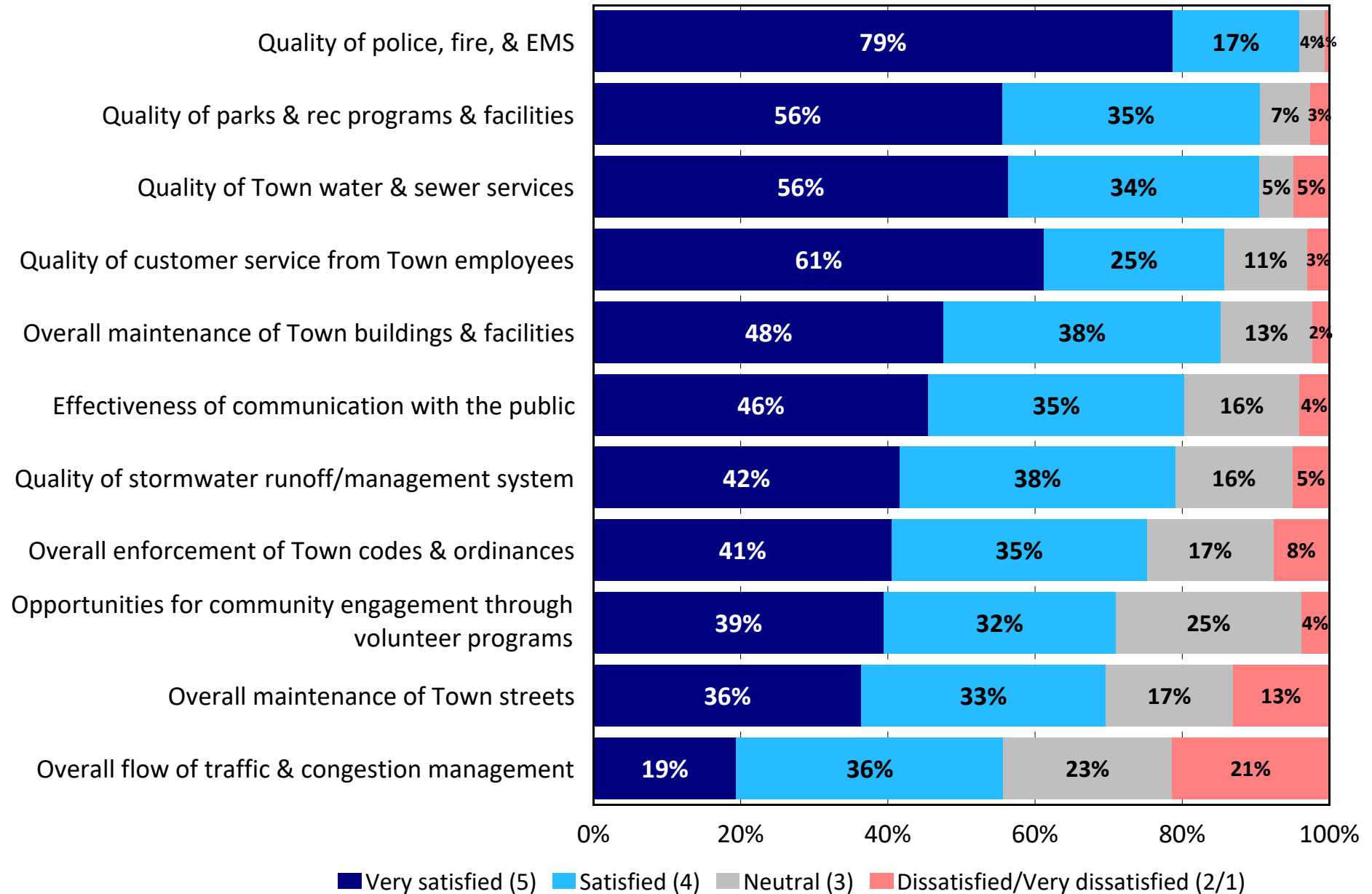




## Charts and Graphs:

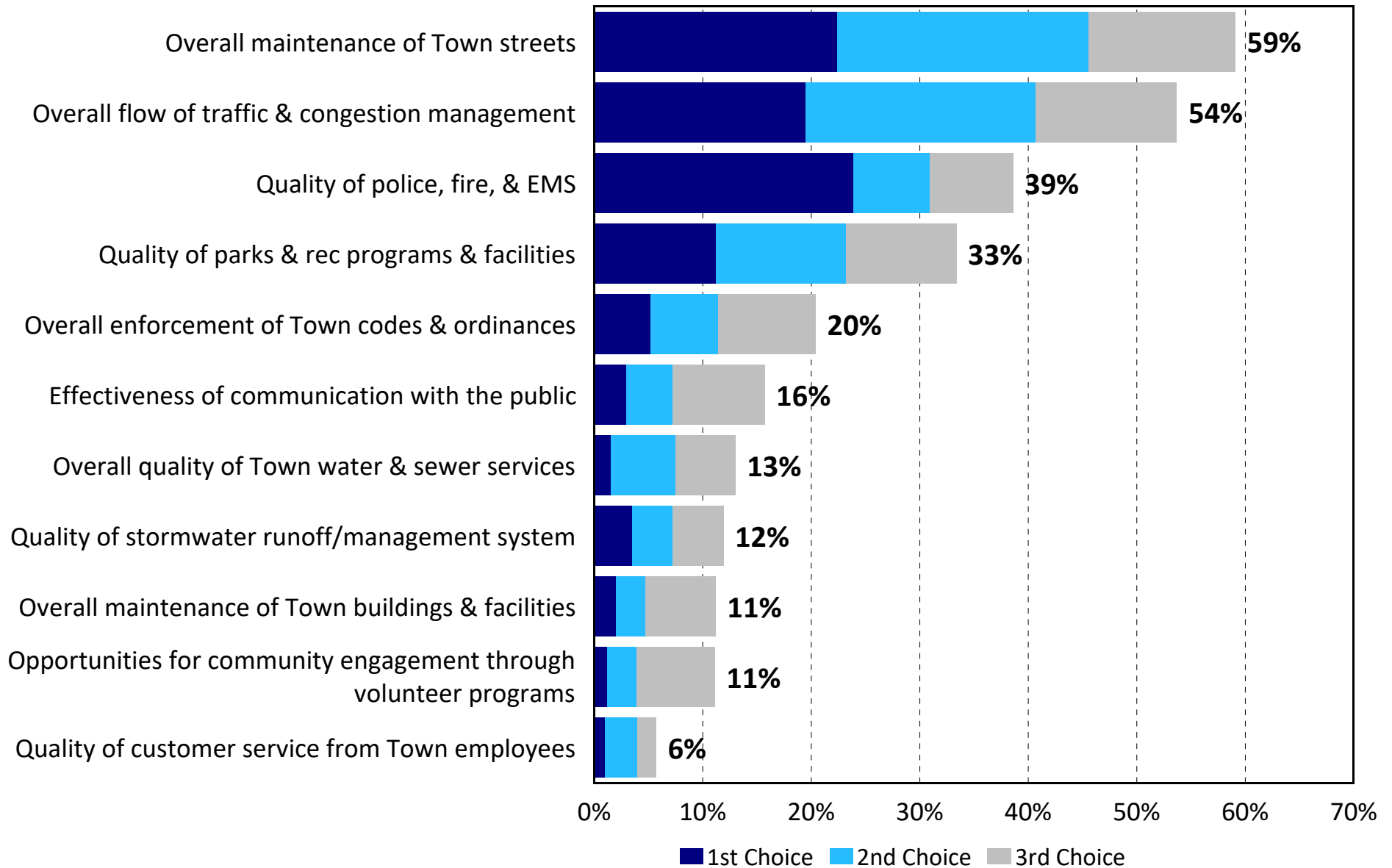
# Q1. Level of Satisfaction with Major Categories of Town Services

by percentage of respondents (excluding “don’t know”)



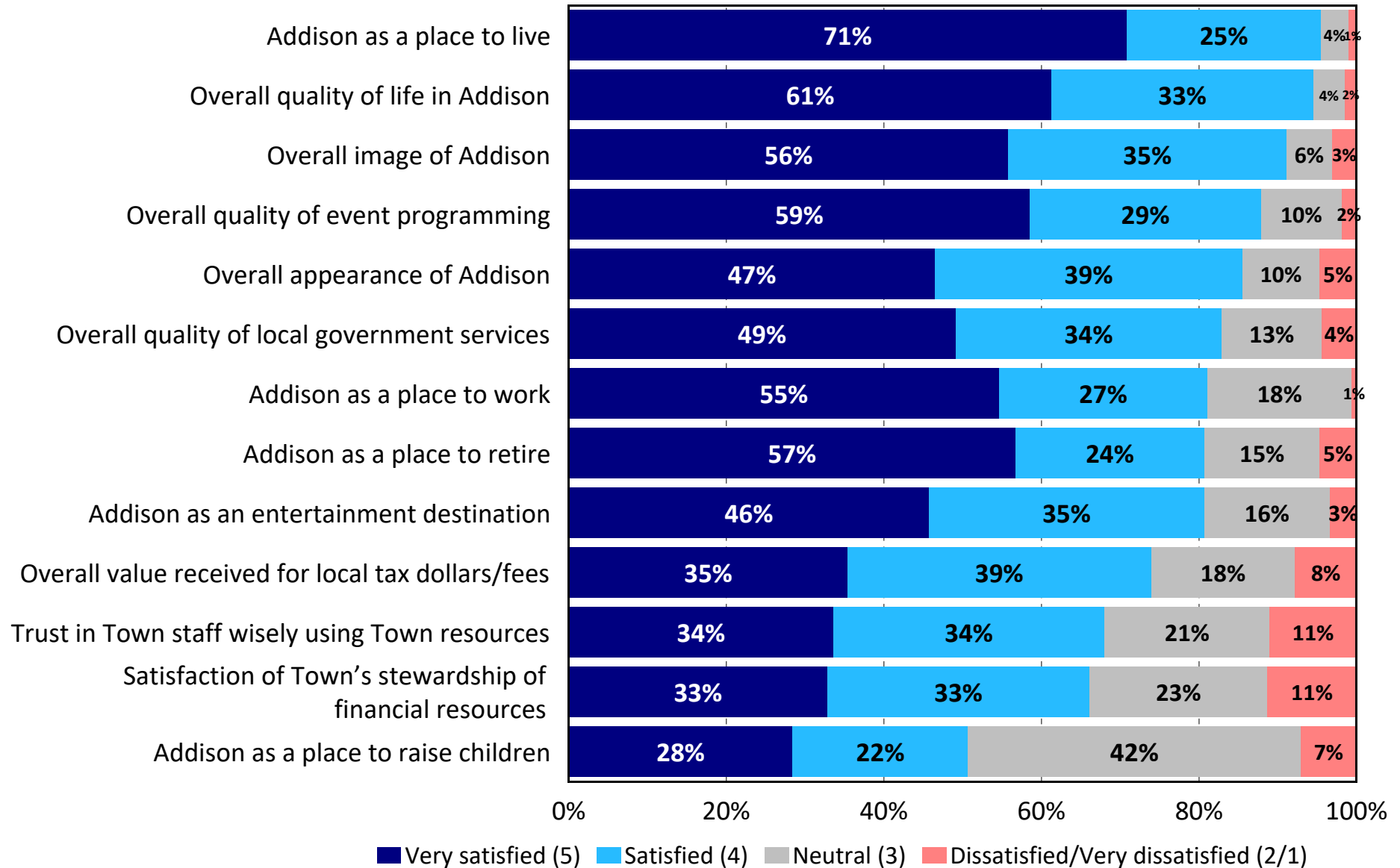
## Q2. Town Services Respondents Think Should Receive the Most Emphasis From Town Leaders Over the Next 2 Years

by percentage of respondents who selected the item as one of their top three choices



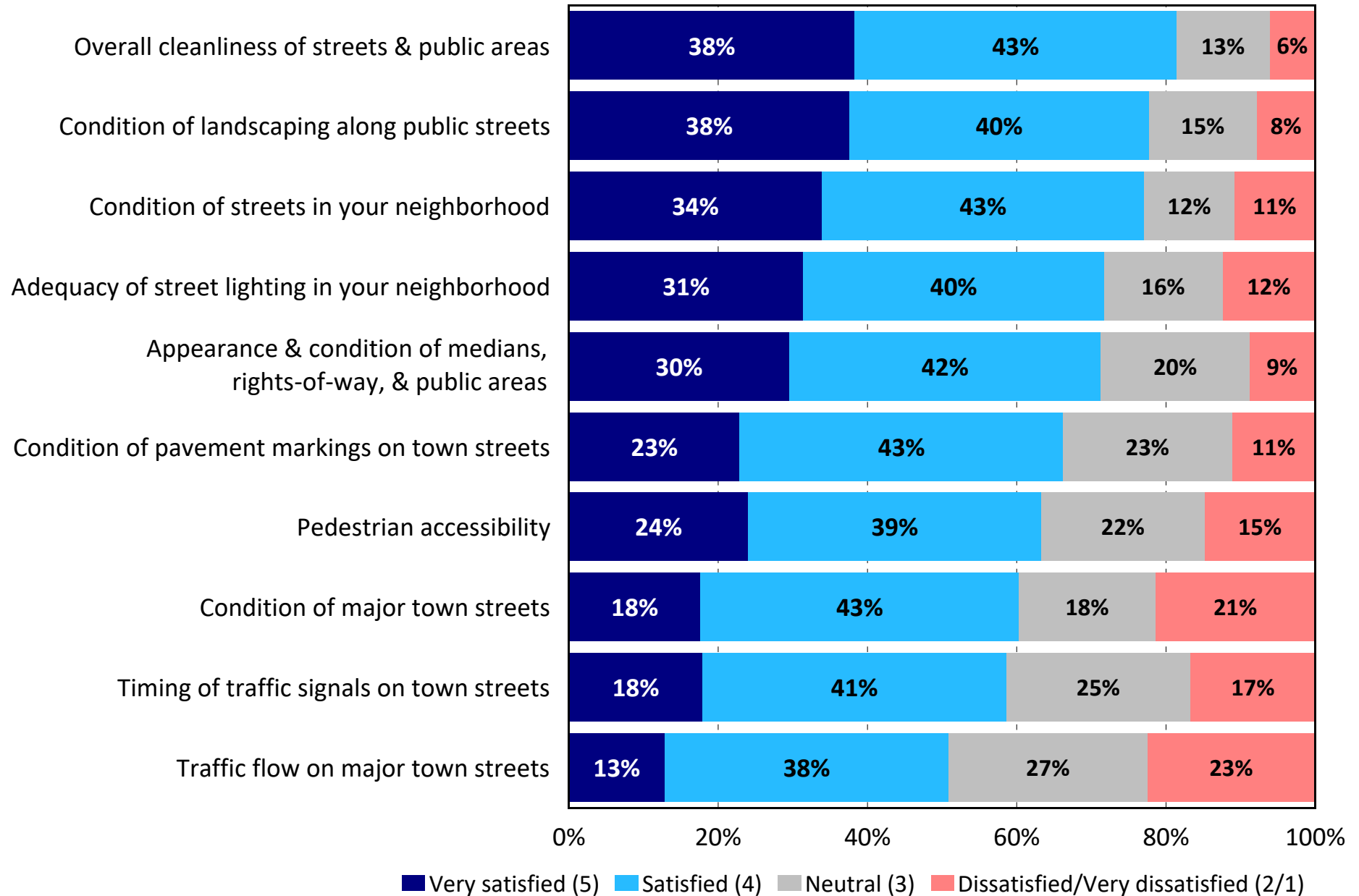
### Q3. Level of Satisfaction with Various Items That May Influence Your Perception of Addison

by percentage of respondents (excluding “don’t know”)



## Q4. Level of Satisfaction with Infrastructure

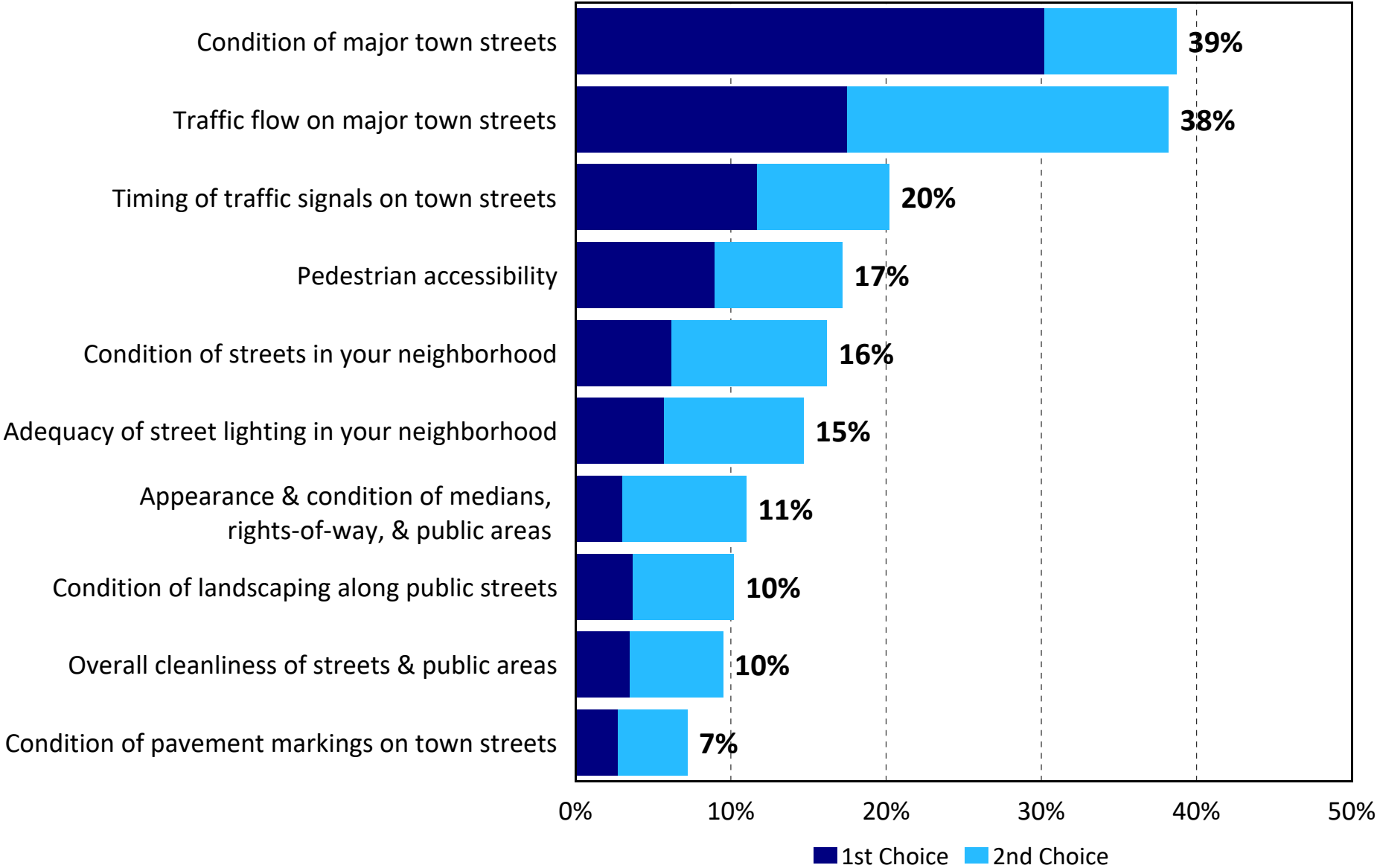
by percentage of respondents (excluding “don’t know”)





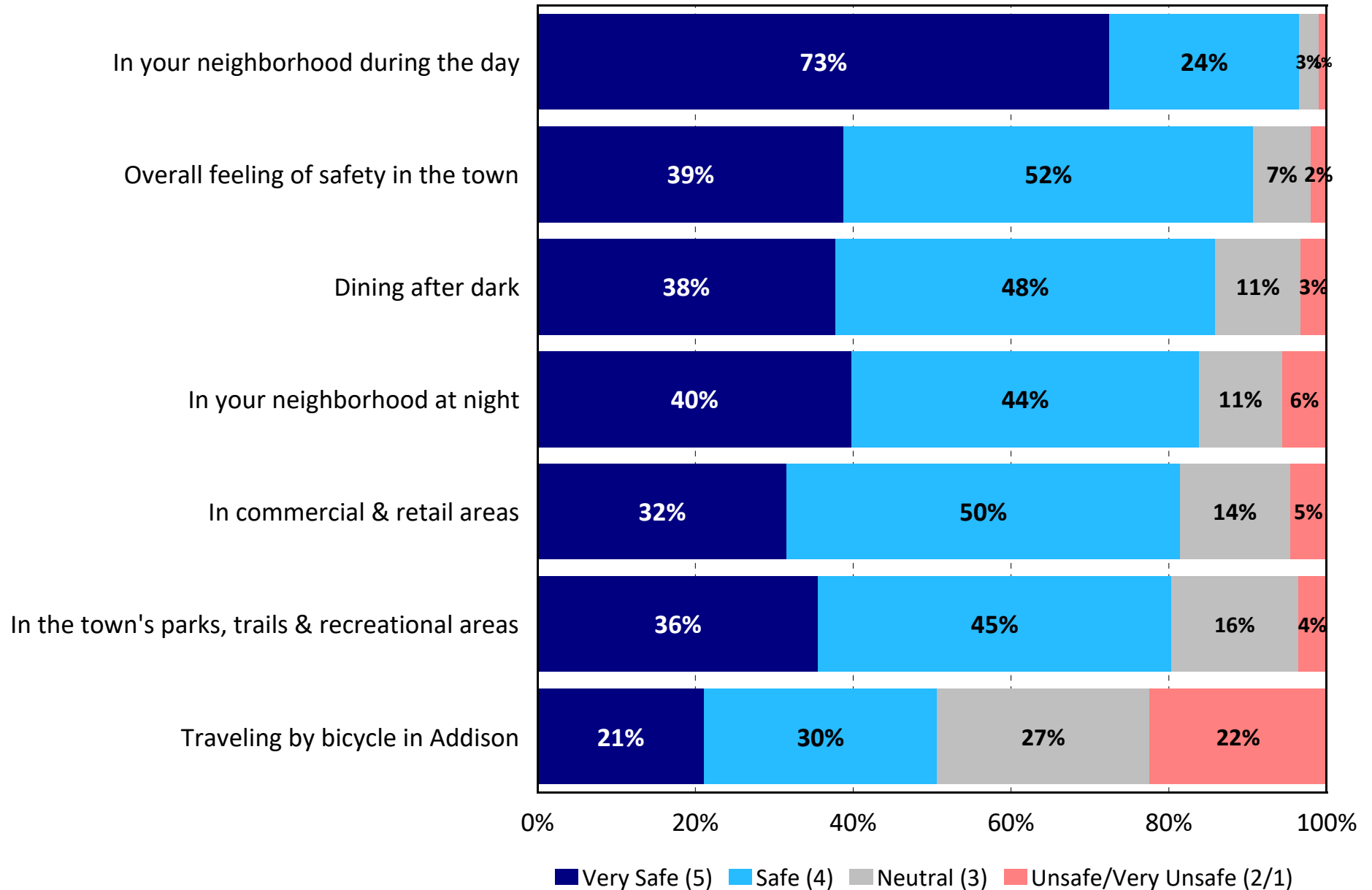
# Q5. Infrastructure Items Respondents Think Should Receive the Most Emphasis From Town Leaders Over the Next 2 Years

by percentage of respondents who selected the item as one of their top two choices



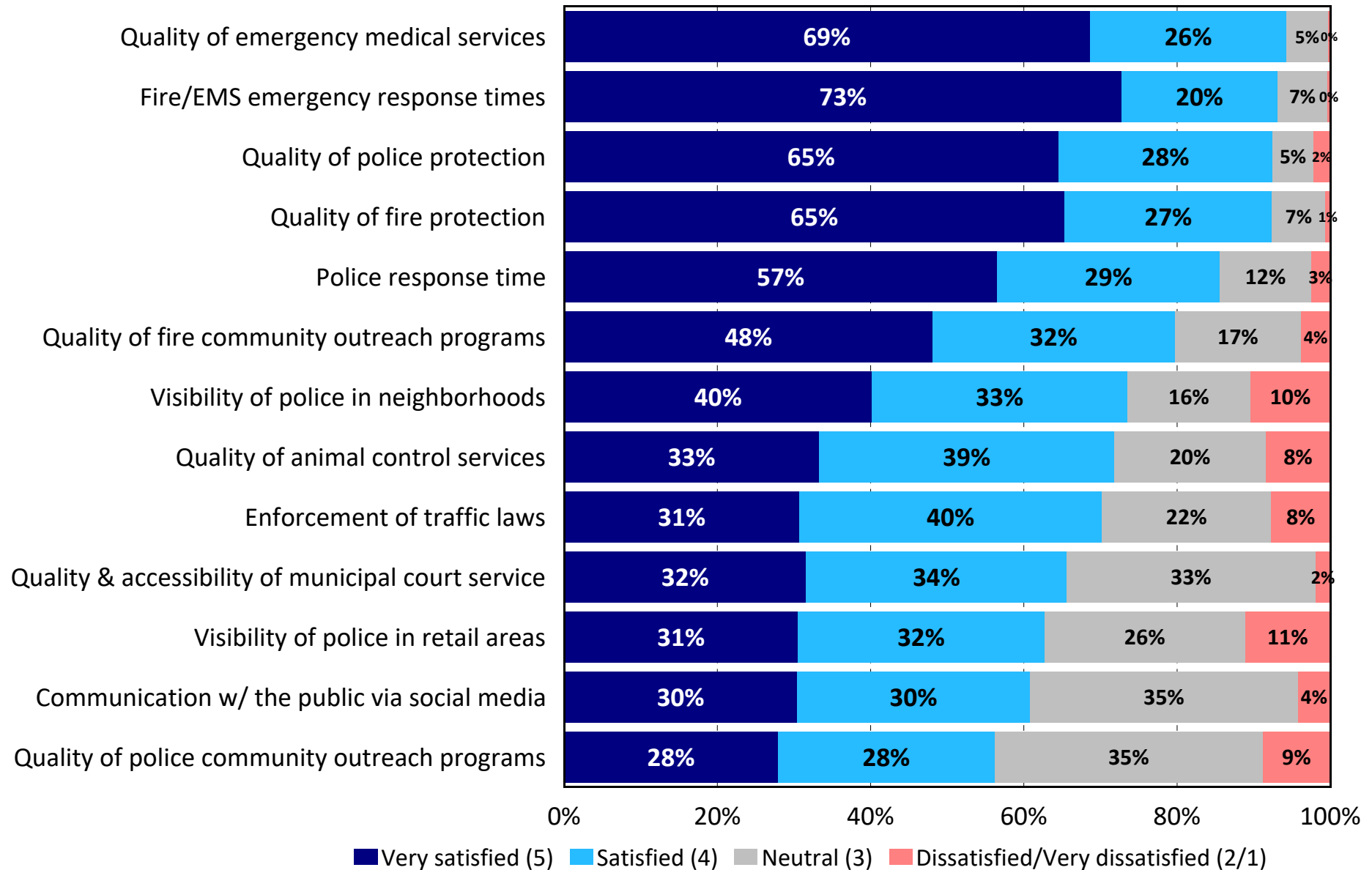
## Q6. Feeling of Safety in Various Situations

by percentage of respondents (excluding "don't know")



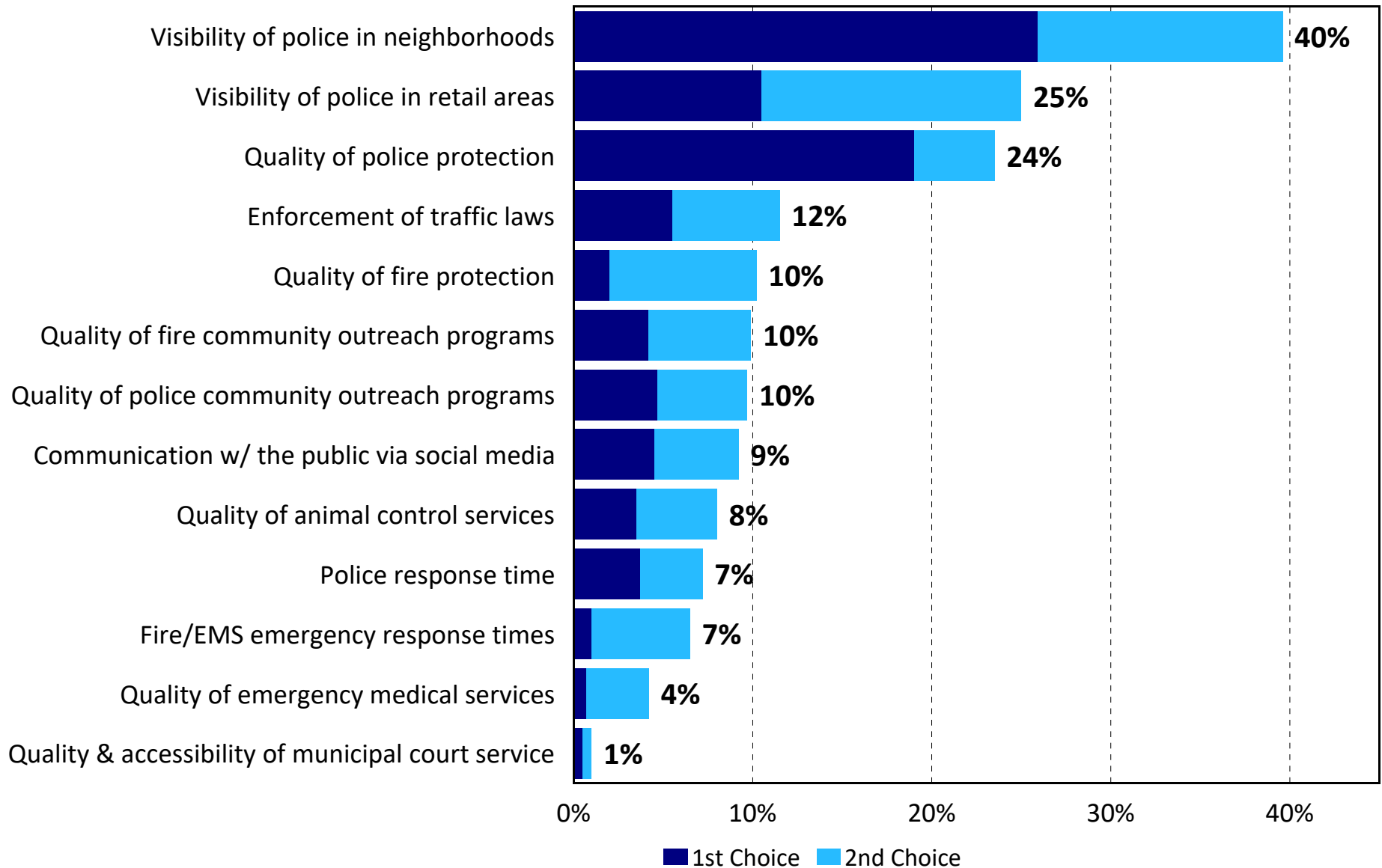
## Q7. Level of Satisfaction with Police, Fire, and Emergency Services

by percentage of respondents (excluding “don’t know”)



## Q8. Public Safety Services Respondents Think Should Receive the Most Emphasis From Town Leaders Over the Next 2 Years

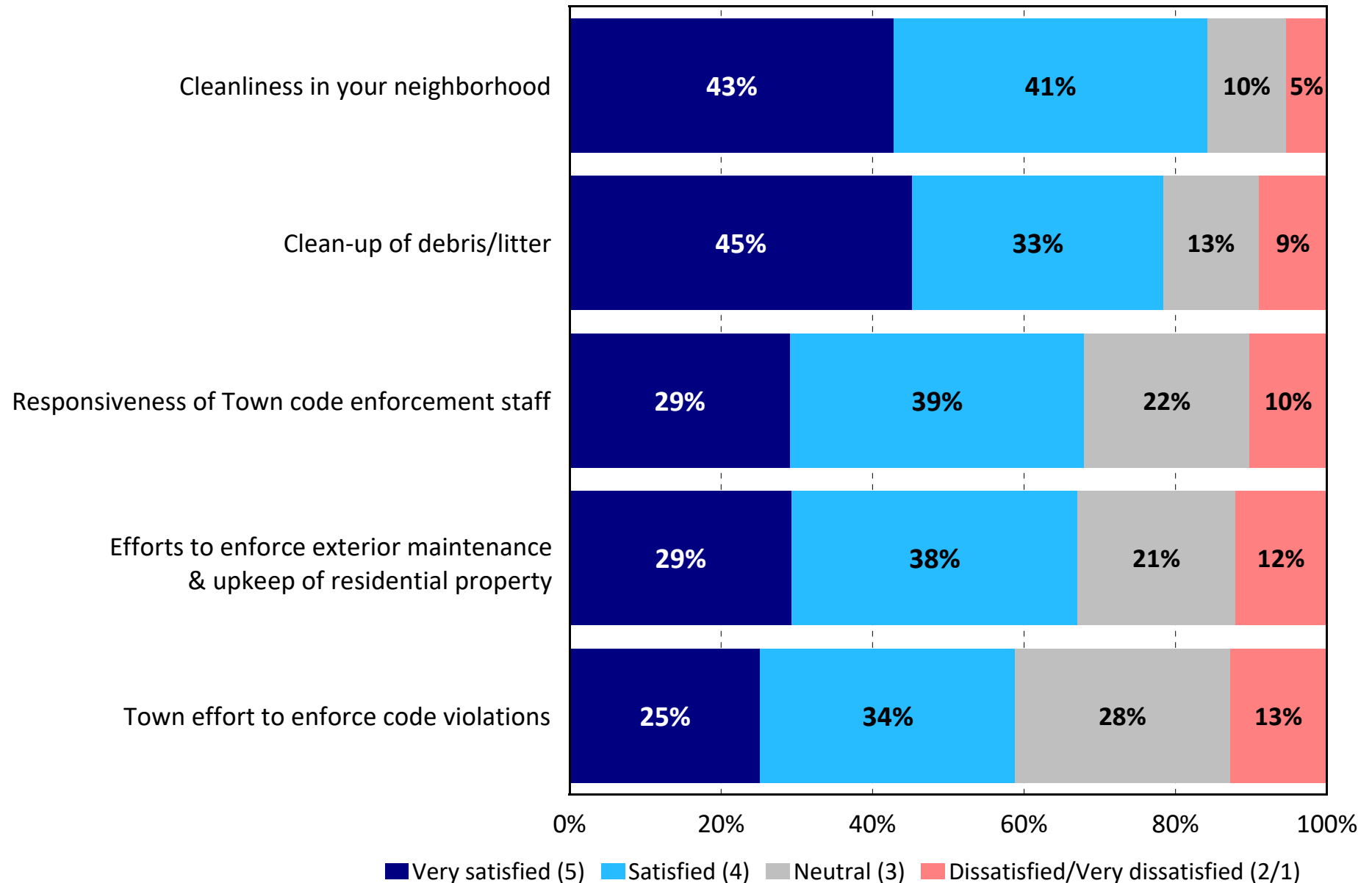
by percentage of respondents who selected the item as one of their top two choices





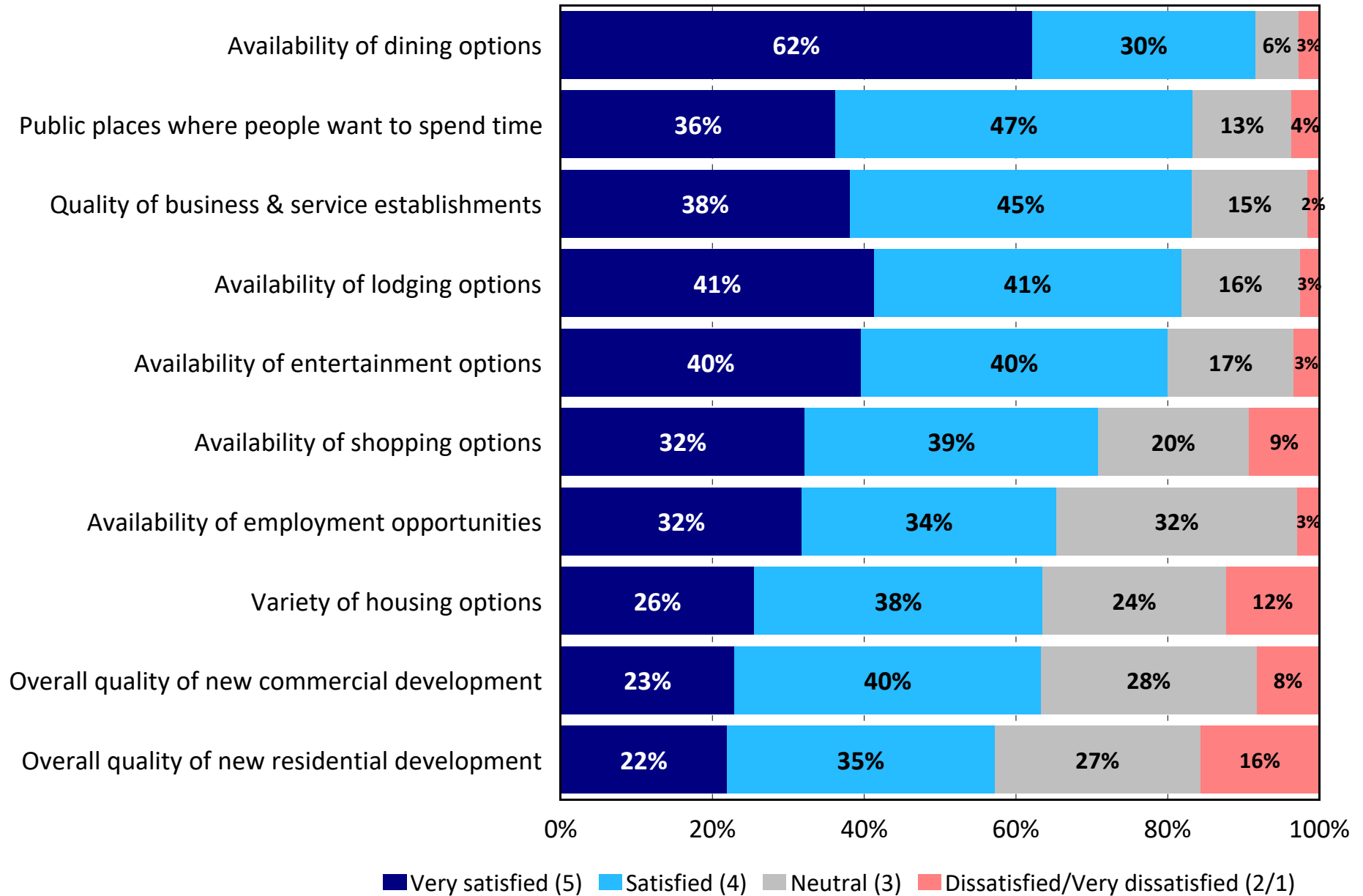
## Q9. Level of Satisfaction with Code Enforcement

by percentage of respondents (excluding “don’t know”)



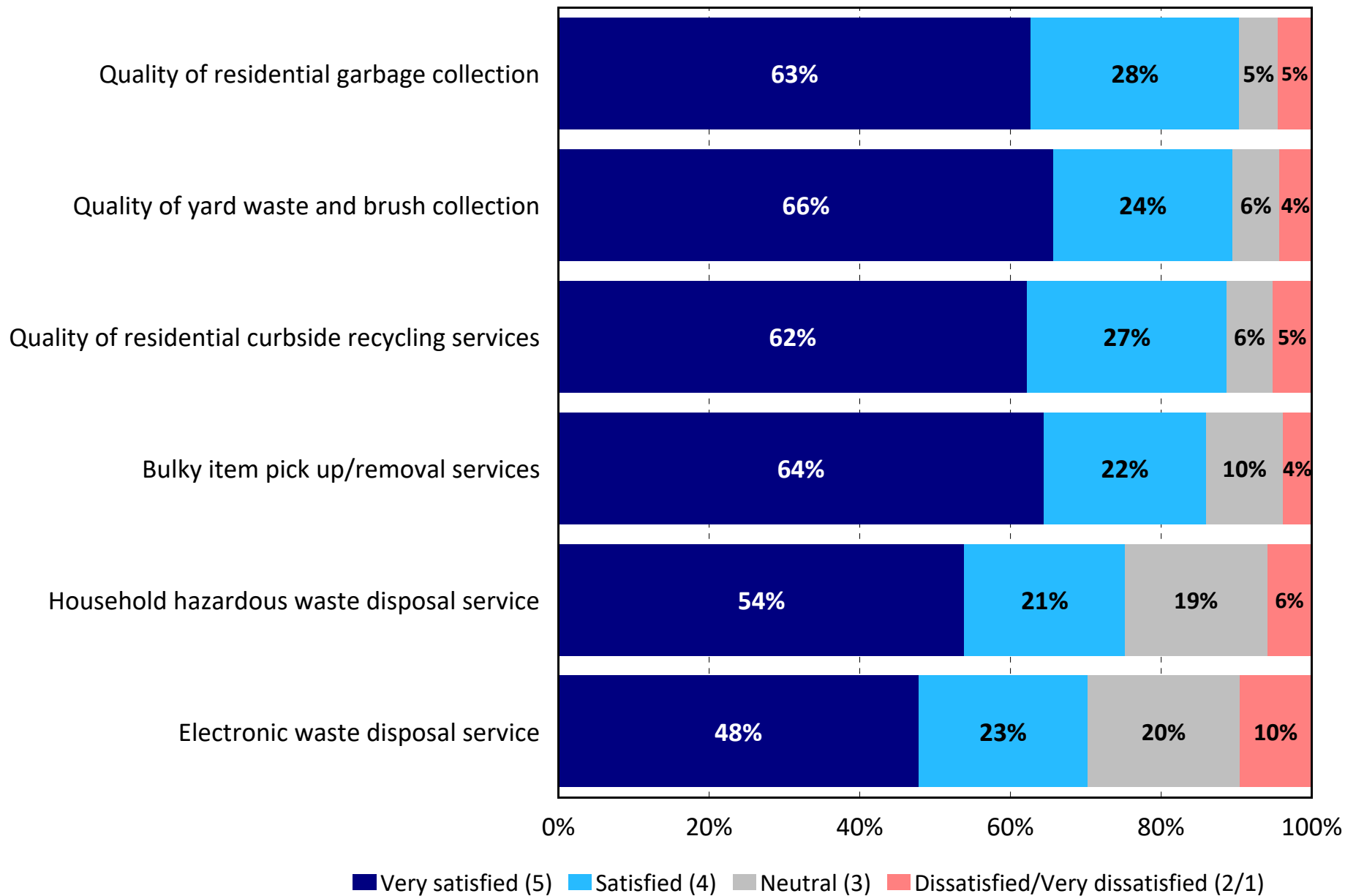
## Q10. Level of Satisfaction with Economic Development

by percentage of respondents (excluding “don’t know”)



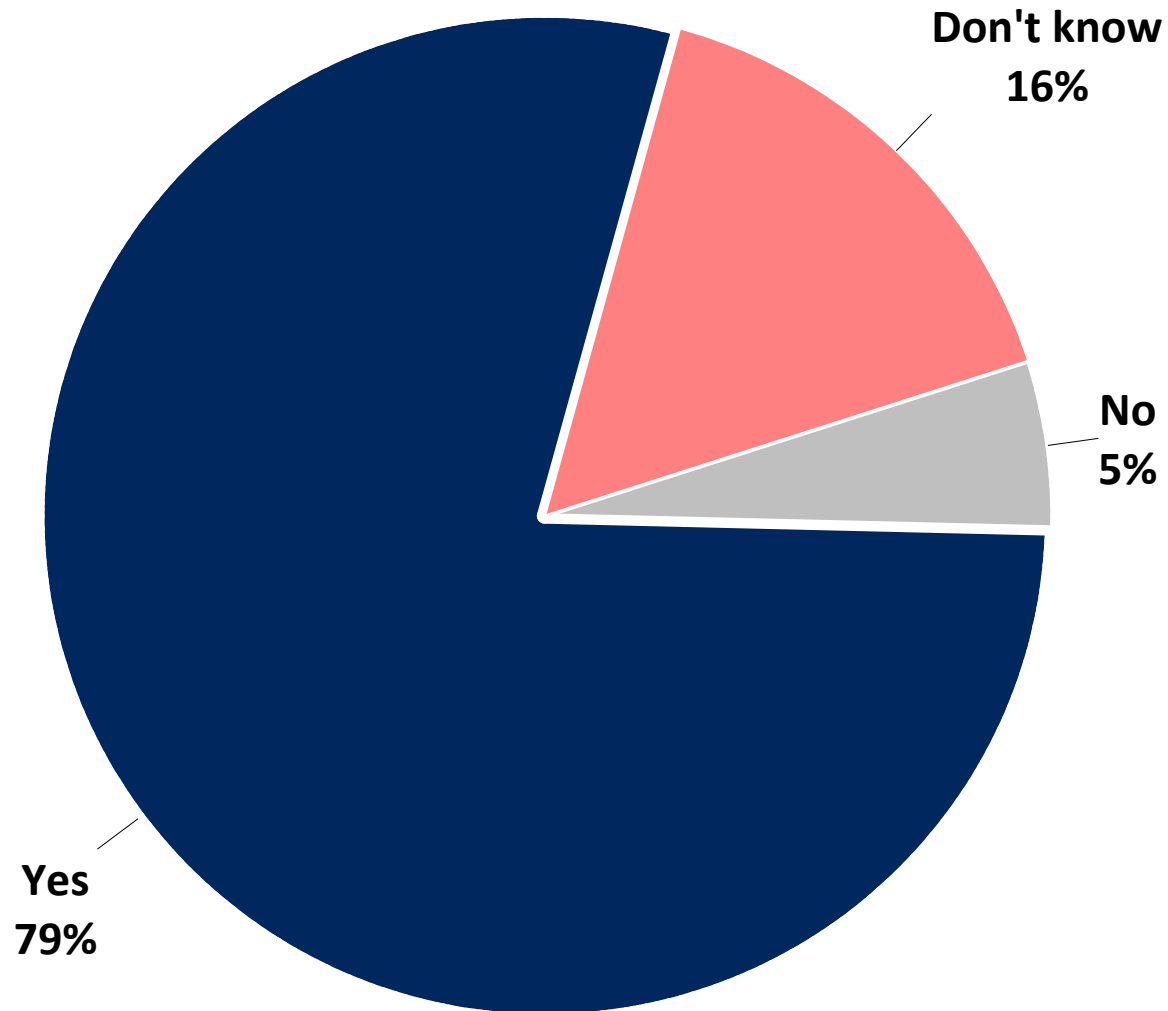
# Q11. Level of Satisfaction with Solid Waste Services

by percentage of respondents (excluding “don’t know”)



## Q12. Is 48 hours an adequate amount of time to notify town staff for bulk pick-up?

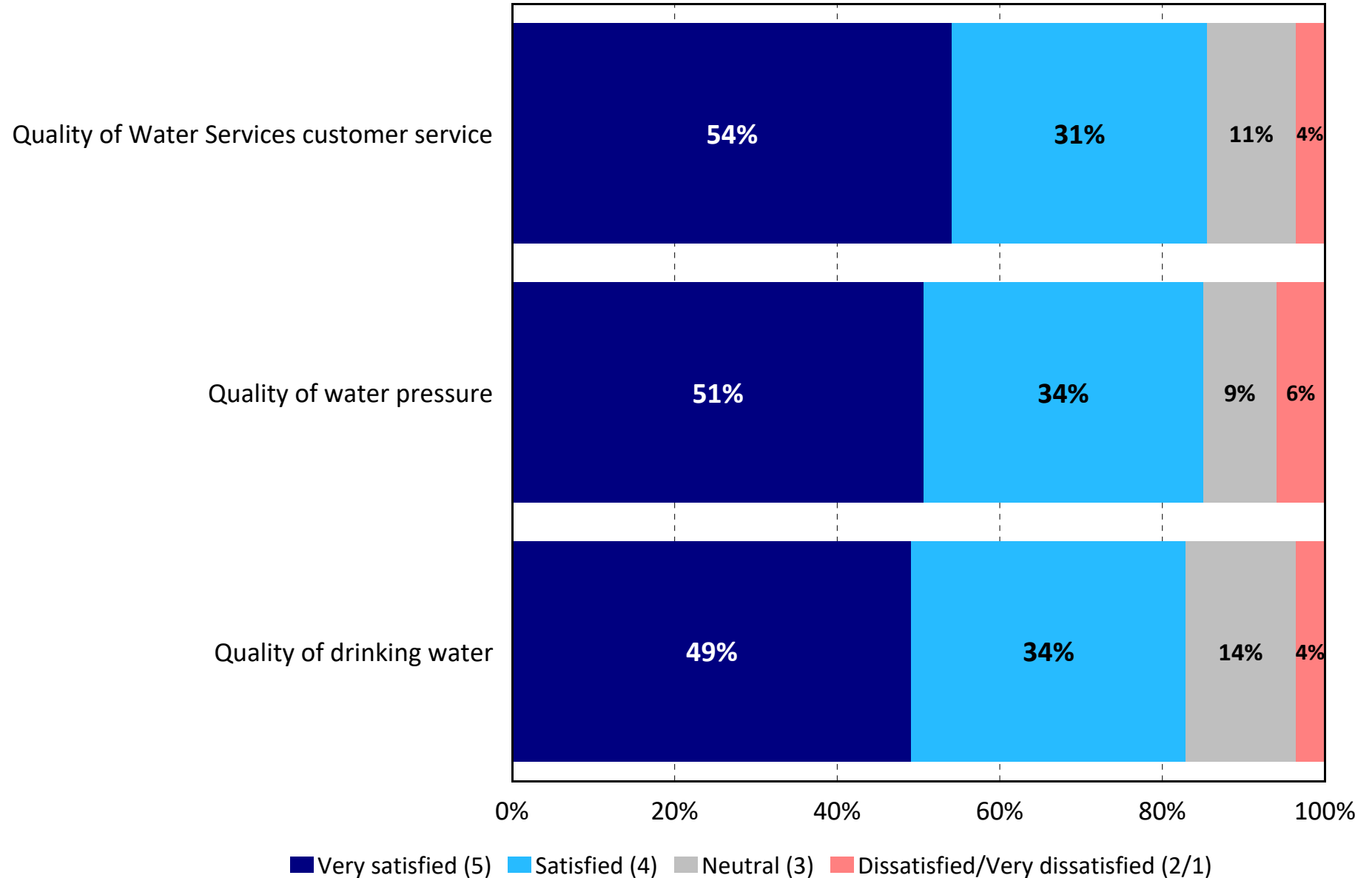
by percentage of respondents





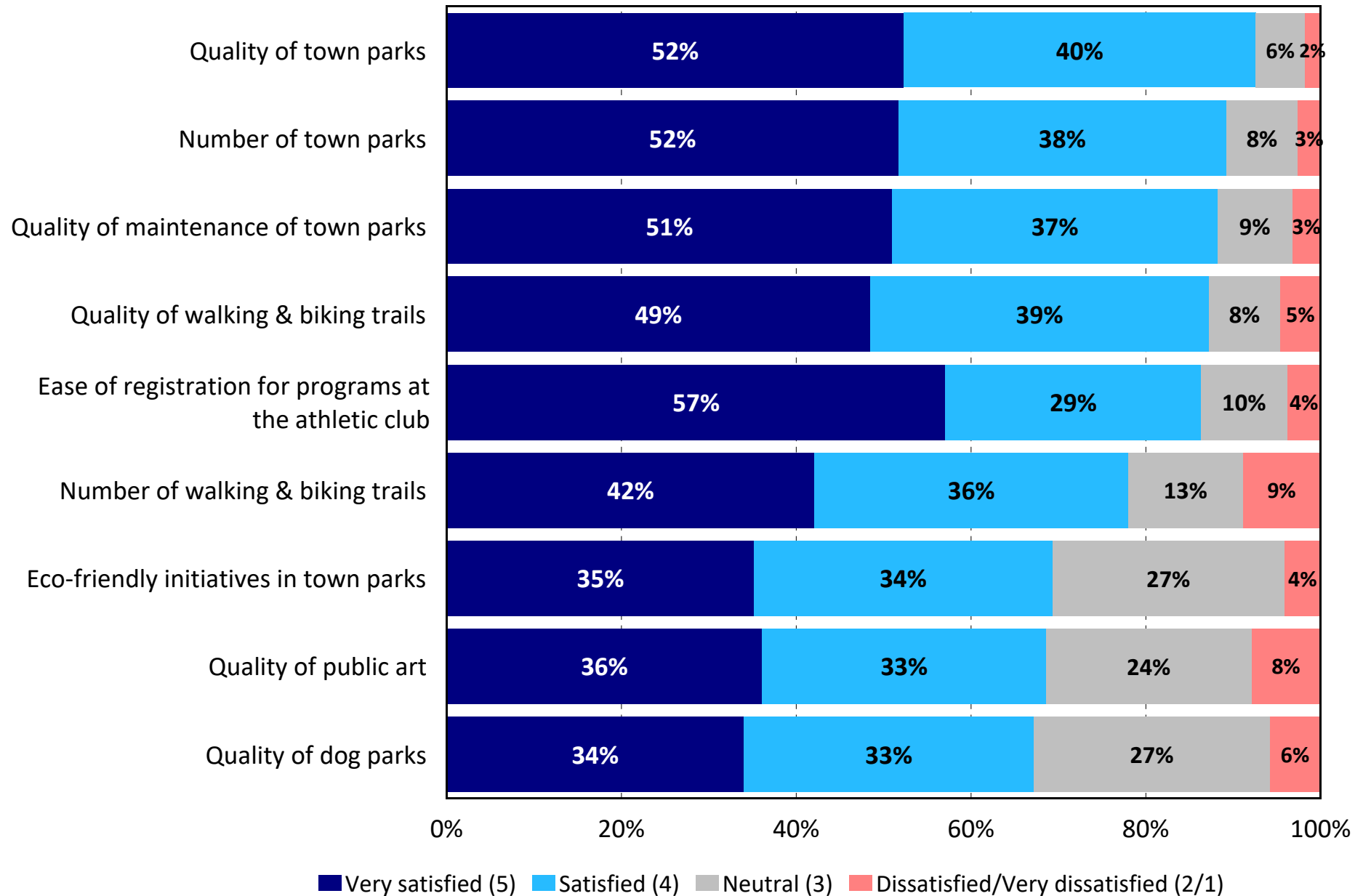
## Q13. Level of Satisfaction with Water Services

by percentage of respondents (excluding “don’t know”)



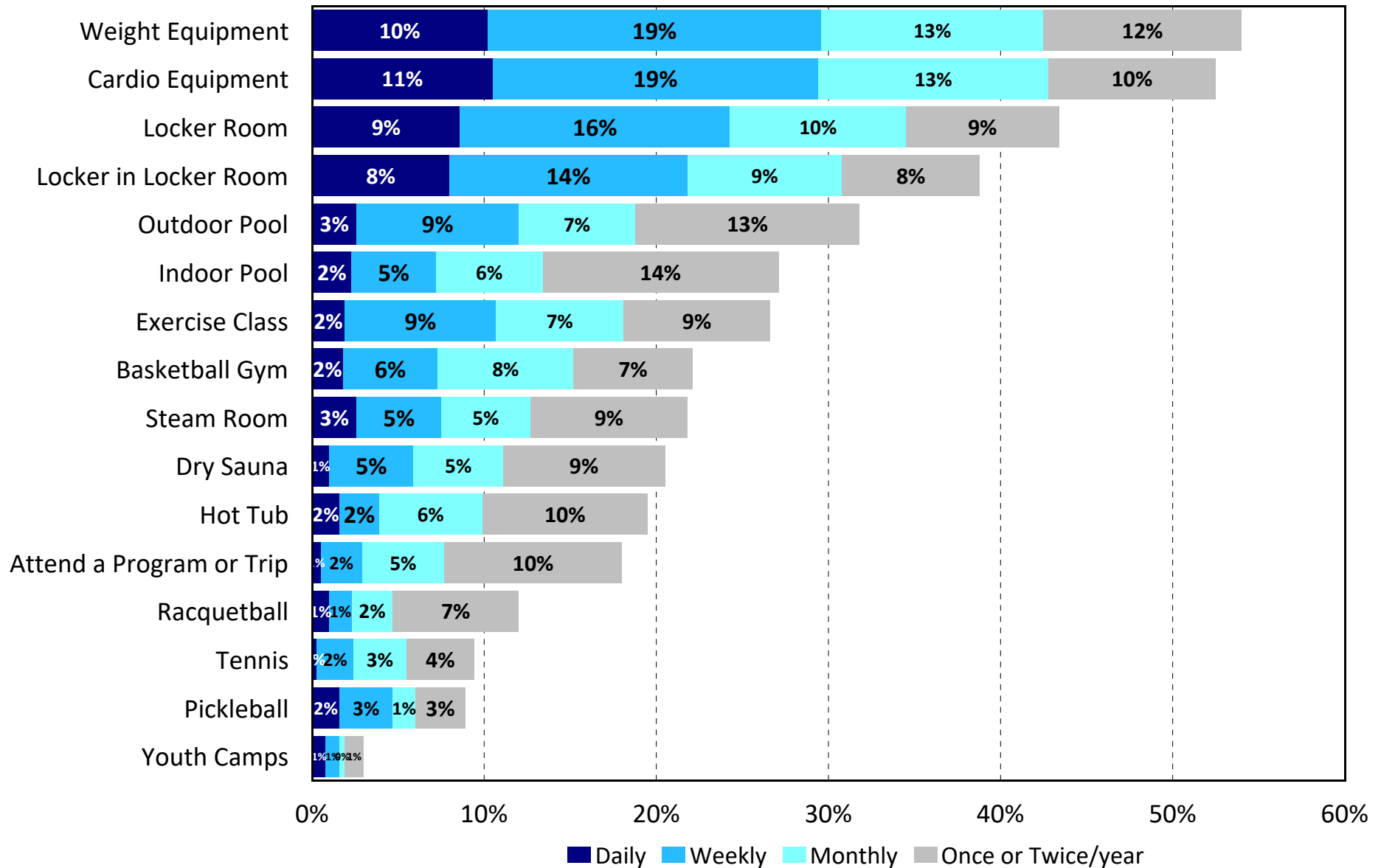
# Q14. Level of Satisfaction with Parks and Recreation

by percentage of respondents (excluding “don’t know”)



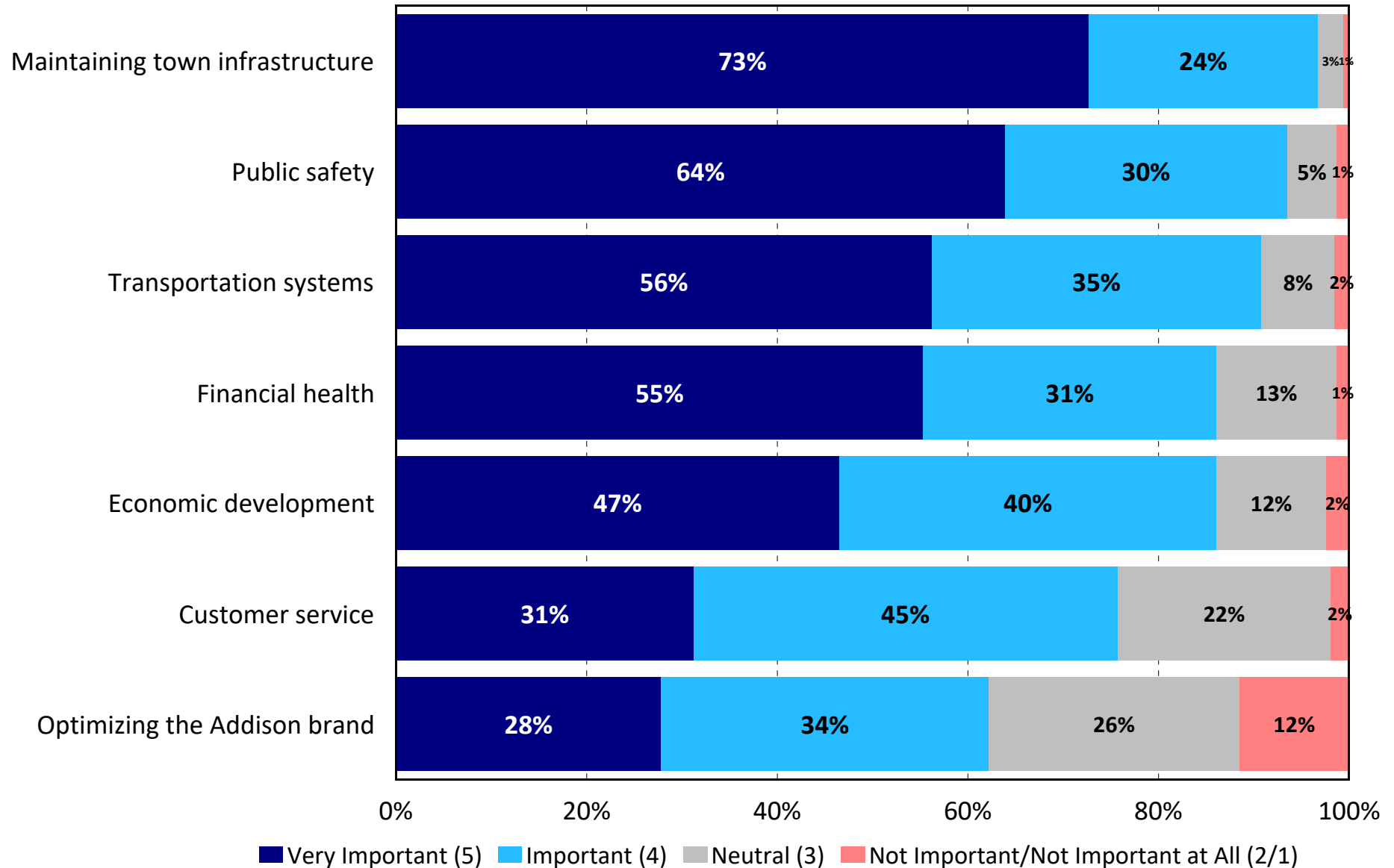
# Q15. How Often Respondents Have Used Various Recreational Activities in the Past 12 Months

by percentage of respondents



## Q16. Importance of Focusing Funding for Tax Dollars in Various Areas

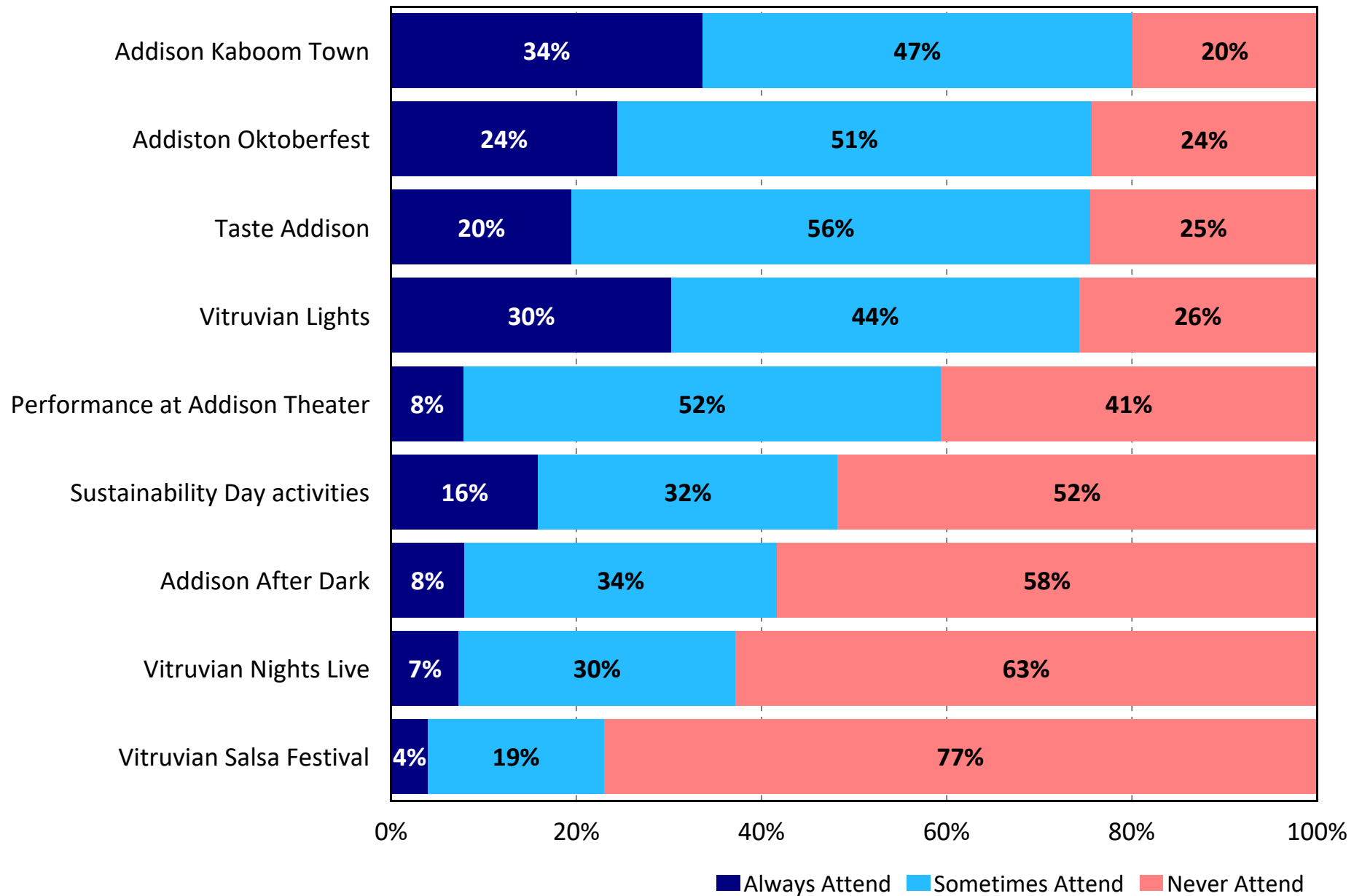
by percentage of respondents (excluding “don’t know”)





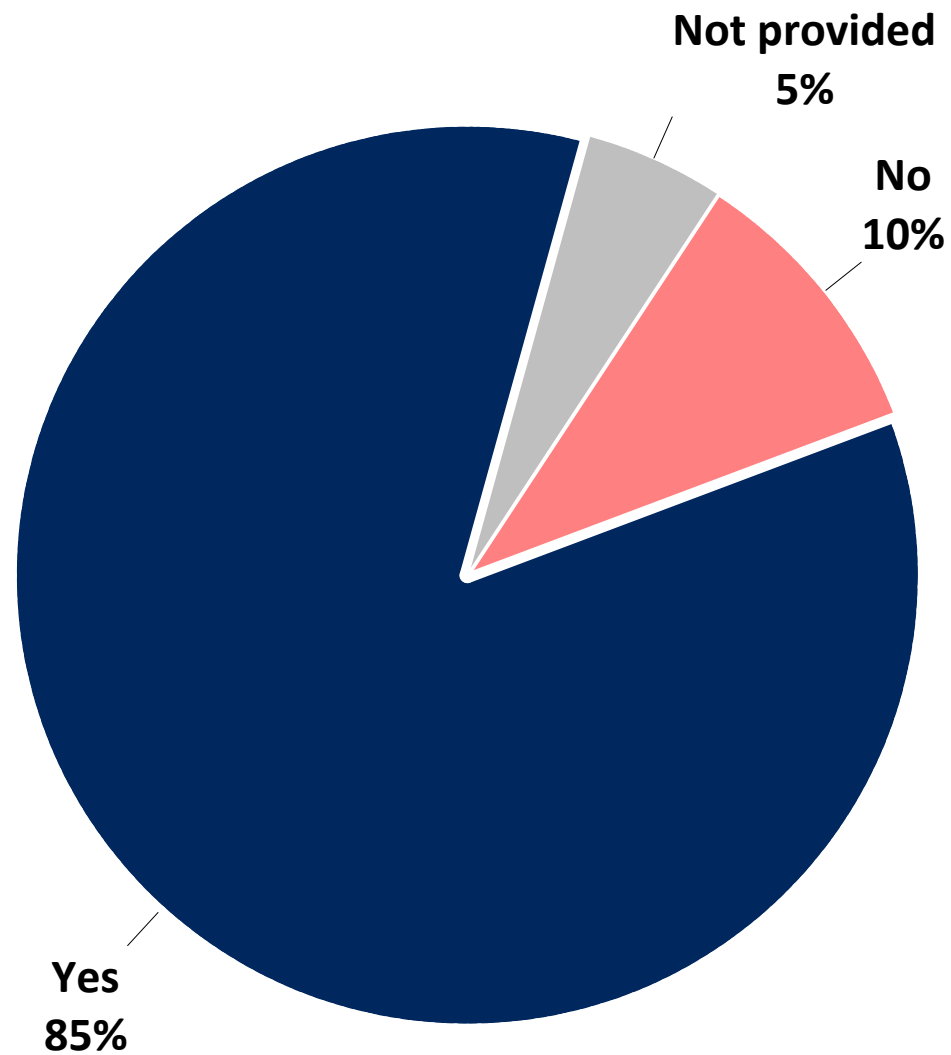
# Q17. How Often Respondents Attend Various Events

by percentage of respondents



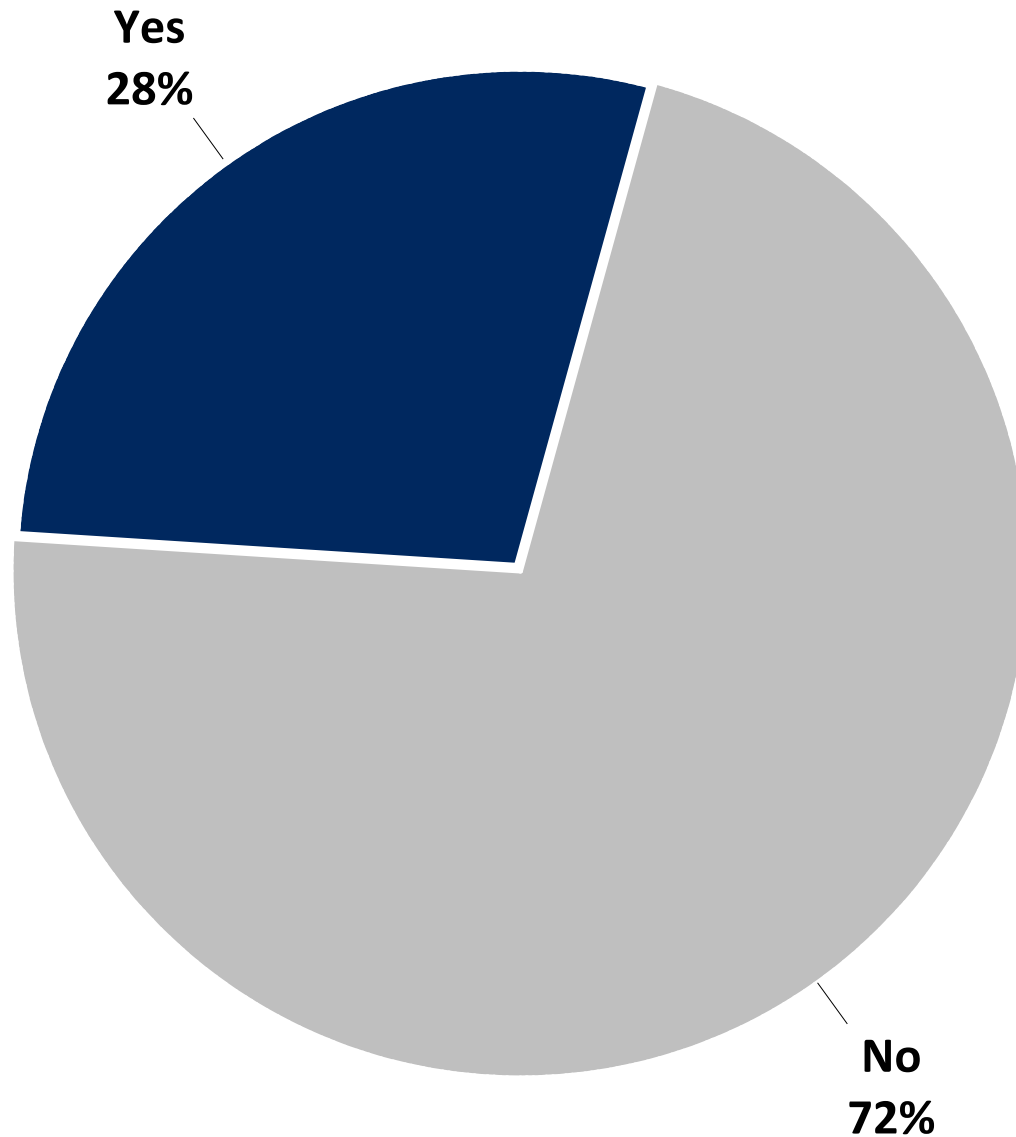
## Q18. Do you support the Town's hosting a Community Garage Sale?

by percentage of respondents



## Q19. Have you participated in the Community Garage Sale?

by percentage of respondents



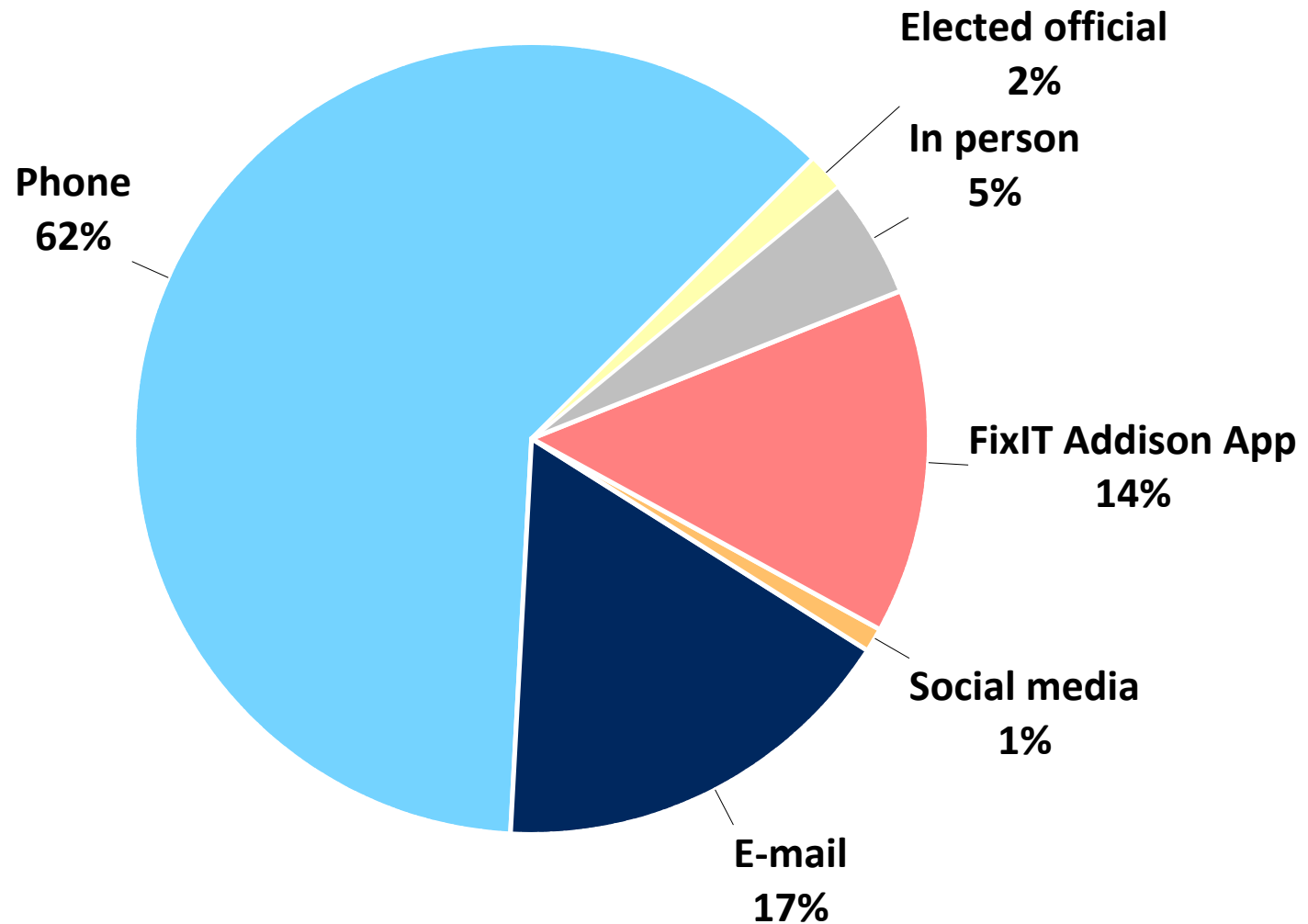
## Q20. Have you called or visited the town with a question, problem, or complaint during the past year?

by percentage of respondents



## Q20a. How did you contact the town?

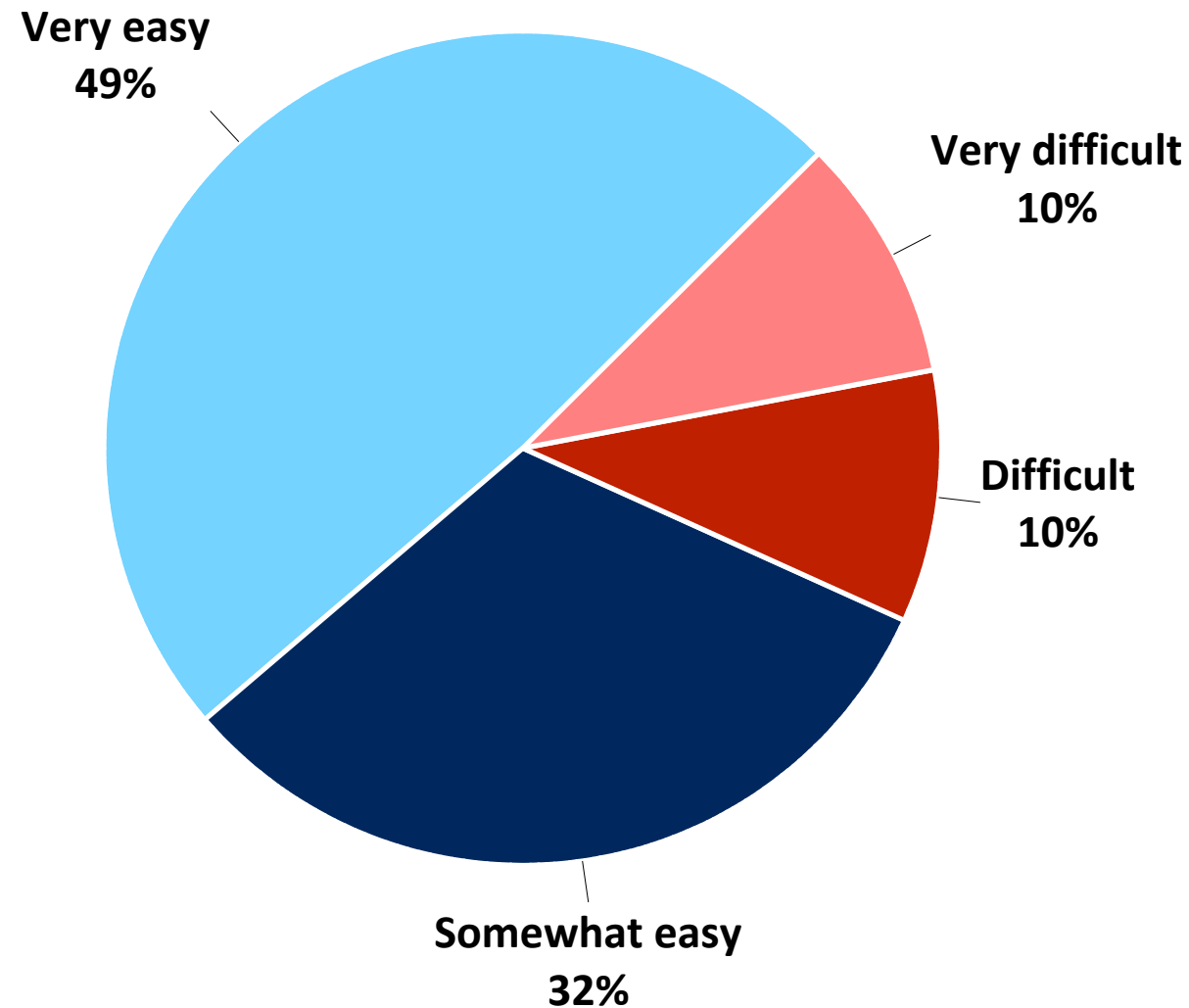
by percentage of households that have called or visited the town during the past year





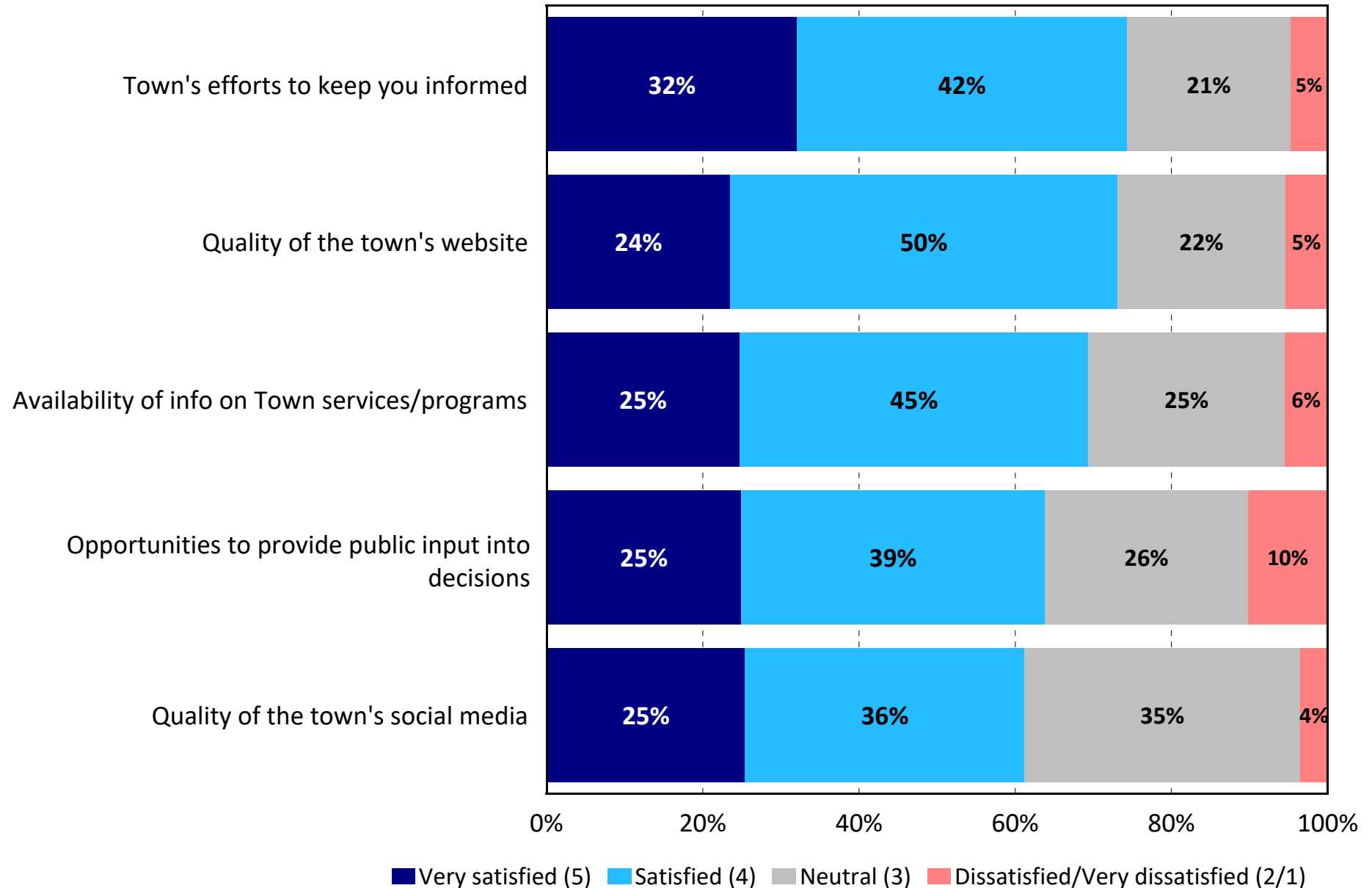
## Q20b. How easy or difficult was it to address your issue?

by percentage of households that have called or visited the town during the past year



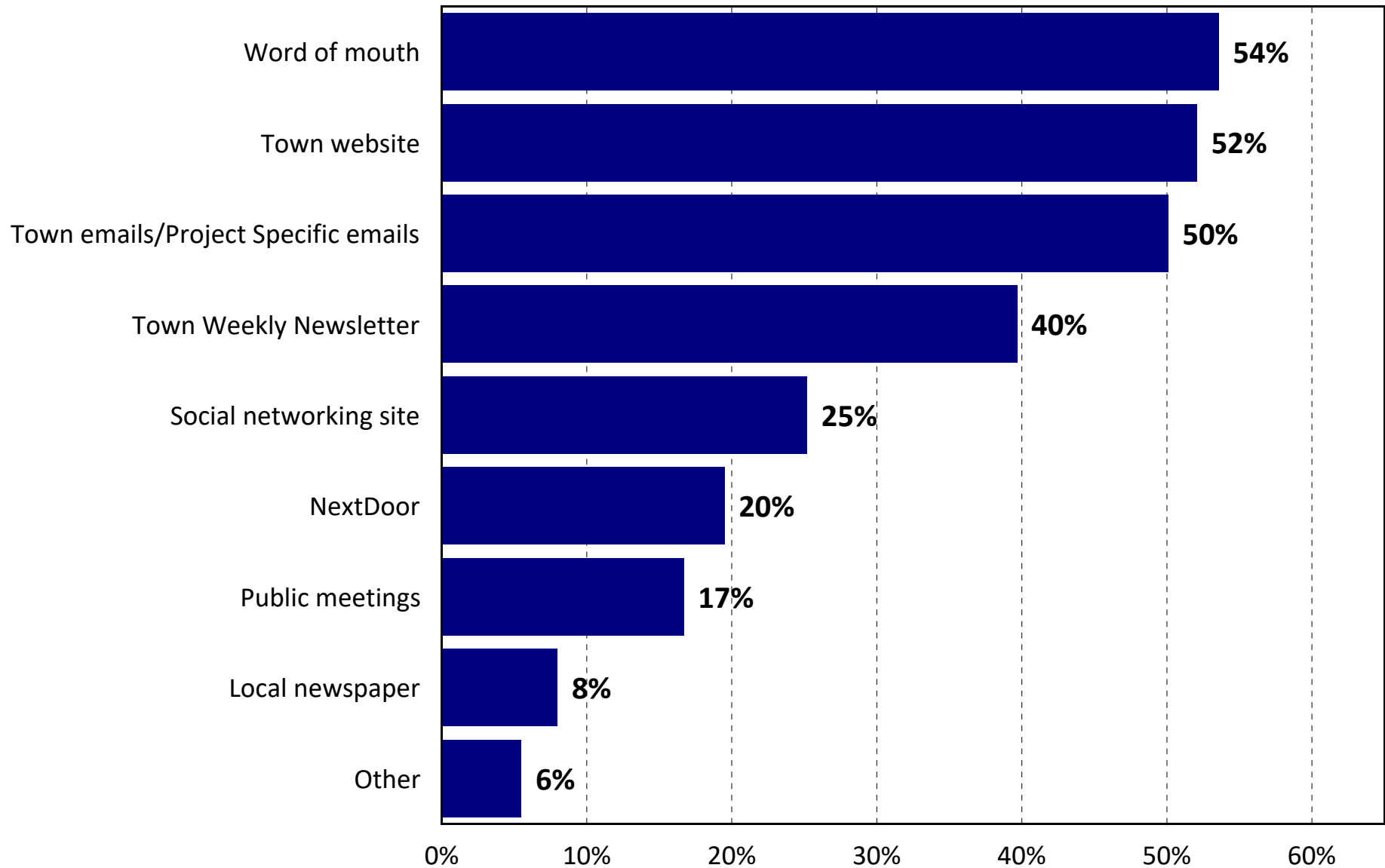
## Q21. Level of Satisfaction with Town Communication

by percentage of respondents (excluding “don’t know”)



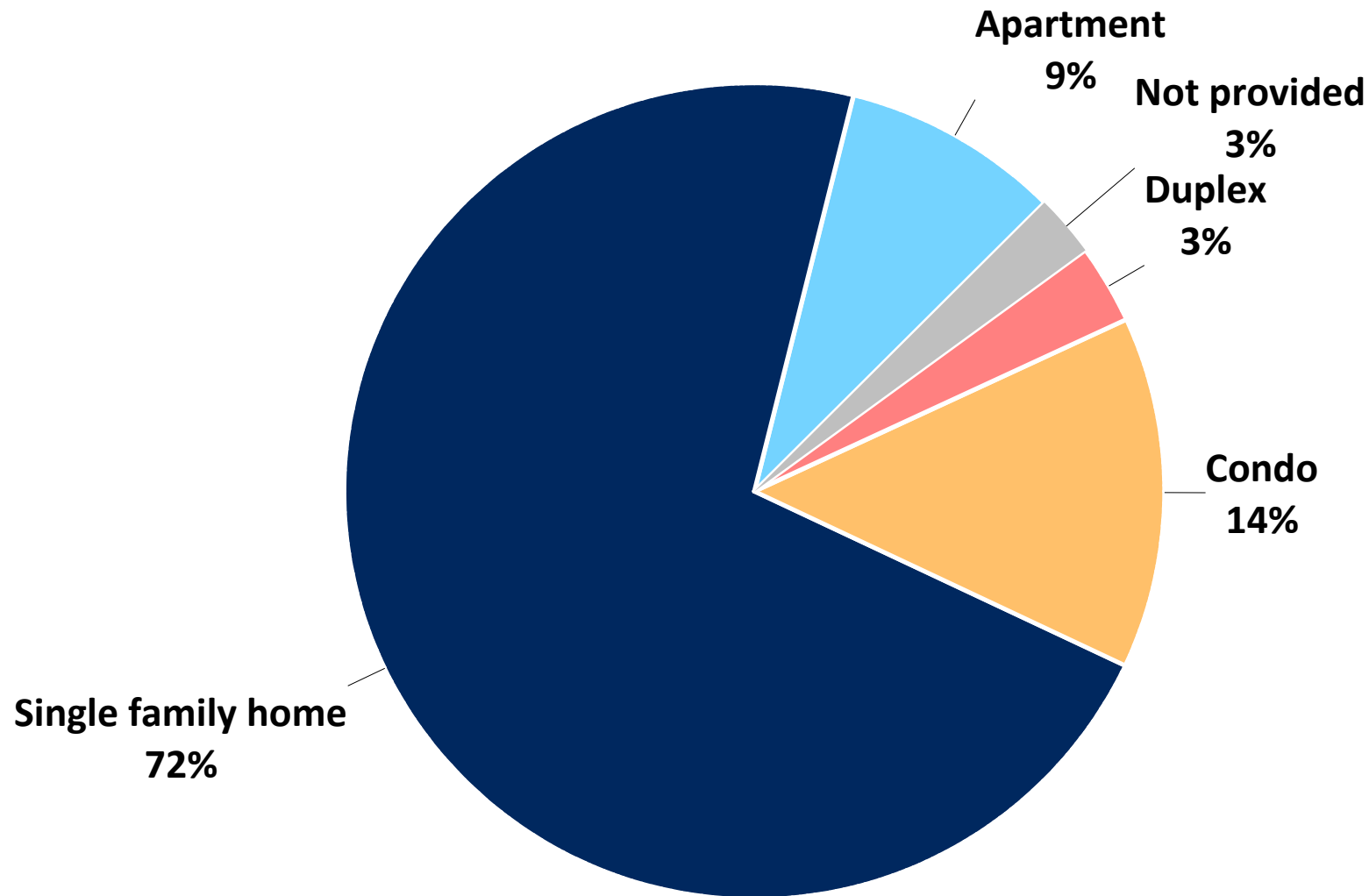
## Q22. Primary Sources of Information About Town Issues, Services, and Events

by percentage of respondents (multiple selections could be made)



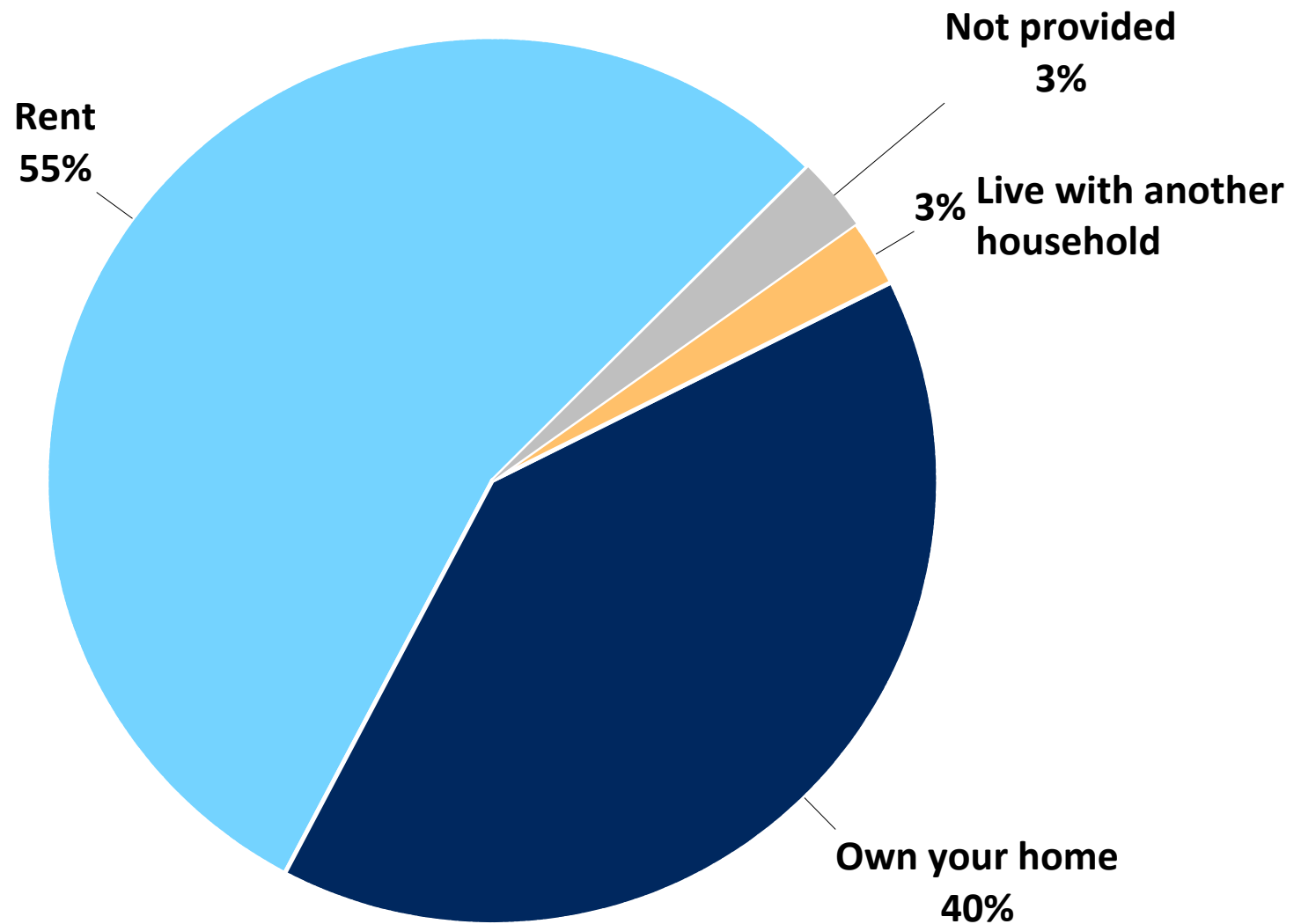
## Q23. Which of the following best describes where you reside?

by percentage of households



## Q24. Which of the following best describes your housing situation?

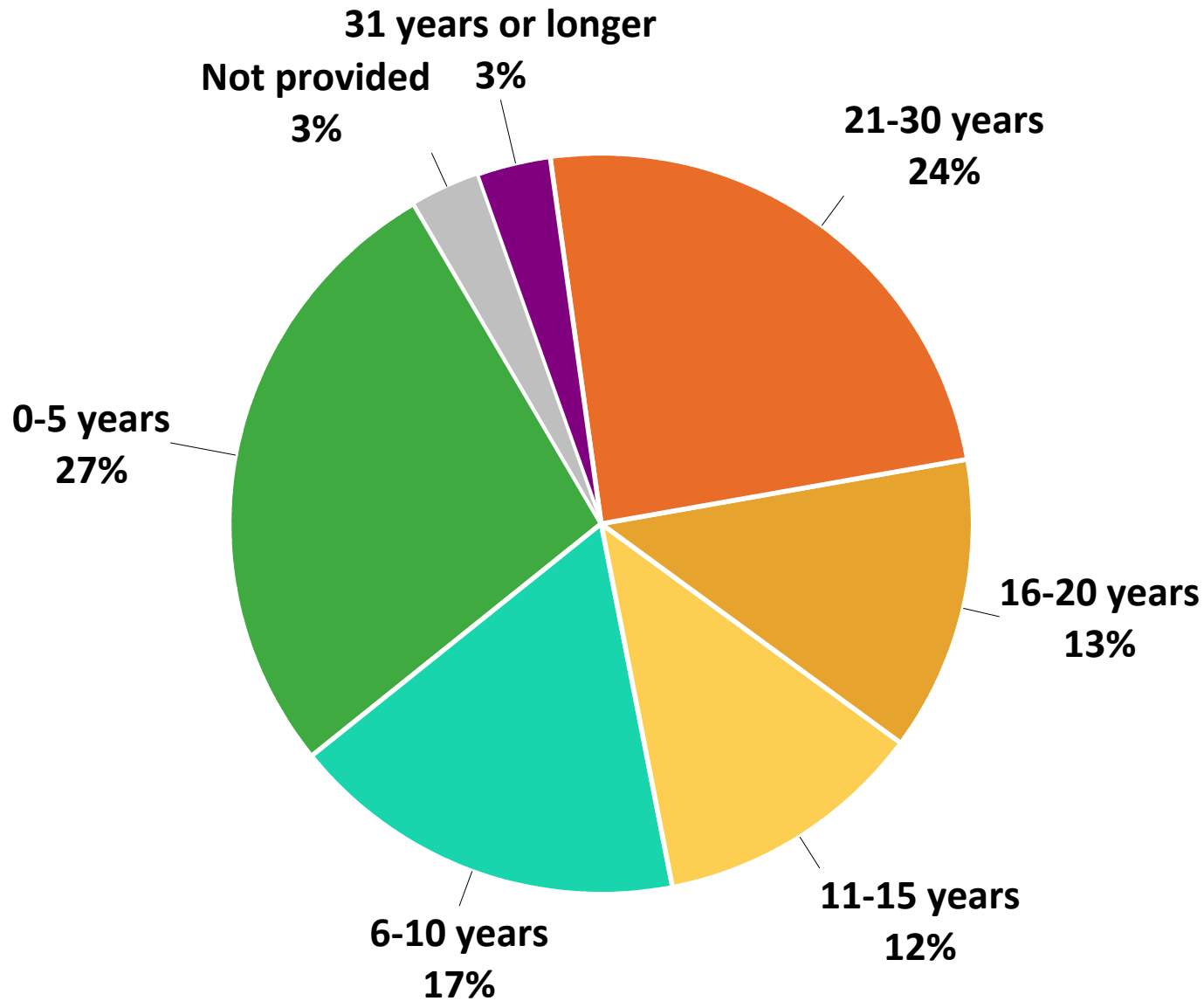
by percentage of households





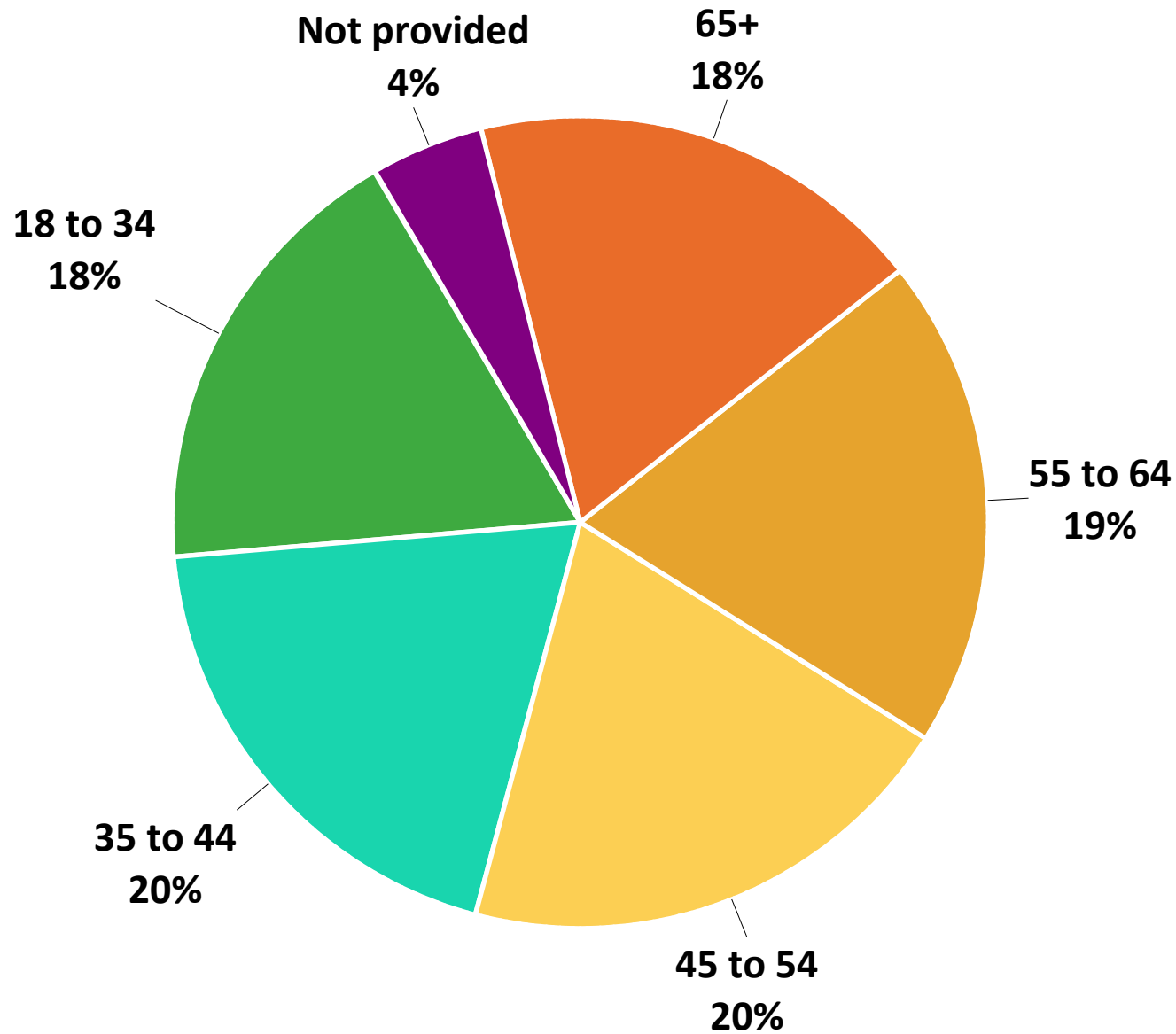
# Demographics: Q25. How many years have you lived in Addison?

by percentage of respondents



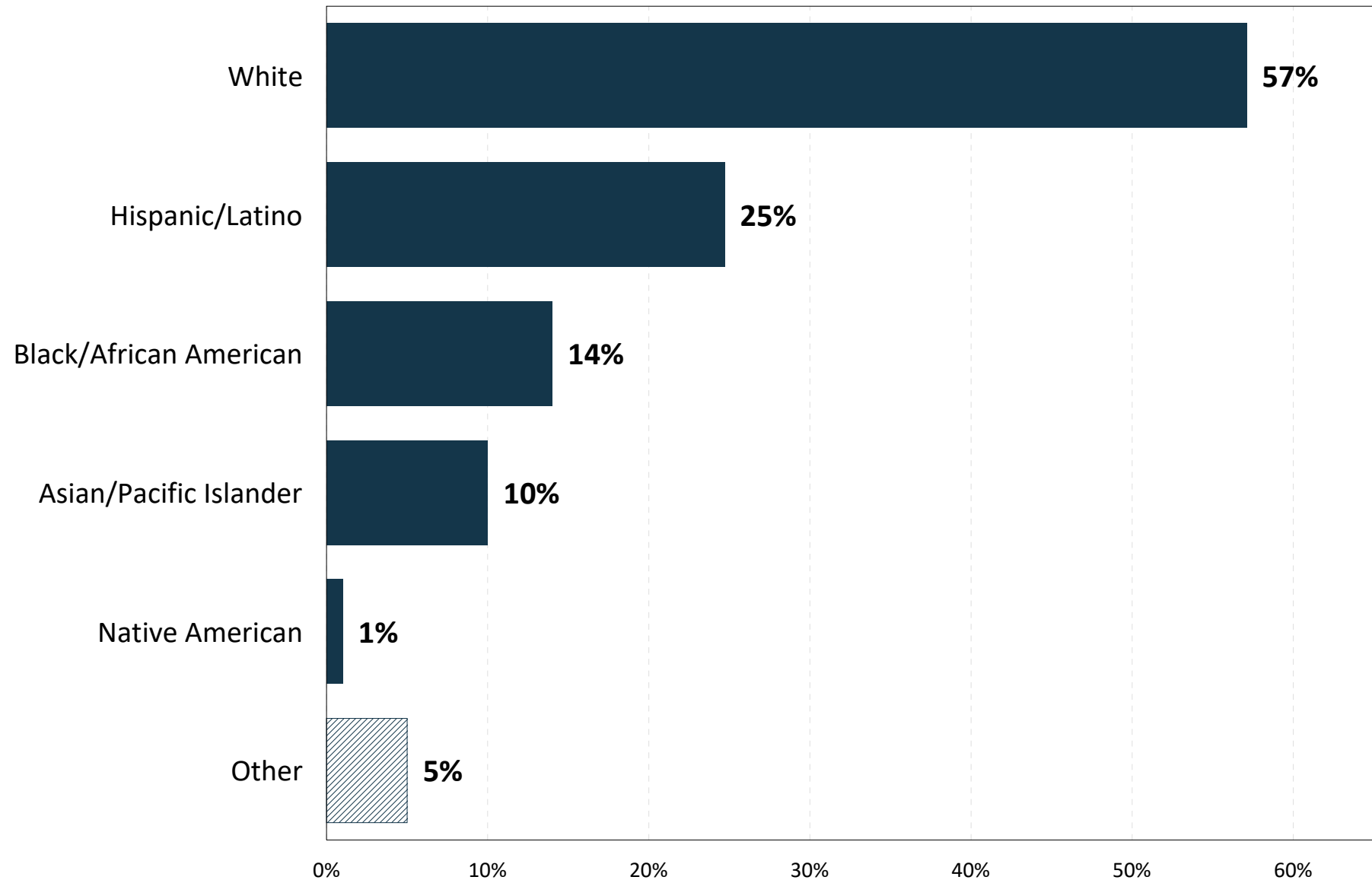
## Demographics: Q26. What is your age?

by percentage of respondents



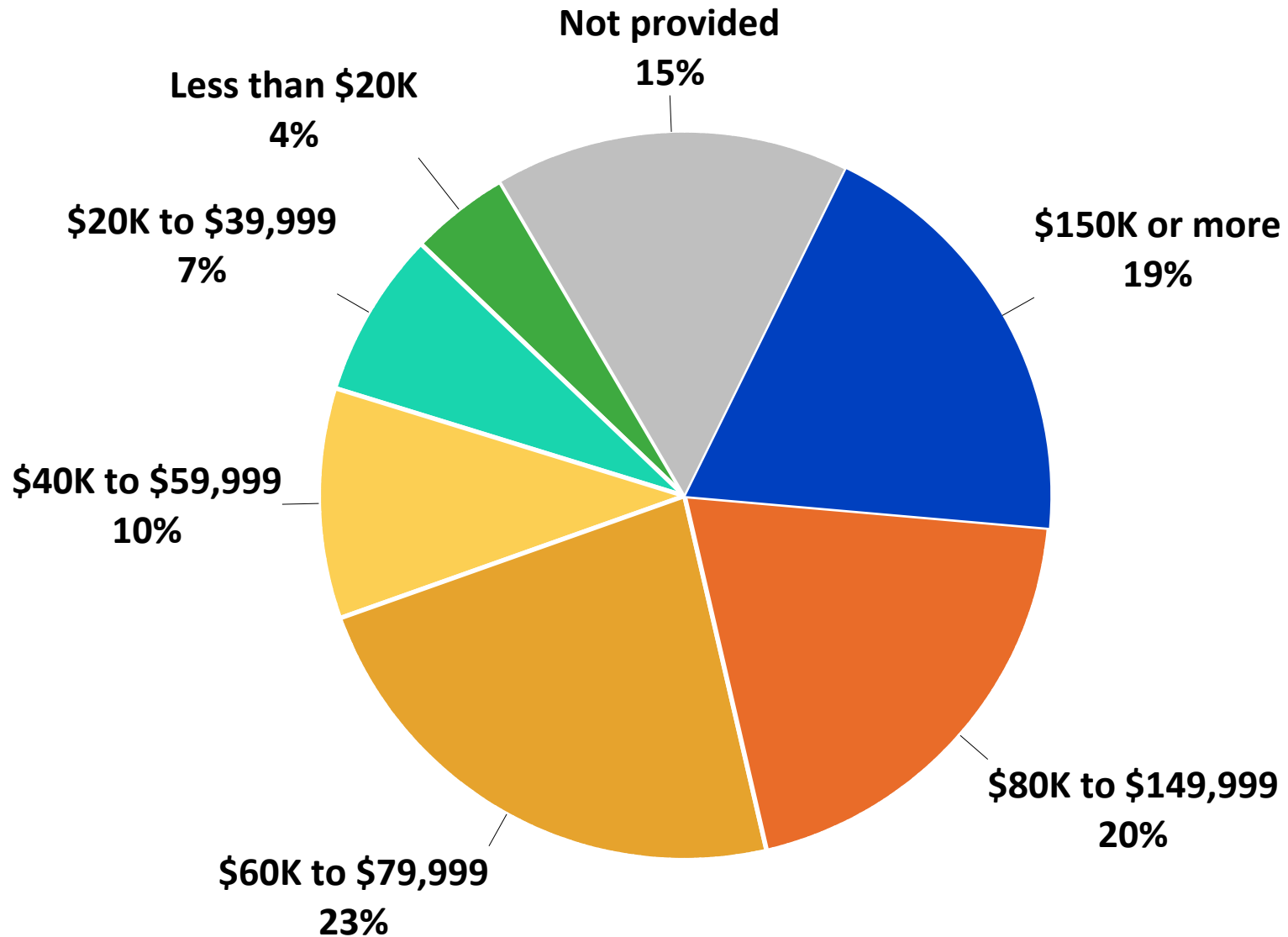
## Demographics: Q27. Which of the following best describes your race/ethnicity?

by percentage of respondents (multiple choices could be selected)



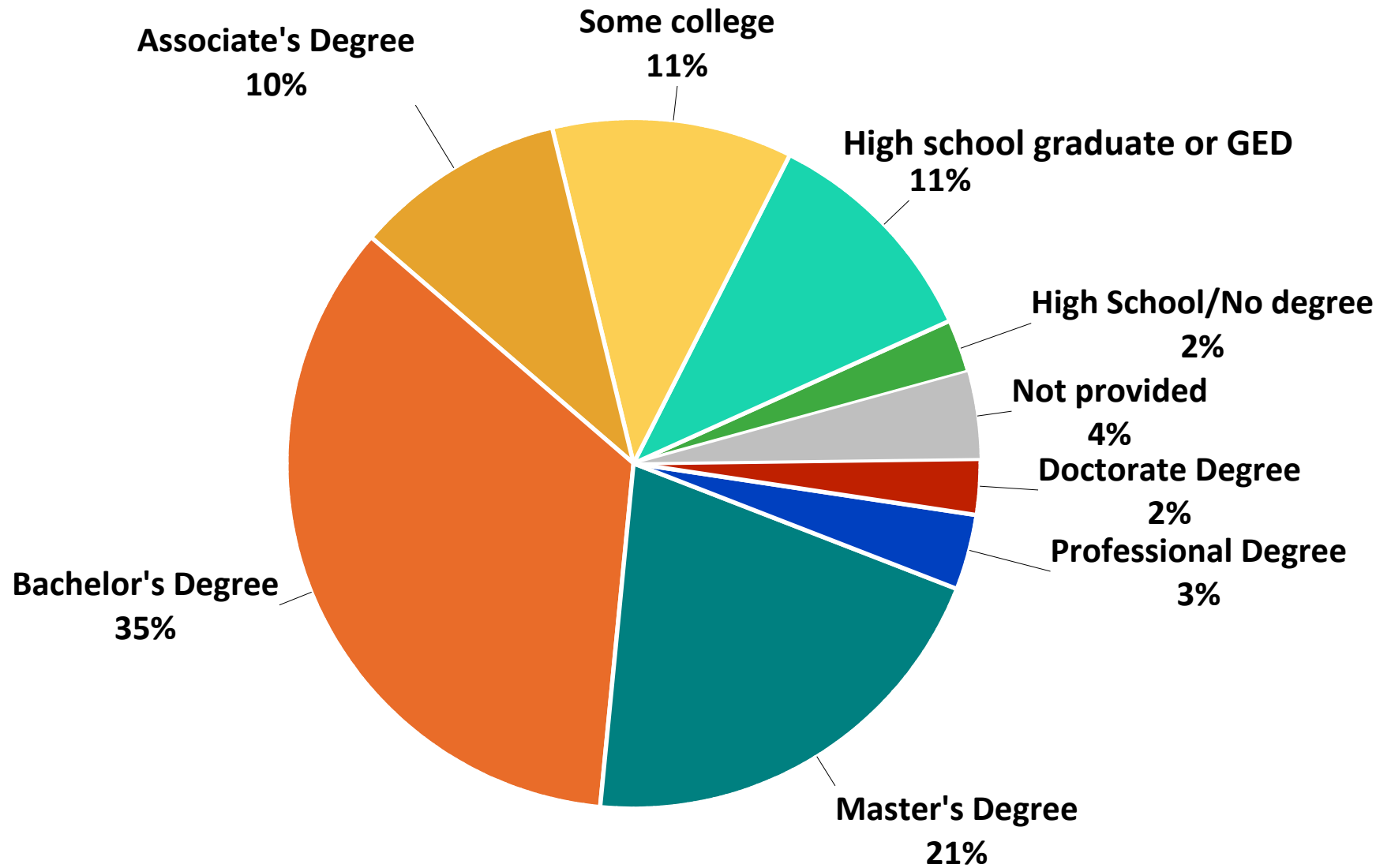
# Demographics: Q28. Which of the following best describes your household income?

by percentage of respondents



# Demographics: Q29. Please indicate your level of education

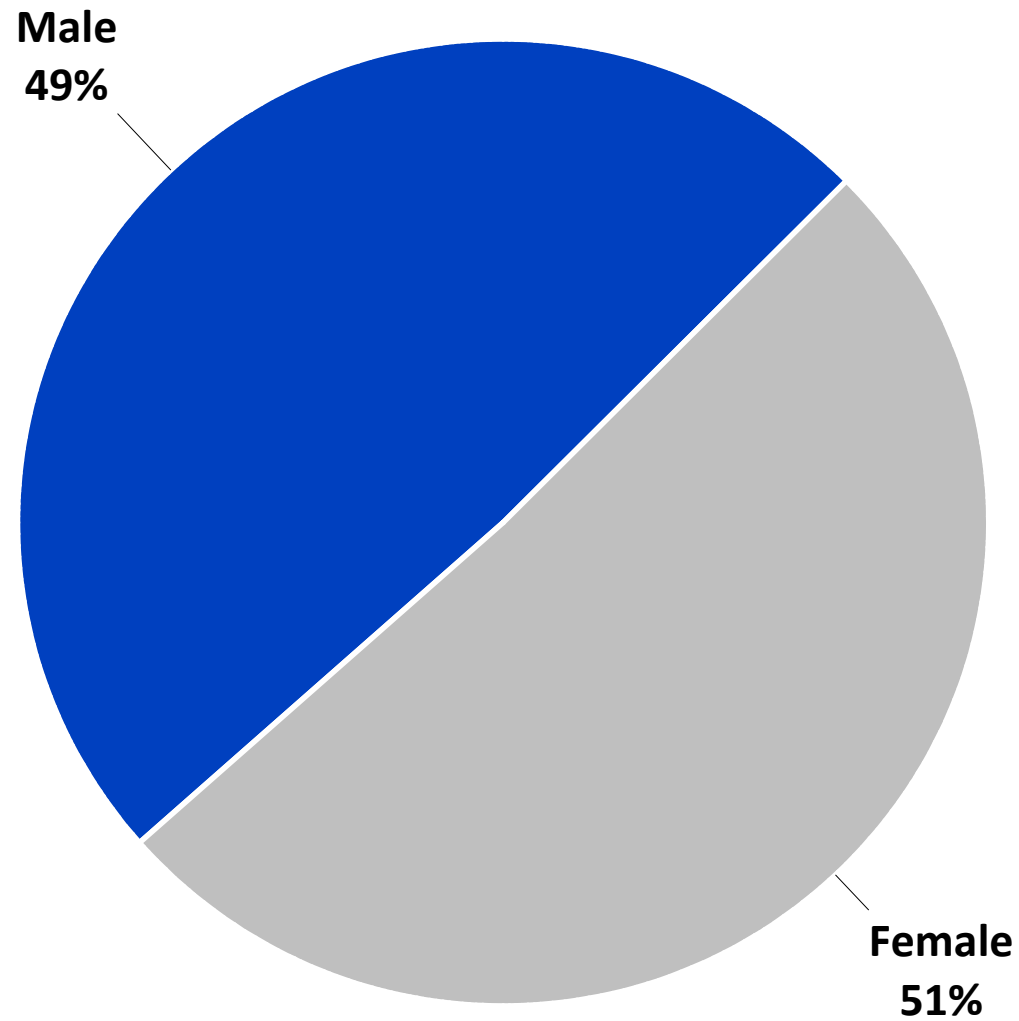
by percentage of respondents





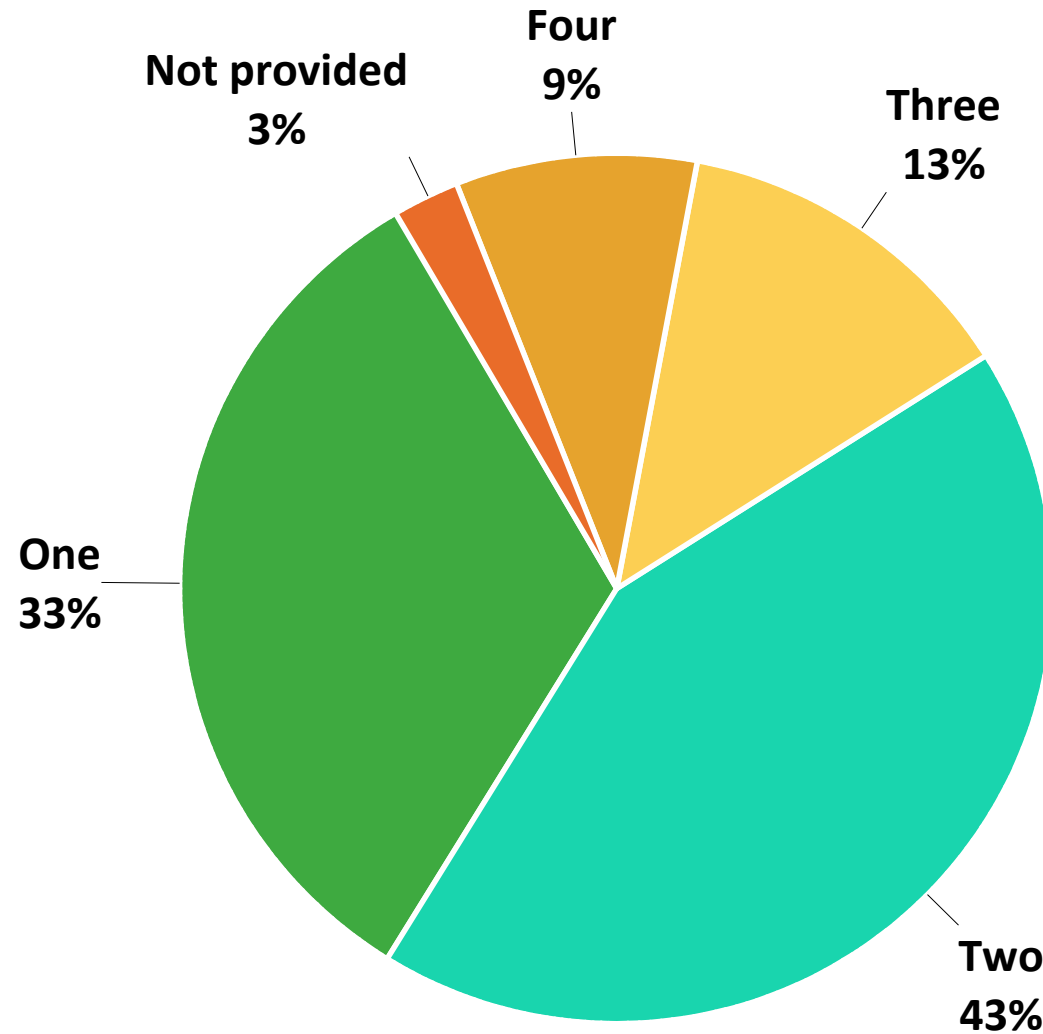
## Demographics: Q30. Your gender:

by percentage of respondents



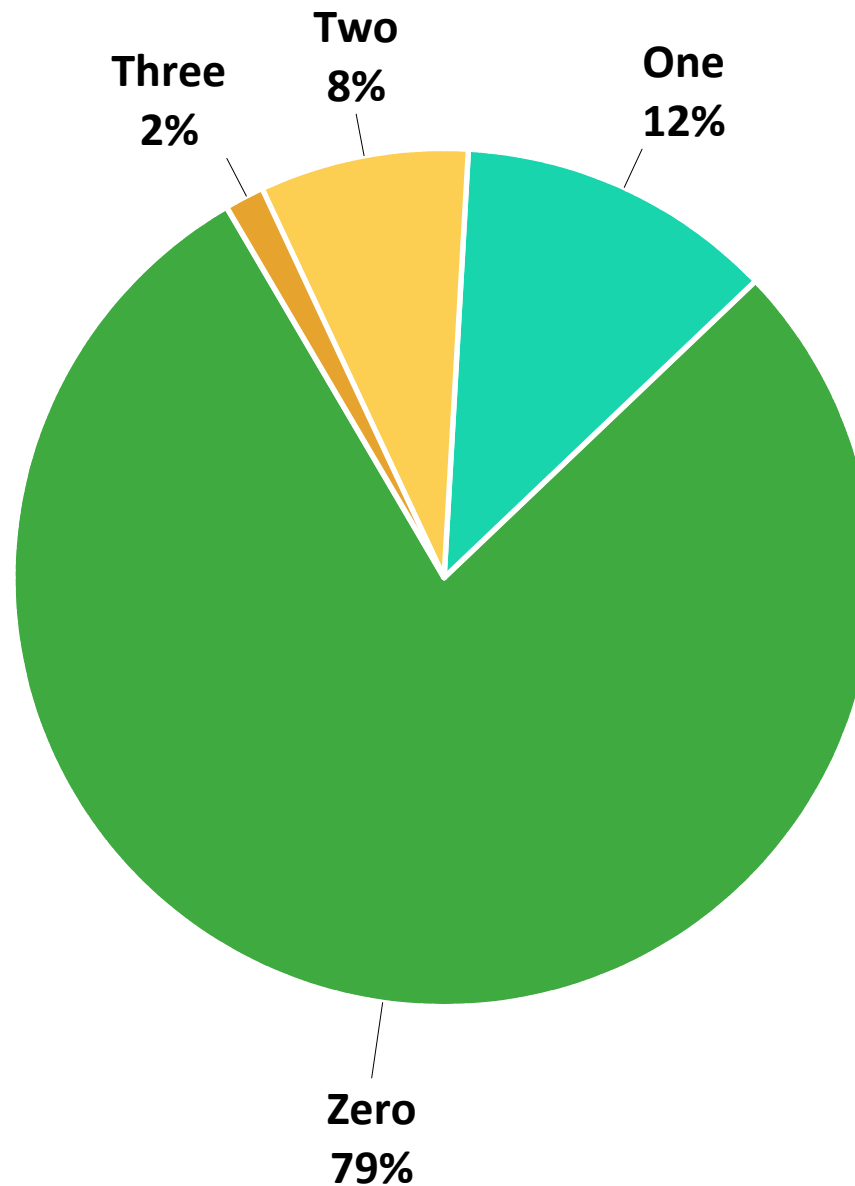
## Demographics: Q31. How many people are in your household?

by percentage of respondents



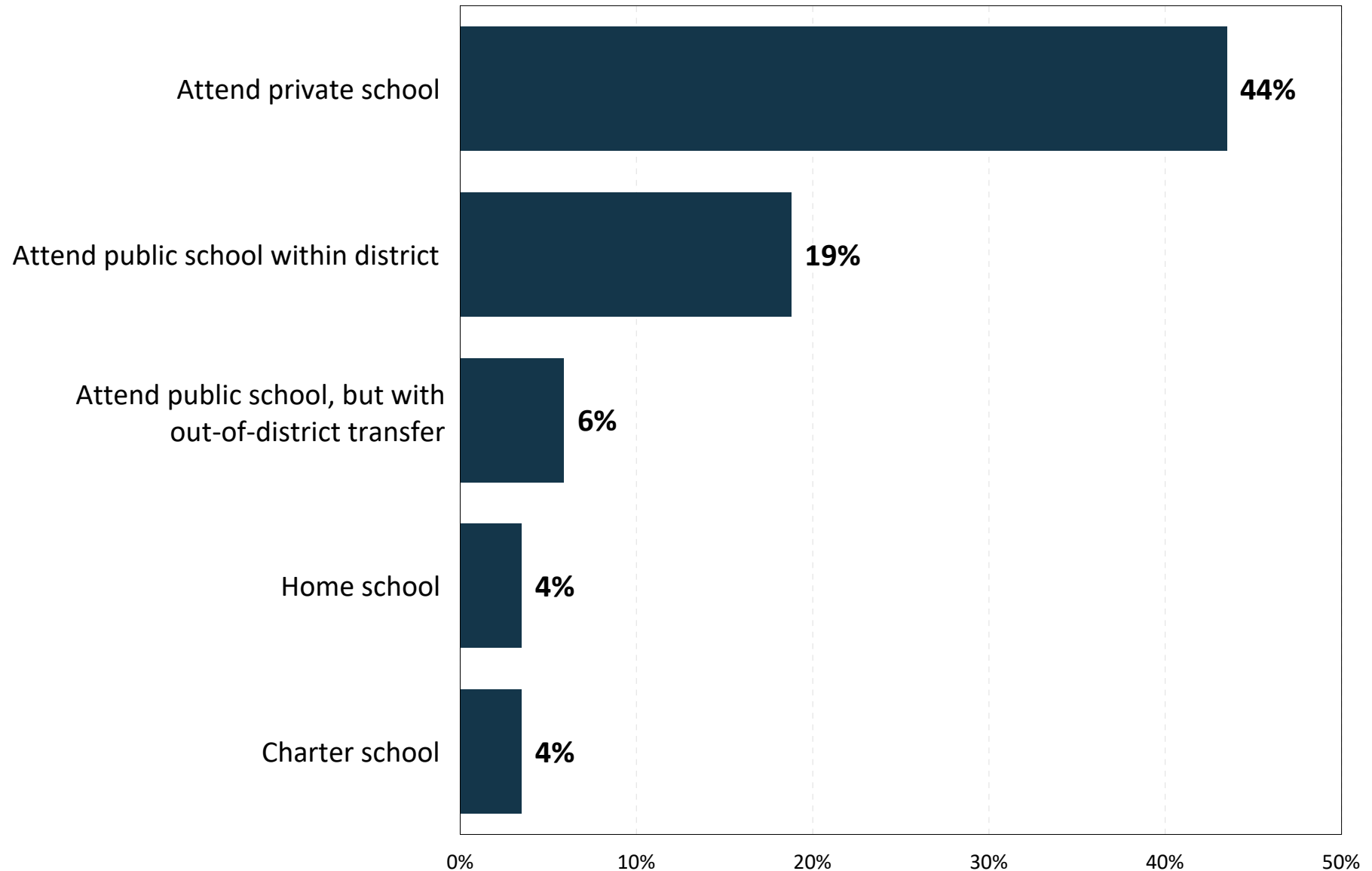
## Demographics: Q32. How many of the people in your household are under 18?

by percentage of respondents



## Demographics: Q33. Statements That Apply to Members of Your Household

by percentage of *households with children under 18* (multiple choices could be selected)

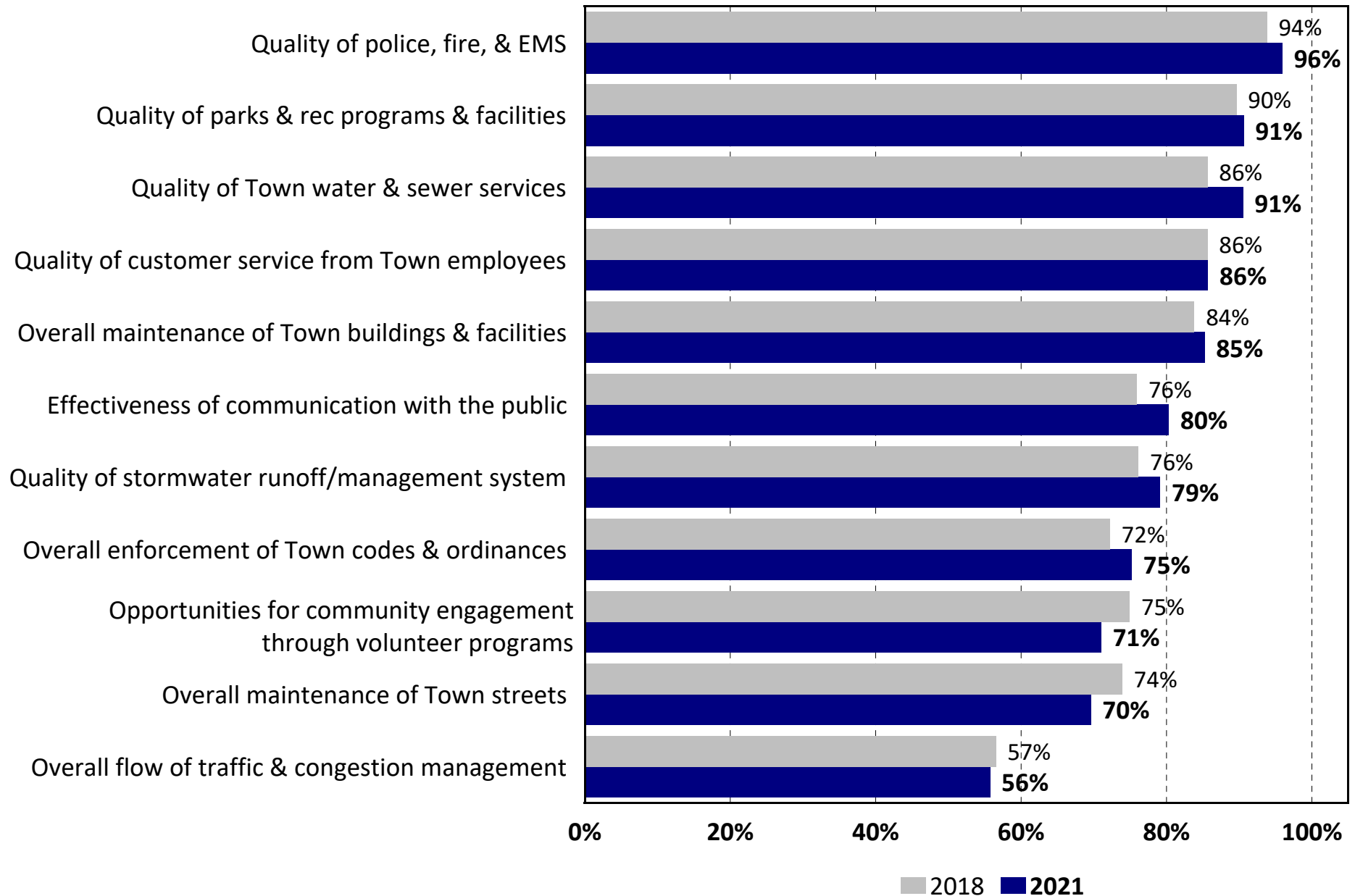




## Trends

# TRENDS: Satisfaction with Major Categories of Town Services

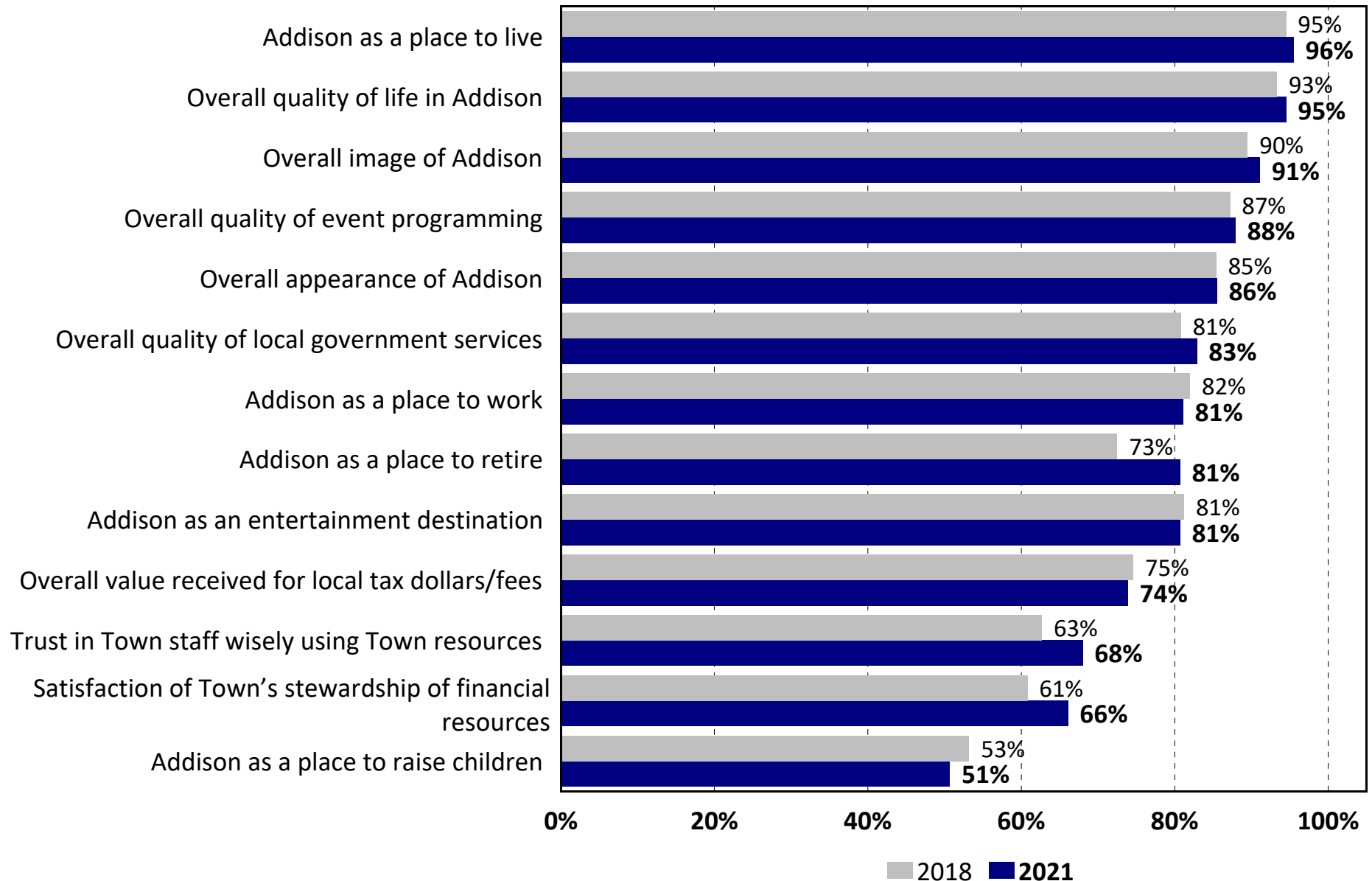
by percentage of respondents who rated the item as a 4 or 5 on a 5-point scale (excluding don't knows)





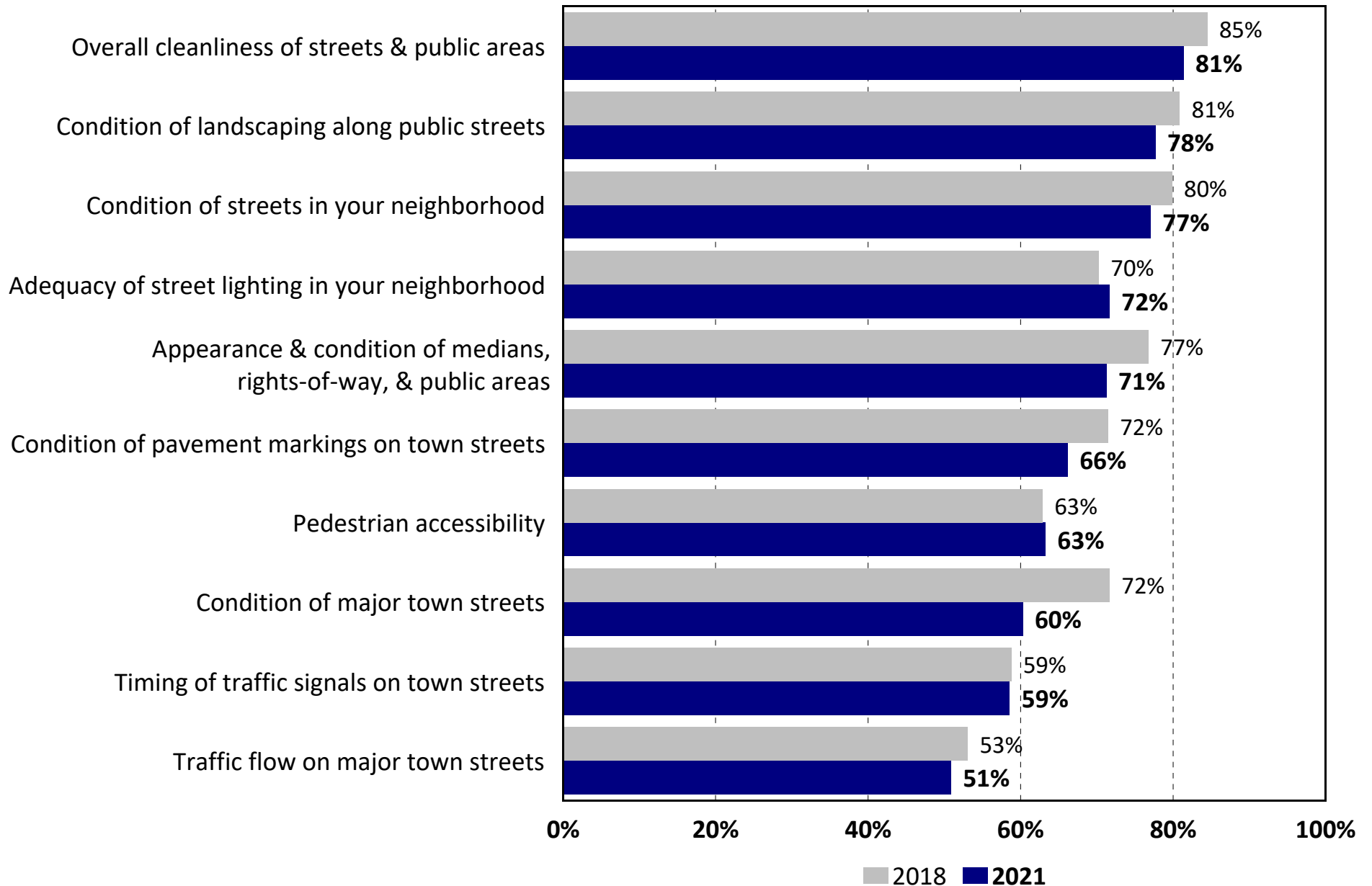
# TRENDS: Satisfaction with Items That Influence Perceptions of Addison

by percentage of respondents who rated the item as a 4 or 5 on a 5-point scale (excluding don't knows)



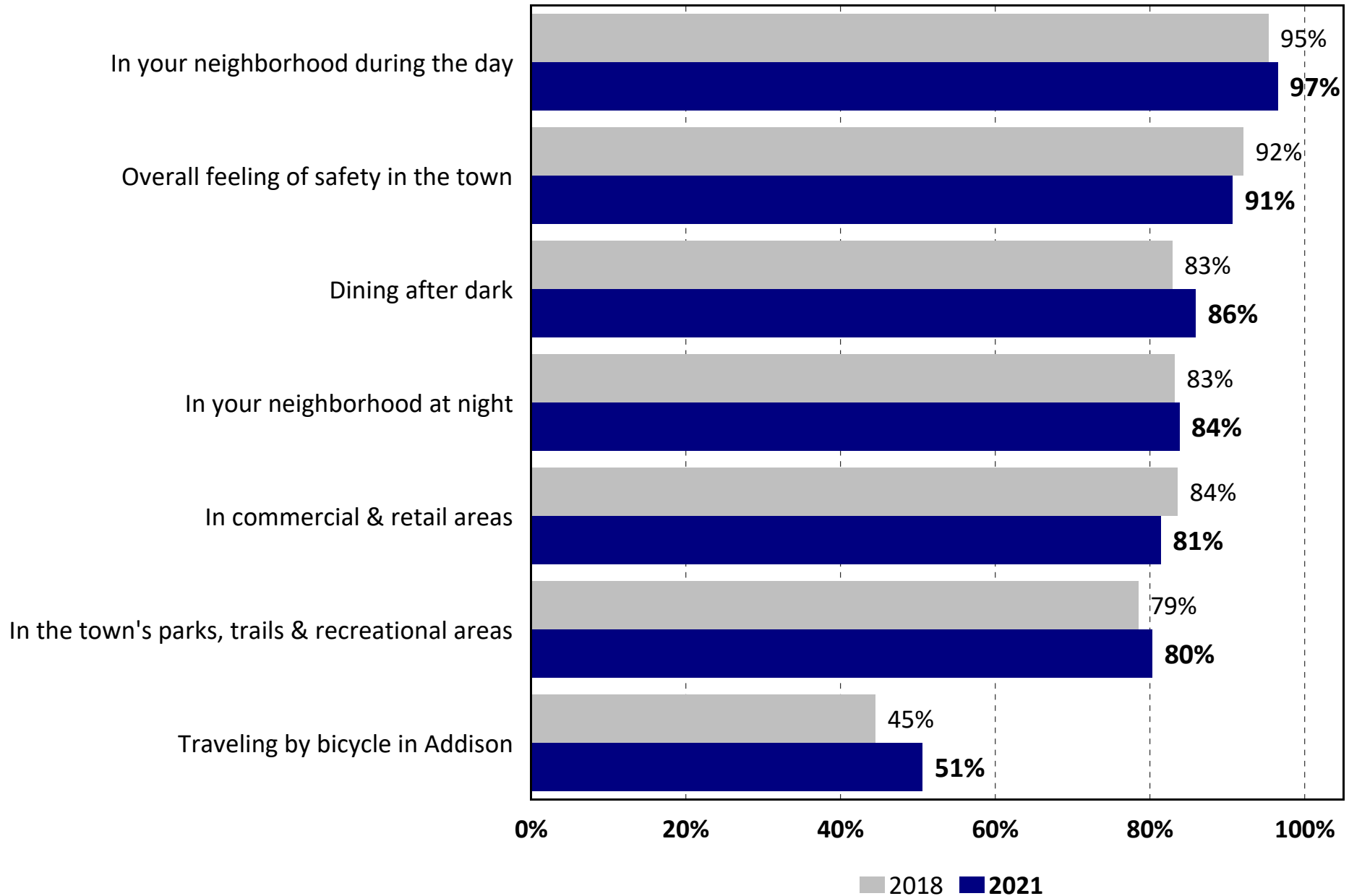
# TRENDS: Satisfaction with Infrastructure

by percentage of respondents who rated the item as a 4 or 5 on a 5-point scale (excluding don't knows)



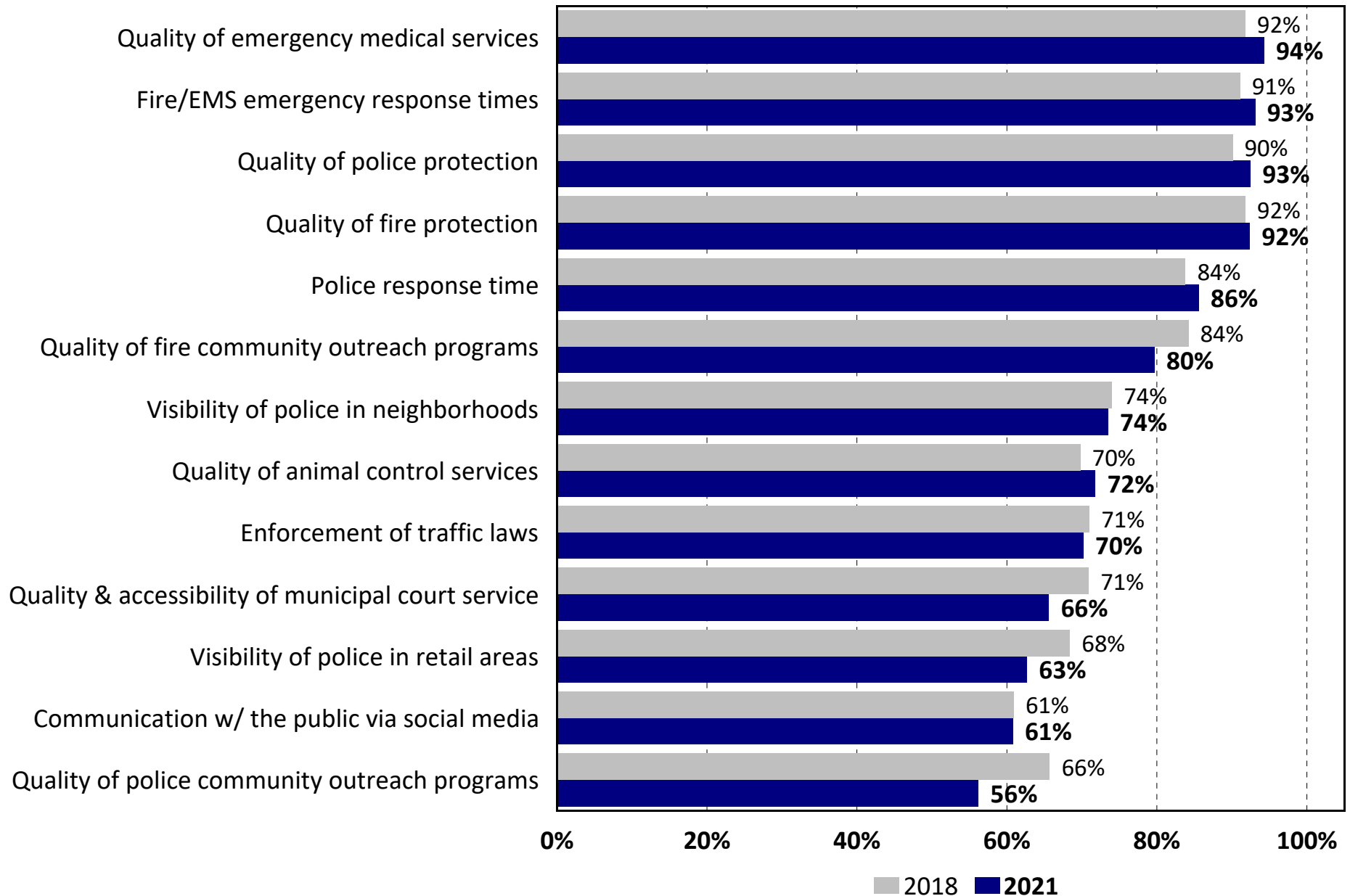
# TRENDS: Feeling of Safety in Various Situations

by percentage of respondents who rated the item as a 4 or 5 on a 5-point scale (excluding don't knows)



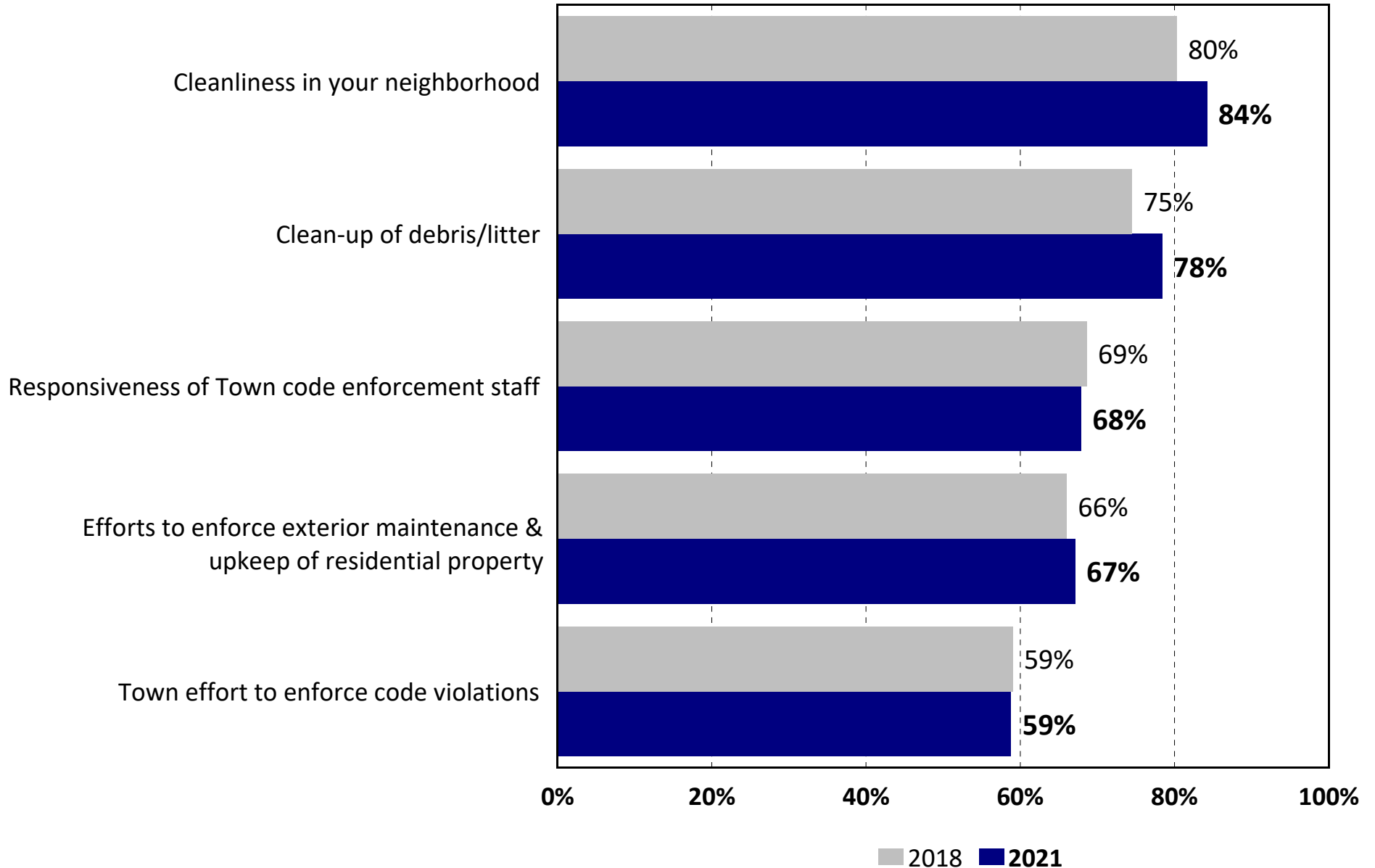
# TRENDS: Satisfaction with Public Safety

by percentage of respondents who rated the item as a 4 or 5 on a 5-point scale (excluding don't knows)



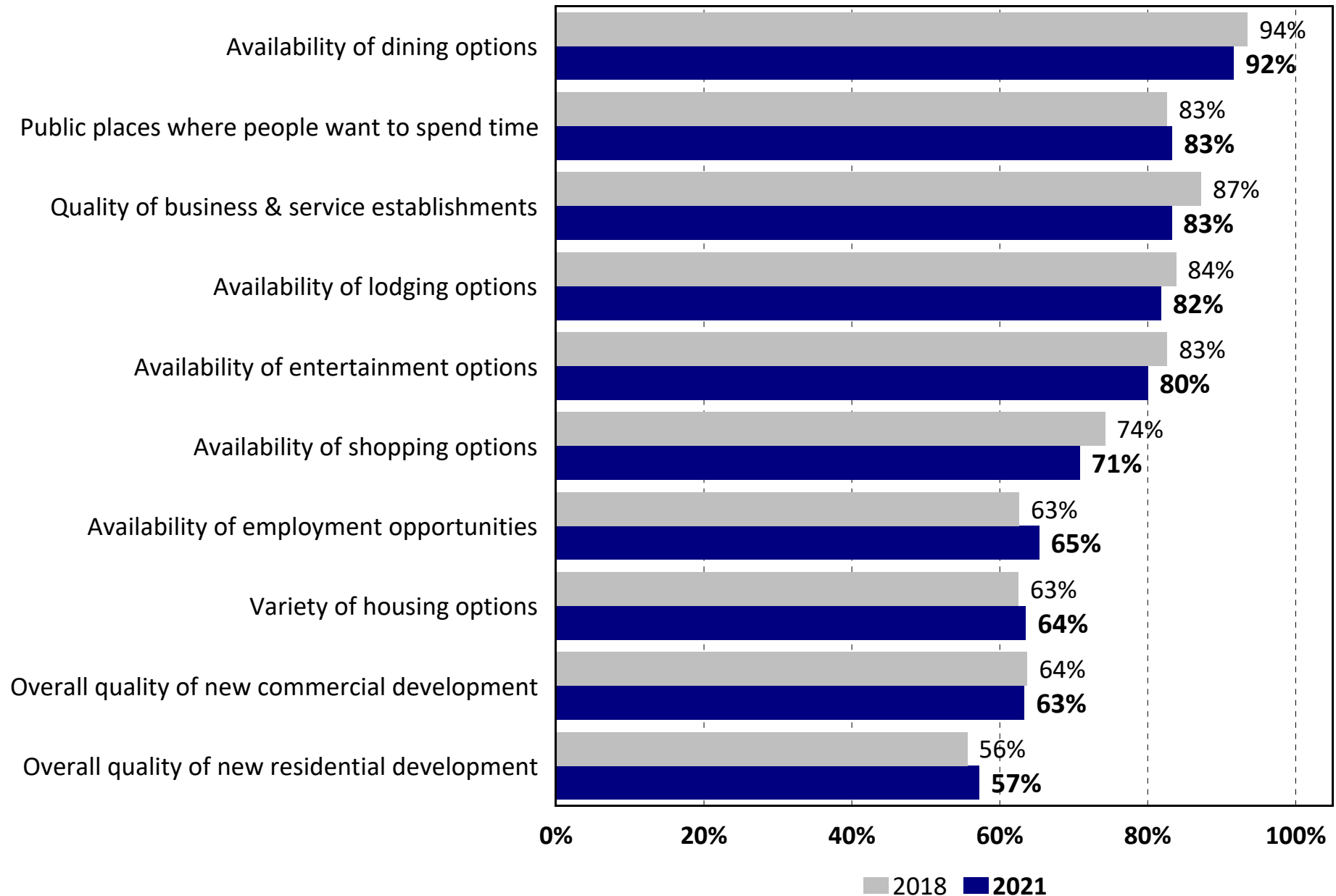
# TRENDS: Satisfaction with Code Enforcement

by percentage of respondents who rated the item as a 4 or 5 on a 5-point scale (excluding don't knows)



# TRENDS: Satisfaction with Economic Development

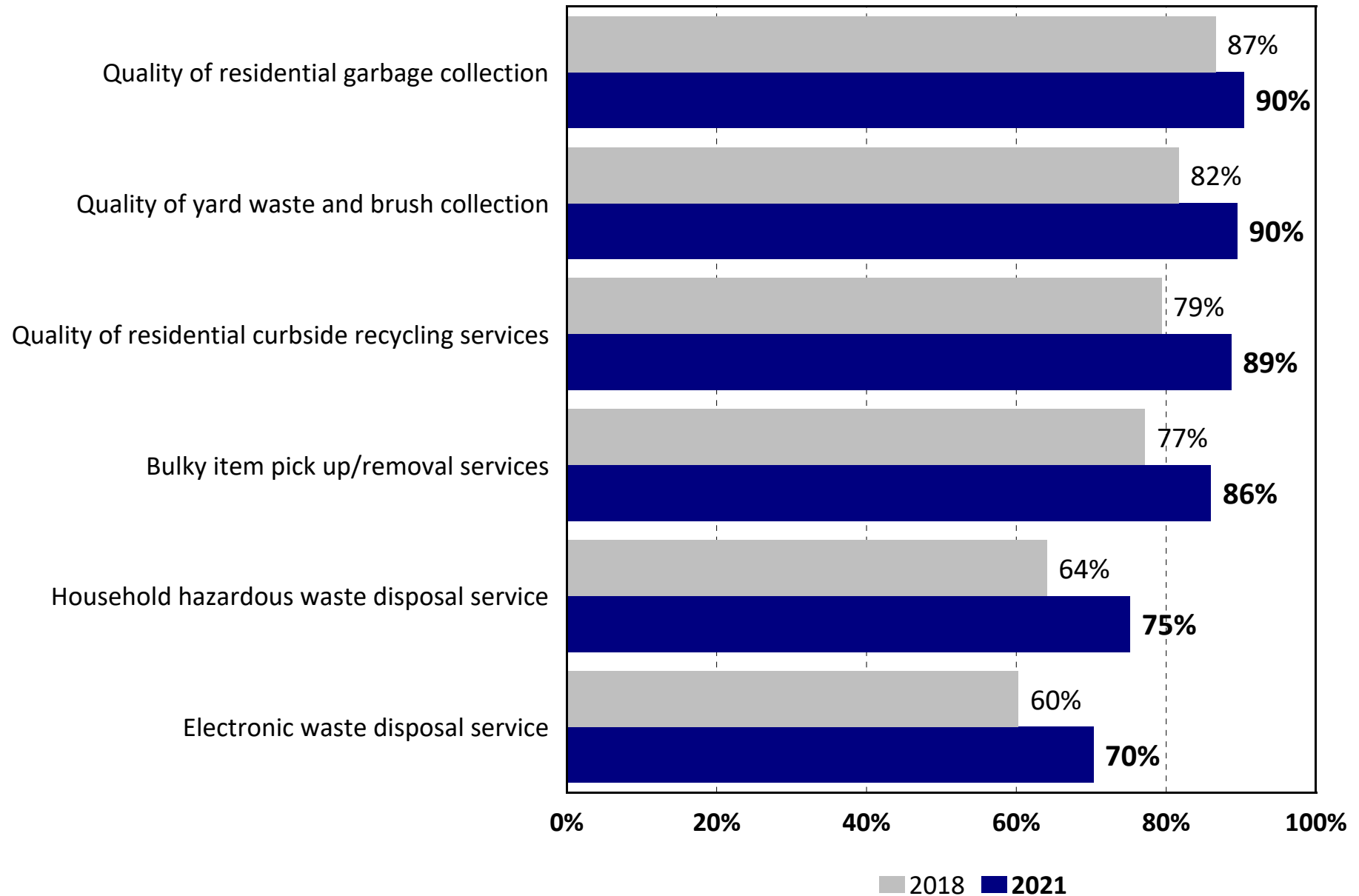
by percentage of respondents who rated the item as a 4 or 5 on a 5-point scale (excluding don't knows)





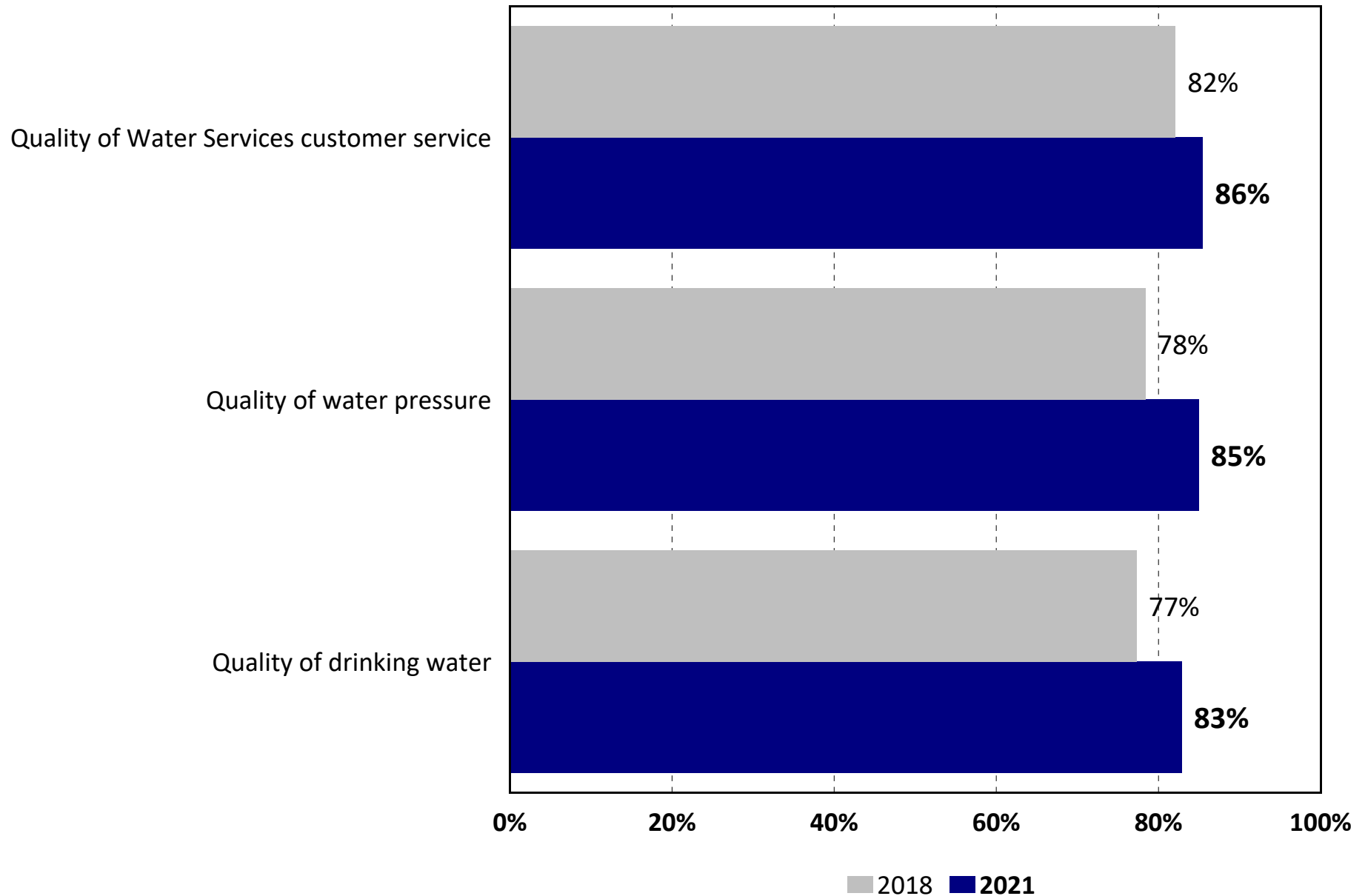
# TRENDS: Satisfaction with Solid Waste Services

by percentage of respondents who rated the item as a 4 or 5 on a 5-point scale (excluding don't knows)



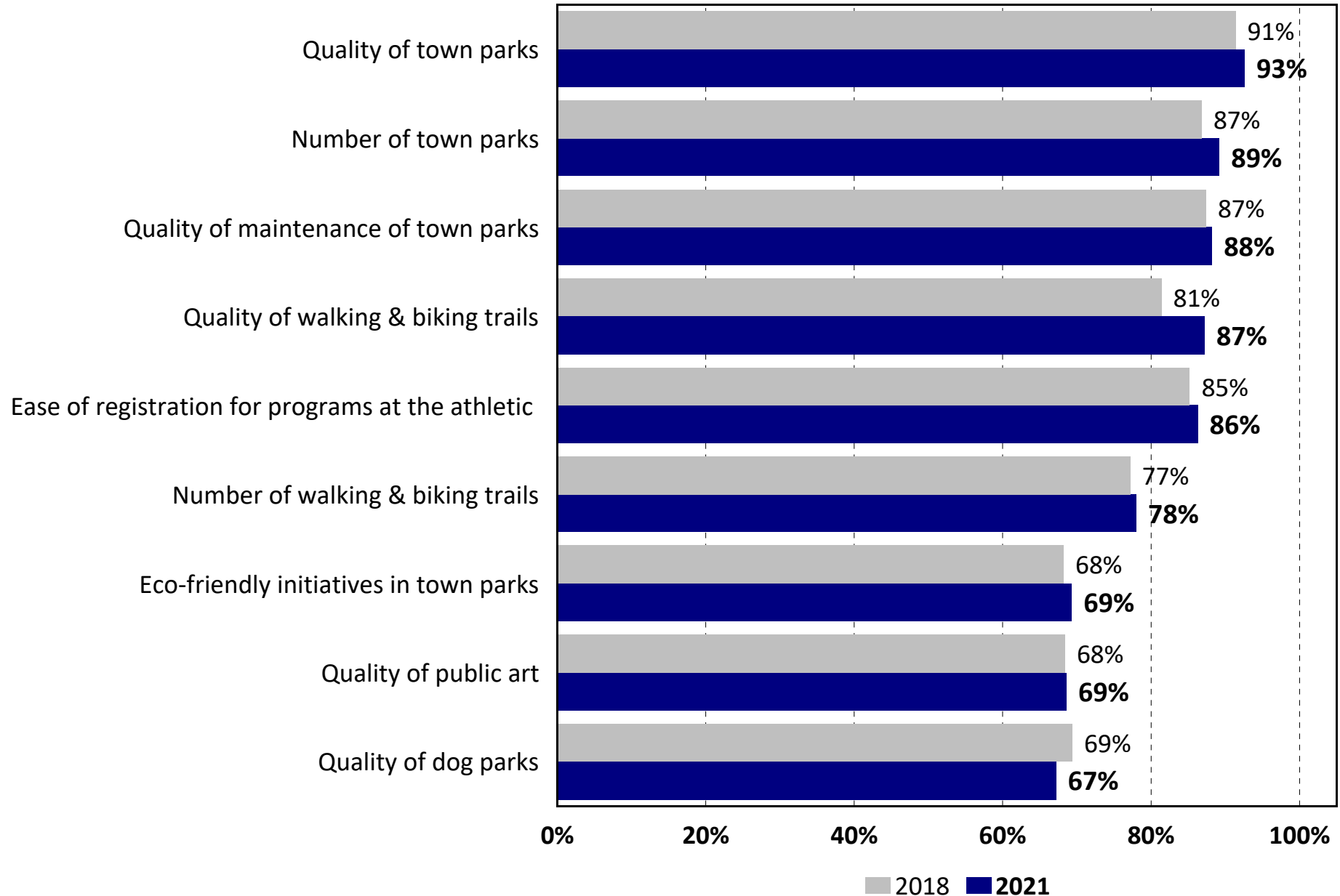
## TRENDS: Satisfaction with Water Services

by percentage of respondents who rated the item as a 4 or 5 on a 5-point scale (excluding don't knows)



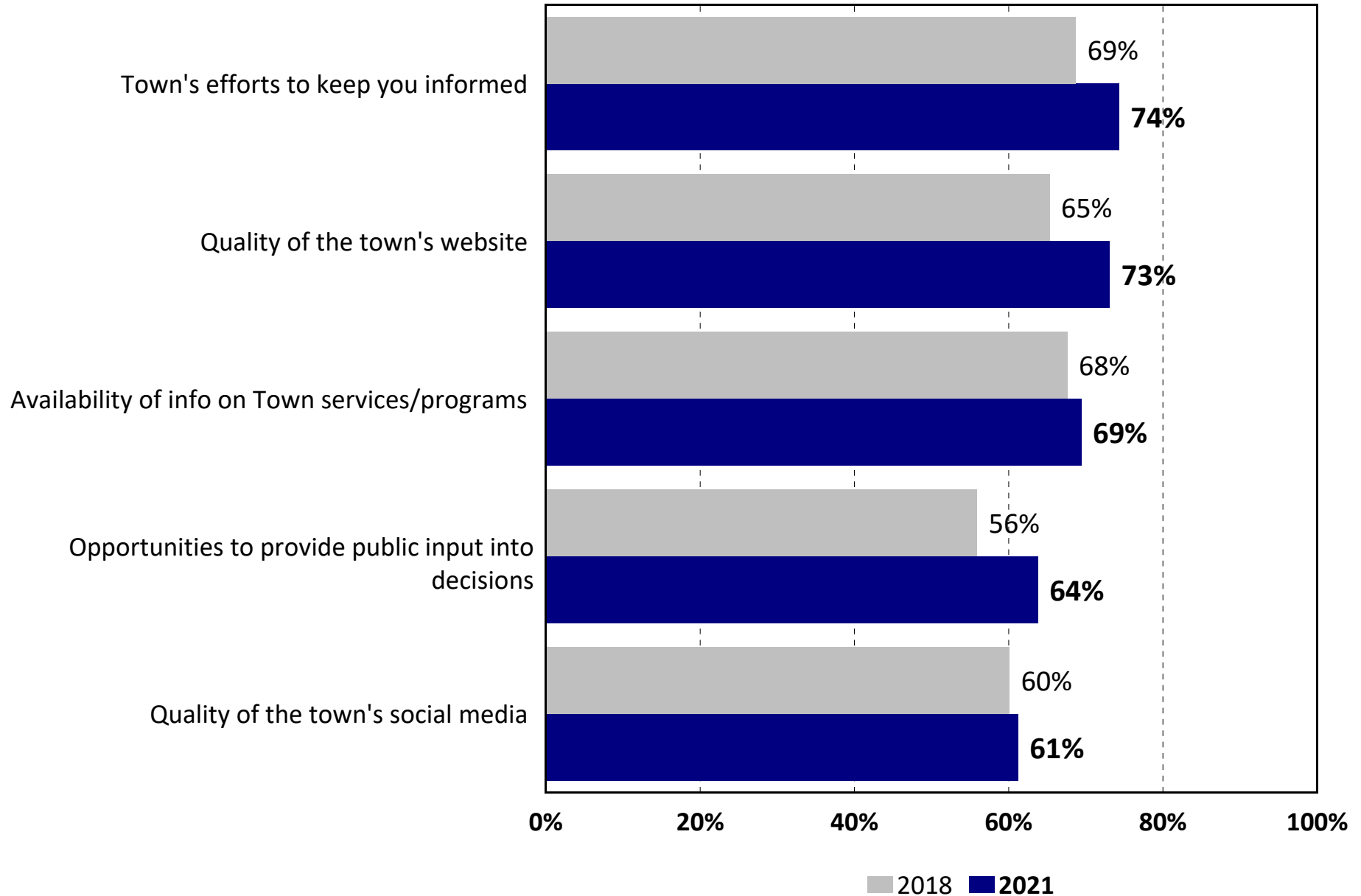
# TRENDS: Satisfaction with Parks and Recreation

by percentage of respondents who rated the item as a 4 or 5 on a 5-point scale (excluding don't knows)



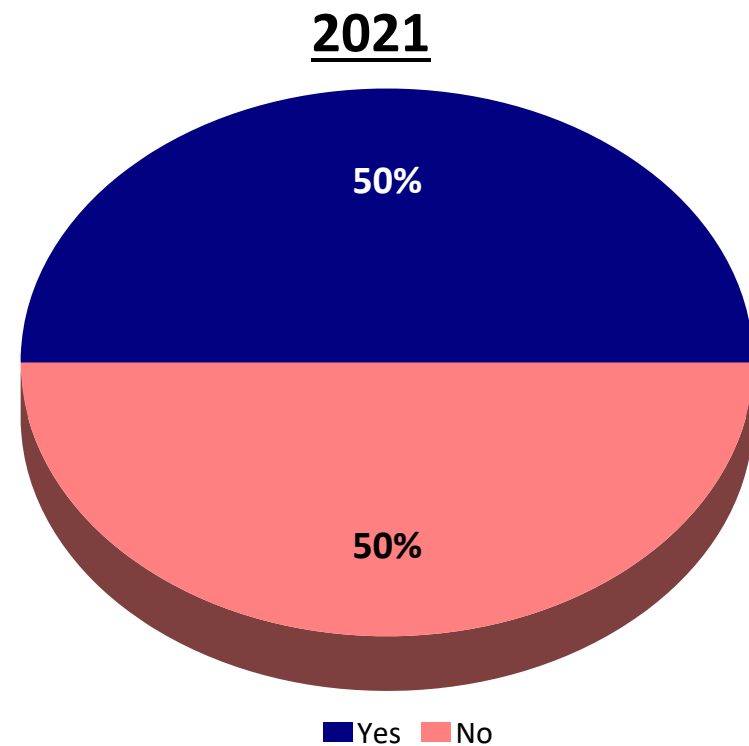
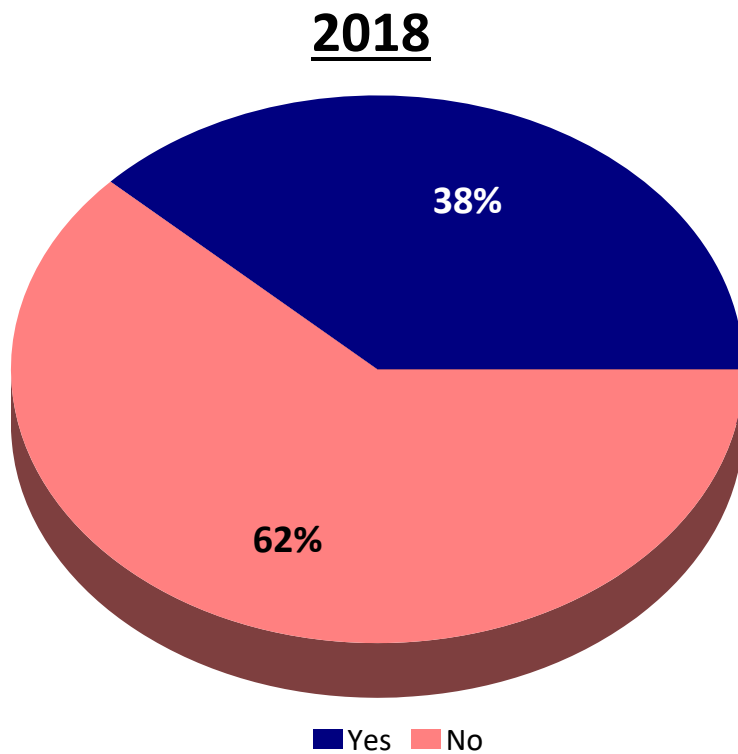
## TRENDS: Satisfaction with Communication

by percentage of respondents who rated the item as a 4 or 5 on a 5-point scale (excluding don't knows)



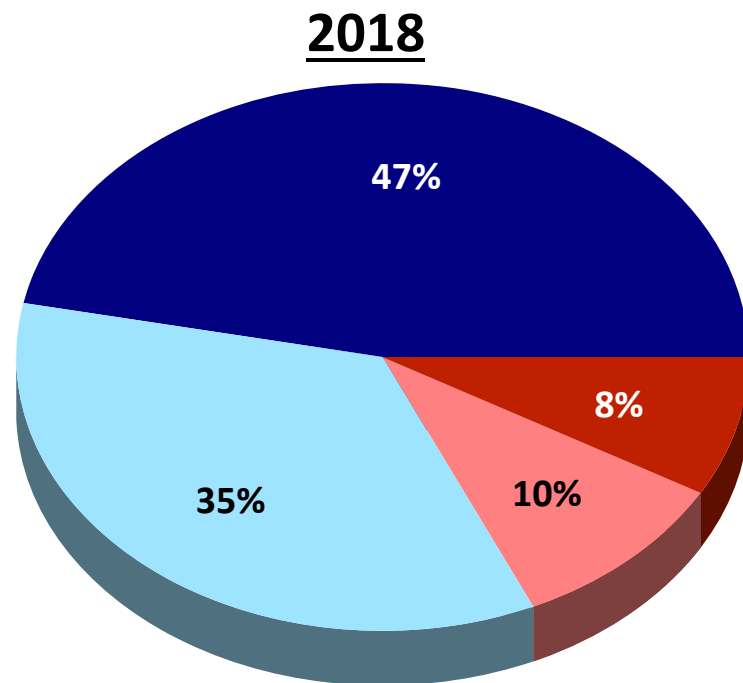
## Q16. Have you called or visited the Town with a question, problem, or complaint during the past year?

by percentage of respondents

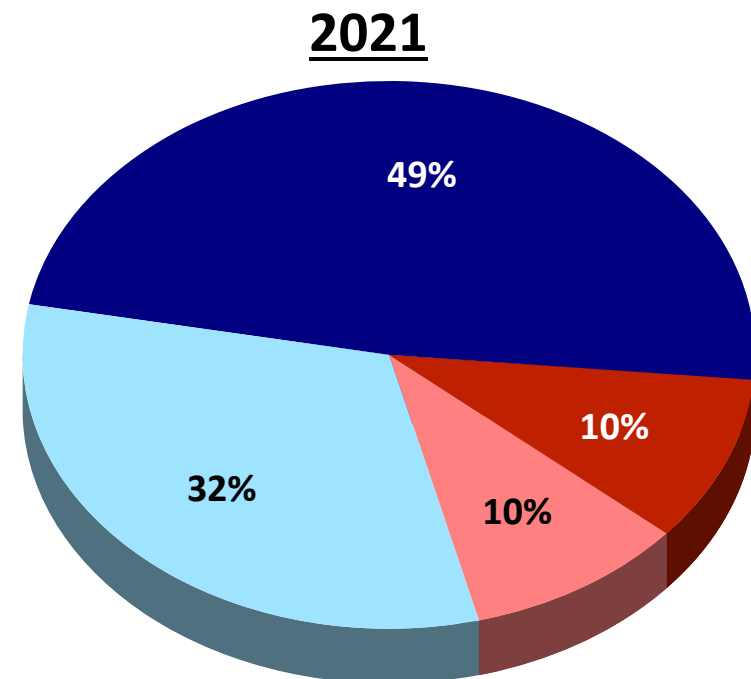


## Q16a. How easy or difficult was it to address your issue?

by percentage of respondents that have called or visited the town during the past year



Very Easy   Somewhat Easy  
Difficult   Very Difficult



Very Easy   Somewhat Easy  
Difficult   Very Difficult



# 4

## Benchmarking Analysis

# Benchmarking Analysis



## Overview

ETC Institute's *DirectionFinder*® program was originally developed in 1999 to help community leaders use statistically valid community survey data as a tool for making better decisions. Since November 1999, the survey has been administered in more than 1,000 cities and counties in 49 states. Most participating communities conduct the survey on an annual or biennial basis.

This report contains benchmarking data from two sources: (1) a national survey that was administered by ETC Institute during January and February of 2022 to a random sample of over 9,000 U.S. residents in all 50 states and (2) a regional survey that was administered by ETC Institute during January and February of 2022 to a random sample of nearly 800 residents living in the state of Texas.

The charts on the following pages show how the results for the Town of Addison compare to the U.S. average and the Texas average. The blue bar shows the results for Addison, the red bar shows the Texas average, and the gray bar shows the U.S. average.

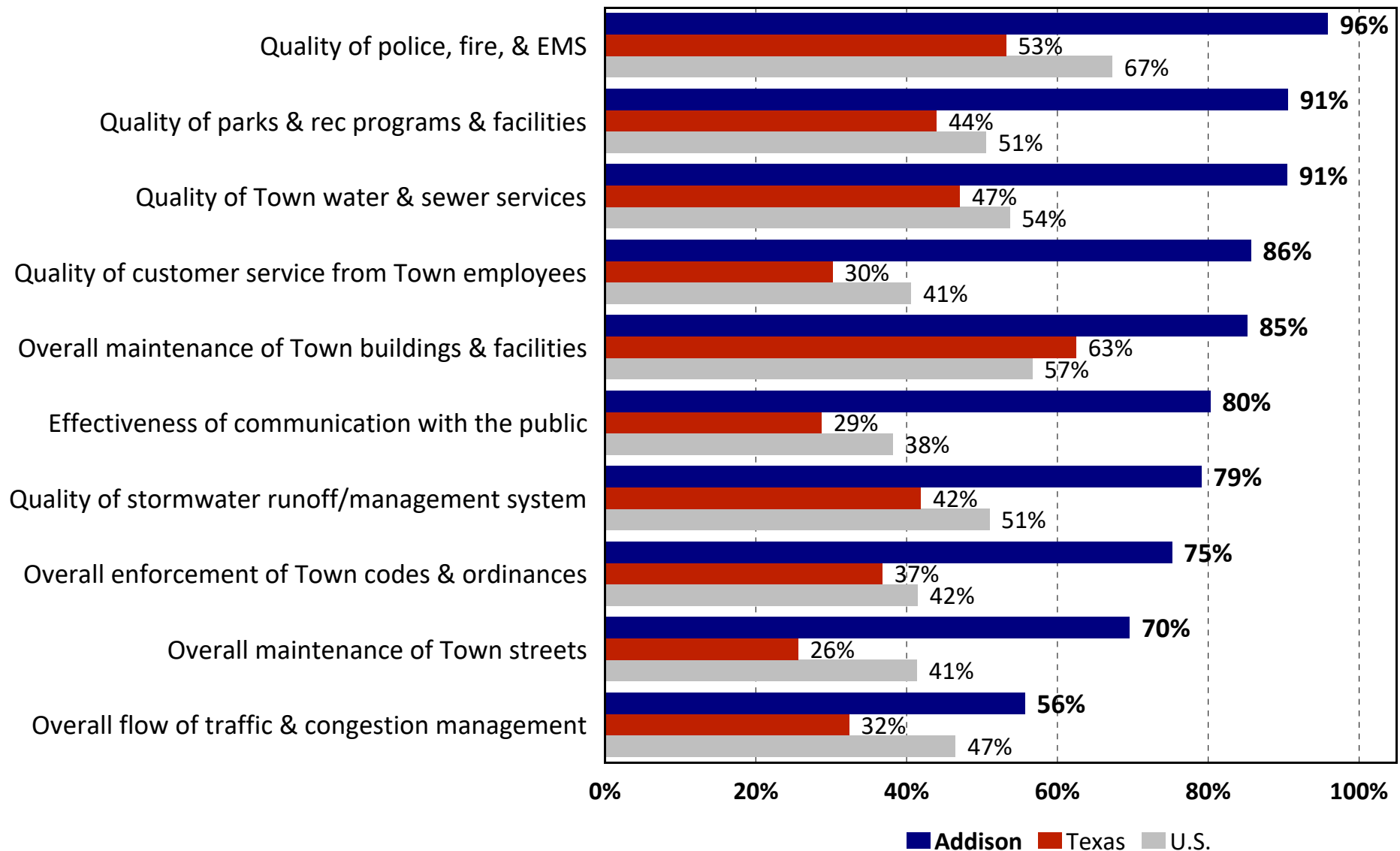
# National Benchmarks

**Note: The benchmarking data contained in this report is protected intellectual property. Any reproduction of the benchmarking information in this report by persons or organizations not directly affiliated with Addison, Texas is not authorized without written consent from ETC Institute.**

# Satisfaction with Major Categories of Town Services

## Addison vs. Texas vs. the U.S.

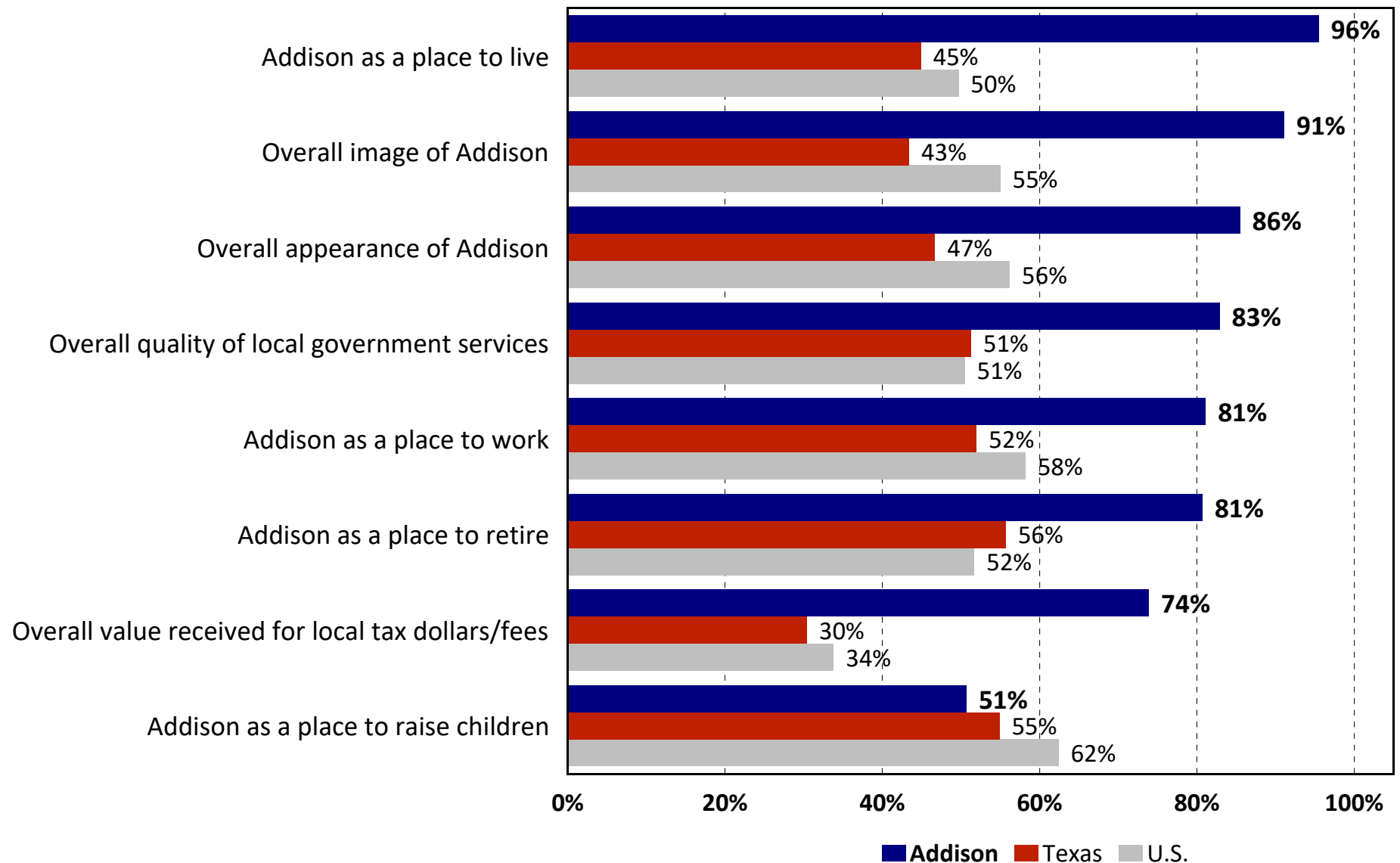
by percentage of respondents who rated the item 4 or 5 on a 5-point scale  
where 5 was "very satisfied" and 1 was "very dissatisfied" (excluding don't knows)



# Satisfaction with Perceptions of the Town

## Addison vs. Texas vs. the U.S.

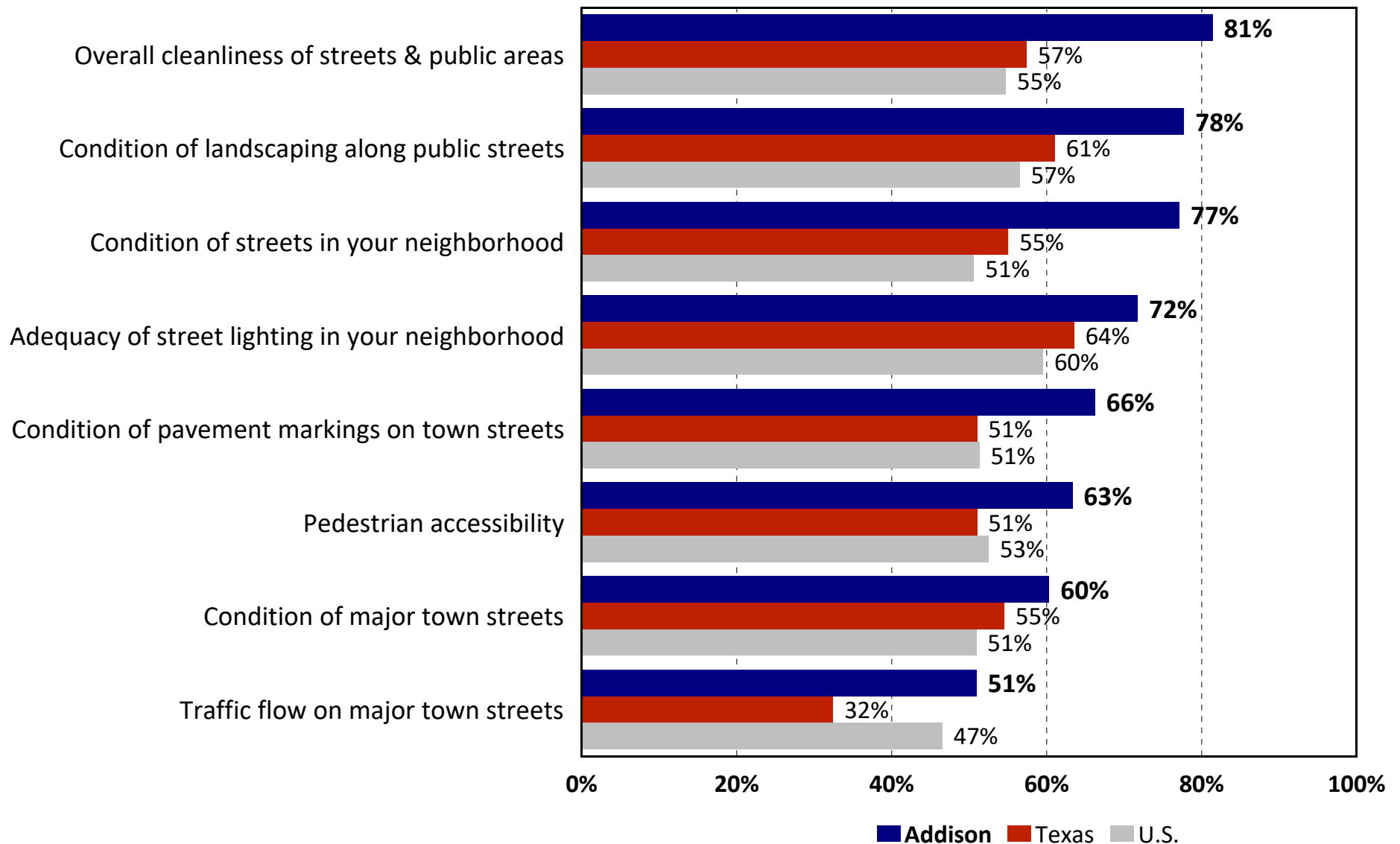
by percentage of respondents who rated the item 4 or 5 on a 5-point scale  
where 5 was "very satisfied" and 1 was "very dissatisfied" (excluding don't knows)



# Satisfaction with Infrastructure

## Addison vs. Texas vs. the U.S.

by percentage of respondents who rated the item 4 or 5 on a 5-point scale  
where 5 was "very satisfied" and 1 was "very dissatisfied" (excluding don't knows)

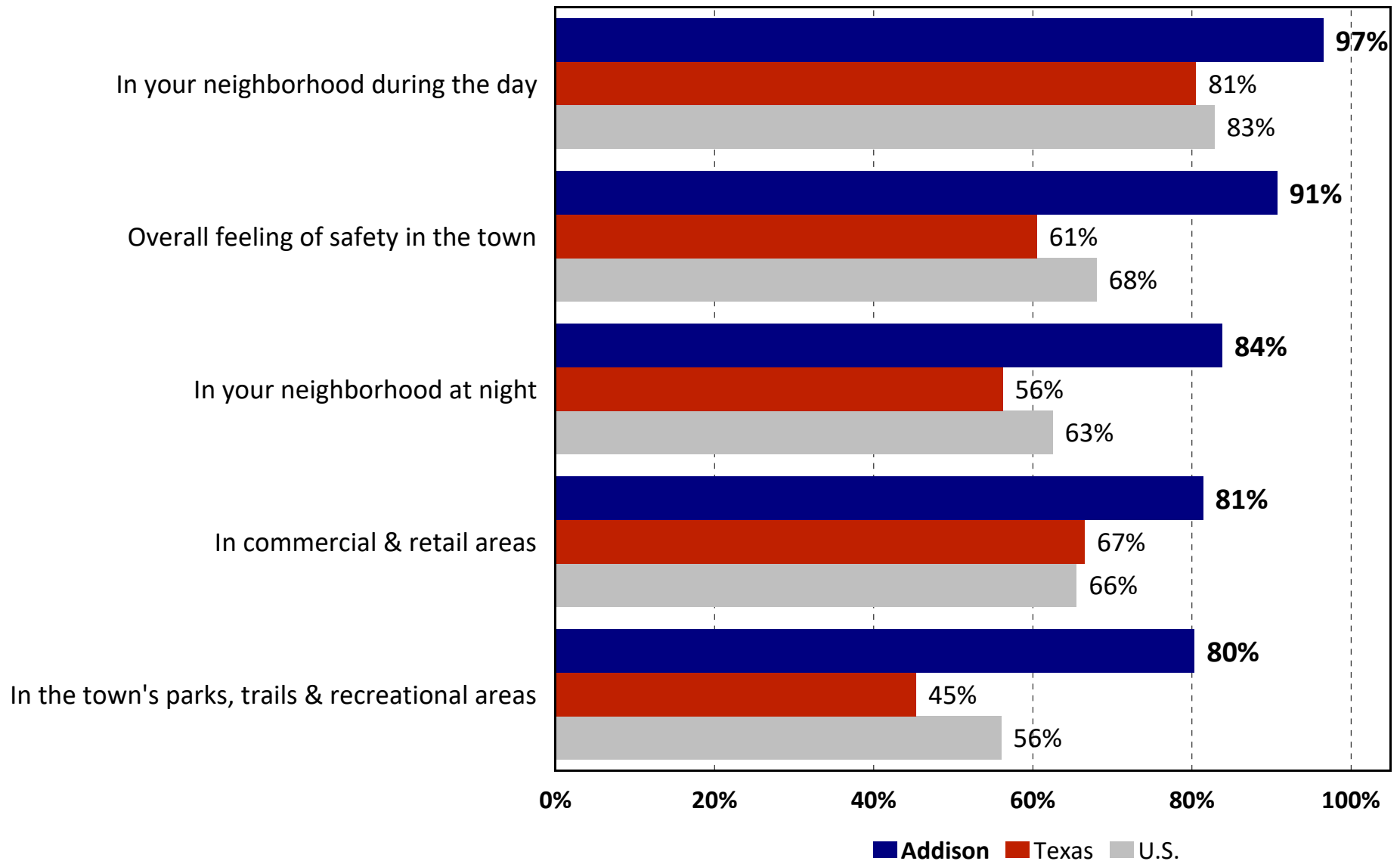




# Feeling of Safety in Various Situations

## Addison vs. Texas vs. the U.S.

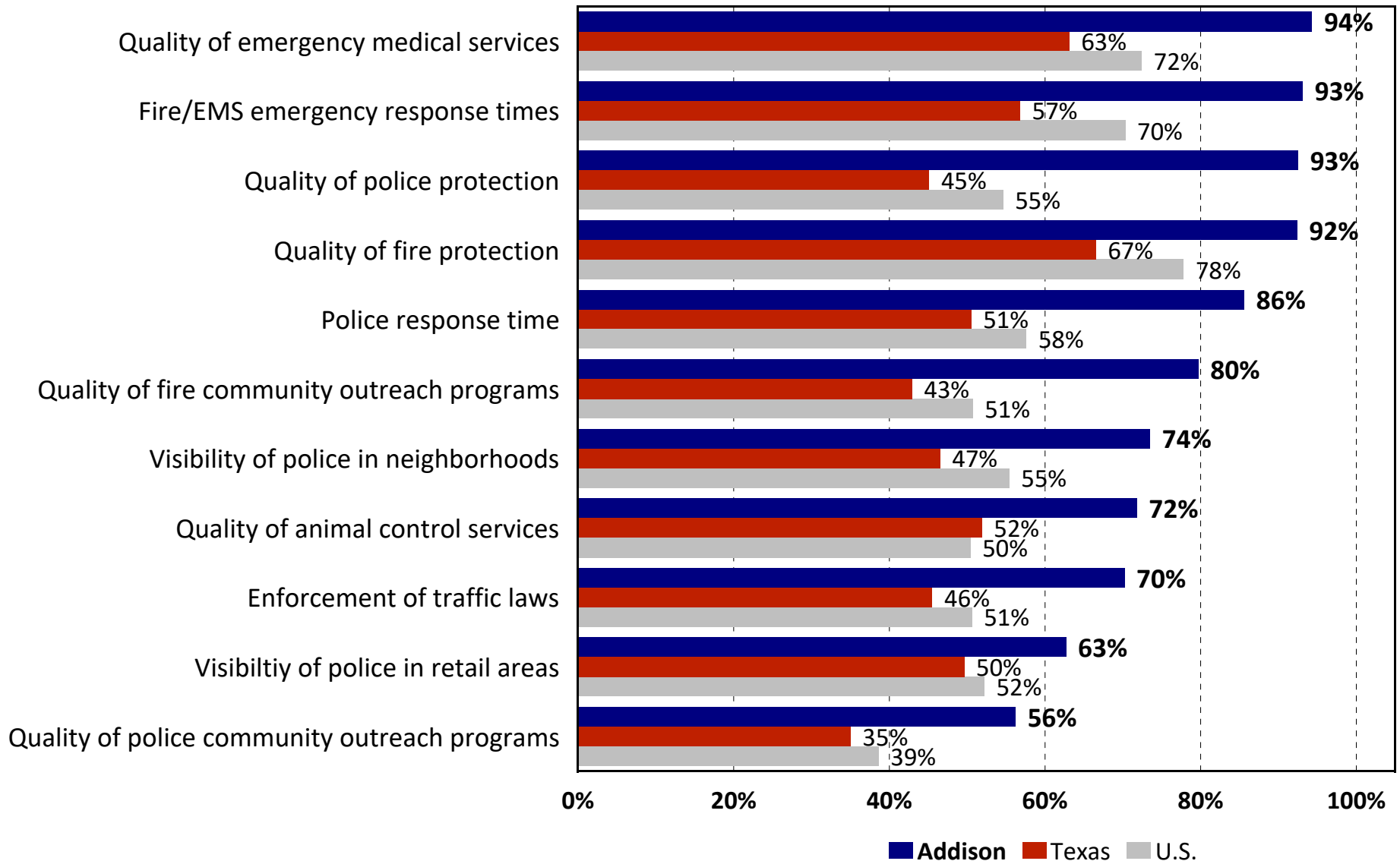
by percentage of respondents who rated the item 4 or 5 on a 5-point scale where 5 was "very safe" and 1 was "very unsafe" (excluding don't knows)



# Satisfaction with Public Safety

## Addison vs. Texas vs. the U.S.

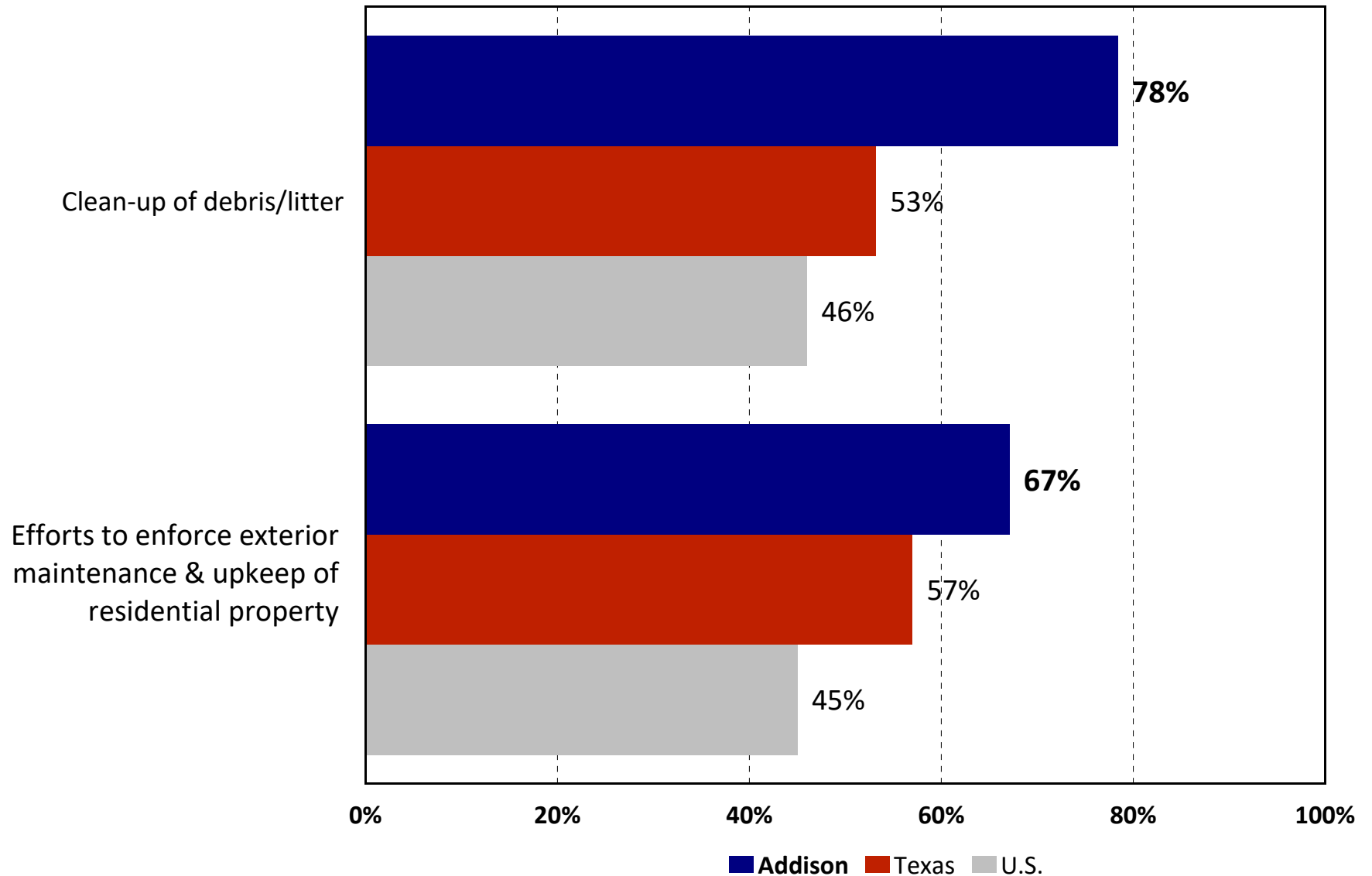
by percentage of respondents who rated the item 4 or 5 on a 5-point scale  
where 5 was "very satisfied" and 1 was "very dissatisfied" (excluding don't knows)



# Satisfaction with Code Enforcement

## Addison vs. Texas vs. the U.S.

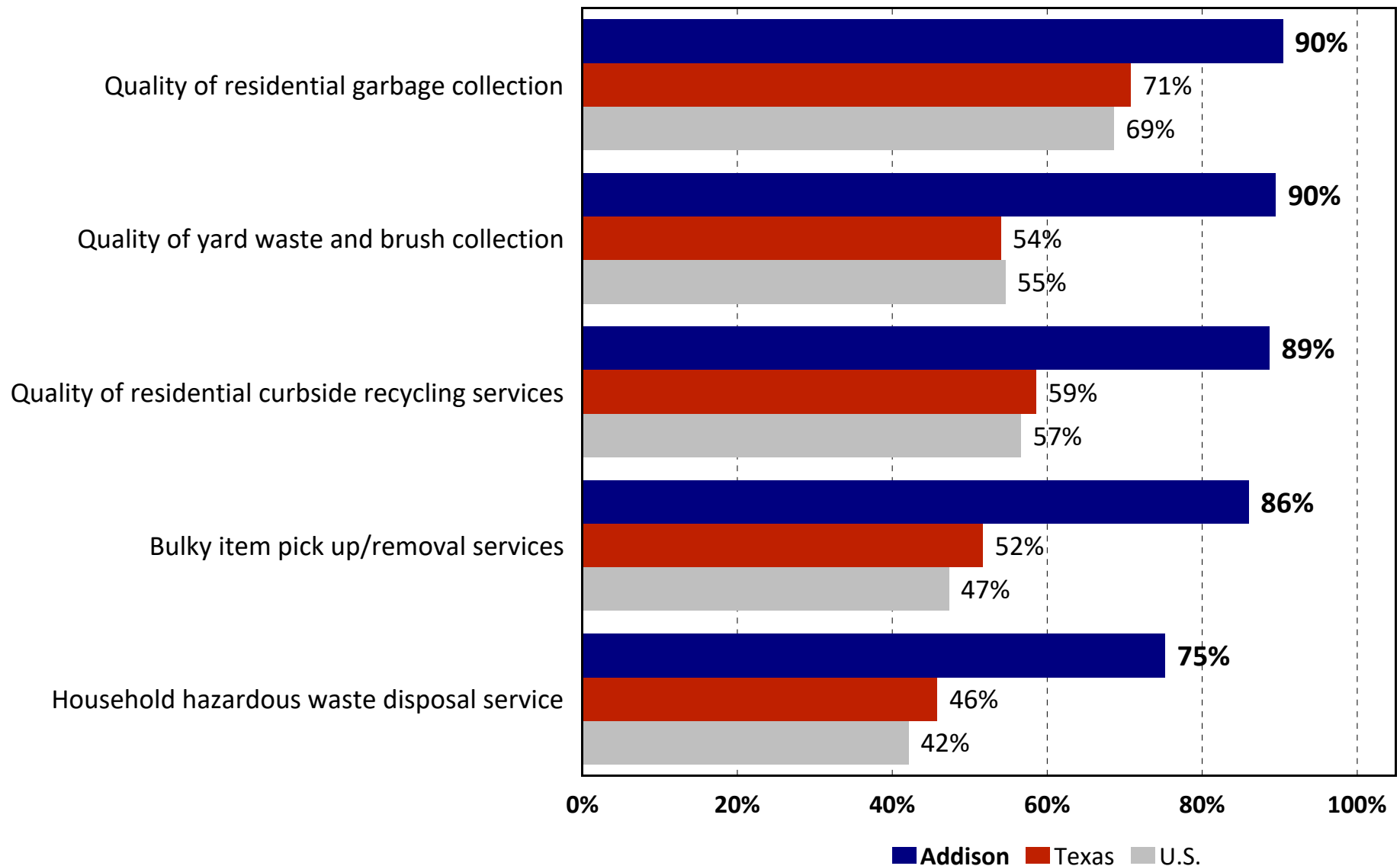
by percentage of respondents who rated the item 4 or 5 on a 5-point scale  
where 5 was "very satisfied" and 1 was "very dissatisfied" (excluding don't knows)



# Satisfaction with Solid Waste

## Addison vs. Texas vs. the U.S.

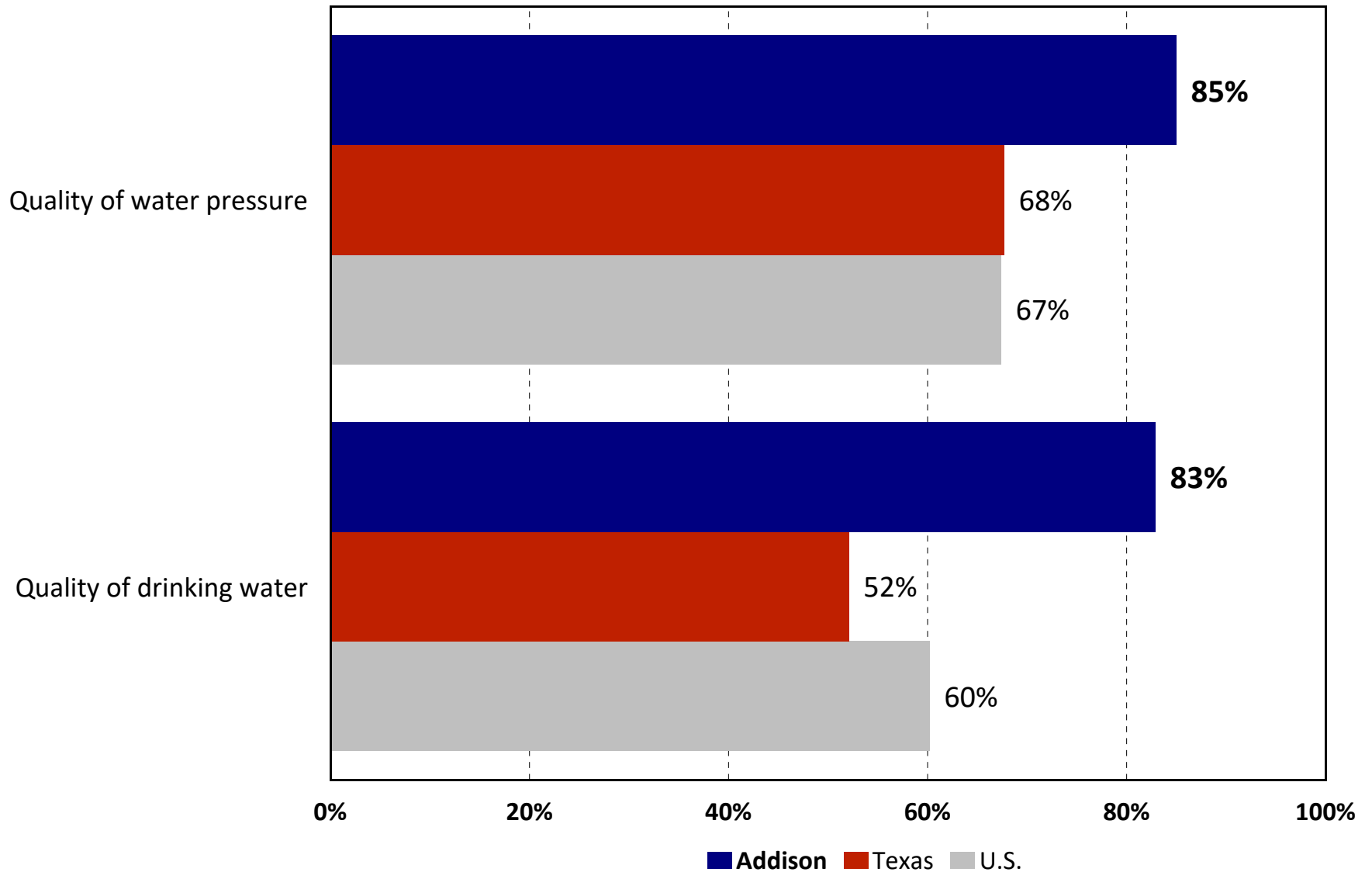
by percentage of respondents who rated the item 4 or 5 on a 5-point scale  
where 5 was "very satisfied" and 1 was "very dissatisfied" (excluding don't knows)



# Satisfaction with Water Services

## Addison vs. Texas vs. the U.S.

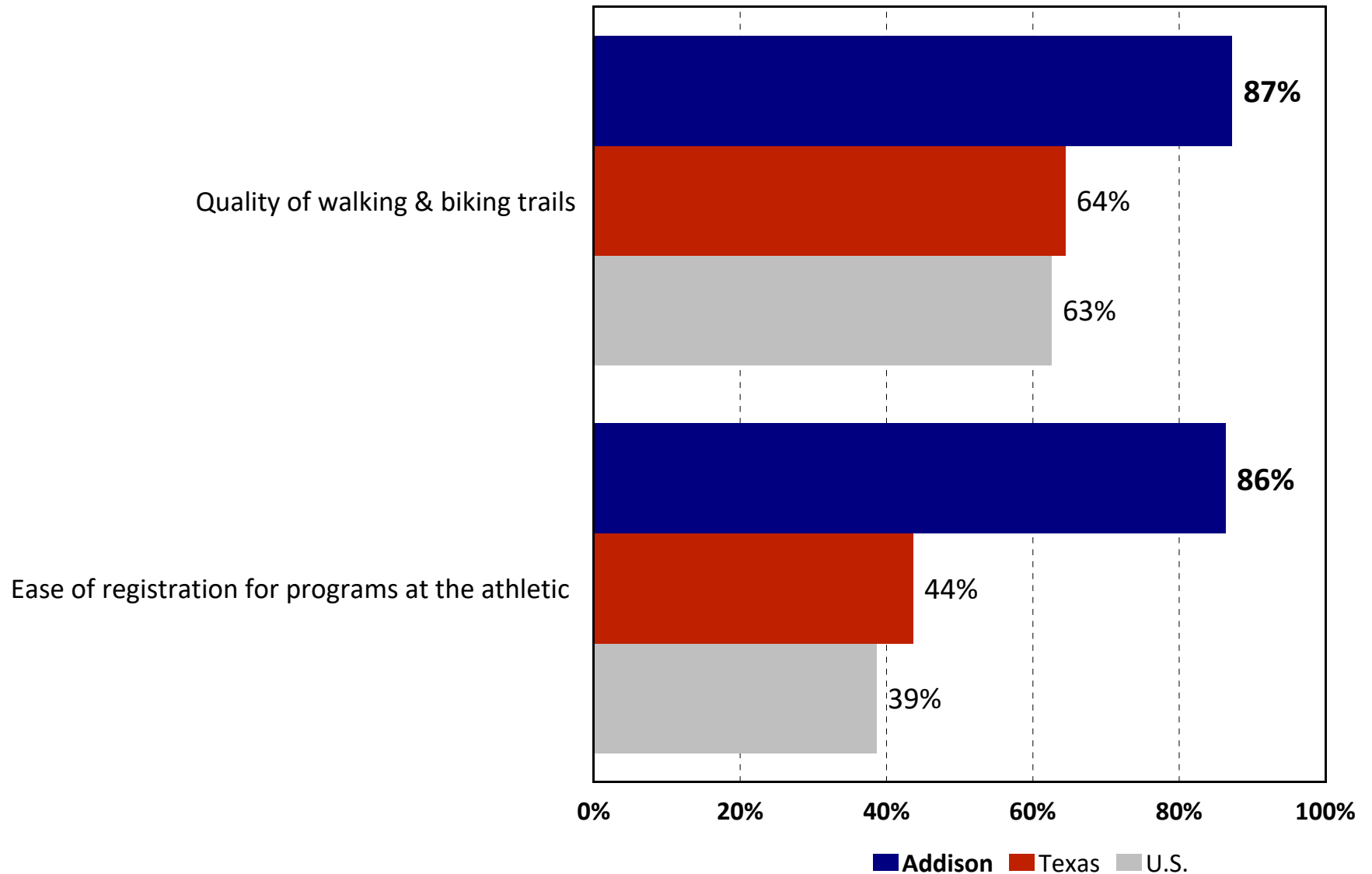
by percentage of respondents who rated the item 4 or 5 on a 5-point scale  
where 5 was "very satisfied" and 1 was "very dissatisfied" (excluding don't knows)



# Satisfaction with Parks and Recreation

## Addison vs. Texas vs. the U.S.

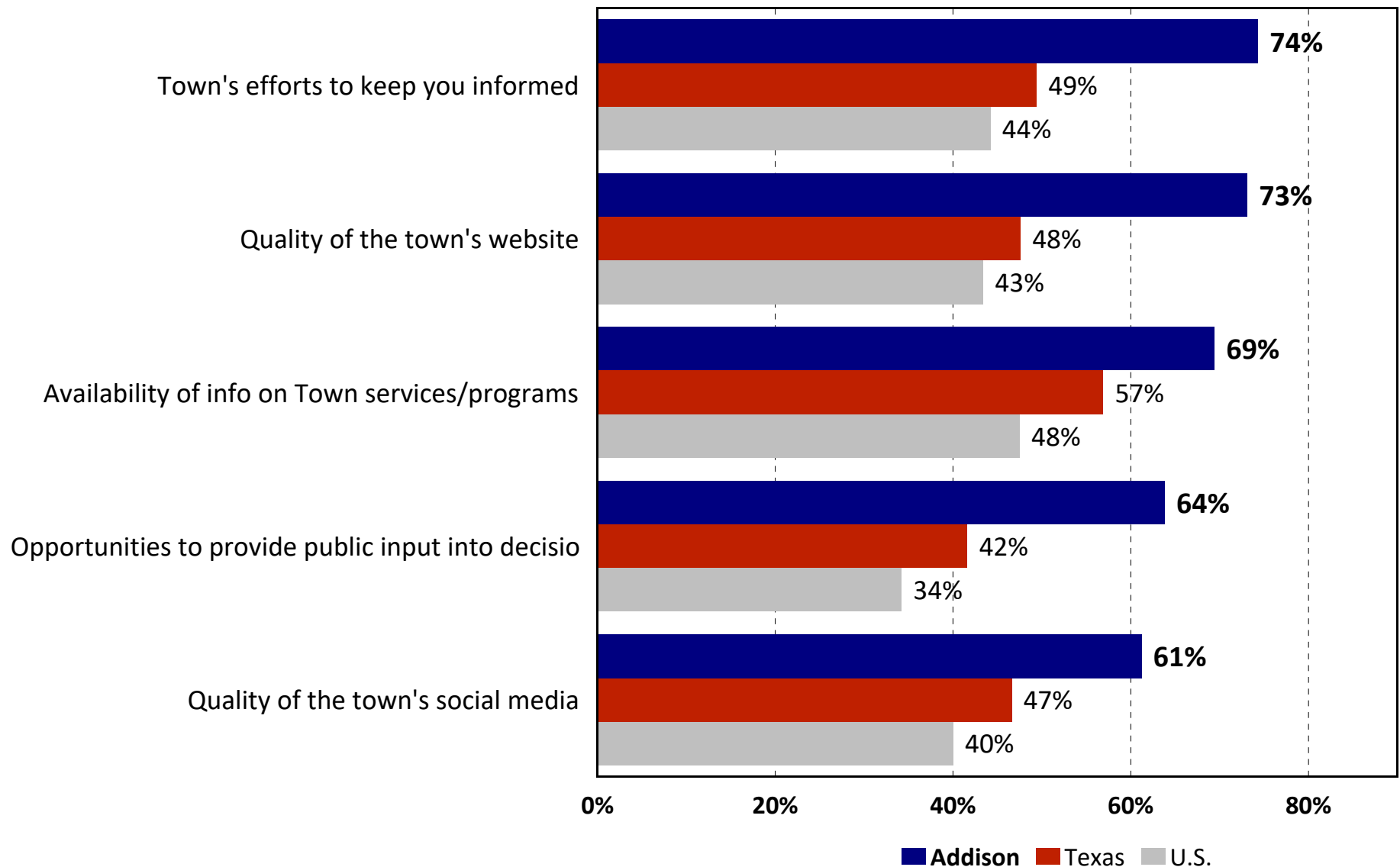
by percentage of respondents who rated the item 4 or 5 on a 5-point scale  
where 5 was "very satisfied" and 1 was "very dissatisfied" (excluding don't knows)



# Satisfaction with Communication

## Addison vs. Texas vs. the U.S.

by percentage of respondents who rated the item 4 or 5 on a 5-point scale  
where 5 was "very satisfied" and 1 was "very dissatisfied" (excluding don't knows)





A graphic for section 5. It features a large white circle with a dark blue outline containing the number '5'. To the right of the circle is a dark blue horizontal bar. The text 'Importance-Satisfaction Analysis' is written in white, bold, sans-serif font across the bar, with 'Importance-Satisfaction' on the top line and 'Analysis' on the bottom line.

# **5** Importance-Satisfaction Analysis

# Importance-Satisfaction Analysis



## Overview

Today, community leaders have limited resources which need to be targeted to activities that are of the most benefit to their residents. Two of the most important criteria for decision making are (1) to target resources toward services of the highest importance to residents; and (2) to target resources toward those services where residents are the least satisfied.

The Importance-Satisfaction (I-S) rating is a unique tool that allows public officials to better understand both of these highly important decision-making criteria for each of the services they are providing. The Importance-Satisfaction (I-S) rating is based on the concept that public agencies will maximize overall customer satisfaction by emphasizing improvements in those areas where the level of satisfaction is relatively low, and the perceived importance of the service is relatively high.

The rating is calculated by summing the percentage of responses for items selected as the first, second, and third most important services for the Town to provide. The sum is then multiplied by 1 minus the percentage of respondents who indicated they were positively satisfied with the Town's performance in the related area (the sum of the ratings of 4 and 5 on a 5-point scale excluding "Don't Know" responses). "Don't Know" responses are excluded from the calculation to ensure the satisfaction ratings among service categories are comparable.

$$\text{I-S Rating} = \text{Importance} \times (1 - \text{Satisfaction})$$

## Example of the Calculation

Respondents were asked to identify the major Town services that should receive the most emphasis over the next two years. Nearly sixty percent (59.1%) of households selected "*Overall Maintenance of Town Streets*" as one of the most important services for the Town to emphasize.

With regard to satisfaction, 69.6% of respondents surveyed rated "*Overall Maintenance of Town Streets*" as a "4" or "5" on a 5-point scale (where "5" means "Very Satisfied") excluding "Don't Know" responses. The I-S rating was calculated by multiplying the sum of the most important percentages by one minus the sum of the satisfaction percentages. In this example, 59.1% was multiplied by 30.4% (1-0.696). This calculation yielded an I-S rating of 0.1797, which ranked second out of eleven categories of major Town services analyzed.

The maximum rating is 1.00 and would be achieved when 100% of the respondents select an item as one of their top three choices of importance and 0% indicate they are positively satisfied with the delivery of the service.

The lowest rating is 0.00 and could be achieved under either of the following two situations:

- If 100% of the respondents were positively satisfied with the delivery of the service
- If none (0%) of the respondents selected the service as one of the three most important areas.

### **Interpreting the Ratings**

Ratings that are greater than or equal to 0.20 identify areas that should receive significantly more emphasis over the next two years. Ratings from 0.10 to 0.20 identify service areas that should receive increased emphasis. Ratings less than 0.10 should continue to receive the current level of emphasis.

- Definitely Increase Emphasis (I-S > 0.20)
- Increase Current Emphasis (I-S = 0.10 - 0.20)
- Maintain Current Emphasis (I-S < 0.10)

Tables showing the results for the Town of Addison are provided on the following pages.

## Importance-Satisfaction Rating

### 2021 Town of Addison

### MAJOR CATEGORIES OF TOWN SERVICES

Category of Service	Most Important %	Most Important Rank	Satisfaction %	Satisfaction Rank	Importance-Satisfaction Rating	I-S Rating Rank
<b><u>Very High Priority (IS &gt; .20)</u></b>						
Overall flow of traffic & congestion management	54%	2	56%	11	0.2379	<b>1</b>
<b><u>High Priority (IS .10-.20)</u></b>						
Overall maintenance of Town streets	59%	1	70%	10	0.1797	<b>2</b>
<b><u>Medium Priority (IS &lt;.10)</u></b>						
Overall enforcement of Town codes & ordinances	20%	5	75%	8	0.0506	<b>3</b>
Opportunities for community engagement - volunteer prgms	11%	10	71%	9	0.0322	<b>4</b>
Quality of parks & rec programs & facilities	33%	4	91%	2	0.0314	<b>5</b>
Effectiveness of communication with the public	16%	6	80%	6	0.0309	<b>6</b>
Quality of stormwater runoff/management system	12%	8	79%	7	0.0249	<b>7</b>
Overall maintenance of Town buildings & facilities	11%	9	85%	5	0.0166	<b>8</b>
Quality of police, fire, & EMS	39%	3	96%	1	0.0158	<b>9</b>
Quality of Town water & sewer services	13%	7	91%	3	0.0124	<b>10</b>
Quality of customer service from Town employees	6%	11	86%	4	0.0082	<b>11</b>

**Note:** The I-S Rating is calculated by multiplying the "Most Important" % by (1-'Satisfaction' %)

**Most Important %:**

The "Most Important" percentage represents the sum of the first, second, third and fourth most important responses for each item. Respondents were asked to identify the items they thought were the most important for the City to emphasize over the next two years.

**Satisfaction %:**

The "Satisfaction" percentage represents the sum of the ratings "4" and "5" excluding 'don't knows.' Respondents ranked their level of satisfaction with the each of the items on a scale of 1 to 5 with "5" being very satisfied and "1" being very dissatisfied.

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## Importance-Satisfaction Rating

### 2021 Town of Addison

### INFRASTRUCTURE

Category of Service	Most Important %	Most Important Rank	Satisfaction %	Satisfaction Rank	Importance-Satisfaction Rating	I-S Rating Rank
<b><u>High Priority (IS .10-.20)</u></b>						
Traffic flow on major town streets	38%	2	51%	10	0.1876	1
Condition of major town streets	39%	1	60%	8	0.1536	2
<b><u>Medium Priority (IS &lt;.10)</u></b>						
Timing of traffic signals on town streets	20%	3	59%	9	0.0836	3
Pedestrian accessibility	17%	4	63%	7	0.0631	4
Condition of pavement markings on town streets	7%	10	66%	6	0.0243	5
Appearance/condition of medians & public areas	11%	7	71%	5	0.0316	6
Adequacy of street lighting in your neighborhood	15%	6	72%	4	0.0416	7
Condition of streets in your neighborhood	16%	5	77%	3	0.0371	8
Condition of landscaping along public streets	10%	8	78%	2	0.0227	9
Overall cleanliness of streets & public areas	10%	9	81%	1	0.0177	10

**Note:** The I-S Rating is calculated by multiplying the "Most Important" % by (1-'Satisfaction' %)

**Most Important %:**

The "Most Important" percentage represents the sum of the first, second, third and fourth most important responses for each item. Respondents were asked to identify the items they thought were the most important for the City to emphasize over the next two years.

**Satisfaction %:**

The "Satisfaction" percentage represents the sum of the ratings "4" and "5" excluding 'don't knows.' Respondents ranked their level of satisfaction with the each of the items on a scale of 1 to 5 with "5" being very satisfied and "1" being very dissatisfied.

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## Importance-Satisfaction Rating

### 2021 Town of Addison

### PUBLIC SAFETY

Category of Service	Most Important %	Most Important Rank	Satisfaction %	Satisfaction Rank	Importance-Satisfaction Rating	I-S Rating Rank
<b><u>High Priority (IS .10-.20)</u></b>						
Visibility of police in neighborhoods	40%	1	74%	7	0.1049	1
<b><u>Medium Priority (IS &lt;.10)</u></b>						
Visibiltiy of police in retail areas	25%	2	63%	11	0.0933	2
Quality of police community outreach programs	10%	7	56%	13	0.0425	3
Communication w/ the public via social media	9%	8	61%	12	0.0361	4
Enforcement of traffic laws	12%	4	70%	9	0.0343	5
Quality of animal control services	8%	9	72%	8	0.0226	6
Quality of fire community outreach programs	10%	6	80%	6	0.0201	7
Quality of police protection	24%	3	93%	3	0.0176	8
Police response time	7%	10	86%	5	0.0104	9
Quality of fire protection	10%	5	92%	4	0.0078	10
Fire/EMS emergency response times	7%	11	93%	2	0.0045	11
Quality & accessibility of municipal court services	1%	13	66%	10	0.0034	12
Quality of emergency medical services	4%	12	94%	1	0.0024	13

**Note:** The I-S Rating is calculated by multiplying the "Most Important" % by (1-'Satisfaction' %)

**Most Important %:**

The "Most Important" percentage represents the sum of the first, second, third and fourth most important responses for each item. Respondents were asked to identify the items they thought were the most important for the City to emphasize over the next two years.

**Satisfaction %:**

The "Satisfaction" percentage represents the sum of the ratings "4" and "5" excluding 'don't knows.' Respondents ranked their level of satisfaction with the each of the items on a scale of 1 to 5 with "5" being very satisfied and "1" being very dissatisfied.

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# 6

## Tabular Data



**Q1. Town Services. Please rate your overall satisfaction with each of the following major categories of services provided by Addison using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied."**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisf- ied	Very dissatisfi- ed	Don't know
Q1-1. Overall quality of police, fire, & emergency medical services	73.8%	16.2%	3.2%	0.2%	0.2%	6.2%
Q1-2. Overall quality of Town parks & recreation programs & facilities	54.4%	34.4%	6.7%	1.7%	0.7%	2.0%
Q1-3. Overall maintenance of Town streets	36.2%	32.9%	17.2%	10.5%	2.5%	0.7%
Q1-4. Overall maintenance of Town buildings & facilities	42.6%	33.7%	11.2%	1.7%	0.2%	10.5%
Q1-5. Overall quality of Town water & sewer services	54.6%	33.2%	4.5%	3.5%	1.2%	3.0%
Q1-6. Overall enforcement of Town codes & ordinances	34.9%	29.9%	15.0%	3.2%	3.2%	13.7%
Q1-7. Overall quality of customer service you receive from Town employees	55.4%	22.2%	10.2%	1.7%	1.0%	9.5%
Q1-8. Overall effectiveness of Town communication with the public	43.6%	33.4%	15.0%	3.0%	1.0%	4.0%
Q1-9. Overall quality of Town's stormwater runoff/storm water management system	35.2%	31.7%	13.5%	3.5%	0.7%	15.5%
Q1-10. Overall flow of traffic & congestion management in Town	19.2%	35.9%	22.7%	15.7%	5.5%	1.0%
Q1-11. Opportunities for community engagement through volunteer programs (e.g., advocates, special events, park projects)	30.4%	24.4%	19.5%	2.2%	0.7%	22.7%

**WITHOUT DON'T KNOW**

**Q1. Town Services. Please rate your overall satisfaction with each of the following major categories of services provided by Addison using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied." (without "don't know")**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisfied	Very dissatisfied
Q1-1. Overall quality of police, fire, & emergency medical services	78.7%	17.3%	3.5%	0.3%	0.3%
Q1-2. Overall quality of Town parks & recreation programs & facilities	55.5%	35.1%	6.9%	1.8%	0.8%
Q1-3. Overall maintenance of Town streets	36.4%	33.2%	17.3%	10.6%	2.5%
Q1-4. Overall maintenance of Town buildings & facilities	47.6%	37.6%	12.5%	1.9%	0.3%
Q1-5. Overall quality of Town water & sewer services	56.3%	34.2%	4.6%	3.6%	1.3%
Q1-6. Overall enforcement of Town codes & ordinances	40.5%	34.7%	17.3%	3.8%	3.8%
Q1-7. Overall quality of customer service you receive from Town employees	61.2%	24.5%	11.3%	1.9%	1.1%
Q1-8. Overall effectiveness of Town communication with the public	45.5%	34.8%	15.6%	3.1%	1.0%
Q1-9. Overall quality of Town's stormwater runoff/storm water management system	41.6%	37.5%	15.9%	4.1%	0.9%
Q1-10. Overall flow of traffic & congestion management in Town	19.4%	36.3%	22.9%	15.9%	5.5%
Q1-11. Opportunities for community engagement through volunteer programs (e.g., advocates, special events, park projects)	39.4%	31.6%	25.2%	2.9%	1.0%

**Q2. Which THREE of the items listed in Question 1 do you think should receive the MOST EMPHASIS from Town leaders over the next TWO years?**

Q2. Top choice	Number	Percent
Overall quality of police, fire, & emergency medical services	96	23.9 %
Overall quality of Town parks & recreation programs & facilities	45	11.2 %
Overall maintenance of Town streets	90	22.4 %
Overall maintenance of Town buildings & facilities	8	2.0 %
Overall quality of Town water & sewer services	6	1.5 %
Overall enforcement of Town codes & ordinances	21	5.2 %
Overall quality of customer service you receive from Town employees	4	1.0 %
Overall effectiveness of Town communication with the public	12	3.0 %
Overall quality of Town's stormwater runoff/storm water management system	14	3.5 %
Overall flow of traffic & congestion management in Town	78	19.5 %
Opportunities for community engagement through volunteer programs (e.g., addvocates, special events, park projects)	5	1.2 %
None chosen	22	5.5 %
Total	401	100.0 %

**Q2. Which THREE of the items listed in Question 1 do you think should receive the MOST EMPHASIS from Town leaders over the next TWO years?**

Q2. 2nd choice	Number	Percent
Overall quality of police, fire, & emergency medical services	28	7.0 %
Overall quality of Town parks & recreation programs & facilities	48	12.0 %
Overall maintenance of Town streets	93	23.2 %
Overall maintenance of Town buildings & facilities	11	2.7 %
Overall quality of Town water & sewer services	24	6.0 %
Overall enforcement of Town codes & ordinances	25	6.2 %
Overall quality of customer service you receive from Town employees	12	3.0 %
Overall effectiveness of Town communication with the public	17	4.2 %
Overall quality of Town's stormwater runoff/storm water management system	15	3.7 %
Overall flow of traffic & congestion management in Town	85	21.2 %
Opportunities for community engagement through volunteer programs (e.g., addvocates, special events, park projects)	11	2.7 %
None chosen	32	8.0 %
Total	401	100.0 %

**Q2. Which THREE of the items listed in Question 1 do you think should receive the MOST EMPHASIS from Town leaders over the next TWO years?**

Q2. 3rd choice	Number	Percent
Overall quality of police, fire, & emergency medical services	31	7.7 %
Overall quality of Town parks & recreation programs & facilities	41	10.2 %
Overall maintenance of Town streets	54	13.5 %
Overall maintenance of Town buildings & facilities	26	6.5 %
Overall quality of Town water & sewer services	22	5.5 %
Overall enforcement of Town codes & ordinances	36	9.0 %
Overall quality of customer service you receive from Town employees	7	1.7 %
Overall effectiveness of Town communication with the public	34	8.5 %
Overall quality of Town's stormwater runoff/storm water management system	19	4.7 %
Overall flow of traffic & congestion management in Town	52	13.0 %
Opportunities for community engagement through volunteer programs (e.g., addvocates, special events, park projects)	29	7.2 %
None chosen	50	12.5 %
Total	401	100.0 %

**SUM OF TOP 3 CHOICES**

**Q2. Which THREE of the items listed in Question 1 do you think should receive the MOST EMPHASIS from Town leaders over the next TWO years? (top 3)**

Q2. Sum of Top 3 Choices	Number	Percent
Overall quality of police, fire, & emergency medical services	155	38.7 %
Overall quality of Town parks & recreation programs & facilities	134	33.4 %
Overall maintenance of Town streets	237	59.1 %
Overall maintenance of Town buildings & facilities	45	11.2 %
Overall quality of Town water & sewer services	52	13.0 %
Overall enforcement of Town codes & ordinances	82	20.4 %
Overall quality of customer service you receive from Town employees	23	5.7 %
Overall effectiveness of Town communication with the public	63	15.7 %
Overall quality of Town's stormwater runoff/storm water management system	48	12.0 %
Overall flow of traffic & congestion management in Town	215	53.6 %
Opportunities for community engagement through volunteer programs (e.g., addvocates, special events, park projects)	45	11.2 %
None chosen	22	5.5 %
Total	1121	

**Q3. Perceptions. Please rate your satisfaction with each of the following items that may influence your perception of Addison using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied."**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisf- ied	Very dissatisfi- ed	Don't know
Q3-1. Addison as a place to live	70.1%	24.4%	3.5%	0.7%	0.2%	1.0%
Q3-2. Addison as a place to raise children	20.0%	15.7%	29.7%	4.2%	0.7%	29.7%
Q3-3. Addison as a place to work	43.1%	20.9%	14.5%	0.0%	0.5%	20.9%
Q3-4. Addison as a place to retire	51.4%	21.7%	13.2%	2.5%	1.7%	9.5%
Q3-5. Overall image of Addison	55.6%	35.2%	5.7%	3.0%	0.2%	0.2%
Q3-6. Overall quality of life in Addison	60.8%	32.9%	4.0%	1.5%	0.0%	0.7%
Q3-7. Overall quality of local government services	47.1%	32.4%	12.2%	3.2%	1.0%	4.0%
Q3-8. Addison as an entertainment destination	43.6%	33.4%	15.2%	2.5%	0.7%	4.5%
Q3-9. Overall quality of event programming (e.g., Taste Addison, Kaboom Town, Oktoberfest)	55.6%	27.9%	9.7%	1.0%	0.7%	5.0%
Q3-10. Overall appearance of Addison	46.4%	38.9%	9.7%	4.2%	0.5%	0.2%
Q3-11. Overall value you receive for your local tax dollars & fees	34.2%	37.2%	17.7%	5.7%	1.7%	3.5%
Q3-12. Overall trust level in Town staff to wisely use Town resources	31.2%	31.9%	19.5%	7.7%	2.5%	7.2%
Q3-13. Overall level of satisfaction of Town's stewardship of financial resources	29.7%	30.2%	20.4%	7.5%	2.7%	9.5%

**WITHOUT DON'T KNOW**

**Q3. Perceptions. Please rate your satisfaction with each of the following items that may influence your perception of Addison using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied." (without "don't know")**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisfied	Very dissatisfied
Q3-1. Addison as a place to live	70.8%	24.7%	3.5%	0.8%	0.3%
Q3-2. Addison as a place to raise children	28.4%	22.3%	42.2%	6.0%	1.1%
Q3-3. Addison as a place to work	54.6%	26.5%	18.3%	0.0%	0.6%
Q3-4. Addison as a place to retire	56.7%	24.0%	14.6%	2.8%	1.9%
Q3-5. Overall image of Addison	55.8%	35.3%	5.8%	3.0%	0.3%
Q3-6. Overall quality of life in Addison	61.3%	33.2%	4.0%	1.5%	0.0%
Q3-7. Overall quality of local government services	49.1%	33.8%	12.7%	3.4%	1.0%
Q3-8. Addison as an entertainment destination	45.7%	35.0%	15.9%	2.6%	0.8%
Q3-9. Overall quality of event programming (e.g., Taste Addison, Kaboom Town, Oktoberfest)	58.5%	29.4%	10.2%	1.0%	0.8%
Q3-10. Overall appearance of Addison	46.5%	39.0%	9.8%	4.3%	0.5%
Q3-11. Overall value you receive for your local tax dollars & fees	35.4%	38.5%	18.3%	5.9%	1.8%
Q3-12. Overall trust level in Town staff to wisely use Town resources	33.6%	34.4%	21.0%	8.3%	2.7%
Q3-13. Overall level of satisfaction of Town's stewardship of financial resources	32.8%	33.3%	22.6%	8.3%	3.0%

**Q4. Infrastructure. Please rate your satisfaction with the following services provided by the Town using a scale of 1 to 5, where 5 means "Very Satisfied and 1 means "Very Dissatisfied."**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisf- ied	Very dissatisfi- ed	Don't know
Q4-1. Condition of major Town streets	17.5%	42.4%	18.2%	15.7%	5.5%	0.7%
Q4-2. Condition of streets in your neighborhood	33.7%	42.9%	12.0%	8.7%	2.0%	0.7%
Q4-3. Timing of traffic signals on Town streets	17.7%	40.1%	24.4%	13.5%	3.0%	1.2%
Q4-4. Traffic flow on major Town streets	12.7%	37.9%	26.4%	19.5%	3.0%	0.5%
Q4-5. Pedestrian accessibility (number/availability of sidewalks)	22.9%	37.7%	20.9%	11.5%	2.7%	4.2%
Q4-6. Appearance & condition of medians, rights-of-way, & public areas	29.2%	41.4%	19.7%	6.7%	2.0%	1.0%
Q4-7. Adequacy of street lighting in your neighborhood	30.9%	39.7%	15.7%	10.0%	2.2%	1.5%
Q4-8. Condition of pavement markings on Town streets	22.2%	41.9%	21.9%	8.5%	2.2%	3.2%
Q4-9. Overall cleanliness of streets & public areas	38.2%	42.9%	12.5%	5.2%	0.7%	0.5%
Q4-10. Condition of landscaping along public streets	37.4%	39.9%	14.5%	5.2%	2.5%	0.5%



**WITHOUT DON'T KNOW**

**Q4. Infrastructure. Please rate your satisfaction with the following services provided by the Town using a scale of 1 to 5, where 5 means "Very Satisfied and 1 means "Very Dissatisfied." (without "don't know")**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisfied	Very dissatisfied
Q4-1. Condition of major Town streets	17.6%	42.7%	18.3%	15.8%	5.5%
Q4-2. Condition of streets in your neighborhood	33.9%	43.2%	12.1%	8.8%	2.0%
Q4-3. Timing of traffic signals on Town streets	17.9%	40.7%	24.7%	13.6%	3.0%
Q4-4. Traffic flow on major Town streets	12.8%	38.1%	26.6%	19.5%	3.0%
Q4-5. Pedestrian accessibility (number/availability of sidewalks)	24.0%	39.3%	21.9%	12.0%	2.9%
Q4-6. Appearance & condition of medians, rights-of-way, & public areas	29.5%	41.8%	19.9%	6.8%	2.0%
Q4-7. Adequacy of street lighting in your neighborhood	31.4%	40.3%	15.9%	10.1%	2.3%
Q4-8. Condition of pavement markings on Town streets	22.9%	43.3%	22.7%	8.8%	2.3%
Q4-9. Overall cleanliness of streets & public areas	38.3%	43.1%	12.5%	5.3%	0.8%
Q4-10. Condition of landscaping along public streets	37.6%	40.1%	14.5%	5.3%	2.5%

**Q5. Which TWO of the items listed in Question 4 do you think should receive the MOST EMPHASIS from Town leaders over the next TWO years?**

<u>Q5. Top choice</u>	<u>Number</u>	<u>Percent</u>
Condition of major Town streets	121	30.2 %
Condition of streets in your neighborhood	25	6.2 %
Timing of traffic signals on Town streets	47	11.7 %
Traffic flow on major Town streets	70	17.5 %
Pedestrian accessibility (number/availability of sidewalks)	36	9.0 %
Appearance & condition of medians, rights-of-way, & public areas	12	3.0 %
Adequacy of street lighting in your neighborhood	23	5.7 %
Condition of pavement markings on Town streets	11	2.7 %
Overall cleanliness of streets & public areas	14	3.5 %
Condition of landscaping along public streets	15	3.7 %
None chosen	27	6.7 %
Total	401	100.0 %

**Q5. Which TWO of the items listed in Question 4 do you think should receive the MOST EMPHASIS from Town leaders over the next TWO years?**

<u>Q5. 2nd choice</u>	<u>Number</u>	<u>Percent</u>
Condition of major Town streets	34	8.5 %
Condition of streets in your neighborhood	40	10.0 %
Timing of traffic signals on Town streets	34	8.5 %
Traffic flow on major Town streets	83	20.7 %
Pedestrian accessibility (number/availability of sidewalks)	33	8.2 %
Appearance & condition of medians, rights-of-way, & public areas	32	8.0 %
Adequacy of street lighting in your neighborhood	36	9.0 %
Condition of pavement markings on Town streets	18	4.5 %
Overall cleanliness of streets & public areas	24	6.0 %
Condition of landscaping along public streets	26	6.5 %
None chosen	41	10.2 %
Total	401	100.0 %

**SUM OF TOP 2 CHOICES**

**Q5. Which TWO of the items listed in Question 4 do you think should receive the MOST EMPHASIS from Town leaders over the next TWO years? (top 2)**

Q5. Sum of Top 2 Choices	Number	Percent
Condition of major Town streets	155	38.7 %
Condition of streets in your neighborhood	65	16.2 %
Timing of traffic signals on Town streets	81	20.2 %
Traffic flow on major Town streets	153	38.2 %
Pedestrian accessibility (number/availability of sidewalks)	69	17.2 %
Appearance & condition of medians, rights-of-way, & public areas	44	11.0 %
Adequacy of street lighting in your neighborhood	59	14.7 %
Condition of pavement markings on Town streets	29	7.2 %
Overall cleanliness of streets & public areas	38	9.5 %
Condition of landscaping along public streets	41	10.2 %
None chosen	27	6.7 %
Total	761	

**Q6. Feeling of Safety. Using a scale of 1 to 5, where 5 means "Very Safe" and 1 means "Very Unsafe," please rate how safe you feel in the following situations.**

(N=401)

	Very safe	Safe	Neutral	Unsafe	Very unsafe	Don't know
Q6-1. In your neighborhood during the day	72.3%	23.9%	2.5%	1.0%	0.0%	0.2%
Q6-2. In your neighborhood at night	39.7%	43.6%	10.5%	5.2%	0.2%	0.7%
Q6-3. In Town's parks, trails, & recreational areas	34.2%	42.9%	15.5%	3.0%	0.5%	4.0%
Q6-4. In commercial & retail areas	30.9%	48.9%	13.7%	4.2%	0.2%	2.0%
Q6-5. Overall feeling of safety in Town	38.7%	51.6%	7.2%	1.7%	0.2%	0.5%
Q6-6. Traveling by bicycle in Addison	12.5%	17.5%	16.0%	9.2%	4.0%	40.9%
Q6-7. Dining after dark	36.7%	46.9%	10.5%	2.7%	0.5%	2.7%

**WITHOUT DON'T KNOW**

**Q6. Feeling of Safety. Using a scale of 1 to 5, where 5 means "Very Safe" and 1 means "Very Unsafe," please rate how safe you feel in the following situations. (without "don't know")**

(N=401)

	Very safe	Safe	Neutral	Unsafe	Very unsafe
Q6-1. In your neighborhood during the day	72.5%	24.0%	2.5%	1.0%	0.0%
Q6-2. In your neighborhood at night	39.9%	44.0%	10.6%	5.3%	0.3%
Q6-3. In Town's parks, trails, & recreational areas	35.6%	44.7%	16.1%	3.1%	0.5%
Q6-4. In commercial & retail areas	31.6%	49.9%	14.0%	4.3%	0.3%
Q6-5. Overall feeling of safety in Town	38.8%	51.9%	7.3%	1.8%	0.3%
Q6-6. Traveling by bicycle in Addison	21.1%	29.5%	27.0%	15.6%	6.8%
Q6-7. Dining after dark	37.7%	48.2%	10.8%	2.8%	0.5%

**Q7. Police, Fire, and Emergency Services. Please rate your satisfaction with the following public safety services provided by the Town of Addison using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied."**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisf- ied	Very dissatisfi- ed	Don't know
Q7-1. Quality of police protection	60.3%	26.2%	5.0%	1.5%	0.5%	6.5%
Q7-2. Visibility of police in neighborhoods	39.4%	32.7%	15.7%	8.7%	1.5%	2.0%
Q7-3. Visibility of police in retail areas	27.9%	29.4%	23.9%	9.0%	1.2%	8.5%
Q7-4. Police response time	39.2%	20.2%	8.2%	1.2%	0.5%	30.7%
Q7-5. Efforts to communicate with the public via social media	20.0%	20.0%	22.9%	2.0%	0.7%	34.4%
Q7-6. Quality of police community outreach programs (e.g., safety seminars)	15.7%	16.0%	19.7%	3.0%	2.0%	43.6%
Q7-7. Enforcement of traffic laws	25.9%	33.4%	18.7%	5.7%	0.7%	15.5%
Q7-8. Quality of animal control services	23.9%	27.7%	14.2%	4.0%	2.0%	28.2%
Q7-9. Quality & accessibility of municipal court services (e.g., traffic, collections, fines)	16.7%	18.0%	17.2%	0.5%	0.5%	47.1%
Q7-10. Quality of fire protection	57.6%	23.9%	6.2%	0.2%	0.2%	11.7%
Q7-11. Quality of fire emergency medical services	57.1%	21.4%	4.5%	0.2%	0.0%	16.7%
Q7-12. Fire/EMS emergency response times	54.6%	15.2%	5.0%	0.0%	0.2%	24.9%
Q7-13. Quality of fire community outreach programs (e.g., CPR class, smoke alarm battery program, etc.)	35.7%	23.4%	12.2%	1.7%	1.0%	25.9%

**WITHOUT DON'T KNOW**

**Q7. Police, Fire, and Emergency Services. Please rate your satisfaction with the following public safety services provided by the Town of Addison using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied." (without "don't know")**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisfied	Very dissatisfied
Q7-1. Quality of police protection	64.5%	28.0%	5.3%	1.6%	0.5%
Q7-2. Visibility of police in neighborhoods	40.2%	33.3%	16.0%	8.9%	1.5%
Q7-3. Visibility of police in retail areas	30.5%	32.2%	26.2%	9.8%	1.4%
Q7-4. Police response time	56.5%	29.1%	11.9%	1.8%	0.7%
Q7-5. Efforts to communicate with the public via social media	30.4%	30.4%	35.0%	3.0%	1.1%
Q7-6. Quality of police community outreach programs (e.g., safety seminars)	27.9%	28.3%	35.0%	5.3%	3.5%
Q7-7. Enforcement of traffic laws	30.7%	39.5%	22.1%	6.8%	0.9%
Q7-8. Quality of animal control services	33.3%	38.5%	19.8%	5.6%	2.8%
Q7-9. Quality & accessibility of municipal court services (e.g., traffic, collections, fines)	31.6%	34.0%	32.5%	0.9%	0.9%
Q7-10. Quality of fire protection	65.3%	27.1%	7.1%	0.3%	0.3%
Q7-11. Quality of fire emergency medical services	68.6%	25.7%	5.4%	0.3%	0.0%
Q7-12. Fire/EMS emergency response times	72.8%	20.3%	6.6%	0.0%	0.3%
Q7-13. Quality of fire community outreach programs (e.g., CPR class, smoke alarm battery program, etc.)	48.1%	31.6%	16.5%	2.4%	1.3%

**Q8. Which TWO of the items listed in Question 7 do you think should receive the MOST EMPHASIS from Town leaders over the next TWO years?**

<u>Q8. Top choice</u>	<u>Number</u>	<u>Percent</u>
Quality of police protection	76	19.0 %
Visibility of police in neighborhoods	104	25.9 %
Visibility of police in retail areas	42	10.5 %
Police response time	15	3.7 %
Efforts to communicate with the public via social media	18	4.5 %
Quality of police community outreach programs (e.g., safety seminars)	19	4.7 %
Enforcement of traffic laws	22	5.5 %
Quality of animal control services	14	3.5 %
Quality & accessibility of municipal court services (e.g., traffic, collections, fines)	2	0.5 %
Quality of fire protection	8	2.0 %
Quality of fire emergency medical services	3	0.7 %
Fire/EMS emergency response times	4	1.0 %
Quality of fire community outreach programs (e.g., CPR class, smoke alarm battery program, etc.)	17	4.2 %
<u>None chosen</u>	<u>57</u>	<u>14.2 %</u>
Total	401	100.0 %



**Q8. Which TWO of the items listed in Question 7 do you think should receive the MOST EMPHASIS from Town leaders over the next TWO years?**

Q8. 2nd choice	Number	Percent
Quality of police protection	18	4.5 %
Visibility of police in neighborhoods	55	13.7 %
Visibility of police in retail areas	58	14.5 %
Police response time	14	3.5 %
Efforts to communicate with the public via social media	19	4.7 %
Quality of police community outreach programs (e.g., safety seminars)	20	5.0 %
Enforcement of traffic laws	24	6.0 %
Quality of animal control services	18	4.5 %
Quality & accessibility of municipal court services (e.g., traffic, collections, fines)	2	0.5 %
Quality of fire protection	33	8.2 %
Quality of fire emergency medical services	14	3.5 %
Fire/EMS emergency response times	22	5.5 %
Quality of fire community outreach programs (e.g., CPR class, smoke alarm battery program, etc.)	23	5.7 %
None chosen	81	20.2 %
Total	401	100.0 %

**SUM OF TOP 2 CHOICES**

**Q8. Which TWO of the items listed in Question 7 do you think should receive the MOST EMPHASIS from Town leaders over the next TWO years? (top 2)**

Q8. Sum of Top 2 Choices	Number	Percent
Quality of police protection	94	23.4 %
Visibility of police in neighborhoods	159	39.7 %
Visibility of police in retail areas	100	24.9 %
Police response time	29	7.2 %
Efforts to communicate with the public via social media	37	9.2 %
Quality of police community outreach programs (e.g., safety seminars)	39	9.7 %
Enforcement of traffic laws	46	11.5 %
Quality of animal control services	32	8.0 %
Quality & accessibility of municipal court services (e.g., traffic, collections, fines)	4	1.0 %
Quality of fire protection	41	10.2 %
Quality of fire emergency medical services	17	4.2 %
Fire/EMS emergency response times	26	6.5 %
Quality of fire community outreach programs (e.g., CPR class, smoke alarm battery program, etc.)	40	10.0 %
None chosen	57	14.2 %
Total	721	

**Q9. Code Enforcement. Please rate your satisfaction using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied," with the following.**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisf- ied	Very dissatisfi- ed	Don't know
Q9-1. Overall responsiveness of Town code enforcement staff	17.2%	22.9%	13.0%	3.5%	2.5%	40.9%
Q9-2. Town effort to enforce code violations	15.7%	20.9%	17.7%	5.0%	3.0%	37.7%
Q9-3. Clean-up of debris/litter	43.9%	32.2%	12.2%	7.0%	1.7%	3.0%
Q9-4. Efforts to enforce exterior maintenance & upkeep of residential property	24.9%	32.2%	17.7%	6.5%	3.7%	15.0%
Q9-5. Cleanliness in your neighborhood	42.1%	40.9%	10.2%	4.5%	1.0%	1.2%

**WITHOUT DON'T KNOW**

**Q9. Code Enforcement. Please rate your satisfaction using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied," with the following. (without "don't know")**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisfied	Very dissatisfied
Q9-1. Overall responsiveness of Town code enforcement staff	29.1%	38.8%	21.9%	5.9%	4.2%
Q9-2. Town effort to enforce code violations	25.2%	33.6%	28.4%	8.0%	4.8%
Q9-3. Clean-up of debris/litter	45.2%	33.2%	12.6%	7.2%	1.8%
Q9-4. Efforts to enforce exterior maintenance & upkeep of residential property	29.3%	37.8%	20.8%	7.6%	4.4%
Q9-5. Cleanliness in your neighborhood	42.7%	41.4%	10.4%	4.5%	1.0%

**Q10. Economic Development. Please rate your satisfaction using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied," with the following.**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisf- ied	Very dissatisfi- ed	Don't know
Q10-1. Variety of housing options	23.4%	34.9%	22.2%	9.0%	2.2%	8.2%
Q10-2. Public places where people want to spend time	34.7%	45.1%	12.5%	2.7%	0.7%	4.2%
Q10-3. Availability of employment opportunities	18.7%	19.7%	18.7%	1.0%	0.7%	41.1%
Q10-4. Availability of shopping options	31.4%	37.7%	19.5%	7.5%	1.5%	2.5%
Q10-5. Availability of dining options	61.3%	29.2%	5.5%	2.7%	0.0%	1.2%
Q10-6. Availability of entertainment options	38.2%	38.9%	16.0%	3.2%	0.0%	3.7%
Q10-7. Availability of lodging options	35.7%	34.9%	13.5%	1.7%	0.5%	13.7%
Q10-8. Overall quality of business & service establishments in Addison	36.7%	43.4%	14.7%	1.2%	0.2%	3.7%
Q10-9. Overall quality of new residential development	18.0%	28.9%	22.2%	8.0%	5.0%	18.0%
Q10-10. Overall quality of new commercial development	18.7%	32.9%	23.2%	5.5%	1.2%	18.5%

**WITHOUT DON'T KNOW**

**Q10. Economic Development. Please rate your satisfaction using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied," with the following. (without "don't know")**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisfied	Very dissatisfied
Q10-1. Variety of housing options	25.5%	38.0%	24.2%	9.8%	2.4%
Q10-2. Public places where people want to spend time	36.2%	47.1%	13.0%	2.9%	0.8%
Q10-3. Availability of employment opportunities	31.8%	33.5%	31.8%	1.7%	1.3%
Q10-4. Availability of shopping options	32.2%	38.6%	19.9%	7.7%	1.5%
Q10-5. Availability of dining options	62.1%	29.5%	5.6%	2.8%	0.0%
Q10-6. Availability of entertainment options	39.6%	40.4%	16.6%	3.4%	0.0%
Q10-7. Availability of lodging options	41.3%	40.5%	15.6%	2.0%	0.6%
Q10-8. Overall quality of business & service establishments in Addison	38.1%	45.1%	15.3%	1.3%	0.3%
Q10-9. Overall quality of new residential development	21.9%	35.3%	27.1%	9.7%	6.1%
Q10-10. Overall quality of new commercial development	22.9%	40.4%	28.4%	6.7%	1.5%

**Q11. Solid Waste Services. Please rate your satisfaction using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied," with the following.**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisf- ied	Very dissatisfi- ed	Don't know
Q11-1. Quality of residential garbage collection	58.6%	25.9%	4.7%	3.5%	0.7%	6.5%
Q11-2. Quality of residential curbside recycling services	56.1%	23.9%	5.5%	3.0%	1.7%	9.7%
Q11-3. Quality of yard waste & brush collection	55.9%	20.2%	5.2%	2.5%	1.2%	15.0%
Q11-4. Bulky item pick up/removal services (e.g., old furniture, appliances)	53.6%	18.0%	8.5%	2.0%	1.2%	16.7%
Q11-5. Household hazardous waste disposal service (e.g., fertilizers, household chemicals, antifreeze)	34.2%	13.5%	12.0%	3.0%	0.7%	36.7%
Q11-6. Electronic waste disposal service (e.g., televisions, computers, fax machines, CD/DVD players)	29.7%	14.0%	12.5%	4.7%	1.2%	37.9%

**WITHOUT DON'T KNOW**

**Q11. Solid Waste Services. Please rate your satisfaction using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied," with the following. (without "don't know")**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisfied	Very dissatisfied
Q11-1. Quality of residential garbage collection	62.7%	27.7%	5.1%	3.7%	0.8%
Q11-2. Quality of residential curbside recycling services	62.2%	26.5%	6.1%	3.3%	1.9%
Q11-3. Quality of yard waste & brush collection	65.7%	23.8%	6.2%	2.9%	1.5%
Q11-4. Bulky item pick up/removal services (e.g., old furniture, appliances)	64.4%	21.6%	10.2%	2.4%	1.5%
Q11-5. Household hazardous waste disposal service (e.g., fertilizers, household chemicals, antifreeze)	53.9%	21.3%	18.9%	4.7%	1.2%
Q11-6. Electronic waste disposal service (e.g., televisions, computers, fax machines, CD/DVD players)	47.8%	22.5%	20.1%	7.6%	2.0%

**Q12. Is 48 hours an adequate amount of time to notify town staff for bulk pick-up?**

Q12. Is 48-hour an adequate amount of time to notify Town staff for bulk pick-up

	Number	Percent
Yes	316	78.8 %
No	21	5.2 %
Don't know	64	16.0 %
Total	401	100.0 %

**Q13. Water Services. Please rate your satisfaction using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied," with the following.**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisf- ied	Very dissatisfi- ed	Don't know
Q13-1. Quality of water services customer service	44.6%	25.9%	9.0%	2.0%	1.0%	17.5%
Q13-2. Quality of drinking water	47.1%	32.4%	13.0%	2.5%	1.0%	4.0%
Q13-3. Quality of water pressure	49.9%	33.9%	9.0%	3.2%	2.5%	1.5%

**WITHOUT DON'T KNOW**

**Q13. Water Services. Please rate your satisfaction using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied," with the following. (without "don't know")**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisfied	Very dissatisfied
Q13-1. Quality of water services customer service	54.1%	31.4%	10.9%	2.4%	1.2%
Q13-2. Quality of drinking water	49.1%	33.8%	13.5%	2.6%	1.0%
Q13-3. Quality of water pressure	50.6%	34.4%	9.1%	3.3%	2.5%



**Q14. Parks and Recreation. Please rate your satisfaction with each of the following items using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied."**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisf- ied	Very dissatisfi- ed	Don't know
Q14-1. Quality of Town parks	50.9%	39.2%	5.5%	1.2%	0.5%	2.7%
Q14-2. Number of Town parks	49.9%	36.2%	8.0%	2.0%	0.5%	3.5%
Q14-3. Quality of walking & biking trails	46.9%	37.4%	8.0%	3.7%	0.7%	3.2%
Q14-4. Number of walking & biking trails	40.1%	34.2%	12.5%	7.7%	0.7%	4.7%
Q14-5. Quality of maintenance of Town parks	48.9%	35.7%	8.2%	2.5%	0.5%	4.2%
Q14-6. Ease of registration for programs at the athletic club	45.9%	23.4%	8.0%	1.7%	1.2%	19.7%
Q14-7. Quality of dog parks	21.9%	21.4%	17.5%	3.0%	0.7%	35.4%
Q14-8. Eco-friendly initiatives in Town parks (e.g., pollinator patches, water conservation, organic maintenance)	23.4%	22.7%	17.7%	2.0%	0.7%	33.4%
Q14-9. Quality of public art	32.2%	28.9%	20.9%	5.0%	2.0%	11.0%

**WITHOUT DON'T KNOW**

**Q14. Parks and Recreation. Please rate your satisfaction with each of the following items using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied." (without "don't know")**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisfied	Very dissatisfied
Q14-1. Quality of Town parks	52.3%	40.3%	5.6%	1.3%	0.5%
Q14-2. Number of Town parks	51.7%	37.5%	8.3%	2.1%	0.5%
Q14-3. Quality of walking & biking trails	48.5%	38.7%	8.2%	3.9%	0.8%
Q14-4. Number of walking & biking trails	42.1%	35.9%	13.1%	8.1%	0.8%
Q14-5. Quality of maintenance of Town parks	51.0%	37.2%	8.6%	2.6%	0.5%
Q14-6. Ease of registration for programs at the athletic club	57.1%	29.2%	9.9%	2.2%	1.6%
Q14-7. Quality of dog parks	34.0%	33.2%	27.0%	4.6%	1.2%
Q14-8. Eco-friendly initiatives in Town parks (e.g., pollinator patches, water conservation, organic maintenance)	35.2%	34.1%	26.6%	3.0%	1.1%
Q14-9. Quality of public art	36.1%	32.5%	23.5%	5.6%	2.2%

**Q15. Addison Athletic Club. On average, how often have you or members of your household used each of the following Town of Addison recreational activities in the past 12 months? (without "not provided")**

(N=401)

	Daily	Weekly	Monthly	Once or twice/ year	Seldom	Never
Q15-1. Pickleball	1.6%	3.1%	1.3%	2.9%	5.7%	85.4%
Q15-2. Tennis	0.3%	2.1%	3.1%	3.9%	9.7%	80.9%
Q15-3. Indoor pool	2.3%	4.9%	6.2%	13.7%	14.7%	58.2%
Q15-4. Hot tub	1.6%	2.3%	6.0%	9.6%	11.7%	68.9%
Q15-5. Dry sauna	1.0%	4.9%	5.2%	9.4%	11.9%	67.5%
Q15-6. Steam room	2.6%	4.9%	5.2%	9.1%	10.9%	67.3%
Q15-7. Racquetball	1.0%	1.3%	2.4%	7.3%	12.1%	75.9%
Q15-8. Cardio equipment	10.5%	18.9%	13.4%	9.7%	12.3%	35.2%
Q15-9. Weight equipment	10.2%	19.4%	12.9%	11.5%	11.3%	34.6%
Q15-10. Basketball gym	1.8%	5.5%	7.9%	6.9%	12.1%	65.7%
Q15-11. Locker room	8.6%	15.7%	10.2%	8.9%	14.1%	42.4%
Q15-12. Locker in locker room	8.0%	13.8%	9.0%	8.0%	11.1%	50.1%
Q15-13. Exercise class	1.9%	8.8%	7.4%	8.5%	13.3%	60.2%
Q15-14. Attend a program or trip	0.5%	2.4%	4.8%	10.3%	14.6%	67.5%
Q15-15. Outdoor pool	2.6%	9.4%	6.8%	13.0%	12.7%	55.6%
Q15-16. Youth camps	0.8%	0.8%	0.3%	1.1%	2.9%	94.1%

**Q16. Please rate the importance of the following areas to focus funding for tax dollars using a scale of 1 to 5, where 5 means "Very Important" and 1 means "Not Important at All."**

(N=401)

	Very important	Important	Neutral	Not important	Not important at all	Don't know
Q16-1. Economic development	44.1%	37.7%	11.0%	2.0%	0.2%	5.0%
Q16-2. Maintaining Town infrastructure	71.1%	23.4%	2.7%	0.2%	0.2%	2.2%
Q16-3. Transportation systems (e.g., streets, walking trails, bike paths, light rail)	55.1%	33.9%	7.5%	0.5%	1.0%	2.0%
Q16-4. Customer service (training for employees, competitive salaries, etc.)	29.2%	41.6%	20.9%	1.5%	0.2%	6.5%
Q16-5. Financial health (e.g., implement long-term financial plans, participate in best practices)	52.4%	29.2%	12.0%	0.5%	0.7%	5.2%
Q16-6. Optimizing Addison brand	26.4%	32.7%	24.9%	8.5%	2.5%	5.0%
Q16-7. Public safety (e.g., utilizing technology to enhance public safety, training for first responders)	61.8%	28.7%	5.0%	0.7%	0.5%	3.2%

**WITHOUT DON'T KNOW**

**Q16. Please rate the importance of the following areas to focus funding for tax dollars using a scale of 1 to 5, where 5 means "Very Important" and 1 means "Not Important at All." (without "don't know")**

(N=401)

	Very important	Important	Neutral	Not important	Not important at all
Q16-1. Economic development	46.5%	39.6%	11.5%	2.1%	0.3%
Q16-2. Maintaining Town infrastructure	72.7%	24.0%	2.8%	0.3%	0.3%
Q16-3. Transportation systems (e.g., streets, walking trails, bike paths, light rail)	56.2%	34.6%	7.6%	0.5%	1.0%
Q16-4. Customer service (training for employees, competitive salaries, etc.)	31.2%	44.5%	22.4%	1.6%	0.3%
Q16-5. Financial health (e.g., implement long-term financial plans, participate in best practices)	55.3%	30.8%	12.6%	0.5%	0.8%
Q16-6. Optimizing Addison brand	27.8%	34.4%	26.2%	8.9%	2.6%
Q16-7. Public safety (e.g., utilizing technology to enhance public safety, training for first responders)	63.9%	29.6%	5.2%	0.8%	0.5%

**Q17. Events. How often do you attend the following events in Addison?**

(N=401)

	Always attend	Sometimes attend	Never attend	Don't know
Q17-1. Taste Addison	18.7%	53.6%	23.4%	4.2%
Q17-2. Addison Kaboom Town	32.4%	44.9%	19.2%	3.5%
Q17-3. Addison Oktoberfest	23.4%	49.4%	23.4%	3.7%
Q17-4. Addison After Dark	7.2%	30.9%	53.4%	8.5%
Q17-5. Vitruvian Lights	29.2%	42.4%	24.7%	3.7%
Q17-6. Vitruvian Salsa Festival	3.5%	16.7%	67.6%	12.2%
Q17-7. Vitruvian Nights Live	6.5%	26.7%	56.1%	10.7%
Q17-8. Performance at Addison Theatre Centre (e.g., WaterTower Theatre, etc.)	7.2%	47.9%	37.7%	7.2%
Q17-9. Sustainability Day activities (recycling, paper shredding, etc.)	13.0%	26.4%	42.4%	18.2%

**WITHOUT DON'T KNOW****Q17. Events. How often do you attend the following events in Addison? (without "don't know")**

(N=401)

	Always attend	Sometimes attend	Never attend
Q17-1. Taste Addison	19.5%	56.0%	24.5%
Q17-2. Addison Kaboom Town	33.6%	46.5%	19.9%
Q17-3. Addison Oktoberfest	24.4%	51.3%	24.4%
Q17-4. Addison After Dark	7.9%	33.8%	58.3%
Q17-5. Vitruvian Lights	30.3%	44.0%	25.6%
Q17-6. Vitruvian Salsa Festival	4.0%	19.0%	77.0%
Q17-7. Vitruvian Nights Live	7.3%	29.9%	62.8%
Q17-8. Performance at Addison Theatre Centre (e.g., WaterTower Theatre, etc.)	7.8%	51.6%	40.6%
Q17-9. Sustainability Day activities (recycling, paper shredding, etc.)	15.9%	32.3%	51.8%

**Q18. Do you support the Town hosting a Community Garage Sale?**

Q18. Do you support Town hosting a Community Garage Sale	Number	Percent
Yes	340	84.8 %
No	41	10.2 %
Not provided	20	5.0 %
Total	401	100.0 %

**Q19. Have you participated in the Community Garage Sale?**

Q19. Have you participated in Community Garage Sale	Number	Percent
Yes	113	28.2 %
No	288	71.8 %
Total	401	100.0 %

**Q20. Customer Service. Have you called or visited the Town with a question, problem, or complaint during the past year?**

Q20. Have you called or visited Town with a question, problem, or complaint during past year	Number	Percent
Yes	201	50.1 %
No	200	49.9 %
Total	401	100.0 %



**Q20a. How did you contact the Town?**

<u>Q20a. How did you contact Town</u>	<u>Number</u>	<u>Percent</u>
Phone	124	61.7 %
Email	34	16.9 %
Social media	2	1.0 %
FixIT Addison app	28	13.9 %
In person	10	5.0 %
Elected official	3	1.5 %
Total	201	100.0 %

**Q20b. How easy or difficult was it to address your issue?**

<u>Q20b. How easy or difficult was it to address your issue</u>	<u>Number</u>	<u>Percent</u>
Very easy	97	48.3 %
Somewhat easy	64	31.8 %
Difficult	19	9.5 %
Very difficult	19	9.5 %
Don't know	2	1.0 %
Total	201	100.0 %

**Q21. Town Communication. Please rate your satisfaction with each of the following items using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied."**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisf- ied	Very dissatisfi- ed	Don't know
Q21-1. Quality of Town's website	20.7%	43.6%	19.0%	4.0%	0.7%	12.0%
Q21-2. Quality of Town's social media (e.g., Facebook, Twitter)	14.7%	20.7%	20.4%	1.5%	0.5%	42.1%
Q21-3. Availability of information on Town services & programs	22.2%	40.1%	22.4%	4.0%	1.0%	10.2%
Q21-4. Town's efforts to keep you informed	30.2%	39.7%	19.7%	2.7%	1.7%	6.0%
Q21-5. Opportunities to provide public input into decisions	21.2%	33.2%	22.2%	5.5%	3.2%	14.7%

**WITHOUT DON'T KNOW**

**Q21. Town Communication. Please rate your satisfaction with each of the following items using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied." (without "don't know")**

(N=401)

	Very satisfied	Satisfied	Neutral	Dissatisfied	Very dissatisfied
Q21-1. Quality of Town's website	23.5%	49.6%	21.5%	4.5%	0.8%
Q21-2. Quality of Town's social media (e.g., Facebook, Twitter)	25.4%	35.8%	35.3%	2.6%	0.9%
Q21-3. Availability of information on Town services & programs	24.7%	44.7%	25.0%	4.4%	1.1%
Q21-4. Town's efforts to keep you informed	32.1%	42.2%	21.0%	2.9%	1.9%
Q21-5. Opportunities to provide public input into decisions	24.9%	38.9%	26.0%	6.4%	3.8%

**Q22. Which of the following are your PRIMARY SOURCES of information about Town issues, services, and events?**

Q22. What are your primary sources of

information about Town issues, services, &amp; events

	Number	Percent
Town website	209	52.1 %
Local newspaper	32	8.0 %
Social networking site (Facebook, Twitter)	101	25.2 %
Word of mouth (friends/neighbors)	215	53.6 %
Town emails/project specific emails	201	50.1 %
Town weekly newsletter	159	39.7 %
Public meetings	67	16.7 %
NextDoor	78	19.5 %
Other	22	5.5 %
Total	1084	

**Q22-9. Other**

Q22-9. Other	Number	Percent
AAC	1	4.5 %
Athletic club	1	4.5 %
EVENT MAILINGS	1	4.5 %
MAIL FROM TOWN	1	4.5 %
Mail	1	4.5 %
Mail notes on door	1	4.5 %
Mailed information, postings on boards in Addison circle	1	4.5 %
Mailers	2	9.1 %
Mailers about events	1	4.5 %
Not paying attention	1	4.5 %
Oaks North HOA	1	4.5 %
Outdoor signage	1	4.5 %
Postcard mailed to me	2	9.1 %
Public postings on bike trails	1	4.5 %
Service center	1	4.5 %
Signage and public notices	1	4.5 %
Spectrum public channel	1	4.5 %
Street signs	1	4.5 %
TV news	1	4.5 %
Town of Addison mailings	1	4.5 %
Total	22	100.0 %

**Q23. Which of the following best describes where you reside?**

Q23. What best describes where you reside	Number	Percent
Apartment	35	8.7 %
Single family home	288	71.8 %
Condo	55	13.7 %
Duplex	13	3.2 %
Not provided	10	2.5 %
Total	401	100.0 %

**Q24. Which of the following best describes your housing situation?**

Q24. What best describes your housing situation	Number	Percent
Rent	220	54.9 %
Own your home	160	39.9 %
Live with another household	10	2.5 %
Not provided	11	2.7 %
Total	401	100.0 %

**Q25. How many years have you lived in Addison?**

Q25. How many years have you lived in Addison	Number	Percent
0-5	110	27.4 %
6-10	69	17.2 %
11-15	48	12.0 %
16-20	51	12.7 %
21-30	98	24.4 %
31+	13	3.2 %
Not provided	12	3.0 %
Total	401	100.0 %

**Q26. What is your age?**

Q26. Your age	Number	Percent
18-34	72	18.0 %
35-44	79	19.7 %
45-54	81	20.2 %
55-64	78	19.5 %
65+	73	18.2 %
Not provided	18	4.5 %
Total	401	100.0 %

**Q27. Which of the following best describes your race/ethnicity?**

Q27. What best describes your race/ethnicity	Number	Percent
Asian/Pacific Islander	40	10.0 %
Black/African American	56	14.0 %
Native American	4	1.0 %
White	229	57.1 %
Hispanic/Latino	99	24.7 %
Other	20	5.0 %
Total	448	

**Q27-6. Self-describe your race/ethnicity:**

Q27-6. Other	Number	Percent
European American	1	5.0 %
Middle Eastern	1	5.0 %
Mixed	16	80.0 %
Multiple races	1	5.0 %
South Asian	1	5.0 %
Total	20	100.0 %

**Q28. Which of the following best describes your household income?**

<u>Q28. What best describes your household income</u>	<u>Number</u>	<u>Percent</u>
Less than \$20K	18	4.5 %
\$20K to \$39,999	30	7.5 %
\$40K to \$59,999	40	10.0 %
\$60K to \$79,999	93	23.2 %
\$80K to \$149,999	81	20.2 %
\$150K+	77	19.2 %
Not provided	62	15.5 %
Total	401	100.0 %

**Q29. Please indicate the highest level of education you have obtained.**

<u>Q29. What is your level of education</u>	<u>Number</u>	<u>Percent</u>
High school/no degree	10	2.5 %
High school graduate or GED	44	11.0 %
Some college	44	11.0 %
Associate's degree	40	10.0 %
Bachelor's degree	140	34.9 %
Master's degree	83	20.7 %
Professional degree (JD, MD, DDC)	14	3.5 %
Doctorate degree (PhD, EdD)	10	2.5 %
Not provided	16	4.0 %
Total	401	100.0 %

**Q30. Your gender:**

<u>Q30. Your gender</u>	<u>Number</u>	<u>Percent</u>
Male	195	48.6 %
Female	203	50.6 %
Not provided	3	0.7 %
Total	401	100.0 %

**Q31. How many people are in your household?**

Q31. How many people are in your household	Number	Percent
1	132	32.9 %
2	171	42.6 %
3	53	13.2 %
4+	35	8.7 %
Not provided	10	2.5 %
Total	401	100.0 %

**Q32. How many of the people in your household are under 18?**

Q32. How many of people in your household are under 18	Number	Percent
0	316	78.8 %
1	48	12.0 %
2	31	7.7 %
3	6	1.5 %
Total	401	100.0 %

**Q33. Please CHECK ALL of the following statements that apply to members of your household.**

Q33. Which statements that apply to members of your household.	Number	Percent
Attend public school within district	16	18.8 %
Attend public school, but with out-of-district transfer	5	5.9 %
Attend private school	37	43.5 %
Home school	3	3.5 %
Charter school	3	3.5 %
Not applicable	21	24.7 %
Total	85	



# Survey Instrument





Dear Addison Resident:

You have been selected to participate in a community survey designed to gather resident feedback on Town programs and services. Your input on the enclosed survey is extremely important. The City Council regularly makes decisions that affect a wide range of Town services including public safety, parks and recreation, economic development, streets, code enforcement, and others. To make sure that Addison's priorities are aligned with the needs of our residents, we need to know what you think.

We realize the survey takes a little time to complete, but every question is important. The time you invest in the survey will shape many of the decisions that will be made about the Town's future. Your responses will also allow Town leadership to identify and address many of the opportunities and challenges facing our community. Please return your completed survey sometime during the next week if possible in the enclosed postage paid envelope. Your responses will remain confidential.

**If you prefer, you may complete the survey online at**  
**[www.addisonsurvey.org](http://www.addisonsurvey.org)**

Please feel free to contact Bill Hawley, Director of Administrative Services, at 972-450-7016 or email him at [bhawley@addisontx.gov](mailto:bhawley@addisontx.gov) if you should have any questions or require additional information.

Thank you again for taking time out of your schedule to help us make Addison a better community.

Sincerely,

Joe Chow  
Mayor



## 2021 Town of Addison Citizen Satisfaction Survey

Please take a few minutes to complete this survey. Your input is an important part of the town's on-going effort to involve citizens in planning and investment decisions. If you have questions, please call Bill Hawley at 972-450-7016. Thank you!

1. **Town Services.** Please rate your overall satisfaction with each of the following major categories of services provided by Addison using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied."

Major Categories of Town Services		Very Satisfied	Satisfied	Neutral	Dissatisfied	Very Dissatisfied	Don't Know
01.	Overall quality of police, fire, and emergency medical services	5	4	3	2	1	9
02.	Overall quality of town parks and recreation programs and facilities	5	4	3	2	1	9
03.	Overall maintenance of town streets	5	4	3	2	1	9
04.	Overall maintenance of town buildings and facilities	5	4	3	2	1	9
05.	Overall quality of town water and sewer services	5	4	3	2	1	9
06.	Overall enforcement of town codes and ordinances	5	4	3	2	1	9
07.	Overall quality of customer service you receive from town employees	5	4	3	2	1	9
08.	Overall effectiveness of town communication with the public	5	4	3	2	1	9
09.	Overall quality of the town's stormwater runoff/storm water management system	5	4	3	2	1	9
10.	Overall flow of traffic and congestion management in the town	5	4	3	2	1	9
11.	Opportunities for community engagement through volunteer programs (e.g., Advocates, special events, park projects)	5	4	3	2	1	9

2. **Which THREE of the items listed in Question 1 do you think should receive the MOST EMPHASIS from town leaders over the next TWO years?** *[Write in your answers below using the numbers from the list in Question 1.]*

1st: \_\_\_\_\_ 2nd: \_\_\_\_\_ 3rd: \_\_\_\_\_

3. **Perceptions.** Please rate your satisfaction with each of the following items that may influence your perception of Addison using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied."

Perceptions of the Town		Very Satisfied	Satisfied	Neutral	Dissatisfied	Very Dissatisfied	Don't Know
01.	Addison as a place to live	5	4	3	2	1	9
02.	Addison as a place to raise children	5	4	3	2	1	9
03.	Addison as a place to work	5	4	3	2	1	9
04.	Addison as a place to retire	5	4	3	2	1	9
05.	Overall image of Addison	5	4	3	2	1	9
06.	Overall quality of life in Addison	5	4	3	2	1	9
07.	Overall quality of local government services	5	4	3	2	1	9
08.	Addison as an entertainment destination	5	4	3	2	1	9
09.	Overall quality of event programming (e.g., Taste Addison, Kaboom Town, Oktoberfest)	5	4	3	2	1	9
10.	Overall appearance of Addison	5	4	3	2	1	9
11.	Overall value you receive for your local tax dollars and fees	5	4	3	2	1	9
12.	Overall trust level in town staff to wisely use town resources	5	4	3	2	1	9
13.	Overall level of satisfaction of the town's stewardship of financial resources	5	4	3	2	1	9

4. **Infrastructure.** Please rate your satisfaction with the following services provided by the town using a scale of 1 to 5, where 5 means "Very Satisfied and 1 means "Very Dissatisfied."

Town Maintenance		Very Satisfied	Satisfied	Neutral	Dissatisfied	Very Dissatisfied	Don't Know
01.	Condition of major town streets	5	4	3	2	1	9
02.	Condition of streets in your neighborhood	5	4	3	2	1	9
03.	Timing of traffic signals on town streets	5	4	3	2	1	9
04.	Traffic flow on major town streets	5	4	3	2	1	9
05.	Pedestrian accessibility (number/availability of sidewalks)	5	4	3	2	1	9
06.	Appearance and condition of medians, rights-of-way, and public areas	5	4	3	2	1	9
07.	Adequacy of the street lighting in your neighborhood	5	4	3	2	1	9
08.	Condition of pavement markings on town streets	5	4	3	2	1	9
09.	Overall cleanliness of streets and public areas	5	4	3	2	1	9
10.	Condition of landscaping along public streets	5	4	3	2	1	9

5. Which TWO of the items listed in Question 4 do you think should receive the MOST EMPHASIS from town leaders over the next TWO years? [Write in your answers below using the numbers from the list in Question 4.]

1st: \_\_\_\_\_ 2nd: \_\_\_\_\_

6. **Feeling of Safety.** Using a scale of 1 to 5, where 5 means "Very Safe" and 1 means "Very Unsafe," please rate how safe you feel in the following situations.

Feeling of Safety		Very Safe	Safe	Neutral	Unsafe	Very Unsafe	Don't Know
1.	In your neighborhood during the day	5	4	3	2	1	9
2.	In your neighborhood at night	5	4	3	2	1	9
3.	In the town's parks, trails, and recreational areas	5	4	3	2	1	9
4.	In commercial and retail areas	5	4	3	2	1	9
5.	Overall feeling of safety in the town	5	4	3	2	1	9
6.	Traveling by bicycle in Addison	5	4	3	2	1	9
7.	Dining after dark	5	4	3	2	1	9

7. **Police, Fire, and Emergency Services.** Please rate your satisfaction with the following public safety services provided by the Town of Addison using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied."

Public Safety Services		Very Satisfied	Satisfied	Neutral	Dissatisfied	Very Dissatisfied	Don't Know
01.	Quality of police protection	5	4	3	2	1	9
02.	Visibility of police in neighborhoods	5	4	3	2	1	9
03.	Visibility of police in retail areas	5	4	3	2	1	9
04.	Police response time	5	4	3	2	1	9
05.	Efforts to communicate with the public via social media	5	4	3	2	1	9
06.	Quality of police community outreach programs (e.g., safety seminars)	5	4	3	2	1	9
07.	Enforcement of traffic laws	5	4	3	2	1	9
08.	Quality of animal control services	5	4	3	2	1	9
09.	Quality and accessibility of municipal court services (e.g., traffic, collections, fines)	5	4	3	2	1	9
10.	Quality of fire protection	5	4	3	2	1	9
11.	Quality of fire emergency medical services	5	4	3	2	1	9
12.	Fire/EMS emergency response times	5	4	3	2	1	9
13.	Quality of fire community outreach programs (e.g., CPR class, smoke alarm battery program, etc.)	5	4	3	2	1	9

8. Which TWO of the items listed in Question 7 on the previous page do you think should receive the **MOST EMPHASIS** from town leaders over the next TWO years? [Write in your answers below using the numbers from the list in Question 7.]

1st: \_\_\_\_\_ 2nd: \_\_\_\_\_

9. **Code Enforcement.** Please rate your satisfaction using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied," with the following.

Enforcement of Town Codes and Ordinances		Very Satisfied	Satisfied	Neutral	Dissatisfied	Very Dissatisfied	Don't Know
1.	Overall responsiveness of town code enforcement staff	5	4	3	2	1	9
2.	Town effort to enforce code violations	5	4	3	2	1	9
3.	Clean-up of debris/litter	5	4	3	2	1	9
4.	Efforts to enforce exterior maintenance and upkeep of residential property	5	4	3	2	1	9
5.	Cleanliness in your neighborhood	5	4	3	2	1	9

10. **Economic Development.** Please rate your satisfaction using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied," with the following.

Development Services		Very Satisfied	Satisfied	Neutral	Dissatisfied	Very Dissatisfied	Don't Know
01.	Variety of housing options	5	4	3	2	1	9
02.	Public places where people want to spend time	5	4	3	2	1	9
03.	Availability of employment opportunities	5	4	3	2	1	9
04.	Availability of shopping options	5	4	3	2	1	9
05.	Availability of dining options	5	4	3	2	1	9
06.	Availability of entertainment options	5	4	3	2	1	9
07.	Availability of lodging options	5	4	3	2	1	9
08.	Overall quality of business and service establishments in Addison	5	4	3	2	1	9
09.	Overall quality of new residential development	5	4	3	2	1	9
10.	Overall quality of new commercial development	5	4	3	2	1	9

11. **Solid Waste Services.** Please rate your satisfaction using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied," with the following.

Solid Waste/Utility Services		Very Satisfied	Satisfied	Neutral	Dissatisfied	Very Dissatisfied	Don't Know
1.	Quality of residential garbage collection	5	4	3	2	1	9
2.	Quality of residential curbside recycling services	5	4	3	2	1	9
3.	Quality of yard waste and brush collection	5	4	3	2	1	9
4.	Bulky item pick up/removal services (e.g., old furniture, appliances)	5	4	3	2	1	9
5.	Household hazardous waste disposal service (e.g., fertilizers, household chemicals, antifreeze)	5	4	3	2	1	9
6.	Electronic waste disposal service (e.g., televisions, computers, fax machines, CD/DVD players)	5	4	3	2	1	9

12. Is 48 hours an adequate amount of time to notify town staff for bulk pick-up?

\_\_\_\_(1) Yes      \_\_\_\_ (2) No      \_\_\_\_ (9) Don't know

13. **Water Services.** Please rate your satisfaction using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied," with the following.

Public Works Services		Very Satisfied	Satisfied	Neutral	Dissatisfied	Very Dissatisfied	Don't Know
1.	Quality of Water Services customer service	5	4	3	2	1	9
2.	Quality of drinking water	5	4	3	2	1	9
3.	Quality of water pressure	5	4	3	2	1	9

14. **Parks and Recreation.** Please rate your satisfaction with each of the following items using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied."

Parks and Recreation		Very Satisfied	Satisfied	Neutral	Dissatisfied	Very Dissatisfied	Don't Know
1.	Quality of town parks	5	4	3	2	1	9
2.	Number of town parks	5	4	3	2	1	9
3.	Quality of walking and biking trails	5	4	3	2	1	9
4.	Number of walking and biking trails	5	4	3	2	1	9
5.	Quality of maintenance of town parks	5	4	3	2	1	9
6.	Ease of registration for programs at the athletic club	5	4	3	2	1	9
7.	Quality of dog parks	5	4	3	2	1	9
8.	Eco-friendly initiatives in town parks (e.g., pollinator patches, water conservation, organic maintenance)	5	4	3	2	1	9
9.	Quality of public art	5	4	3	2	1	9

15. **Addison Athletic Club.** On average, how often have you or members of your household used each of the following Town of Addison recreational activities in the past 12 months?

Recreational Activity		Daily	Weekly	Monthly	Once or Twice/year	Seldom	Never
01.	Pickleball	6	5	4	3	2	1
02.	Tennis	6	5	4	3	2	1
03.	Indoor Pool	6	5	4	3	2	1
04.	Hot Tub	6	5	4	3	2	1
05.	Dry Sauna	6	5	4	3	2	1
06.	Steam Room	6	5	4	3	2	1
07.	Racquetball	6	5	4	3	2	1
08.	Cardio Equipment	6	5	4	3	2	1
09.	Weight Equipment	6	5	4	3	2	1
10.	Basketball Gym	6	5	4	3	2	1
11.	Locker Room	6	5	4	3	2	1
12.	Locker in Locker Room	6	5	4	3	2	1
13.	Exercise Class	6	5	4	3	2	1
14.	Attend a Program or Trip	6	5	4	3	2	1
15.	Outdoor Pool	6	5	4	3	2	1
16.	Youth camps	6	5	4	3	2	1

16. Please rate the importance of the following areas to focus funding for tax dollars using a scale of 1 to 5, where 5 means "Very Important" and 1 means "Not Important at All."

Area	Very Important	Important	Neutral	Not Important	Not Important at All	Don't Know
1. Economic development	5	4	3	2	1	9
2. Maintaining town infrastructure	5	4	3	2	1	9
3. Transportation systems (e.g., streets, walking trails, bike paths, light rail)	5	4	3	2	1	9
4. Customer service (training for employees, competitive salaries, etc.)	5	4	3	2	1	9
5. Financial health (e.g., implement long-term financial plans, participate in best practices)	5	4	3	2	1	9
6. Optimizing the Addison brand	5	4	3	2	1	9
7. Public safety (e.g., utilizing technology to enhance public safety, training for first responders)	5	4	3	2	1	9

17. **Events.** How often do you attend the following events in Addison?

Event	Always Attend	Sometimes Attend	Never Attend	Don't Know
1. Taste Addison	3	2	1	9
2. Addison Kaboom Town	3	2	1	9
3. Addison Oktoberfest	3	2	1	9
4. Addison After Dark	3	2	1	9
5. Vitruvian Lights	3	2	1	9
6. Vitruvian Salsa Festival	3	2	1	9
7. Vitruvian Nights Live	3	2	1	9
8. Performance at Addison Theatre Centre (e.g., WaterTower Theatre, etc.)	3	2	1	9
9. Sustainability Day activities (recycling, paper shredding, etc.)	3	2	1	9

18. Do you support the Town's hosting a Community Garage Sale? \_\_\_\_ (1) Yes \_\_\_\_ (2) No

19. Have you participated in the Community Garage Sale? \_\_\_\_ (1) Yes \_\_\_\_ (2) No

20. **Customer Service.** Have you called or visited the town with a question, problem, or complaint during the past year?

\_\_\_\_ (1) Yes [Answer Q20a-b.] \_\_\_\_ (2) No [Skip to Q21.]

- 20a. How did you contact the town?

\_\_\_\_ (1) Phone      \_\_\_\_ (3) Social media      \_\_\_\_ (5) In person  
 \_\_\_\_ (2) E-mail      \_\_\_\_ (4) FixIT Addison app      \_\_\_\_ (6) Elected official

- 20b. How easy or difficult was it to address your issue?

\_\_\_\_ (1) Very easy      \_\_\_\_ (3) Difficult      \_\_\_\_ (9) Don't know  
 \_\_\_\_ (2) Somewhat easy      \_\_\_\_ (4) Very difficult

21. **Town Communication.** Please rate your satisfaction with each of the following items using a scale of 1 to 5, where 5 means "Very Satisfied" and 1 means "Very Dissatisfied."

Communication	Very Satisfied	Satisfied	Neutral	Dissatisfied	Very Dissatisfied	Don't Know
1. Quality of the town's website	5	4	3	2	1	9
2. Quality of the town's social media (e.g., Facebook, Twitter)	5	4	3	2	1	9
3. Availability of information on town services and programs	5	4	3	2	1	9
4. Town's efforts to keep you informed	5	4	3	2	1	9
5. Opportunities to provide public input into decisions	5	4	3	2	1	9

22. Which of the following are your **PRIMARY SOURCES** of information about town issues, services, and events? *[Check all that apply.]*

- ☐ (1) Town website                      ☐ (6) Town Weekly Newsletter  
☐ (2) Local newspaper                      ☐ (7) Public meetings  
☐ (3) Social networking site (Facebook, Twitter)                      ☐ (8) NextDoor  
☐ (4) Word of mouth (friends/neighbors)                      ☐ (9) Other: \_\_\_\_\_  
☒ (5) Town emails / Project Specific emails

23. Which of the following best describes where you reside?

- ☐ (1) Apartment                      ☐ (2) Single family home                      ☐ (3) Condo                      ☐ (4) Duplex

24. Which of the following best describes your housing situation?

- ☐ (1) Rent                      ☐ (2) Own your home                      ☐ (3) Live with another household

**Demographics** These last questions are about you and your household. We ask these questions to help make sure we reach all groups in Addison. Your information will remain confidential.

25. How many years have you lived in Addison? \_\_\_\_\_ years

26. What is your age? \_\_\_\_\_ years

27. Which of the following best describes your race/ethnicity? *[Check all that apply.]*

- ☐ (1) Asian/Pacific Islander                      ☐ (3) Native American                      ☐ (5) Hispanic/Latino  
☐ (2) Black/African American                      ☐ (4) White                      ☐ (6) Other: \_\_\_\_\_

28. Which of the following best describes your household income?

- ☐ (1) Less than \$20,000                      ☐ (3) \$40,000 to \$59,999                      ☐ (5) \$80,000 to \$149,999  
☐ (2) \$20,000 to \$39,999                      ☐ (4) \$60,000 to \$79,999                      ☐ (6) \$150,000 or more

29. Please indicate your level of education. *[Please check the highest level of education you have obtained.]*

- ☐ (1) High School/No degree                      ☐ (4) Associate's Degree                      ☐ (7) Professional Degree (JD, MD, DDC)  
☐ (2) High School graduate or GED                      ☐ (5) Bachelor's Degree                      ☐ (8) Doctorate Degree (PhD, EdD)  
☐ (3) Some college                      ☐ (6) Master's Degree

30. Your sex: ☐ (1) Male                      ☐ (2) Female

31. How many people are in your household? \_\_\_\_\_ people
32. How many of the people in your household are under 18? \_\_\_\_\_ people
33. Please CHECK ALL of the following statements that apply to members of your household.
- |   |                               |                        |
|---|-------------------------------|------------------------|
| ____(1) Attend public school within district                    | ____(3) Attend private school | ____(5) Charter school |
| ____(2) Attend public school, but with out-of-district transfer | ____(4) Home school           | ____(6) Not Applicable |
34. Please list the TOP THREE things you would like to recommend or suggest to the town for future consideration.
- 1st: \_\_\_\_\_
- 2nd. \_\_\_\_\_
- 3rd. \_\_\_\_\_

**This concludes the survey. Thank you for your time!**  
Please return your completed survey in the enclosed postage-paid envelope addressed to:  
ETC Institute, 725 W. Frontier Circle, Olathe, KS 66061

Your responses will remain completely confidential. The information printed to the right will ONLY be used to help identify which areas of the town are having problems with town services. If you address is not correct, please provide the correct information. Thank you.





# **2021 Town of Addison Community Survey Open-Ended Comments**

Presented to the Town of Addison,  
Texas  
March 2022



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**Q34. FIRST thing you would like to recommend or suggest to the town for future consideration.**

- 14% increase in Town of Addison Property Tax for 2021 is totally ridiculous.
- A town development similar to Bonton Farms for residents of Addison, purchase local produce, eggs, etc.
- Accelerate athletic center renovation; possibly close to do so. Not attending due to Covid and difficulty using equipment.
- Accessibility for pedestrians.
- Add a school.
- Add better lighting on Les Lacs like you did on Proton.
- Addison Athletic Club restrictions.
- Addison needs to break away from DBD and form a charter school.
- Addison residents discount for town events and shops.
- Addison Wi-Fi coverage, where does it cover and for whom?
- Air show.
- Although likely not possible, control look/feel (e.g. building in the circle painted white and grey sort of makes no sense).
- Am concerned about the many apartment complexes that are being built.
- Athletic center has full classes all the time, frustrating.
- Athletic Club should organize cardio equipment by like machines so that they are not randomly all over the building.
- Attention to landscaping along streets to improve the prestige of Addison as a town.
- Back to Addison police and fire (was a better service when it wasn't shared with neighboring towns).
- Be more conservative on financial expenses, too much spending in recent years.
- Be more responsive with animal control issues.
- Be sure to landscape Midway once completed, make exceptional.
- Beautification all over Addison.
- Better bike trails.
- Better code enforcement and response for construction.
- Better communication of the existence of warming center during freezes.
- Better disclosure of Town's financial information.
- Better enforcement of stop signs.
- Better landscaping in our neighborhood. No more money on art. Quicker bulk trash pickup.
- Better lighting on Les Lacs.
- Better neighborhood street lighting.
- Better pay for fire and police. Stop playing catch-up all the time. You don't get the cream if you don't pay for it.
- Better police engagement with community.
- Better police visibility all over.
- Better restaurants.
- Better streets.
- Better traffic control on Midway.
- Better upkeep on landscape.

- Better water quality and pressure.
- Bring in new businesses to occupy vacant buildings.
- Budget Suites residents: allow them to use the athletic club, provide social services like school vaccinations, medical visits, etc. Woven Health Clinic, an outpost of Metrocrest, might be willing to do this. Recruit town volunteers to drive them to grocery stores and doctor visits if they don't have a car. They are our neighbors and deserve to be treated in a positive manner. If they get a positive reception from the town, they are less likely to consider committing crimes. The police department already distributes gifts to the children there at Christmas. It is much better than showing them hostility.
- Bury Addison's power grid.
- Bury the phone lines everywhere.
- Cease spending money on unnecessary things.
- Christmas lights for the holiday. It was pretty drab, and I was surprised.
- City streets need major repair badly.
- Clean or replace the plant on Beltway.
- Clean up and less weekly housing rentals.
- Clean up pond.
- Clean up waterways flowing through Addison.
- Code enforcement, animal feces.
- Code enforcement, properties with improper cleanliness and garbage.
- Complete road repairs faster.
- Complete sidewalk construction.
- Concerned about the number of multifamily housing and what it will do to services.
- Connect to White Rock Bike Trails, private.
- Consolidate city offices.
- Consolidate town facilities into a new City Hall.
- Continue fire dept smoke alarm check in.
- Continue street improvement.
- Continue the good work.
- Continue to be trailblazer, love the new electronic sign.
- Continue to focus on police and fire and EMS.
- Continue to invest in infrastructure, public parks, and athletic club.
- Continue to provide excellent Police, Fire, Maintenance and Safety services.
- Continue to provide police/fire with new technology.
- Continue working on improving safe pedestrian access within city to dining, activities, etc.
- Continue/increase public events.
- Control possums and skunks.
- Control traffic, apartment density is too high.
- Create a dog park on strip of land next to Addison Grove, east side.
- Crime reduction.
- Decrease airport noise and air pollution.
- Do not change Beltway between Marsh and Midway.
- Do not need multifamily residentials.

- Do something to attract, retain homeowners with small children.
- Dog's dropping everywhere and unhealthy to breathe it after it dried.
- Don't go completely paperless, human contact is important.
- Don't overspend on "Nice to have" vs Must have" projects.
- Drainage for homes behind green belt.
- Earlier hours at the Addison Club on Sunday.
- Economic development.
- Economic development.
- Economic Development is always #1 to drive commercial tax receipts.
- Eliminate extended stay housing. Major issue here.
- Encourage resident participation in voting.
- Enforce parking code violations along Westgate Drive (between Marsh Ln & Vitruvian Way); lots of people park in 'no parking' zone.
- Enforce the existing no parking on streets.
- Enforce the trash pickup and bulk trash pickup in the neighborhoods. People put trash ours on Friday's and sits till Monday.
- Enforcement of residential property standards.
- Enjoy living in Addison. Services are outstanding.
- Everything seems reasonably OK.
- Expanding bike trails.
- Farmers Market.
- Faster times fixing roads.
- Fewer tulips.
- Find tenants to fill the vacant buildings.
- Finish street repair, Midway Rd.
- Finish work on Midway.
- Fix all of the potholes the first time.
- Fix broken curbs and walks.
- Fix Kaboom Town traffic.
- Fix Midway fast. That road has been under construction for way too long.
- Fix Midway Road. It's a nightmare.
- Fix our streets. Don't just patch them, new concrete.
- Fix potholes.
- Fix potholes.
- Fix roads.
- Fix traffic congestion.
- Further upkeep of roads.
- Garage sale, bring it back.
- Get the streets fixed.
- Good public school, unlike Bush.
- Grocery store, Farmers Market in Addison Circle.
- Hardly see the police.

- Having a school system for Addison. My husband and I love Addison but finding a public school with A ratings is not something in Addison. Otherwise we would live here the rest of our life because of its closeness to downtown Dallas for work, great food, athletic club, and closeness to family.
- Having the outdoor pool at the Athletic Club open on weekends outside of Memorial Day to Labor Day (April to early Oct can be hot in TX).
- Help address the issue of homelessness on the DNT Beltway at Addison intersections.
- How do you give a certificate of occupancy to someone who drains his roof water into our gutter and when it rains hard, his water enters our house and floods everything? This does not happen in wild jungles, what code is that that you follow?
- Improve classes at athletic center, get input.
- Improve code enforcement.
- Improve Customer Service for water or community services for single homeowners.
- Improve major streets.
- Improve process of yard waste/brush collection.
- Improve retail and restaurants west of Midway.
- Improve street safety.
- Improve the garbage collection system by adding garbage cans.
- Improve traffic.
- Improve upkeep of Whiterock Creek Park which is dirty and has homeless people living there.
- Improvement to traffic signals.
- In Grand Addison, sidewalks can be troublesome for walking.
- Job fairs.
- Keep adding trails/bike paths.
- Keep doing what you are doing.
- Keep maintaining the public spaces well.
- Keep streets repaired.
- Keep taxes low, stop raising taxes every year (how much we actually pay versus tax rate).
- Keep the steam bath and hot tub in working order at the indoor pool.
- Landscape improvements on Dome Dr.
- Larger town council chamber for public meetings.
- Lease vacant spaces.
- Less density of apartments and condos.
- LGBTQ+ activities.
- Library card for Farmer's Branch as well as Dallas.
- Love living here, keep up the good work.
- Lower property taxes.
- Lower rent for businesses to be sustainable around the Addison Circle. All I see is empty spaces and when I moved here 7 years ago, all seemed full.
- Maintain current quality.
- Maintain public streets (potholes, breaks in sidewalks etc.).
- Maintain quality police and fire departments with fast response and visibility to promote safety/prevent crime. Do not allow panhandling/homeless people.
- Maintain streets and street lighting.

- Maintenance of parks and rec.
- Make sure all the apartments remain class A.
- Make traffic lights on less used streets to Beltline, Midway only if there is traffic.
- Midway road improvements.
- More building with apartments to own and not lease.
- More communication.
- More community classes (finance, gardening, crafts, home improvements, etc.).
- More connectivity with disjointed walking trails.
- More consistent mail service.
- More events for seniors.
- More festivals like Oktoberfest.
- More funds targeted to Economic Development to stimulate new development of commercial buildings.
- More homes.
- More police patrolling the neighborhoods.
- More police visibility in neighborhoods.
- More programming for young adults.
- More restaurants around the circle.
- More robust public transit.
- More single-family options.
- More support for our public school.
- More time and inclusion on economic decisions before decisions are finalized/contracted. Sick and tired of sleazy businesses, low end restaurants.
- More visible collaboration with bordering cities along "official" city borders as in traffic lights, road conditions, and commercial development.
- Mulch and bag leaves from trees.
- Music festival in Addison Circle.
- My husband has lived here for 30 years, since he was a baby, and I for 9 years with him, we love Addison but are disappointed in the focus on the older age group. There is nothing offered to people our age. In fact, I asked to join pickleball and was told it was only for people above 50. I understand that is the majority of the demographic, but it is not encouraging or fair for the younger people living in the neighborhood.
- N. Addison walking trail activities.
- Need better communication between the police and the residents.
- Neighborhood lighting.
- Neighborhood focused retail development in Addison Circle.
- No more apartments.
- No more apartments. Please.
- No more art.
- No more new apartments.
- Noise from the Airport are unacceptably too high (and are not policed).
- Noise ordinances for businesses.



- Not let someone who has been mayor, run again, even though someone was mayor in between their terms.
- Offer more events at the AAC for younger people.
- Open AAC earlier on Sat.
- Outdoor activities: tai chi and board games and mini golf or croquet.
- Paved roads and sidewalks.
- Pick up trash on the walking trails and parks.
- Please have the community garage sale in front of Petsmart on Belton Rd.
- Please hurry with Midway.
- Please improve Midway when construction is done.
- Please keep garage sale.
- Please keep the Rec Center in working condition. e.g., men's steam room and sauna.
- Please quit cutting down trees unless they are dead.
- Please trim and cut Crepe Myrtle trees on the median or put in extra light warning going north to south on Monfort, before you get to Paladium, I was in a wreck right there and there have been quite a few other wrecks there.
- Please, no more apartments.
- Police is out of control harassing people/taking people to jail over minor issues (such as speeding, minor traffic infringements).
- Police presence.
- Police visibility in neighborhood.
- Prioritize payment for police and firemen.
- Provide an option to use snail mail or email for communication, not just social media.
- Provide more seating in the shade at parks.
- Public safety.
- Pursue diversity.
- Put more utility wires underground.
- Put the music back on with the fountains.
- Quality restaurants.
- Quit spending money on metal art.
- Quit wasting money on blue bridges.
- Rebuild Addison Road, but this time grade out the bumps and utility poles.
- Recycling for townhomes and non-single-family homes.
- Reduce apartment new builds to reduce congestion.
- Reflective paint on median turning off Beltway onto Proton, difficult to see after dark.
- Relocate the proposed outdoor gym across from the Athletic Club.
- Remove requirement for Texas driver's license to join health club.
- Remove the new large electric sign. It diminishes the charm of the town and goes against Addison policies of limiting signs and flags.
- Repair and pave Keller Springs.
- Repair the streets.
- Repair the streets.
- Repair the streets.



- Representation from apartment residents on city committees, i.e., codes, planning and town council.
- Require the Mayor to own a home and reside here.
- Residential code enforcement.
- Restriction of gas leaf blowers for noise pollution.
- Retirement facility.
- Review pan handler issue we now see here.
- Roads and infrastructure.
- Safer sidewalks.
- Safety.
- Safety on Winnwood Rd.
- Senior living accommodations.
- Speed up ADA remediation in park areas.
- Speeding on Proton and Beltway.
- Stop building apartments.
- Stop building apartments, it causes the quality of residents to decline and overcrowds the athletic club.
- Stop building more apartments.
- Stop building so many apartments.
- Stop building. Addison is being ruined by too many people moving in and condos everywhere. I'm very worried about the future of Addison.
- Stop cutting down the trees on Spectrum Drive. The large mature trees are what make Addison so beautiful.
- Stop light at Arapaho and Dallas N Pkwy.
- Stop residents from building stone gardens in their front yards.
- Street lighting on Spruill is sporadic.
- Streetlights that turn on in both directions.
- Street maintenance.
- Street maintenance.
- Street markings.
- Support the Cavanaugh Flight Museum.
- Taxes.
- Taxes.
- The police here are lazy. Fund the schools.
- Timing of lights.
- Too many apartments.
- Top pay for police and fire department.
- Traffic control in high volume areas.
- Traffic flow.
- Traffic flow.
- Traffic on Sojourn during Trinity's after-school hours.
- Traffic on the Beltway.
- Transparency of city council's actual "agenda."

- Trash and recycling coming when they wish.
- Trash collection trucks driving on the lawns to be abated. Previous contractor did not have this issue.
- Update streetlights timers/sensors on Surveyor & Belt Line and all of Arapaho.
- Updates at athletic club.
- Upgrading Median at Proton and Berklee.
- Uphold housing code for upkeep.
- Using taxes wisely.
- Water/utility infrastructure, what Amli found was upsetting.
- We have excellent police, and fire services.
- Welcome basket for new people with community info.
- What is happening on Midway? Please don't take out all the trees.
- When planning events keep in mind all ages with disabilities.
- Working with Carrollton, Dallas, and Farmers Branch to synchronize traffic on major roads.
- Would be nice to have a concert at Celestial Park.

**Q34. SECOND thing you would like to recommend or suggest to the town for future consideration.**

- A few fish restaurants would be nice.
- A more friendly Town government environment.
- Ability to get library card at one place, not two.
- Add dog park to the park by Addison Place.
- Add hedges on Les Lacs to hide the apartment parking lot.
- Additional free weight equipment in rec center, bench press, squat rack.
- Additional sidewalks and less obstructions on sidewalks.
- Address timing of light at Surveyor and Beltline.
- Allow artificial turf.
- Allow rooms at Athletic Clubs be rented by individuals.
- And please fully repave the streets after. They look terrible with multi color patch jobs that just make the road significantly bumpier.
- Anything to help the homeless and reduce panhandling.
- Athletic club, continued upgrades, consider charging nominal annual membership fee.
- Better cycling routes.
- Better efforts to keep main sidewalks/gutters clear of trash and broken glass.
- Better food. Too many chains.
- Better neighborhood sidewalks.
- Better parking ordinance for Oak North Dr., it can be dangerous with vehicles parked on both sides.
- Better quality shopping choices.
- Better recycling programs and twice weekly pickups.
- Better traffic flow.
- Bike trails and markings.
- Bring in Trader Joe's, Wholefoods.
- Bury utility lines.
- Change out old stop signs to flashing led signs.
- Chronic dog barking is disruptive.
- Clean the athletic center rigorously once renovated, including equipment, floors, and windows.
- Clean up Les Lacs Pond, finally.
- Code enforcement.
- Code enforcement.
- Commercial areas have been lacking in recent years-before covid, besides the Sam's project. What are we doing to attract mainstream and upscale businesses, like legacy plans?
- Connecting our trails to Dallas bike/hike trails.
- Consolidating or updating town buildings "town hall".
- Continue park maintenance.
- Continue the upkeep of the parks and trails.
- Continue to bring cultural events like Salsa and Jazz.
- Continue to expand the biking and running path network around Addison and connect them to other nearby trails.
- Continue Town Hall Meetings, involve staff presentations.

- Create an Addison School District.
- Create and support efforts to save the planet.
- Crime statistics.
- Dart station.
- Decrease traffic congestion.
- Develop Inwood Road.
- Development/improvements along Beltline between Marsh and Midway.
- Discourage current elected officials from hand picking candidates.
- Do not allow any more townhomes, apartments to be built.
- Do not build any more apartments.
- Do something about vacant restaurants on Belt Line.
- Dog Park upgrades.
- Dog's dropping everywhere and unhealthy to breathe it after it dried.
- Don't put an outdoor exercise facility or restroom, just draws the homeless.
- Drainage issue.
- Earlier hours at Athletic Club on Sundays.
- Economic development.
- Economic incentives for Covid effected businesses.
- Eliminate rogue signs, need sign ordinance.
- Emergency services.
- Emphasize maintenance of government assets.
- Encourage businesses.
- Encourage economic development, especially on vacant real estate.
- Enforce crosswalks on Montfort.
- Enforce parking code in public park parking lots of off of Vitruvian Way & at Vitruvian Park; lots of box trucks and work trailers are parked illegally overnight.
- Enforce town codes. We have a girder living in our neighborhood who brings our property values down.
- Enforce zoning laws in neighborhoods.
- Enhancing White Rock Trail to allow pedestrians to coexist with bikers.
- Expansion of roads to avoid Belt Line Dr.
- Extend Taxiway Bravo as soon as possible.
- Faster painting of rusted things like the black poles along sidewalks and streetlamps.
- Fix Midway faster.
- Fix the mess on Midway Rd. It's horrible.
- Fix the potholes.
- Fix the streets. Midway was horrible before the construction started. It's worse now. Addison Road north of Arapaho and Keller Springs are horrible.
- Fix traffic congestion on Beltline.
- Fixing up Redding Dog Park.
- Focus on revitalization of the shopping plaza at Marsh/Beltline, the area around the old Holiday Inn and Goody area.
- Further development of greenspace.

- Future development should not crowd residents.
- Get rid of the metal designs, looks awful. It has completely changed the Addison I moved to with the charming gazebo.
- Help congestion on Beltline some way.
- Higher quality retail and dining options near Marsh/Beltline.
- Hold residents accountable for cleaning up leaves.
- Homeless people with baskets of stuff begging.
- Hope the next mayor has the same ideas our current mayor has.
- Housing that reflects the "Addison way".
- Housing.
- I was very active in the City of Farmers Branch but find it difficult to get information on what is happening around the City of Addison or opportunities to get involved. I've signed up for the newsletter twice, but I am not receiving it frequently.
- Improve architectural consistency.
- Improve public transport, Dart Line accessibility, to decline traffic.
- Improve traffic flow on Beltline/Midway.
- Improve traffic flow on major streets.
- Improve traffic flow with better stop lights.
- Increase free weight area and benches by maybe utilizing the upstairs area where the desk is going to be removed.
- Increase safety in retail areas.
- Increased traffic enforcement, speeding.
- Info about joining and volunteering for the city.
- Internet free Wi-Fi extended range.
- Invest and improve trails, it's a unique asset of Addison.
- Keep property taxes low.
- Keep solid infrastructure (water, pipes, streets, electric, etc.).
- Keep the wall up on Beltway.
- Keep twice a year shredding.
- Less apartment complexes.
- Less signage during elections.
- Leveling of sidewalks, pavers form trip hazards and are sloped.
- Light pollution considerations.
- Light rail quicker.
- Lower property taxes.
- Lower taxes through better use of tax dollars.
- Maintain a reasonable budget without debts.
- Maintain the town's infrastructure.
- Make Addison Athletic Club free for guests.
- Midway project needs new consultants. They do not listen.
- Mindful of DART development and how to keep Addison clean and low crime with transit development.
- Minimize debt.

- Modernize the Town signage.
- Monitor and modify traffic light timing when headed out of Lakeview onto Beltline, Marsh or Midway.
- Monitor apartment parking.
- More activities.
- More adult focused events like the Halloween one.
- More affordable housing and water prices.
- More afternoon summer concerts.
- More available parking for festivals.
- More biking lanes.
- More Christmas lights during the holidays. I love what is there and would like to see more.
- More class times in the evenings at the athletic center.
- More cleaning up of the litter in the parks.
- More frequent shredding and electronic recycling events.
- More group classes/health seminars at the Athletic Club.
- More help in restaurants, post Covid.
- More help with coyotes and herons.
- More high-end retail.
- More info about electronic recycle.
- More information and public encouragement and accessibility for recycling electronics and hazardous waste.
- More labyrinth connecting paths from Addison Rd to Beltway. Walking paths. Add commercial bike racks, outdoor restrooms by parks. Farmers Market. Sculpture garden park, rock garden park.
- More patrols at Les Loc Park.
- More personal safety classes, scared about Dallas lack of policing, crime spilling here to Addison.
- More police driving throughout the neighborhoods and get rid of the homeless hanging around retail centers.
- More police patrolling the neighborhoods.
- More police presence in Village on Parkway and Oaks North.
- More police.
- More programs for people under 50.
- More public parking spaces.
- More robust communications from FixIt, quit the "two days" response because it isn't always accurate.
- More shade at the dog parks.
- More street lighting.
- More updating like the athletic club.
- Move out of DISD.
- Music show, open air "star attraction".
- No more apartments.
- Open up the conference center.
- Our parks are beautiful, keep maintaining.
- Outdoor fitness areas.

- Outdoor musical events.
- Outlaw beggars at intersections.
- Own school system.
- Parades during holidays.
- Parks and recreational areas.
- Police & Fire Departments.
- Police and fire.
- Police drive through the residential neighborhoods. Never see them anymore. At a Police meeting, was informed it's because there's no crime in the residential areas and their focus is on the bars and restaurants where the crime is happening. We pay tax dollars as well as those businesses.
- Police presence at Inwood liquor stores.
- Police presence behind the Target and Kroger shopping center. There are cars racing at night.
- Police showing concern for noise complaint.
- Pothole repair at Keller Springs near the tollway (if any was done) didn't smooth out the road enough.
- Promote development of single-family homes (fewer apartments).
- Property owners who live in Addison part time can't join Athletic Club without Texas driver's license.
- Put in a train station at Addison Circle.
- Quality police.
- Re-develop Inwood Road south of Beltline.
- Reduce apartments, far too many apartments in this town.
- Regular street maintenance.
- Remove trash.
- Renovation/beautification of Les Duck Pond.
- Repair Quorum Drive from Beltline to Keller Springs. The condition of the road is getting worse by the season.
- Repair the sidewalks in Oaks North.
- Replace trees on the Midway Rd meridian when the project is complete.
- Repurpose the conference center.
- Resolve traffic from blocking Beltline Rd. intersections during opposite lanes green light.
- Road improvement on Keller Spring.
- Safety at the bars on Addison Circle.
- Safety on park trail after dark.
- Save the mature trees.
- See the police more often in my neighborhood. I only see them if I happen to be or look outside, so it may be adequate.
- Separate bike and walking trails.
- Shopping options.
- Shops, you have to leave the city unless you use a mega store.
- Simplify bulk trash pickup.
- Sojourn traffic.
- Sound budget, lower taxes.
- Speed up road projects. Seems like any roadwork takes years.

- Spend money on infrastructure, not art.
- Stop building apartments, too many people.
- Stop building apartments.
- Stop building apartments.
- Stop raising taxes.
- Stop spending money on fountains.
- Stop supporting congestion. Too many apartments and fast-food restaurants increase traffic.
- Stop the homeless from our corners.
- Stop the hot rod drivers from loudly traveling up and down Vitruvian Way & Beltline at all hours.
- Stop zoning of "Americas Best Value".
- Street cleaning.
- Street racing should be illegal.
- Take care of existing infrastructure instead of building new.
- The lack of development of the strip mall by the Marsh/Spring Valley Tom Thumb, this area has been an eyesore for years.
- The proposed projects are worded in such a manner that it's impossible to decipher what the projects actually are i.e. housing (AMLI) apartments/condos on Beltline and Marsh practically on the streets high crime rate in Vitruvian (drug rings shootings etc.).
- This is one of the only towns where we have to pay property tax for vehicles. Please stop this unfair practice.
- Thursday trash pickup is largely unnecessary.
- Time to repair streets takes far too long.
- Tired of all the panhandlers on every corner.
- Too many apartments, population increasing too much.
- Town schools subpar so opted for private school.
- Traffic flow.
- Traffic flow.
- Traffic maintenance.
- Traffic.
- Trash and cleanliness in public areas.
- Trash pickup closure of cans.
- Use incentives.
- Use technology to enhance safety of residents. Address street racing in coop with Dallas.
- Visible police.
- Water quality.
- We are too set on restaurants and hotels. Diversity.
- We love the restaurants; we need more variety.
- We need more police presence on our streets.
- Would like an electronics pick up day.



**Q34. THIRD thing you would like to recommend or suggest to the town for future consideration.**

- A water park like Hawaiian Falls.
- AAC reopen indoor pool.
- Add another tennis court.
- Add benches to town parks.
- Add free weights to the athletic club (bench press, squat rack, etc.).
- Add more walking paths in the parks.
- Add or lengthen bike trails.
- Add retail stores such as Hallmark, cafe and small businesses, gift shops, unique stores; and bring back the town trolley.
- Add sitting benches on the east side of the duck pond so sick or elderly people have somewhere to stop and rest on that side of the pond. The only seating is on the opposite side of the pond and at the bottom.
- Additional services for the homeless and disadvantaged, let us know about ways we can help.
- Address homelessness and panhandlers at major intersections.
- After dark bars.
- Appreciated the availability of showers/power at AAC during the February storms.
- Assure transparency.
- Attract and retain retail, dining, and other businesses.
- Attract more people of color to town politics.
- Beltline construction.
- Better dog park.
- Better leaf cleanup during fall/winter.
- Better maintenance of public buildings.
- Better options for everything at Taste of Addison.
- Better restaurants in Addison Circle area, perhaps chains.
- Build a user interface that quickly helps parents navigate their child's education choices.
- Clean up the Kroger parking and store. Put pressure on Kroger to do a full remodel. Feel like I need a shower every time I leave that place.
- Cleaner streets.
- Close down Budget Hotel behind Chic-Fil-A.
- Community policing (outreach, walking neighborhoods, etc.) combined with partnering with mental health professionals for relevant resident needs.
- Complimentary meals are a great way to get people to attend events.
- Consolidate, minimize road construction duration.
- Constant digging up of Beltline Rd.
- Continue events, onward and upward.
- Continue having Community Garage Sales due to safety concerns to having them at individual residences and encourages community interaction and draws people outside of Addison to visit and utilize local business services.
- Continue to develop walking trails.
- Continue to fund infrastructure projects identified by bonds.

- Decide future of conference center without further delay.
- Defund the police, give the money to those that need it.
- Develop businesses west of Midway on Beltline Rd.
- Develop senior living facility, allowing long term residents to stay in Addison as they age.
- Development similar to Hillcrest Village, park in the middle of restaurants to attract families with kids.
- Diversity.
- Do not allow cars to park on N. Addison Trail.
- Do not allow more apartments/rental multi-family units in Addison. There are plenty already.
- Do not park right by alley exits.
- Dog's dropping everywhere and unhealthy to breathe it after it dried.
- Don't let the streets get as bad before repair like Midway.
- Don't raise my hangar rent.
- Drunk drivers in Beltline from all the bars.
- Economic development as the future of the office changes with work from home.
- Economic development.
- Economic development.
- Encourage businesses to open and stay opened.
- Enforce homeless laws.
- Enforce neighborhood street limits.
- Enforce speed limit on Quorum from the circle to Airport Pkwy and also put no U-turn signs at openings without a turn lane.
- Enforce speeding and stop signs in the Les Lacs corridor.
- Enforcement of city code.
- Enhance recycling for condos/apartments.
- Enough apartments in Addison, too many rentals.
- Evacuate the homeless.
- Fire department needs to inspect back yards. We have a fire hazard at the house with the hoarder living in it. It's on Azure Lane.
- Fire emergency service.
- Fix Midway fast.
- Fix problem of trucks parking in parking lots.
- For major projects, consider bonus/penalty contracts to speed up completion.
- Getting too congested.
- Great streets.
- Have a citizen's review board.
- Have attended many council meetings. Certain public questions, not receiving an adequate response or concern.
- Have officers on horses and bikes in parks and an emergency box to call police from.
- HEB store.
- I hate to say it since it means residents are lazy, but fund pet waste pickup.
- I have a dog, but the clean up after your dog signs are extremely tacky and lack any type of quality.
- Improper communication of events.

- Improve bike/pedestrian access between Vitruvian Park and Addison Circle Park.
- Improve care of landscaping in residential areas.
- Improve roads/speed up construction on Midway.
- Improved access to 635 from Marsh (farmers branch low speed limits make getting to 635 a royal chore).
- Improvements to traffic flow on Beltline.
- Increase police presence at apartments along Vitruvian Way; lots of items stolen out of vehicles, apartments get broken into and there was a shooting (outside) at Vitruvian West 10/3/21. Seems like some people may need to lay eyes on a police badge more consistently.
- Increase visibility of major residential strategy.
- Infrastructure maintenance.
- Infrastructure.
- Install a Fountain on Dome Dr.
- Install a traffic light at Beltway & Le Grand.
- Just keep on being resident friendly & try to get other restaurants to take over where restaurants have closed.
- Keep Addison students nearer home.
- Keep an eye on our debt, let not have too much.
- Keep battery replacement for smoke detectors.
- Keep the Addison FixIt app.
- Keep the tulips and pansies.
- Landscaping.
- Landscaping.
- Less apartments.
- Less chains, better quality local businesses and restaurants.
- Less crime.
- Listen to residents and not just a small group that are "in" with Mayor/Council.
- Looking forward to the remodeled athletic center.
- Lots of shopping centers looking old and outdated.
- Lower taxes.
- Lower taxes.
- Maintain the high quality of service to residents and businesses.
- Maintain versus looking to spend on new projects and additional services.
- Maintenance of public parks and recreation areas including Addison Recreation Center and walking trails.
- Mayor and council need improvement.
- Midway Rd condition.
- Modernizing police and fire headquarters.
- Monitor apartment crime.
- Monitor/enforce time that owners can keep buildings vacant/under construction.
- More cultural activities.
- More high-end landscaping.
- More info on retail and housing development.

- More pedestrian focused lighting in neighborhoods.
- More police in neighborhoods.
- More shopping and dining opportunities.
- More street parking/lighting.
- More trails and outdoor parks, smaller and gardens in North Addison.
- More walkability.
- Move cardio equipment away from windows so that TVs can be viewed while using equipment.
- No more apartment buildings, too many.
- No more apartments.
- Offer opportunities to elevate the schools in our district to community members. This will help with our property values.
- Outdoor exercise stations on the trails.
- Outdoor food courts.
- Outdoor pool at athletic club could use some modernization in next couple of years.
- Outdoor pool.
- Parade.
- Pay more attention to homeowners, not renters.
- Police communicate results of a complaint call.
- Police presence at Les Lacs Park and trails behind Target after dark.
- Police presence at night Village on the Parkway.
- Positioning infrastructure decisions for "5G" future.
- Prevent power outages, improve infrastructure.
- Promote the use of diffused lighting to reduce harsh lights at nighttime in the town.
- Public parks.
- Public transportation.
- Quality fire departments.
- Rapid completion of Midway Street project.
- Reduce debt of city.
- Reduce heavy truck traffic noise.
- Remove vagrants, especially S bound Parkway at Arapaho, and other corners. It looks really trashy. They often pull into Addison with baskets full of junk to overnight. It is degrading to Addison and annoying.
- Repair potholes.
- Response time for a fire in our neighborhood last yr. was poor. Your central dispatch did not know where to send the fire truck to our neighborhood. Need more education of that team on locations so response time could be timely. Reported this to the Addison Fire Chief after the incident.
- Revamping the Addison Athletic Center (would use it more if wasn't so run down/dated, locker room etc.).
- Revitalization along Addison Rd, south of Beltline and on Midway, south of Beltline. Will likely need to be done with incentives.
- Revitalize the businesses downtown.
- Road improvement on Addison.
- Road maintenance.

- Schools in the area.
- Seen senior housing alternative in Addison.
- Select more diverse vendors when procuring services and supplies.
- Senior Center for newcomers to meet other community members, like luncheon, card group, bingo.
- Senior housing.
- Solid waste/utility services.
- Stop allowing oversized structures in residential areas.
- Street sweeping.
- Support and ensure all responders have what they need.
- Take care of classic Addison image and buildings such as Town Hall and Finance Building.
- The city did not listen to adjacent residents.
- The fire fighters are great. Give them a raise.
- The road maintenance and construction are constantly terrible. Midway. Keller Springs. Railroad crossings.
- There is nothing very charming about Addison. Beltline is a junky looking street. Are there no standards for the quality of store fronts?
- Town Halls.
- Traffic control after events especially Kaboom Town.
- Traffic flow thru town must be improved.
- Traffic light timing.
- Traffic management, especially on Montfort, Beltline and Midway.
- Trails are used by an incredible amount of people in our neighborhood so continue to add and maintain to that as you have been great. We are also excited about the outdoor workout addition.
- Trash pickup could be earlier.
- Trash.
- Trinity's traffic issue.
- Upkeep of parks and recreation.
- Water bill prices.
- Water quality.
- Water sprinklers spraying during traffic times.
- We had a nursery; could use a hardware type store.
- We would live to see more fine dining options in Addison if possible, otherwise we love the options available.
- What are the town ordinances and codes?
- What happened to plain common sense instead of spending money on special studies?
- Work on school ratings.

The background of the slide features a photograph of a park area. On the left, there is a paved walkway that runs alongside a narrow, shallow water channel. A person is walking on the path. In the background, there is a large, multi-story building with a red roof and several chimneys. The sky is blue with some light clouds. A large, teal-colored geometric shape, resembling a stylized arrow or a large 'V', points from the top left towards the bottom right, partially obscuring the background image and the text.

# 2021 Town of Addison Community Survey GIS Maps

Presented to the Town of Addison,  
Texas  
March 2022

# GIS Mapping



## Interpreting the GIS (Geographic Information System) Maps Provided

The maps on the following pages show the mean ratings for several questions on the survey by Census Block Group. If all maps are the same color, then residents general feel the same about that issue regardless of the location of their home.

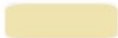
When reading the maps, please use the following color scheme as a guide:



Darker blue shades indicate POSITIVE ratings. Shades of blue generally indicate high satisfaction with a service, ratings of “very satisfied” or “excellent.”



Lighter blue shades indicate POSITIVE ratings. Shades of light blue generally indicate satisfaction with a service, ratings of “satisfied” or “good.”



Off-white shades indicate NEUTRAL ratings. Shades of neutral generally indicate that residents thought the quality-of-service delivery is adequate.



Orange shades indicate NEGATIVE ratings. Shades of orange generally indicate slight dissatisfaction with a service, ratings of “dissatisfied” or “below average.”



Red shades indicate NEGATIVE ratings. Shades of red generally indicate dissatisfaction with a service, ratings of “very dissatisfied” or “poor.”

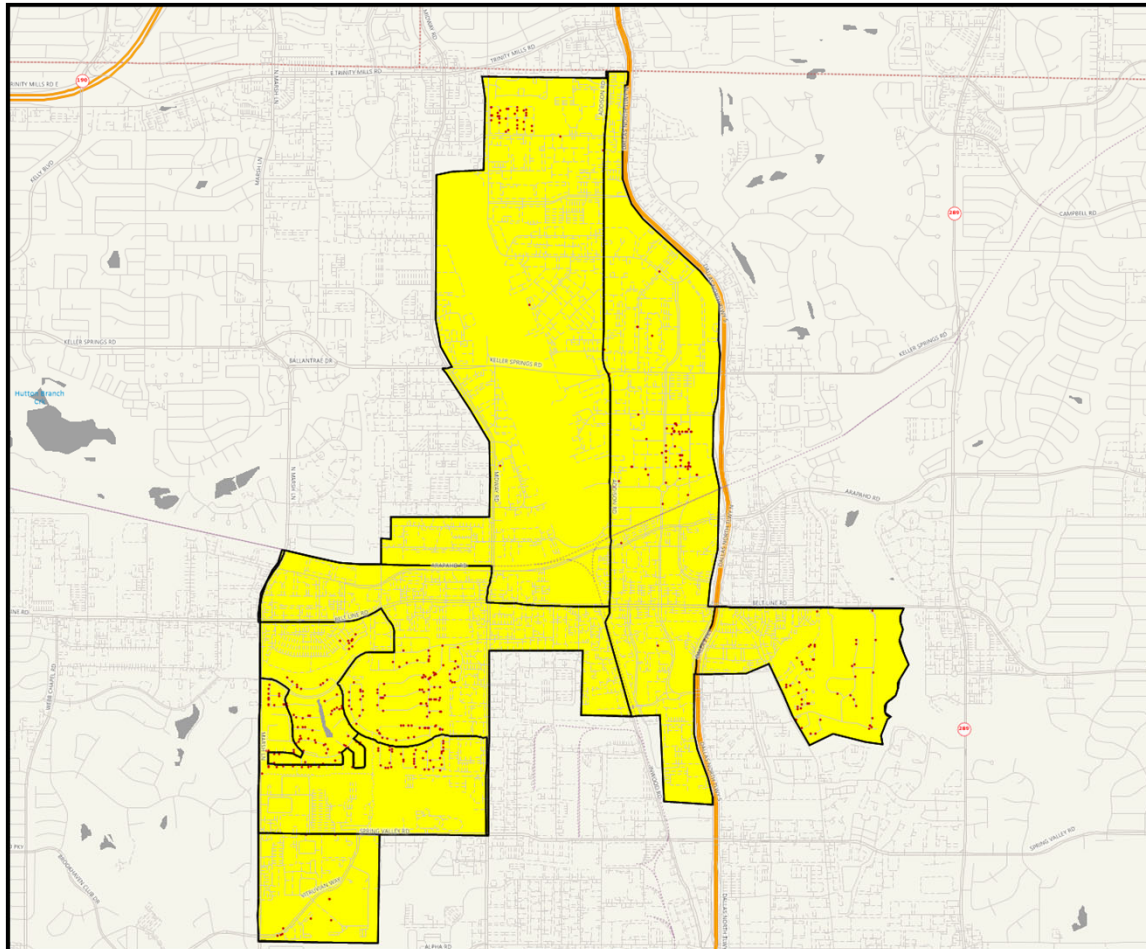


# Location of Respondents

(Boundaries Show Census Block Groups)

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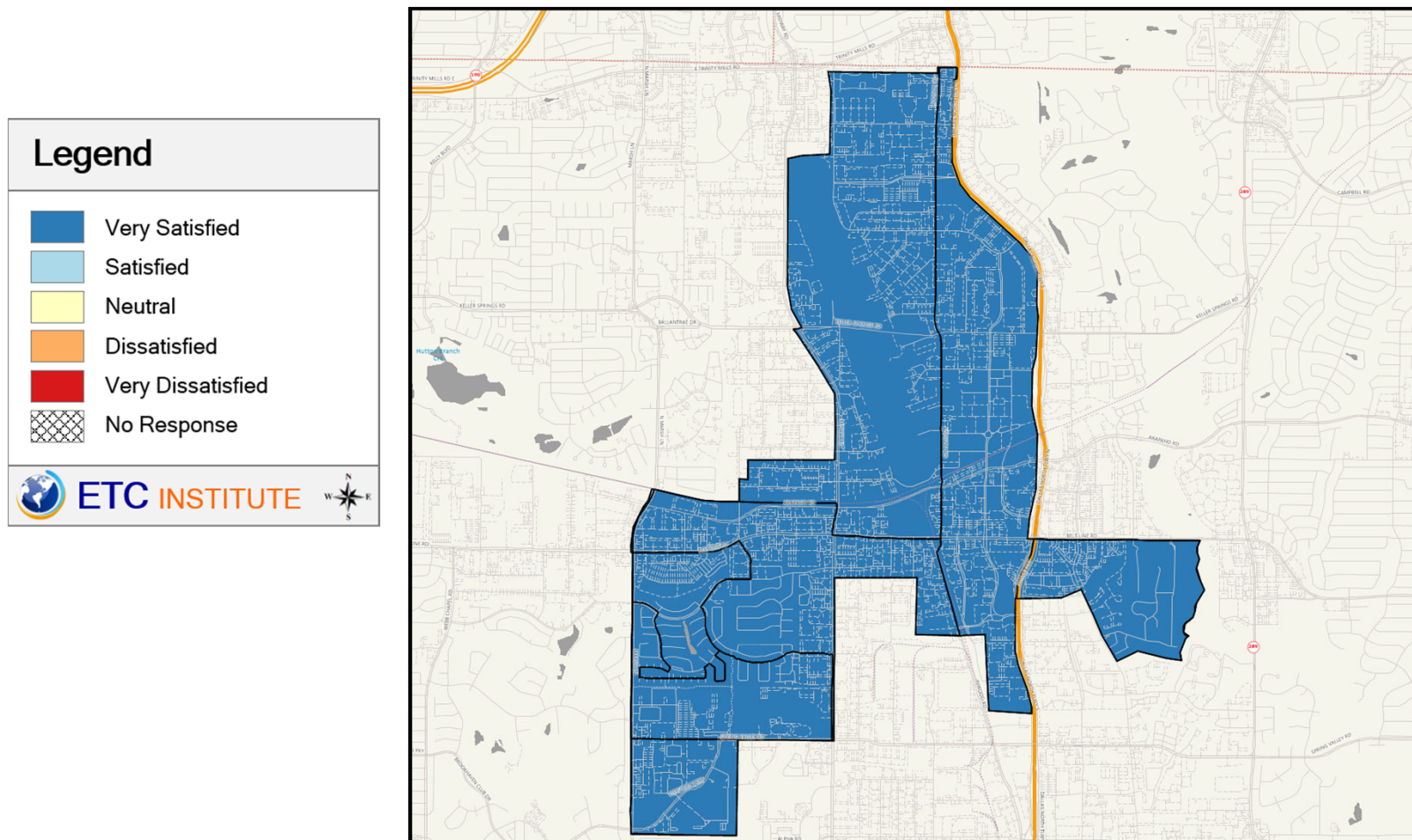
## Addison, TX





# Q1-01. Overall quality of police, fire, and emergency medical services

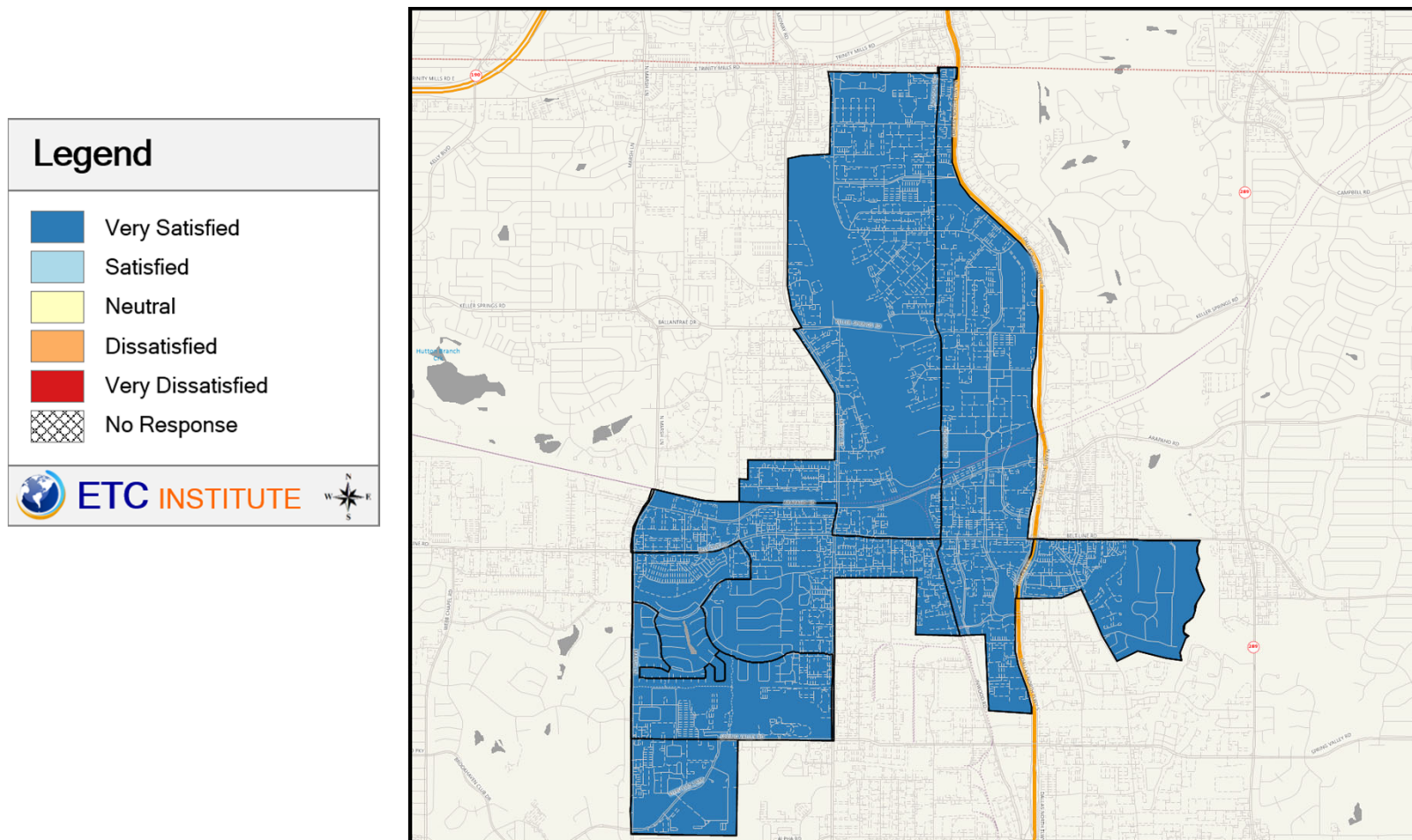
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q1-02. Overall quality of town parks and recreation programs and facilities

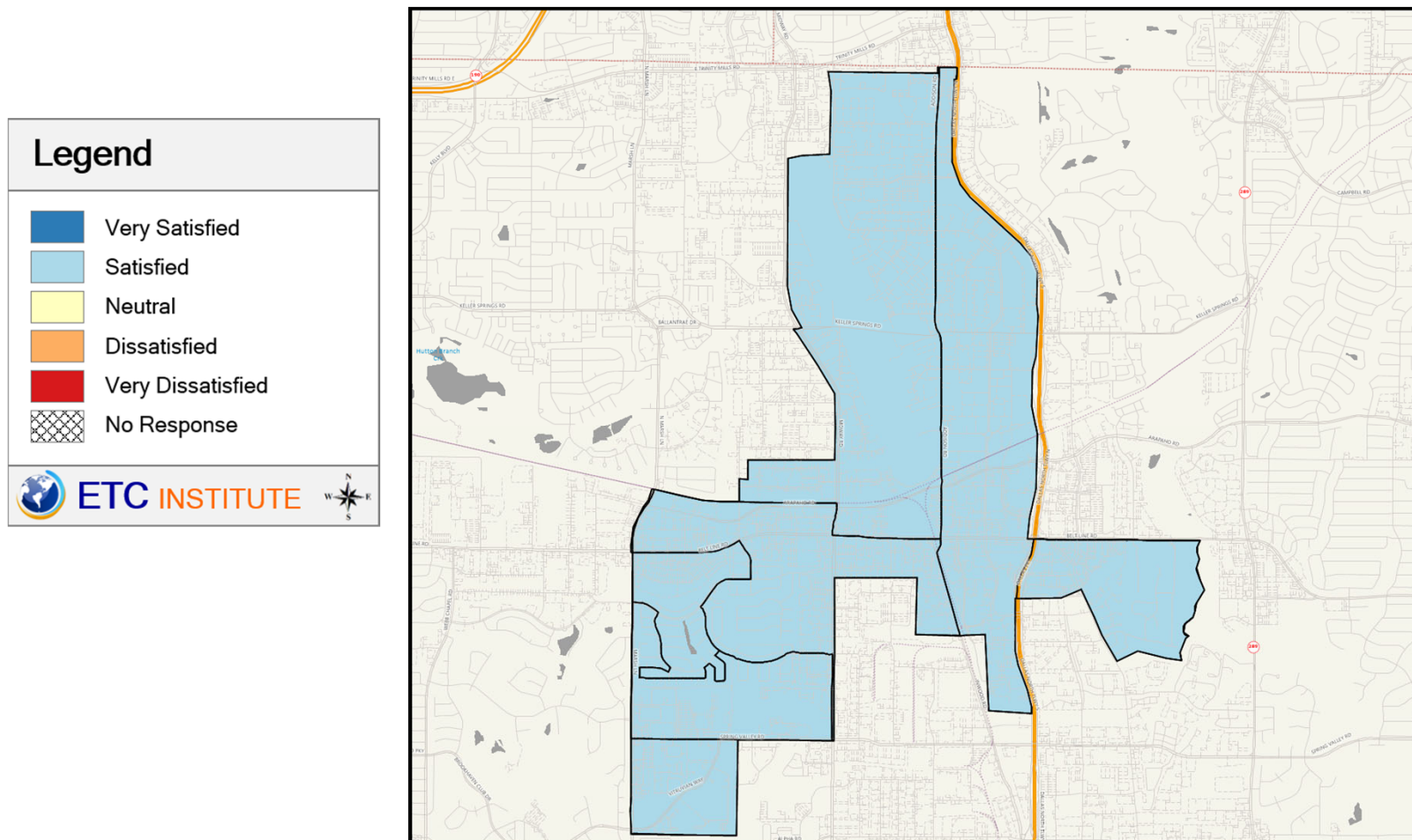
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q1-03. Overall maintenance of town streets

(Shading Reflects the Mean Rating by Census Block Group)

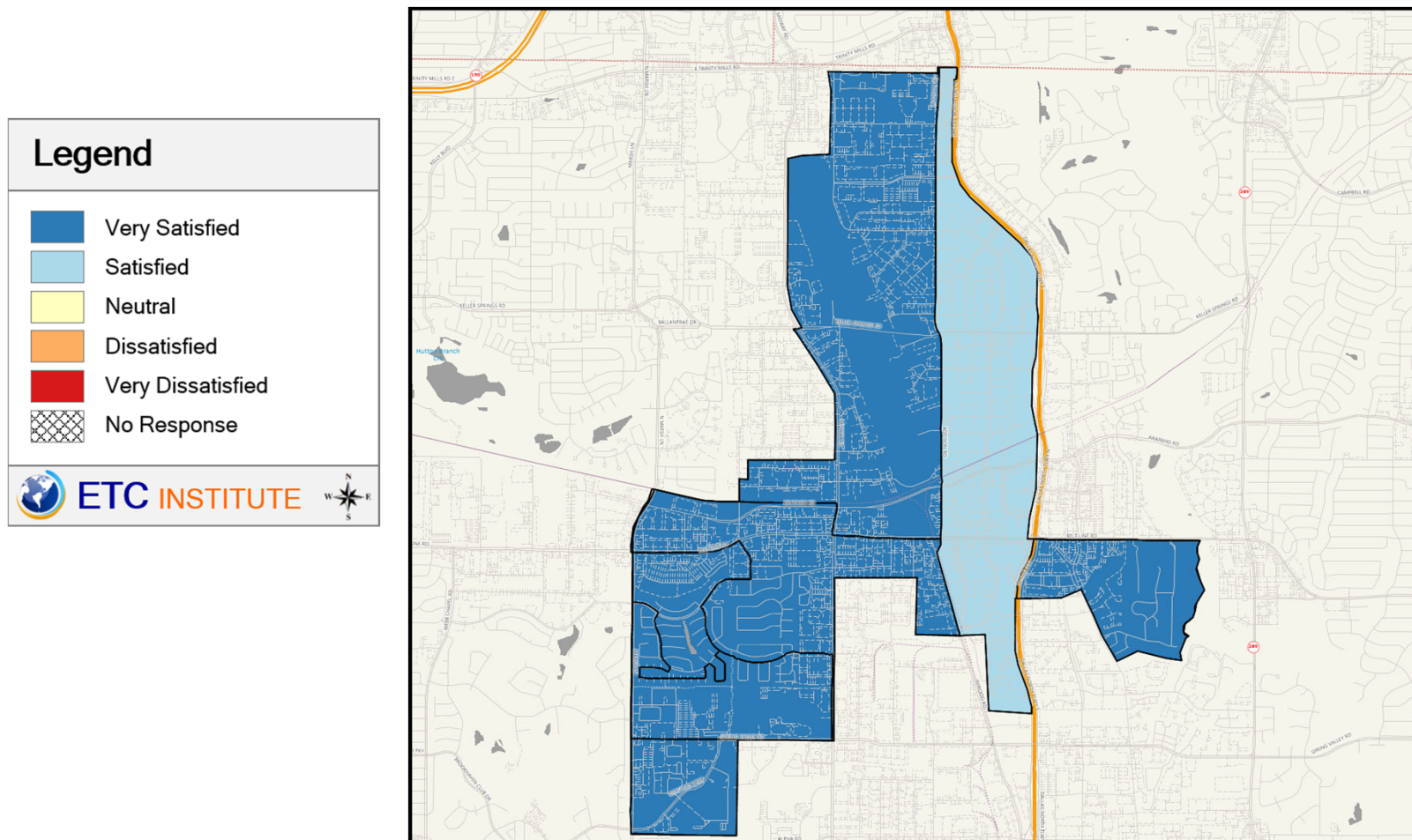


Addison  
Community  
Survey



# Q1-04. Overall maintenance of town buildings and facilities

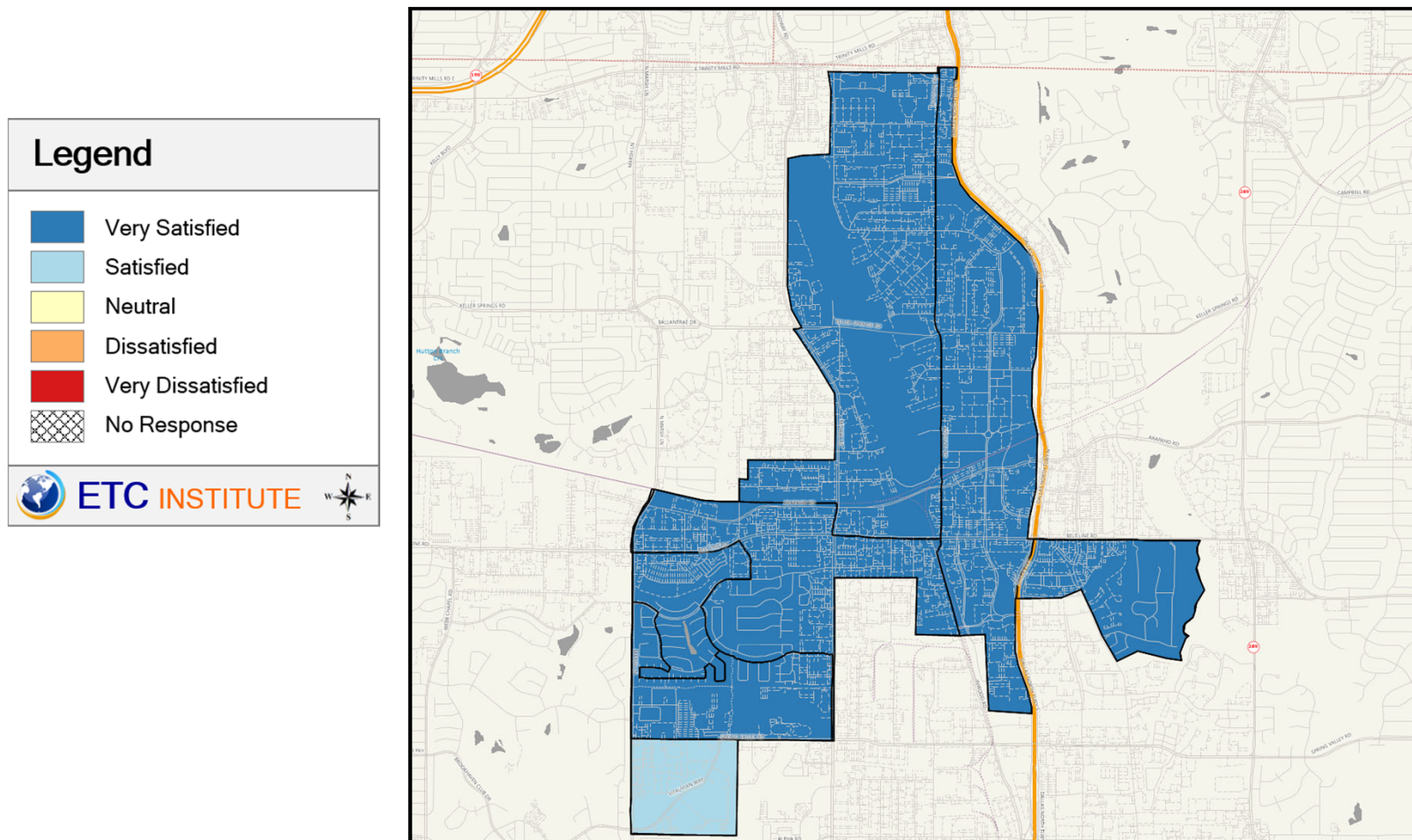
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q1-05. Overall quality of town water and sewer services

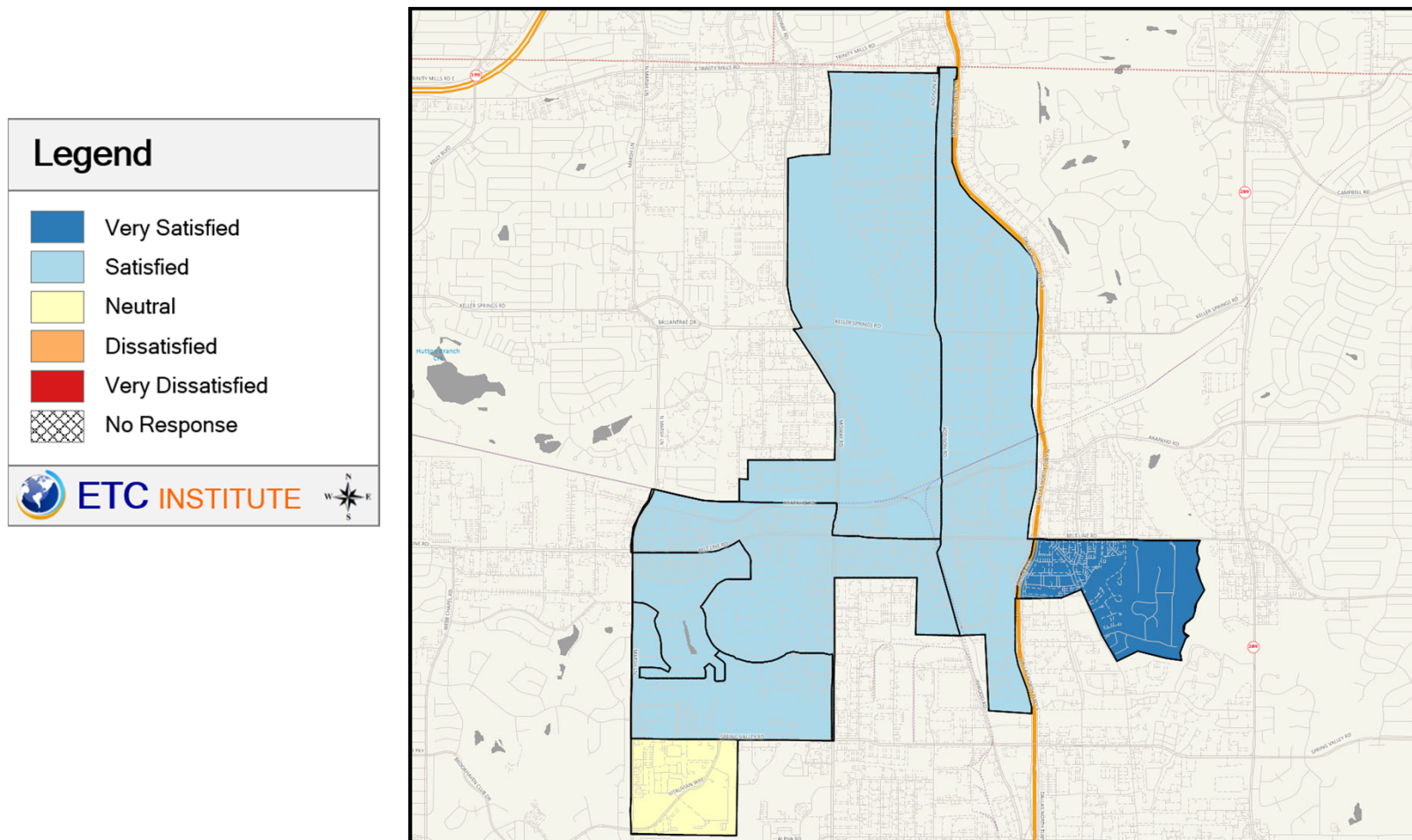
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q1-06. Overall enforcement of town codes and ordinances

(Shading Reflects the Mean Rating by Census Block Group)

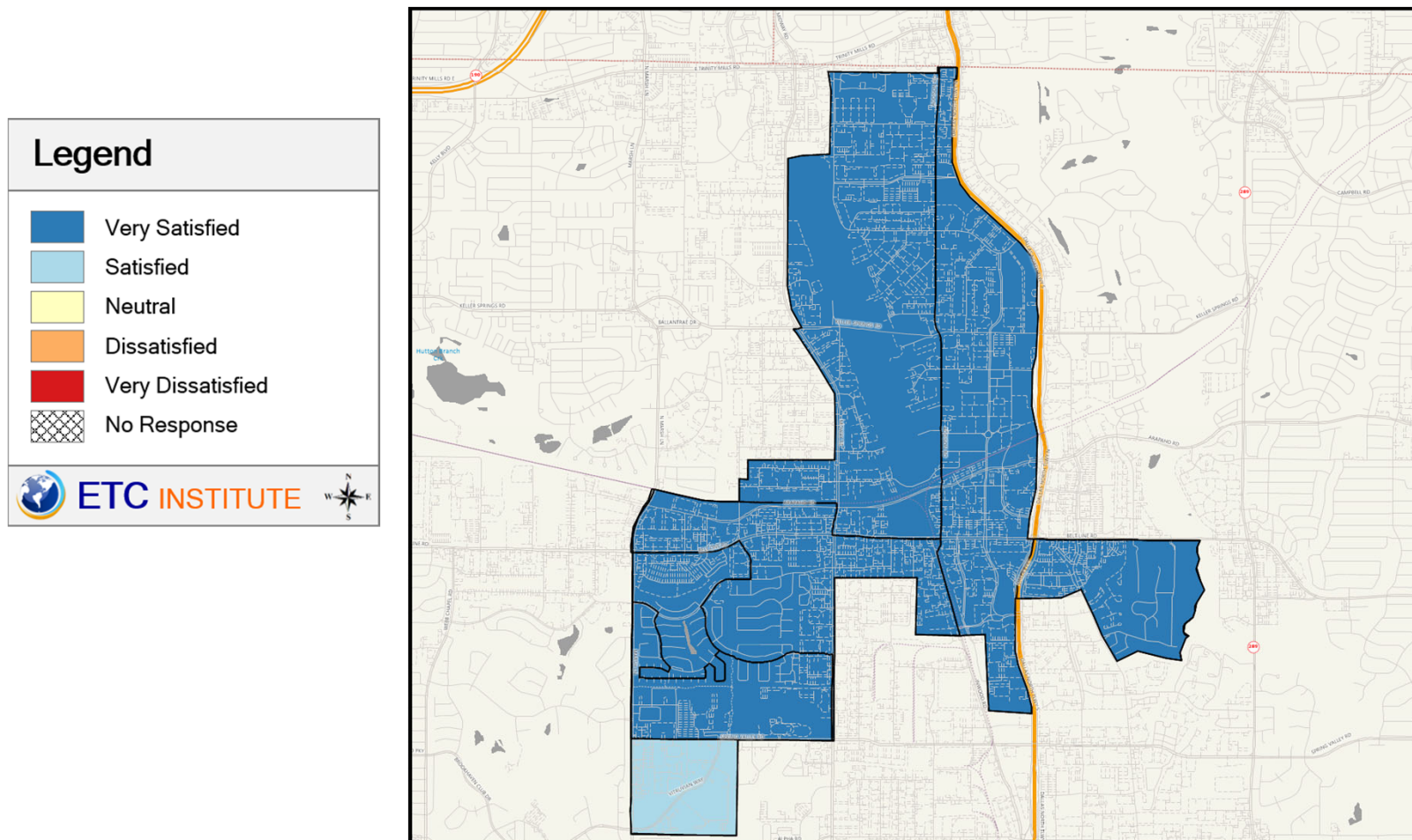


Addison  
Community  
Survey



# Q1-07. Overall quality of customer service you receive from town employees

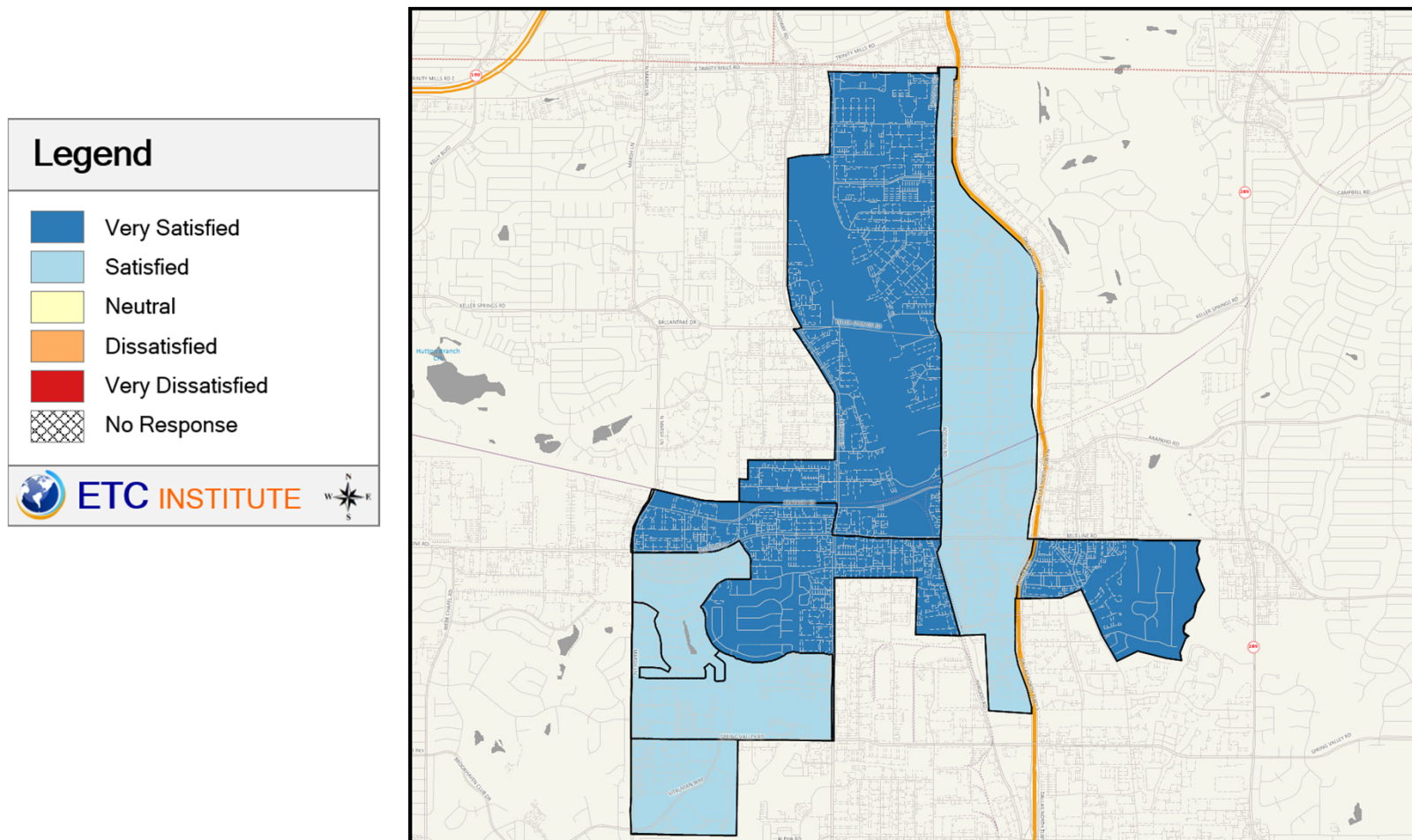
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q1-08. Overall effectiveness of town communication with the public

(Shading Reflects the Mean Rating by Census Block Group)

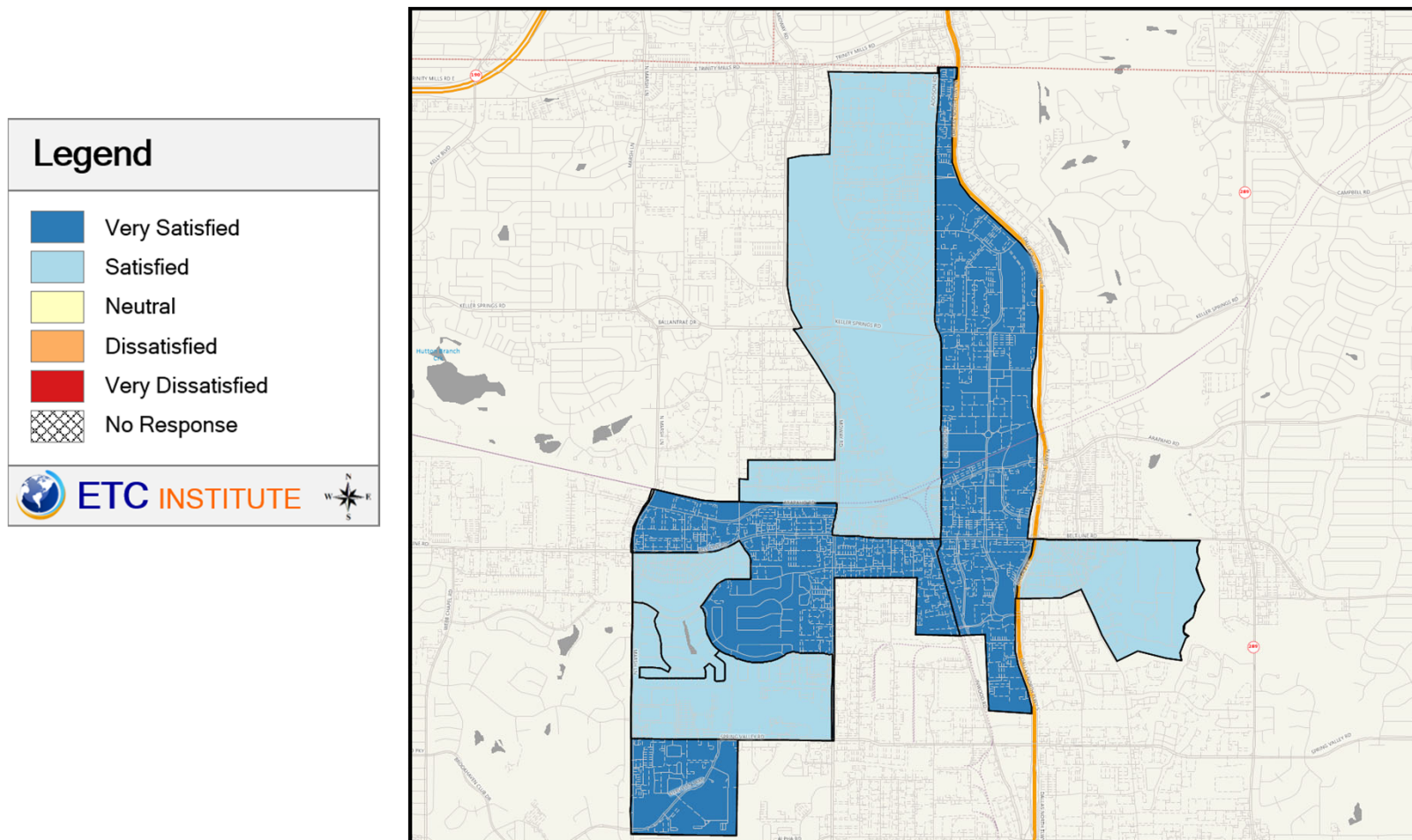


Addison  
Community  
Survey



# Q1-09. Overall quality of the town's stormwater runoff/storm water management system

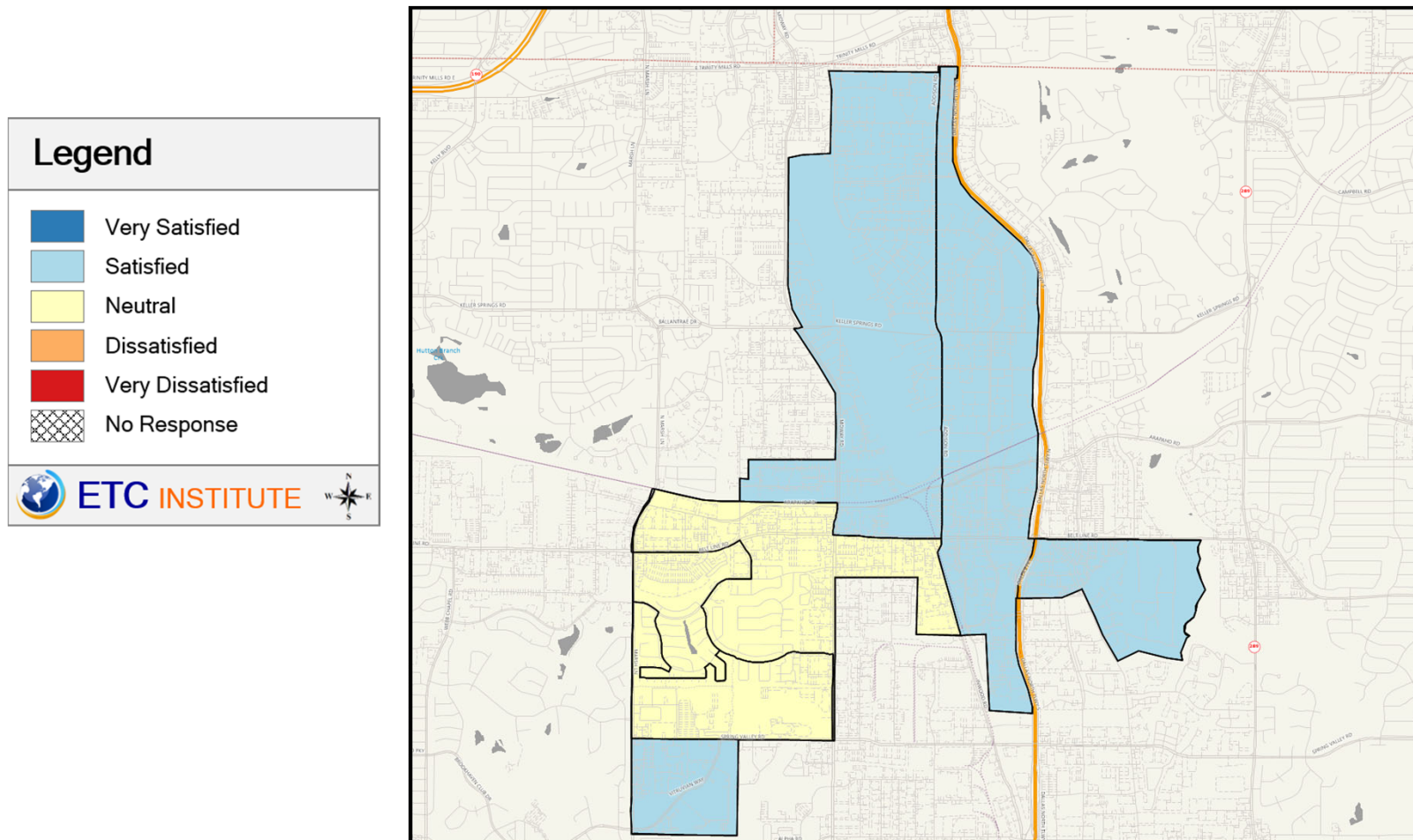
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q1-10. Overall flow of traffic and congestion management in the town

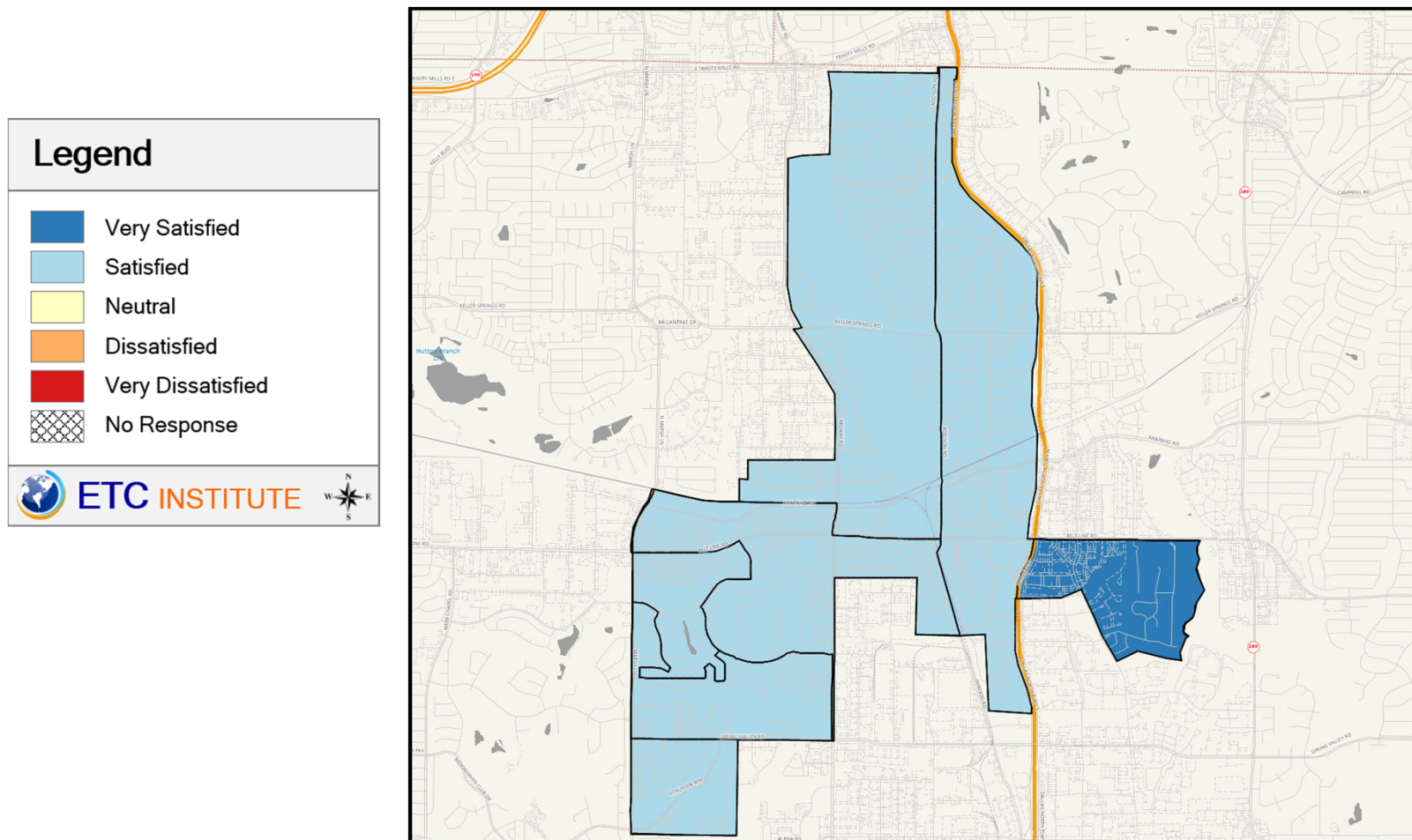
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q1-11. Opportunities for community engagement through volunteer programs

(Shading Reflects the Mean Rating by Census Block Group)

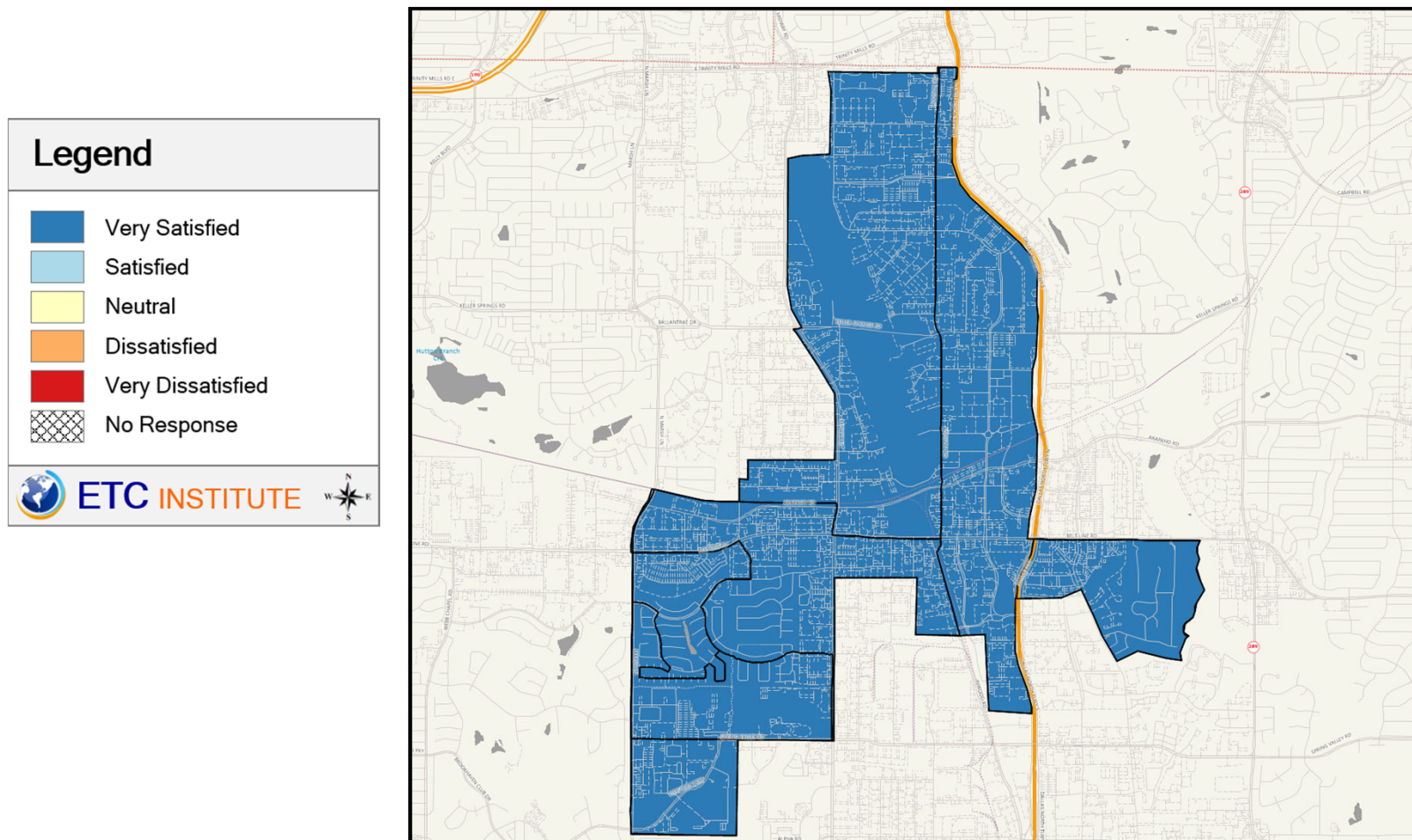


Addison  
Community  
Survey



# Q3-01. Addison as a place to live

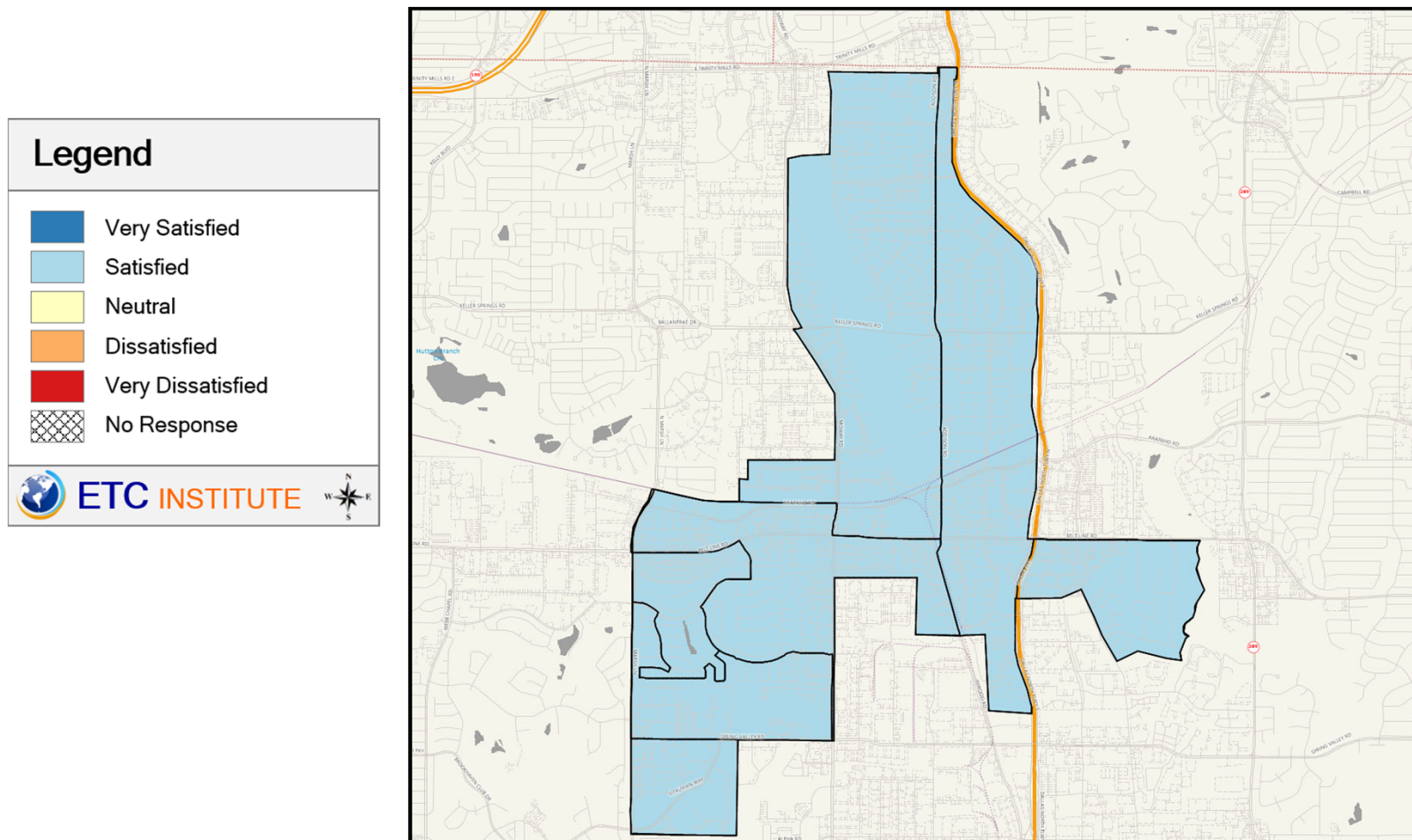
(Shading Reflects the Mean Rating by Census Block Group)



## Addison Community Survey

# Q3-02. Addison as a place to raise children

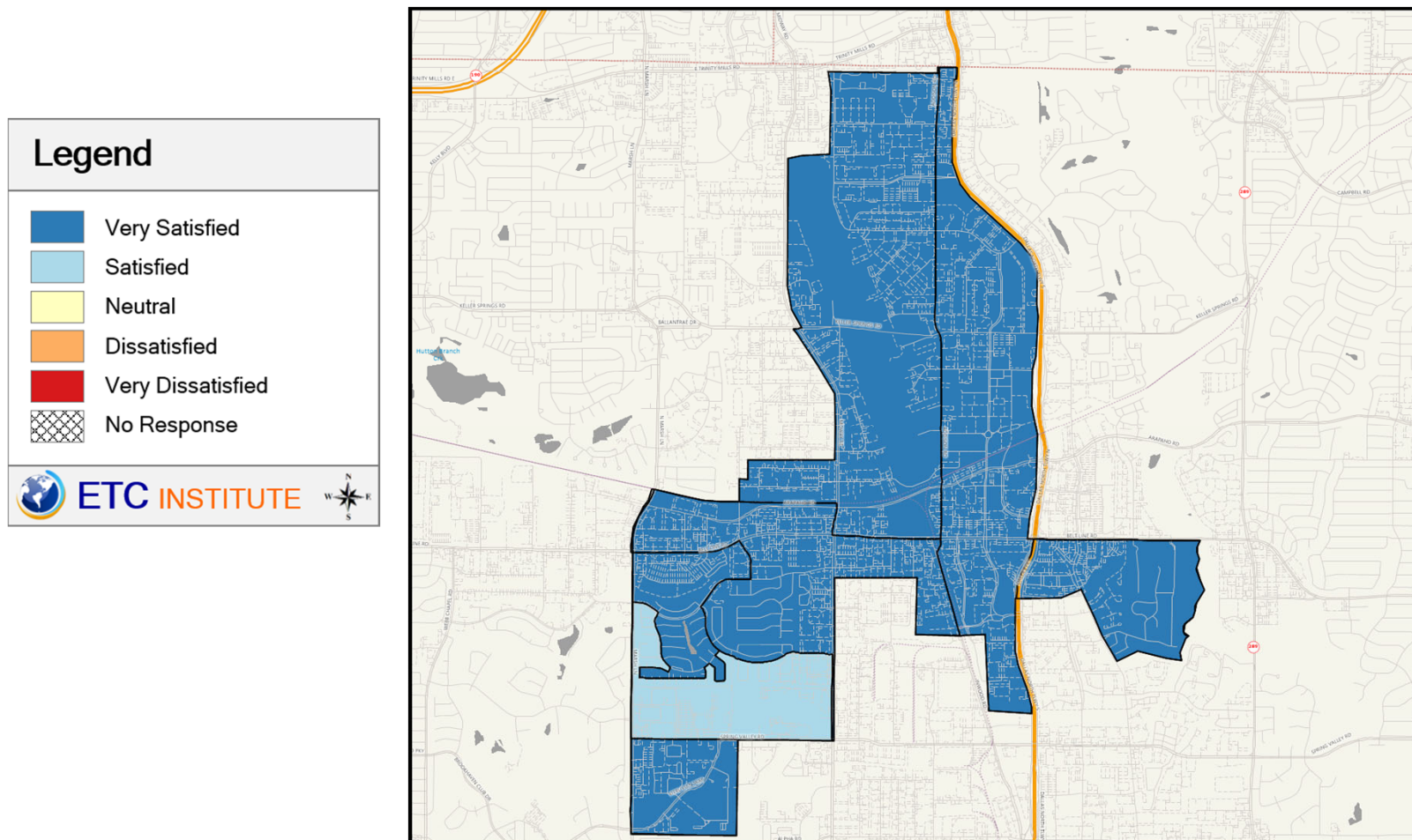
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q3-03. Addison as a place to work

(Shading Reflects the Mean Rating by Census Block Group)

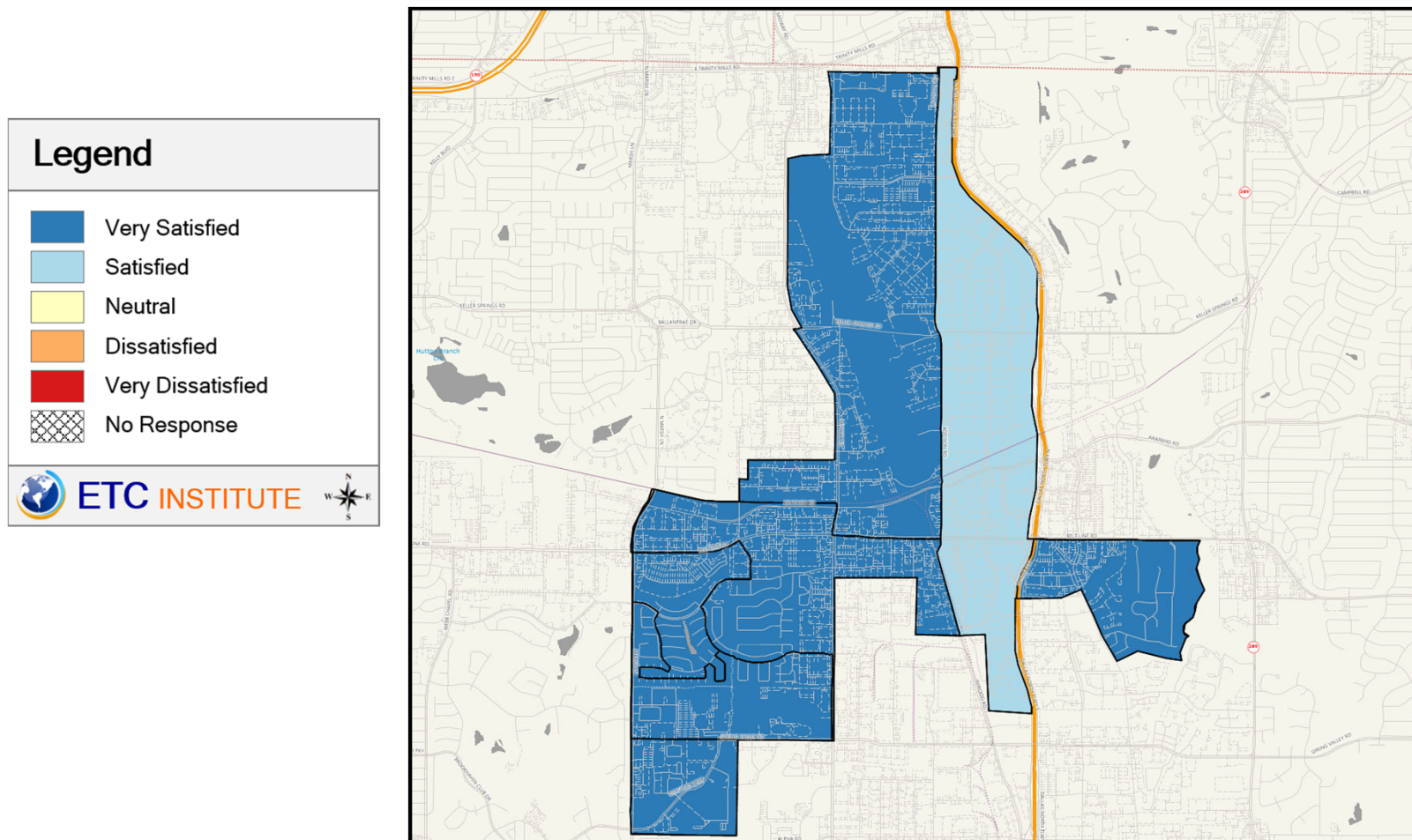


Addison  
Community  
Survey



# Q3-04. Addison as a place to retire

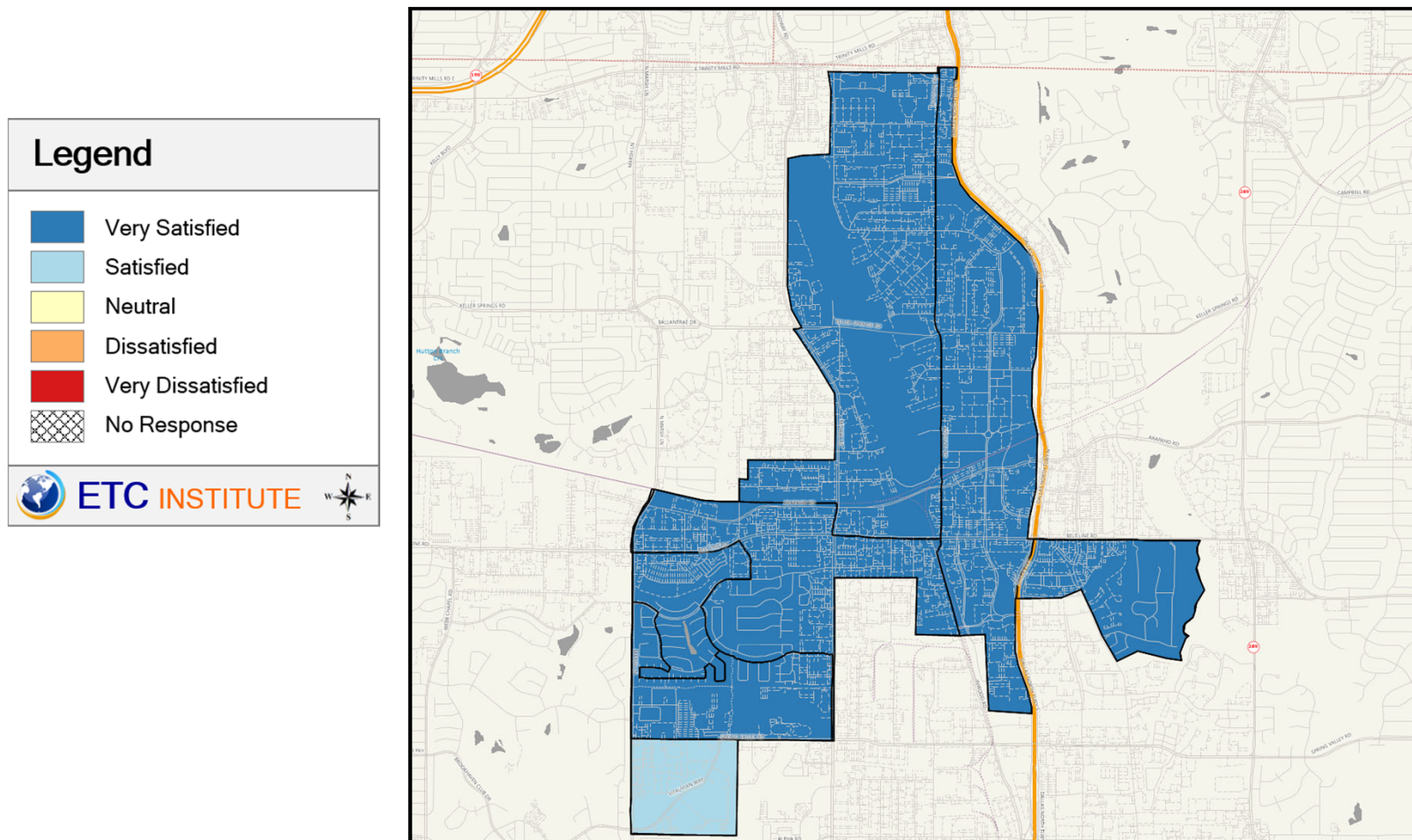
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q3-05. Overall image of Addison

(Shading Reflects the Mean Rating by Census Block Group)

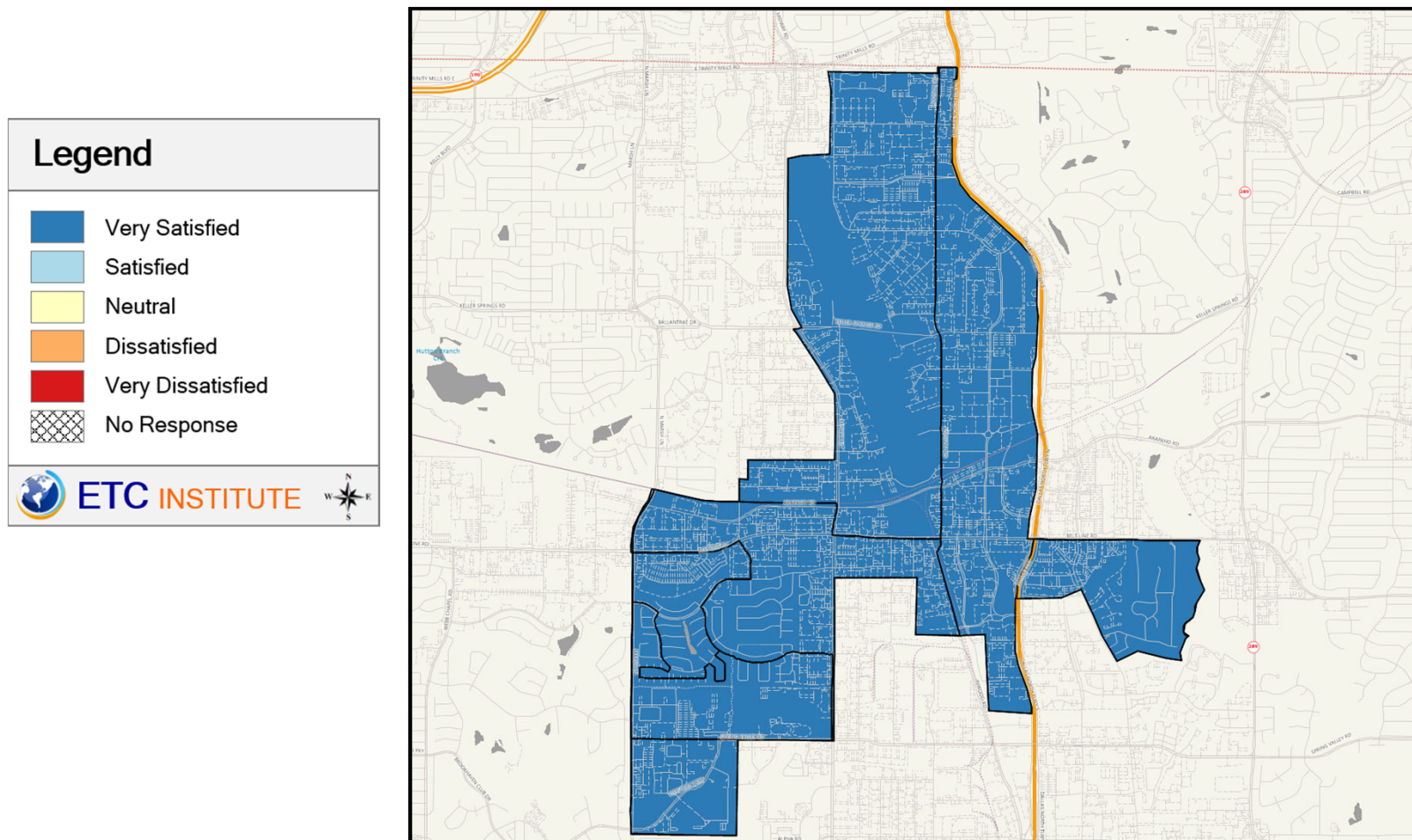


Addison  
Community  
Survey



# Q3-06. Overall quality of life in Addison

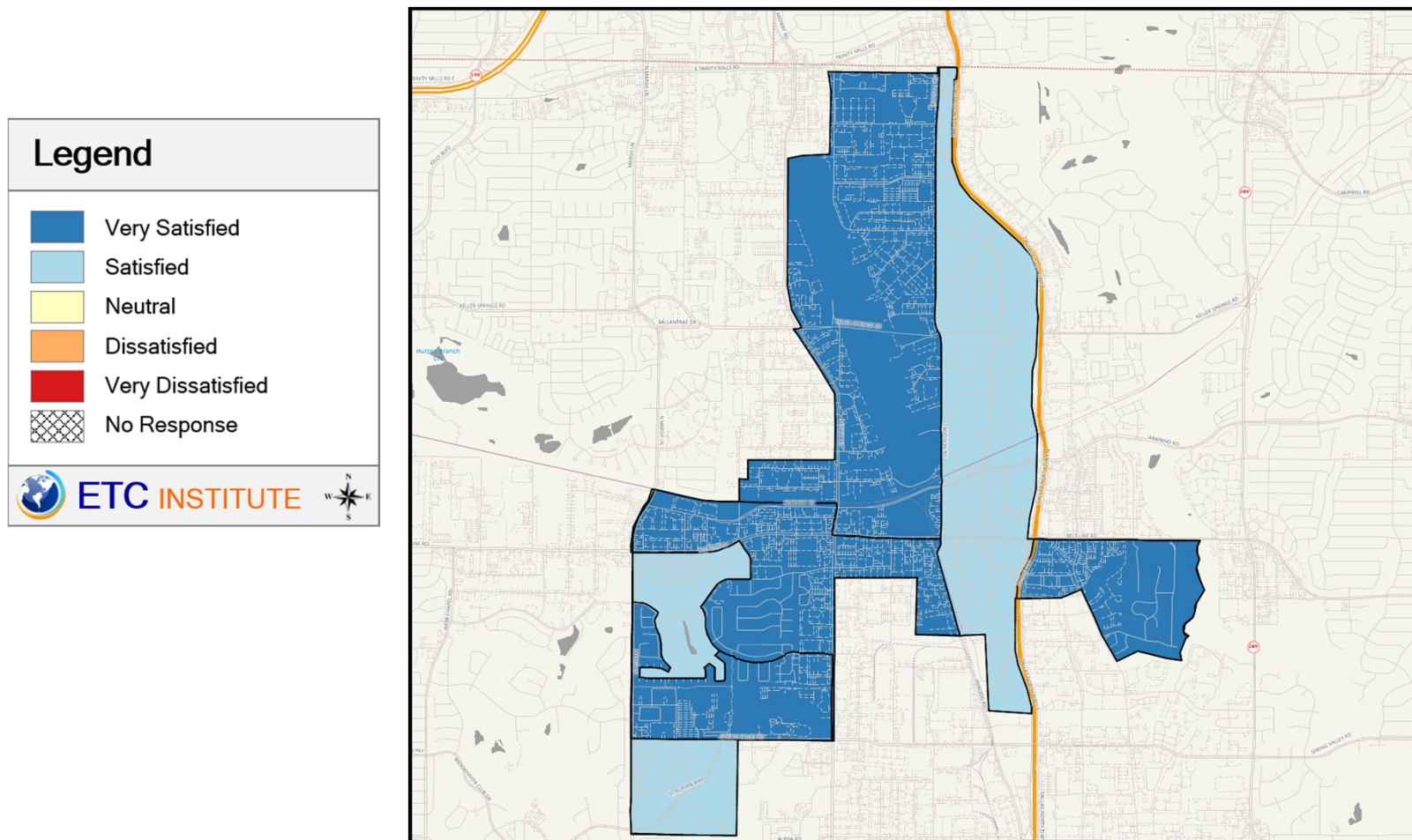
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q3-07. Overall quality of local government services

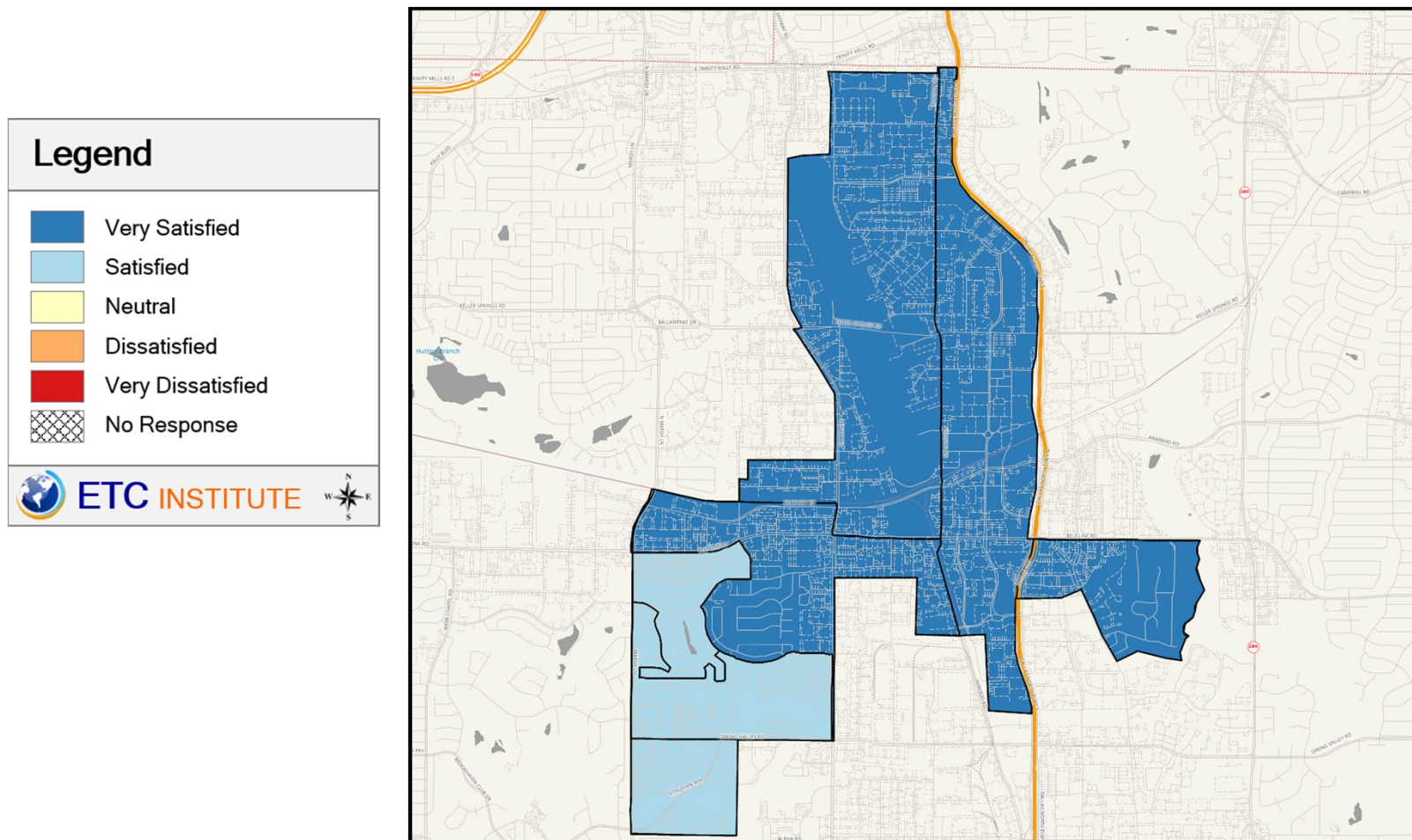
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q3-08. Addison as an entertainment destination

(Shading Reflects the Mean Rating by Census Block Group)

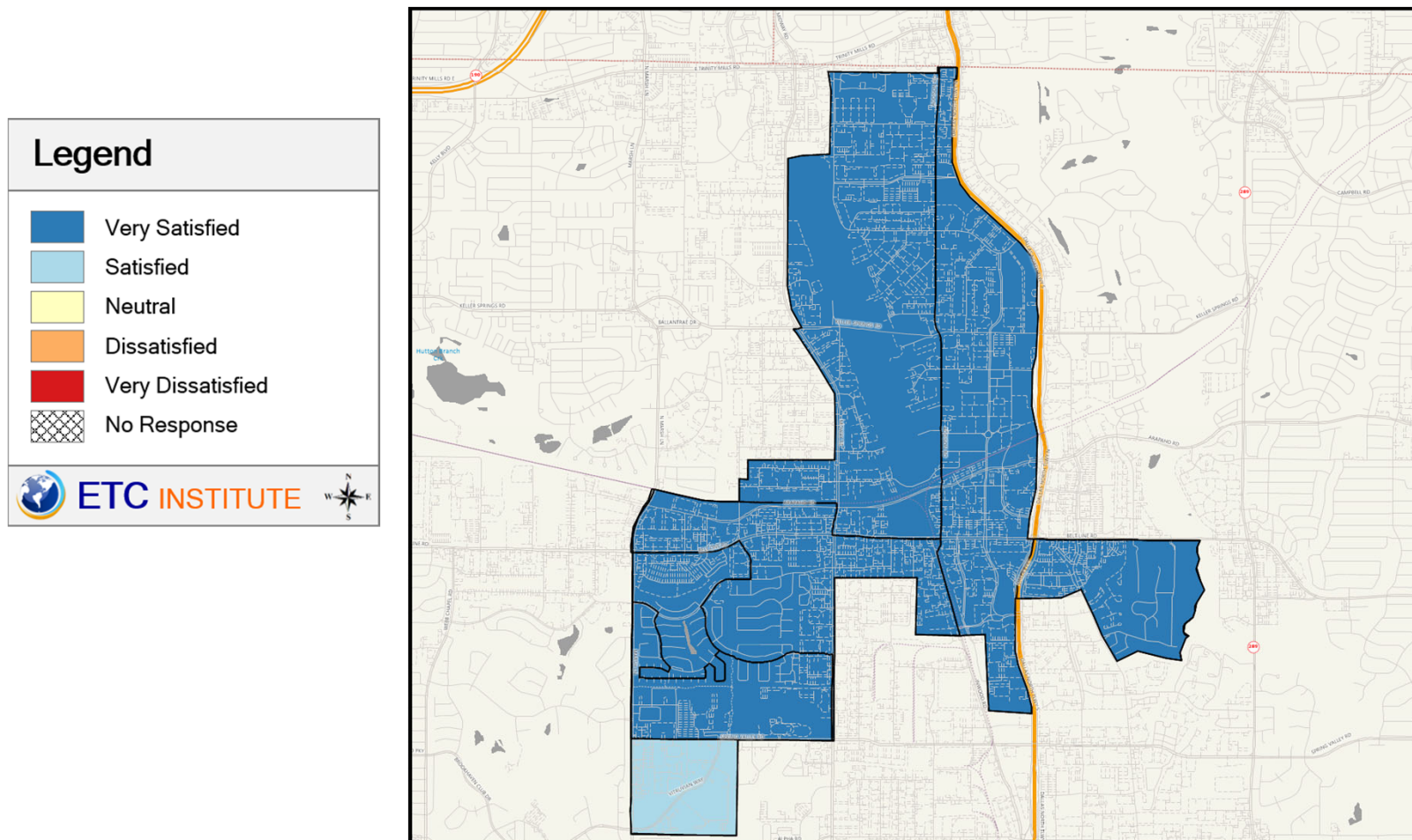


Addison  
Community  
Survey



# Q3-09. Overall quality of event programming (e.g., Taste Addison, Kaboom Town, Oktoberfest)

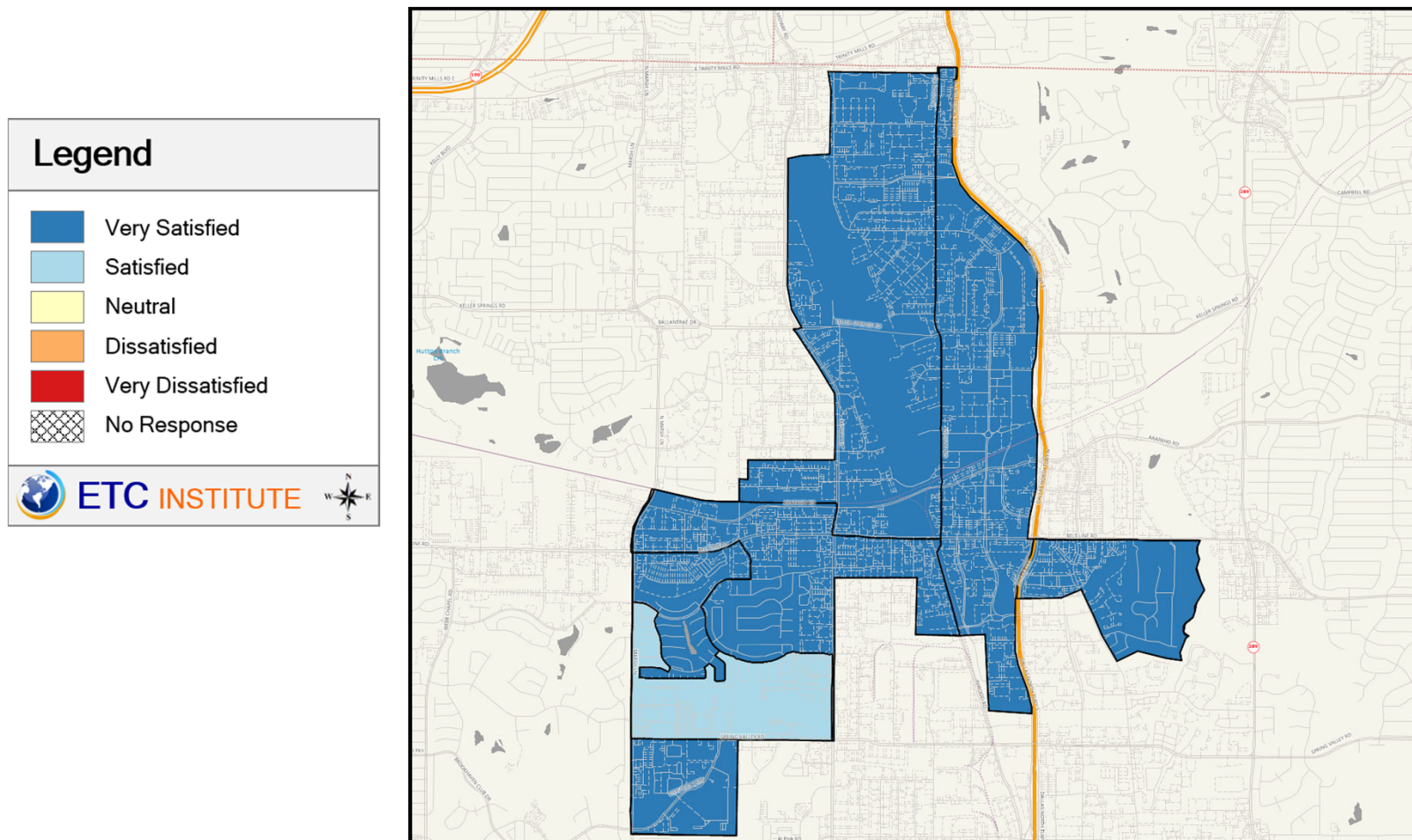
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q3-10. Overall appearance of Addison

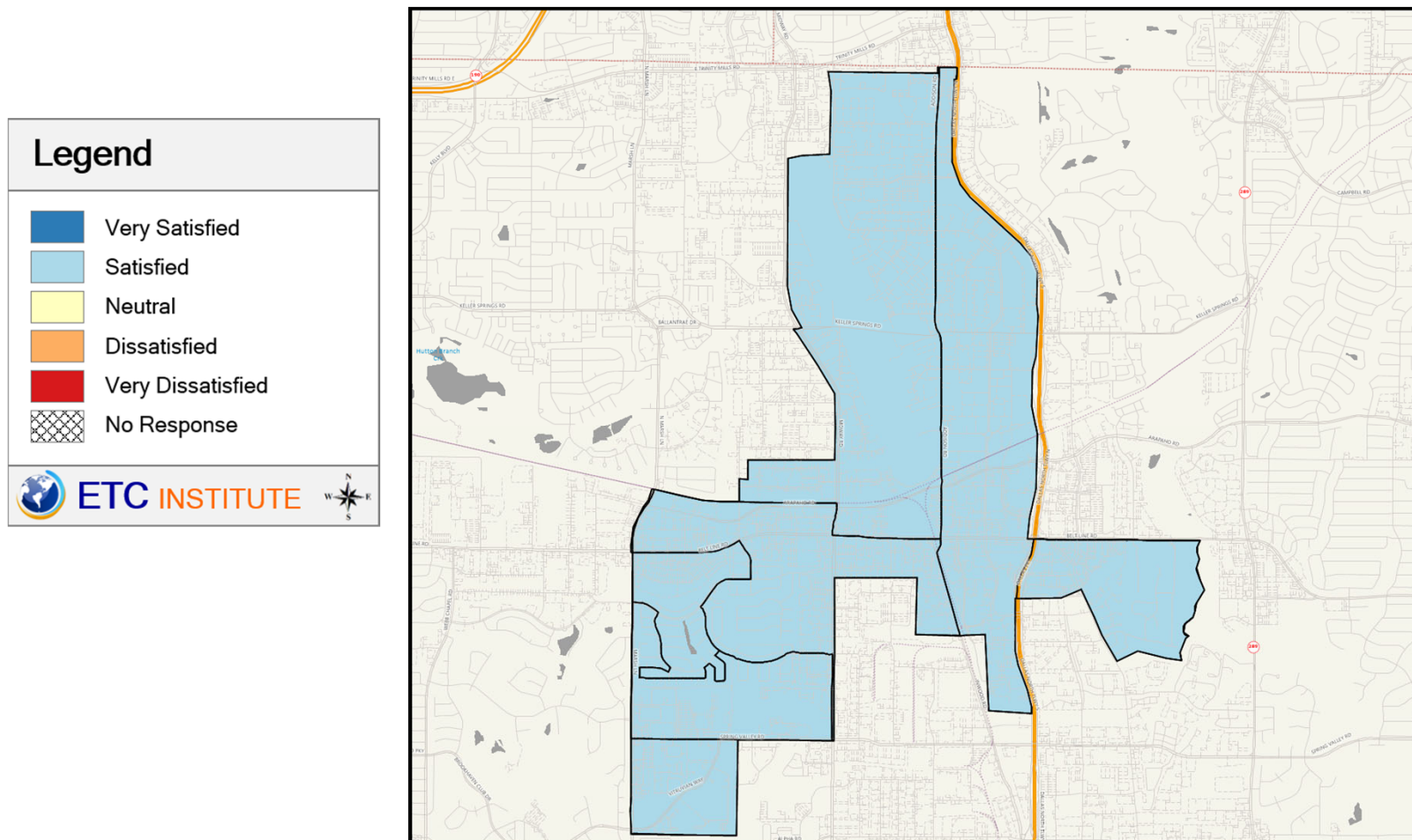
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q3-11. Overall value you receive for your local tax dollars and fees

(Shading Reflects the Mean Rating by Census Block Group)

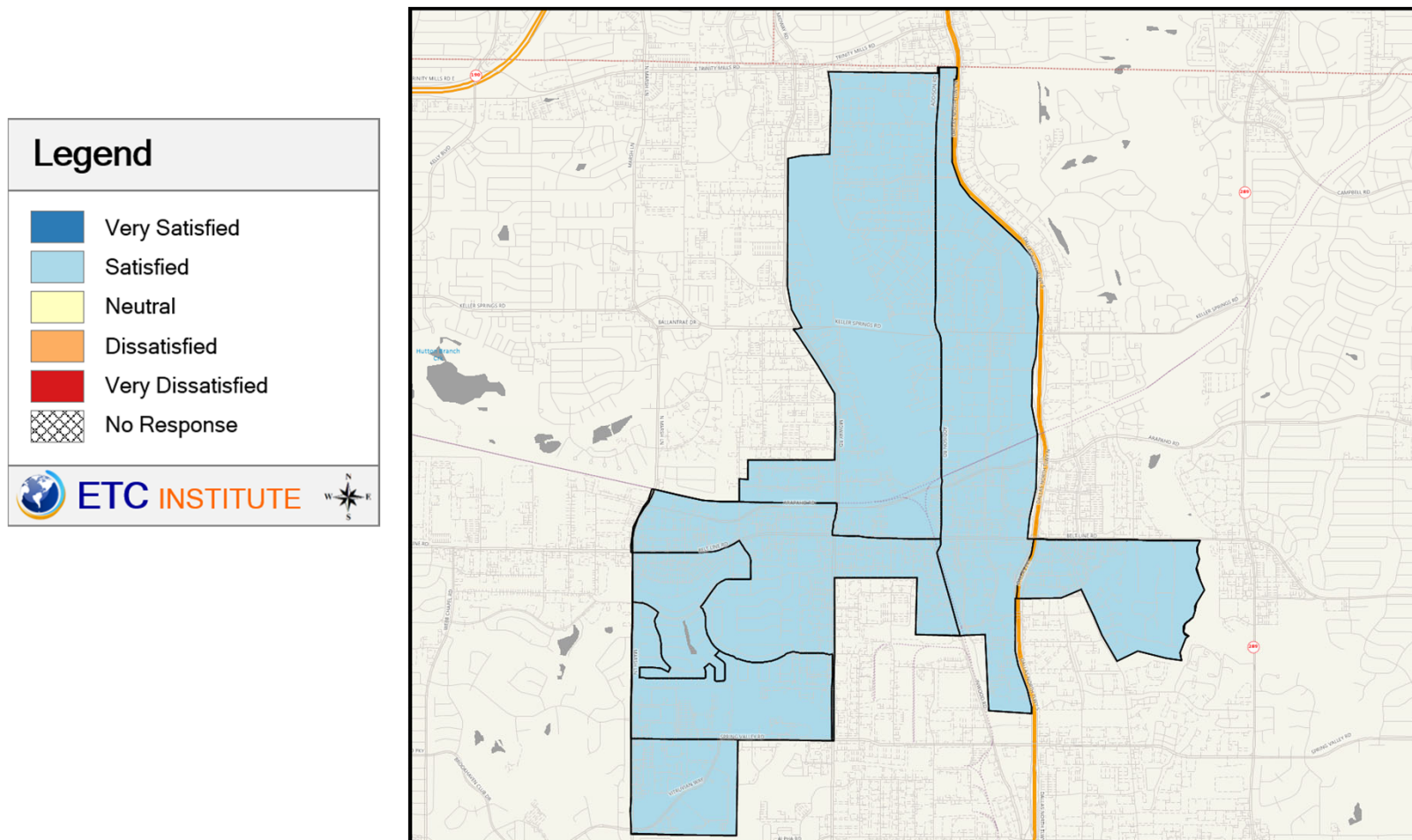


Addison  
Community  
Survey



# Q3-12. Overall trust level in town staff to wisely use town resources

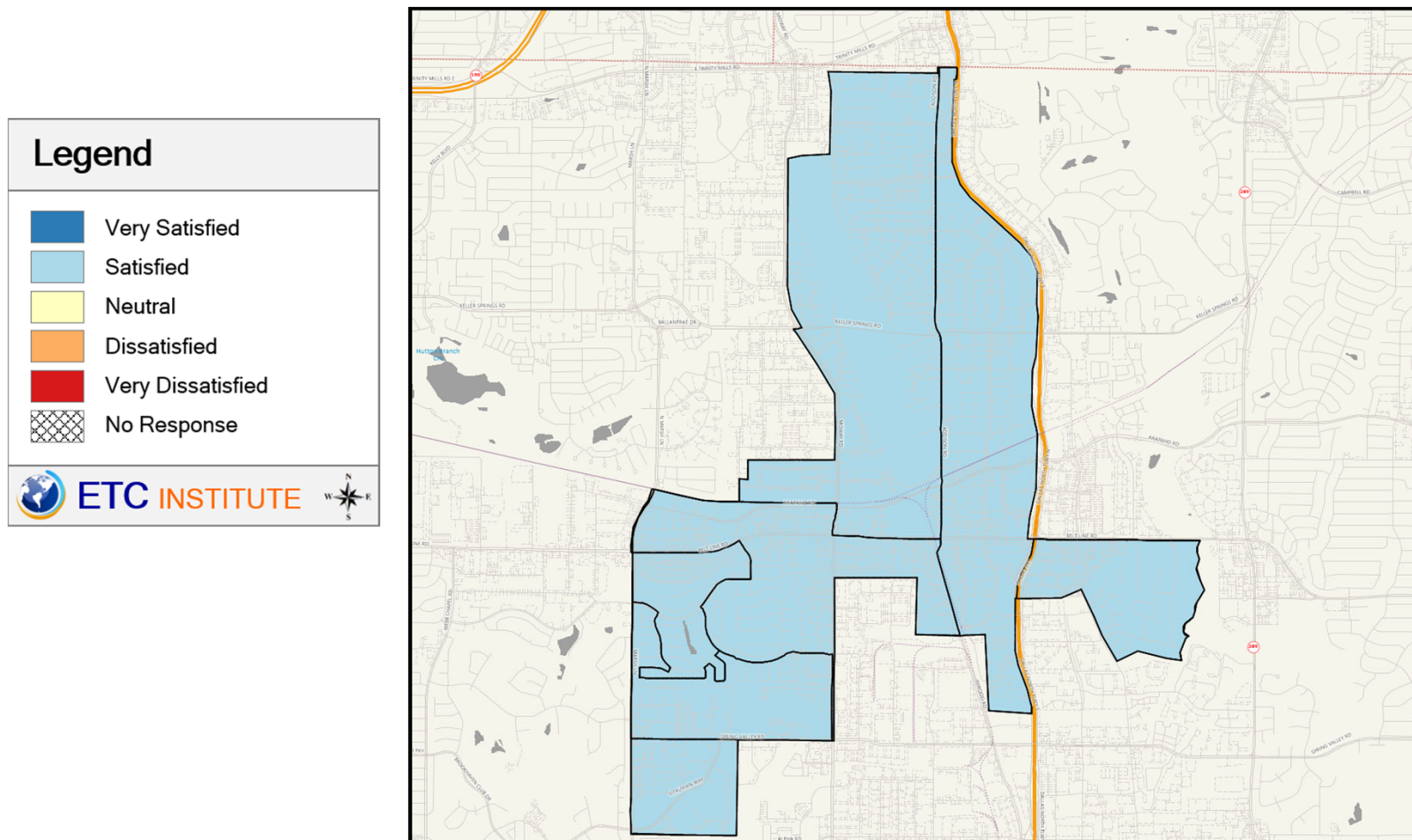
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q3-13. Overall level of satisfaction of the town's stewardship of financial resources

(Shading Reflects the Mean Rating by Census Block Group)

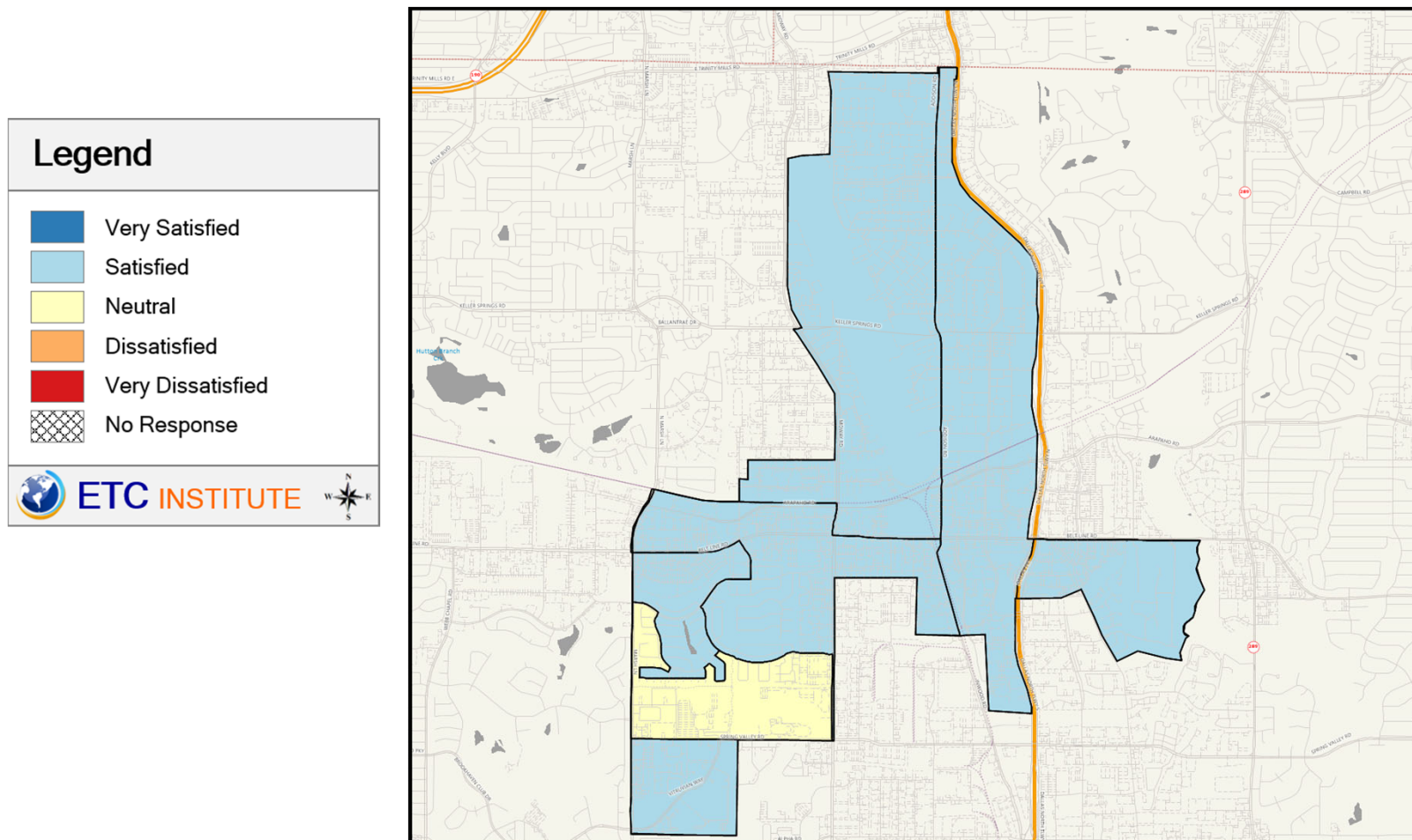


Addison  
Community  
Survey



# Q4-01. Condition of major town streets

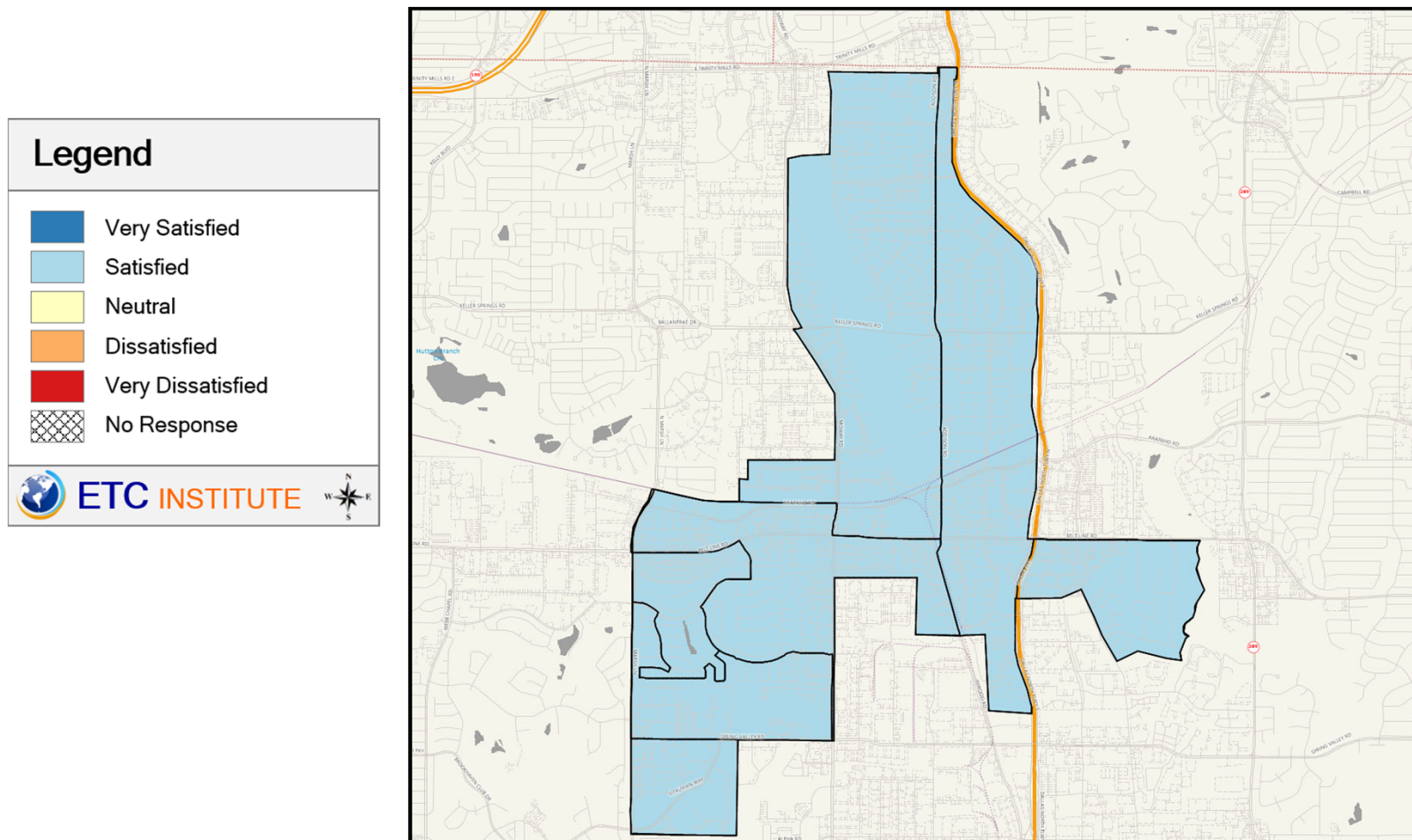
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q4-02. Condition of streets in your neighborhood

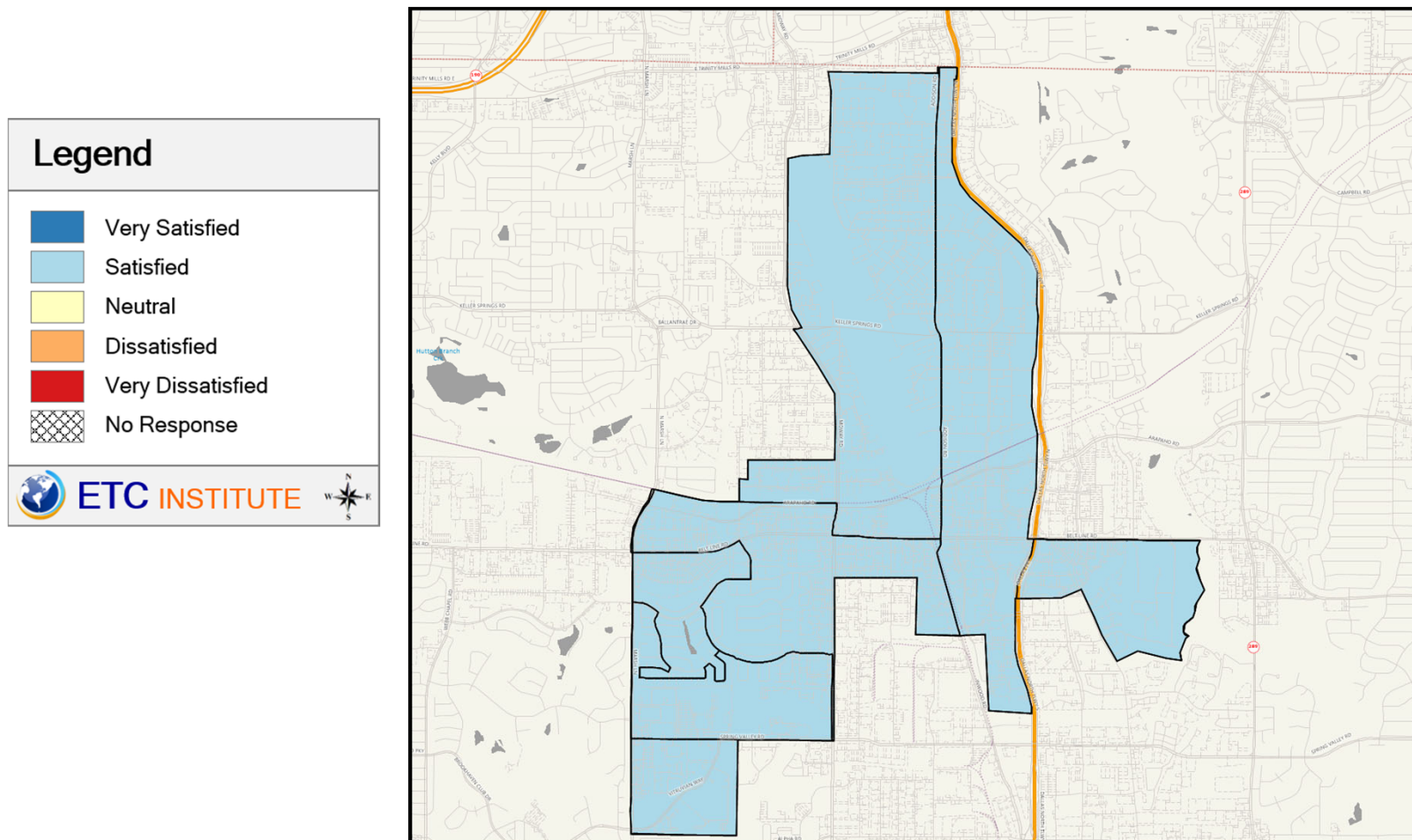
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q4-03. Timing of traffic signals on town streets

(Shading Reflects the Mean Rating by Census Block Group)

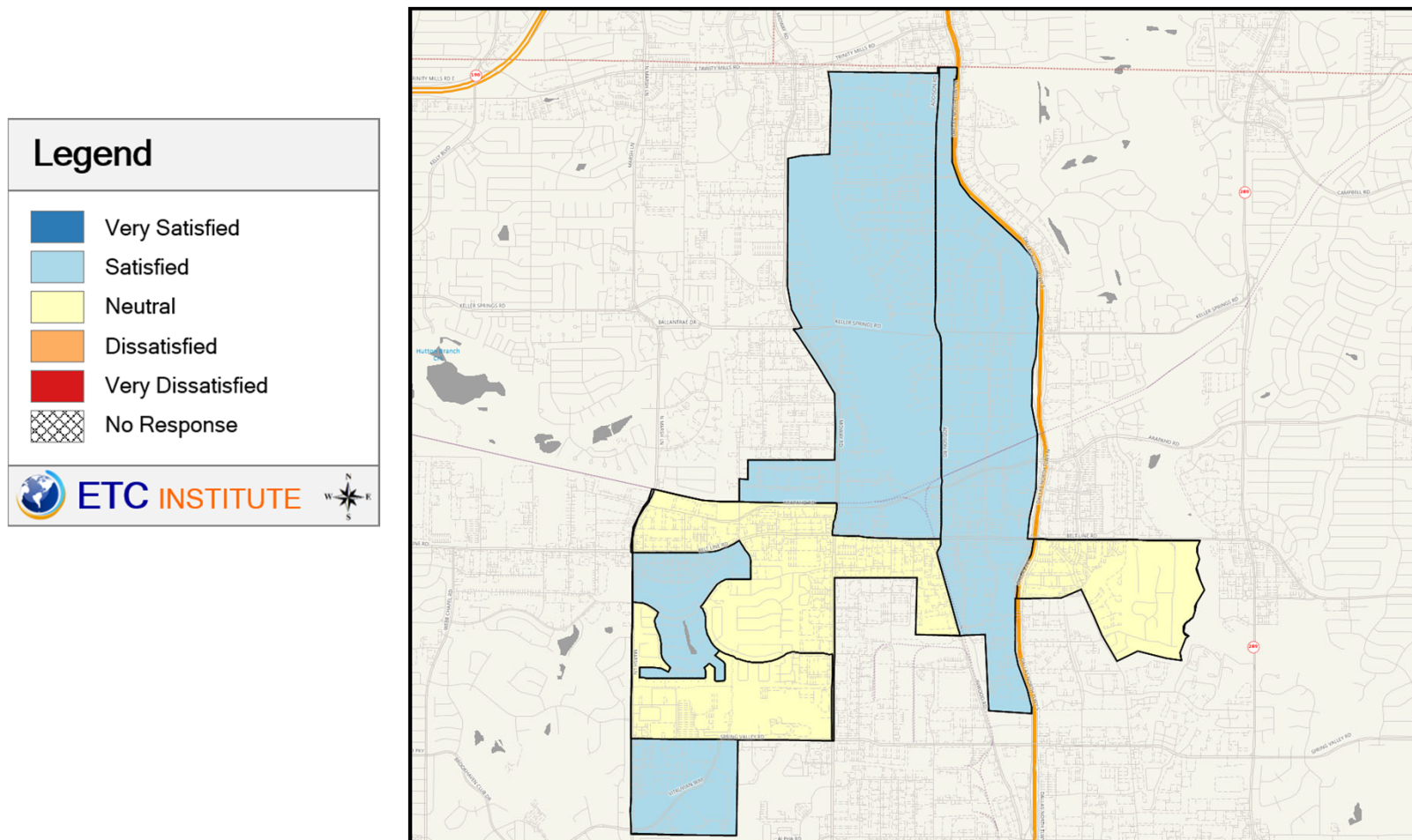


Addison  
Community  
Survey



# Q4-04. Traffic flow on major town streets

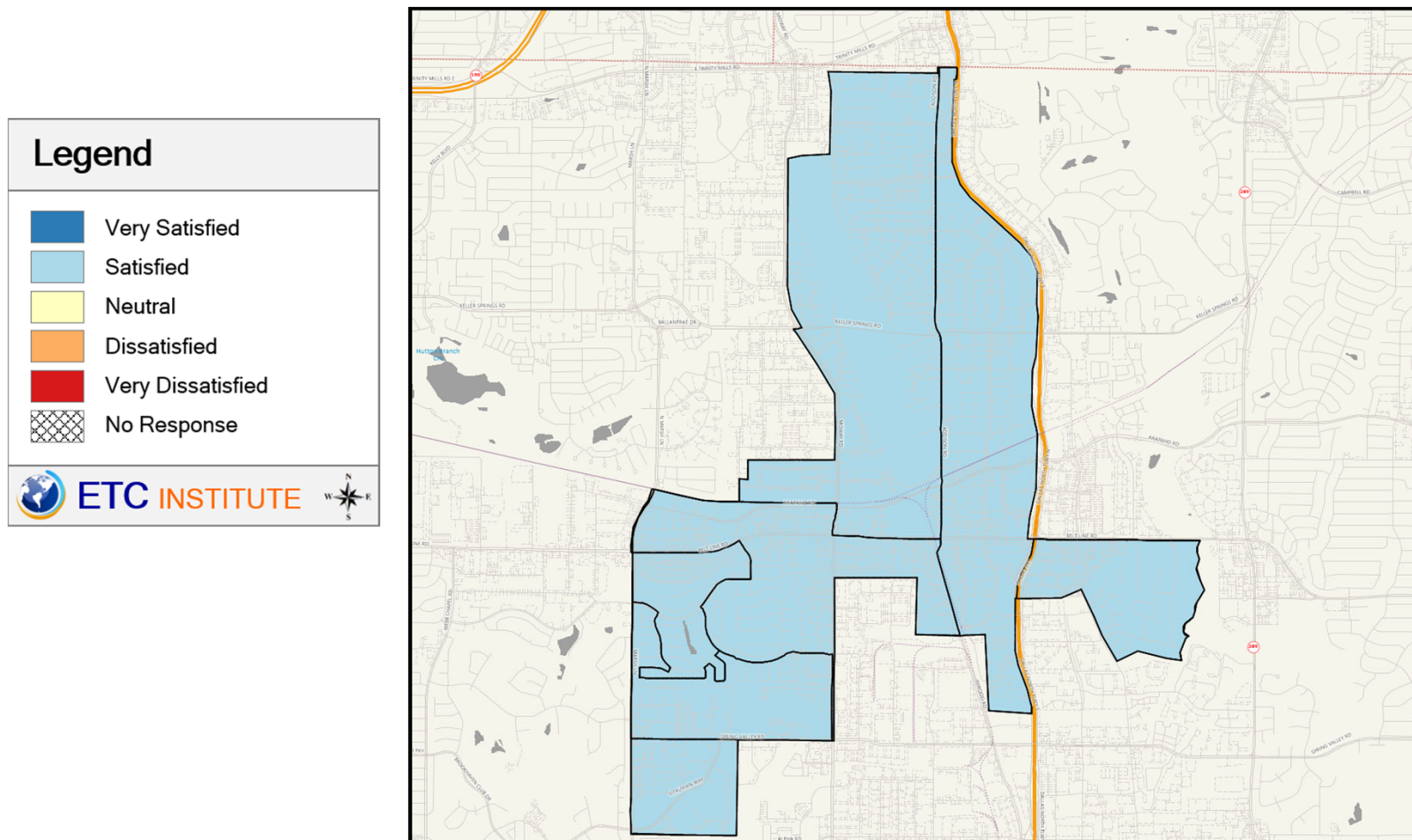
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q4-05. Pedestrian accessibility (number/availability of sidewalks)

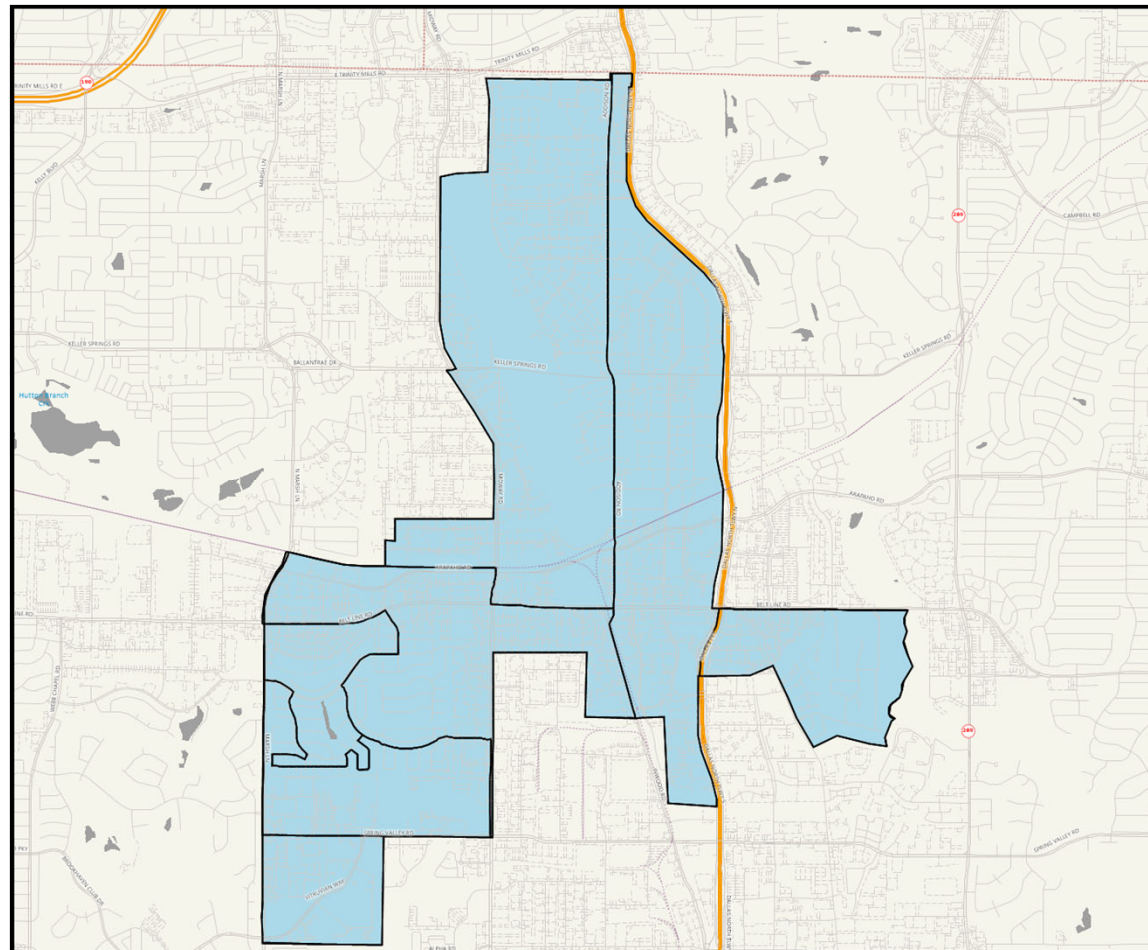
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q4-06. Appearance and condition of medians, rights-of-way, and public areas

(Shading Reflects the Mean Rating by Census Block Group)



## Legend

- Very Satisfied
- Satisfied
- Neutral
- Dissatisfied
- Very Dissatisfied
- No Response

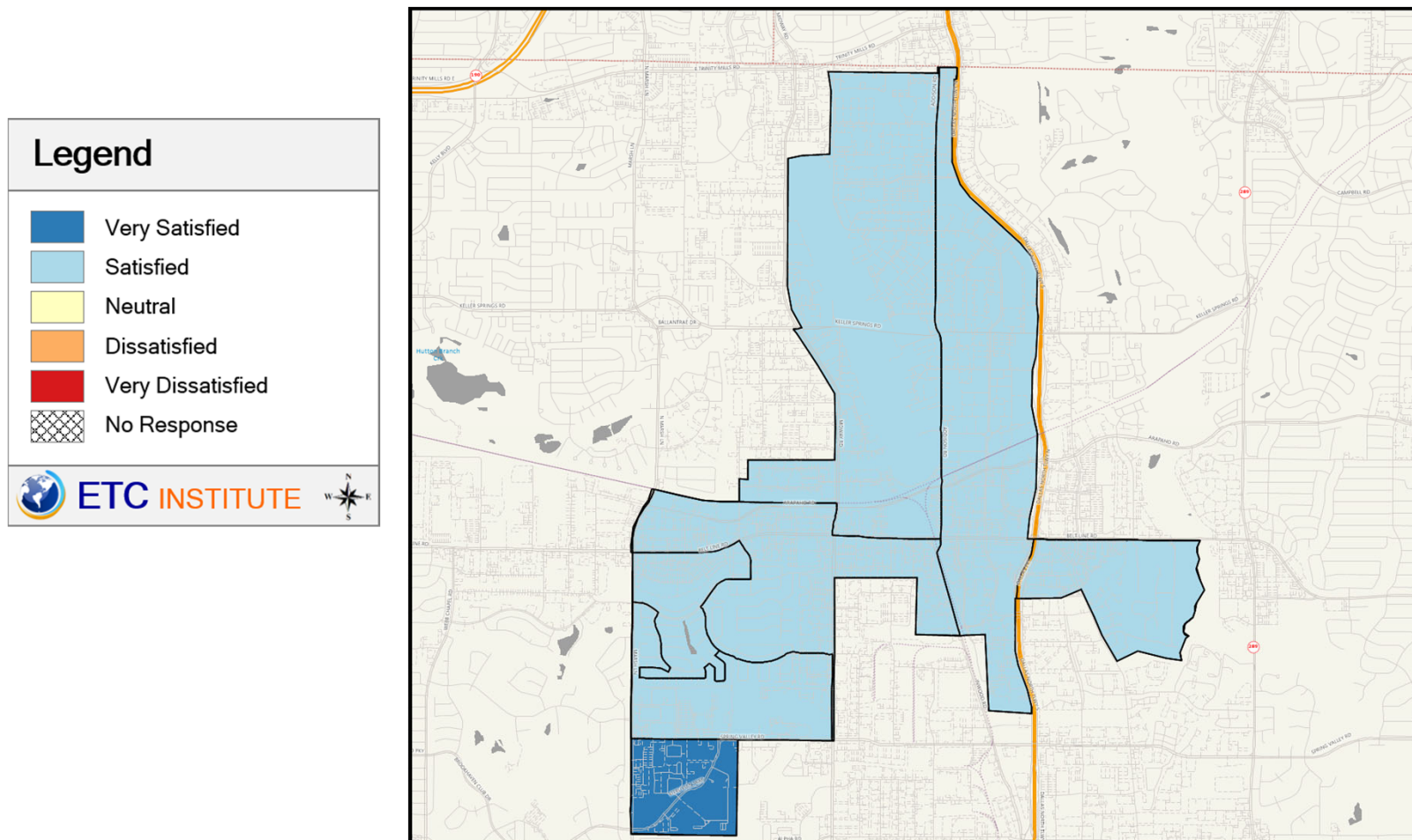


Addison  
Community  
Survey



# Q4-07. Adequacy of the street lighting in your neighborhood

(Shading Reflects the Mean Rating by Census Block Group)

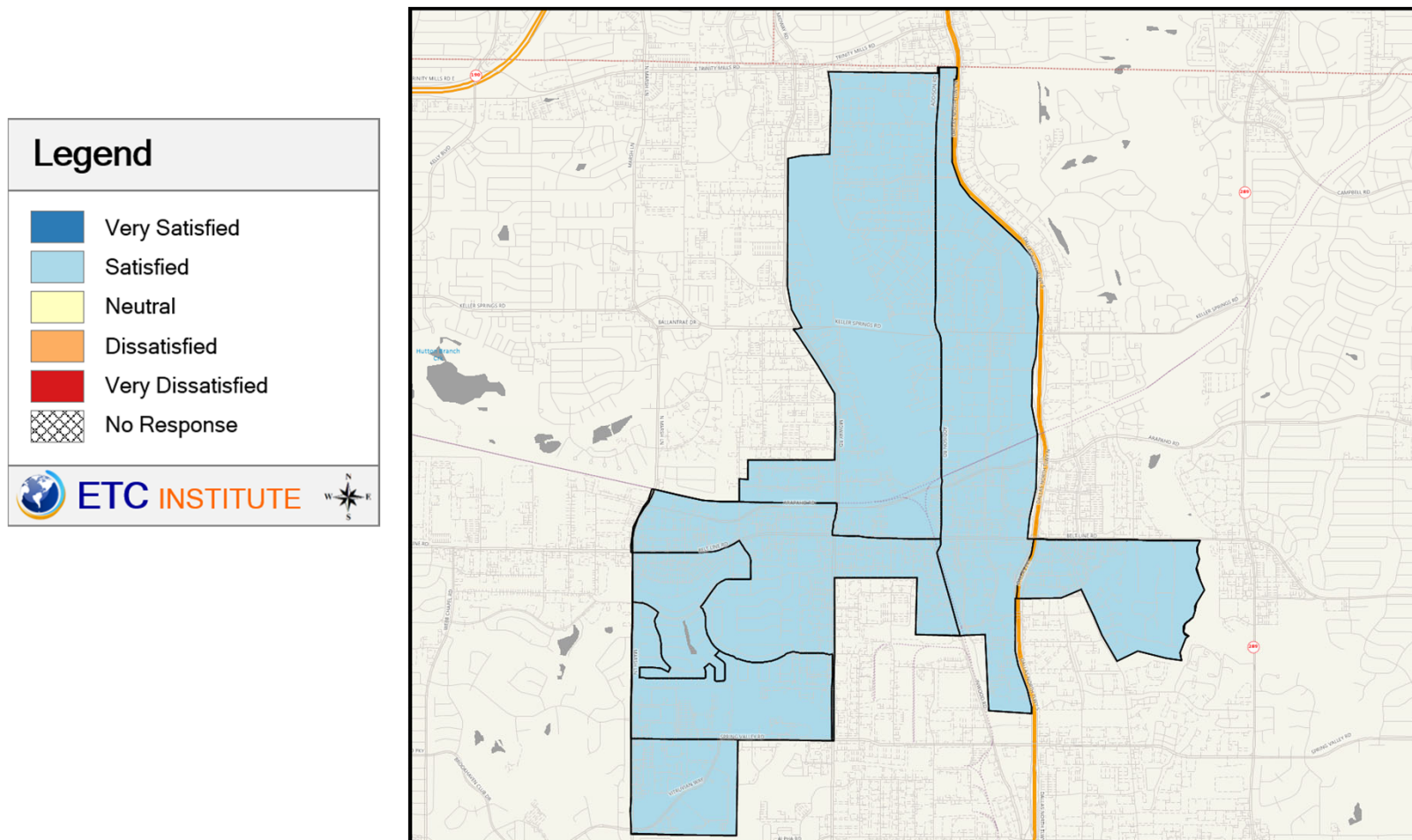


Addison  
Community  
Survey



# Q4-08. Condition of pavement markings on town streets

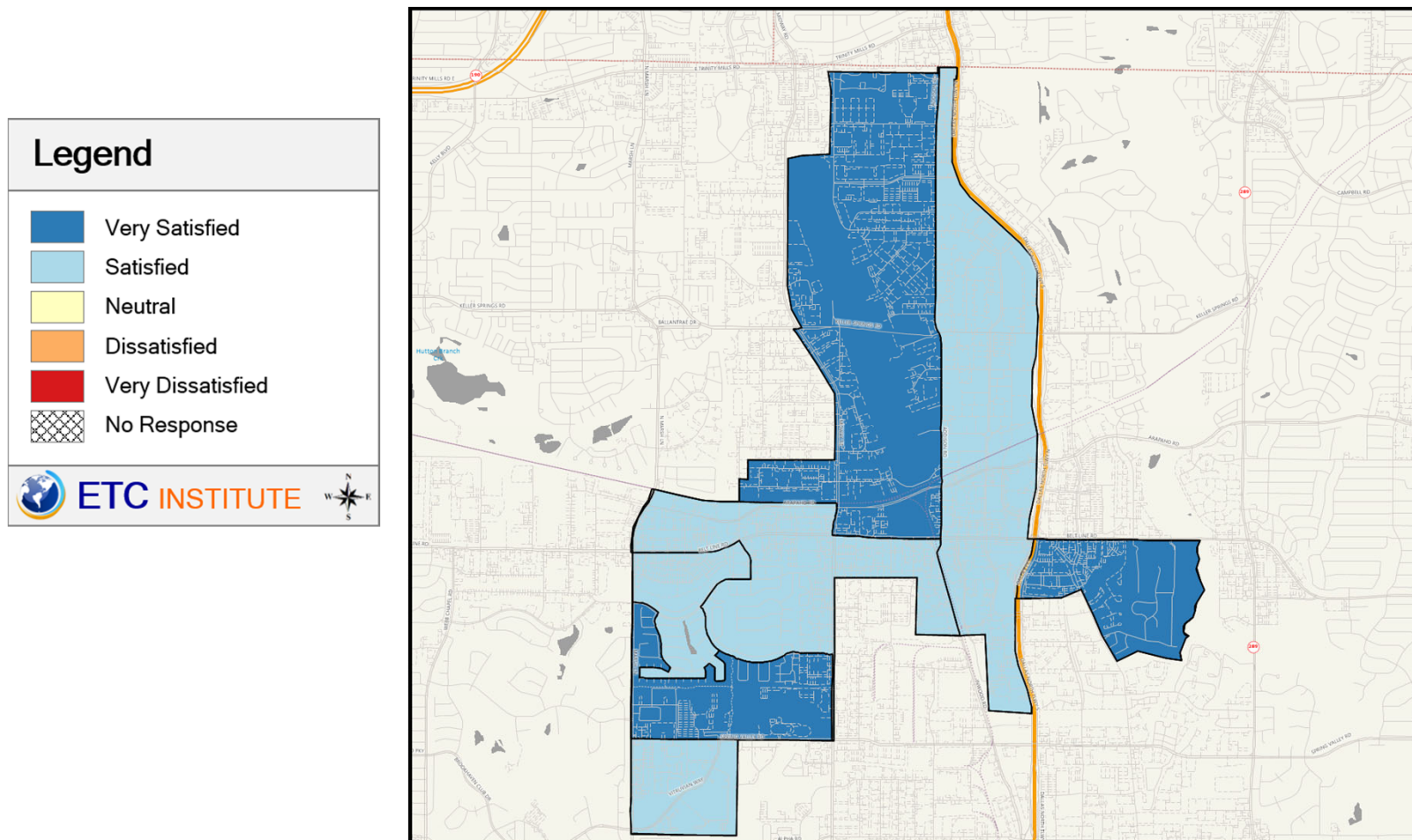
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q4-09. Overall cleanliness of streets and public areas

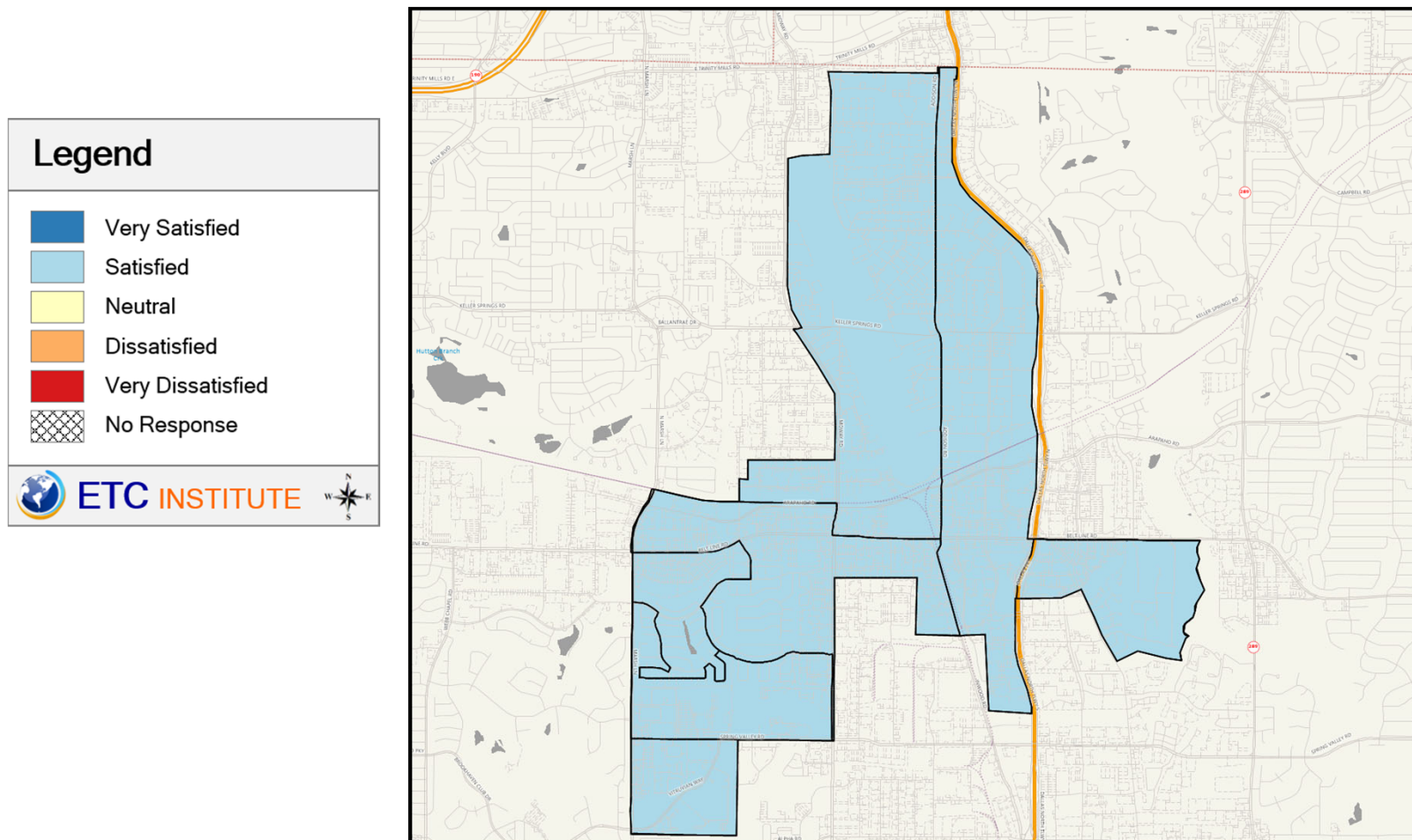
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q4-10. Condition of landscaping along public streets

(Shading Reflects the Mean Rating by Census Block Group)

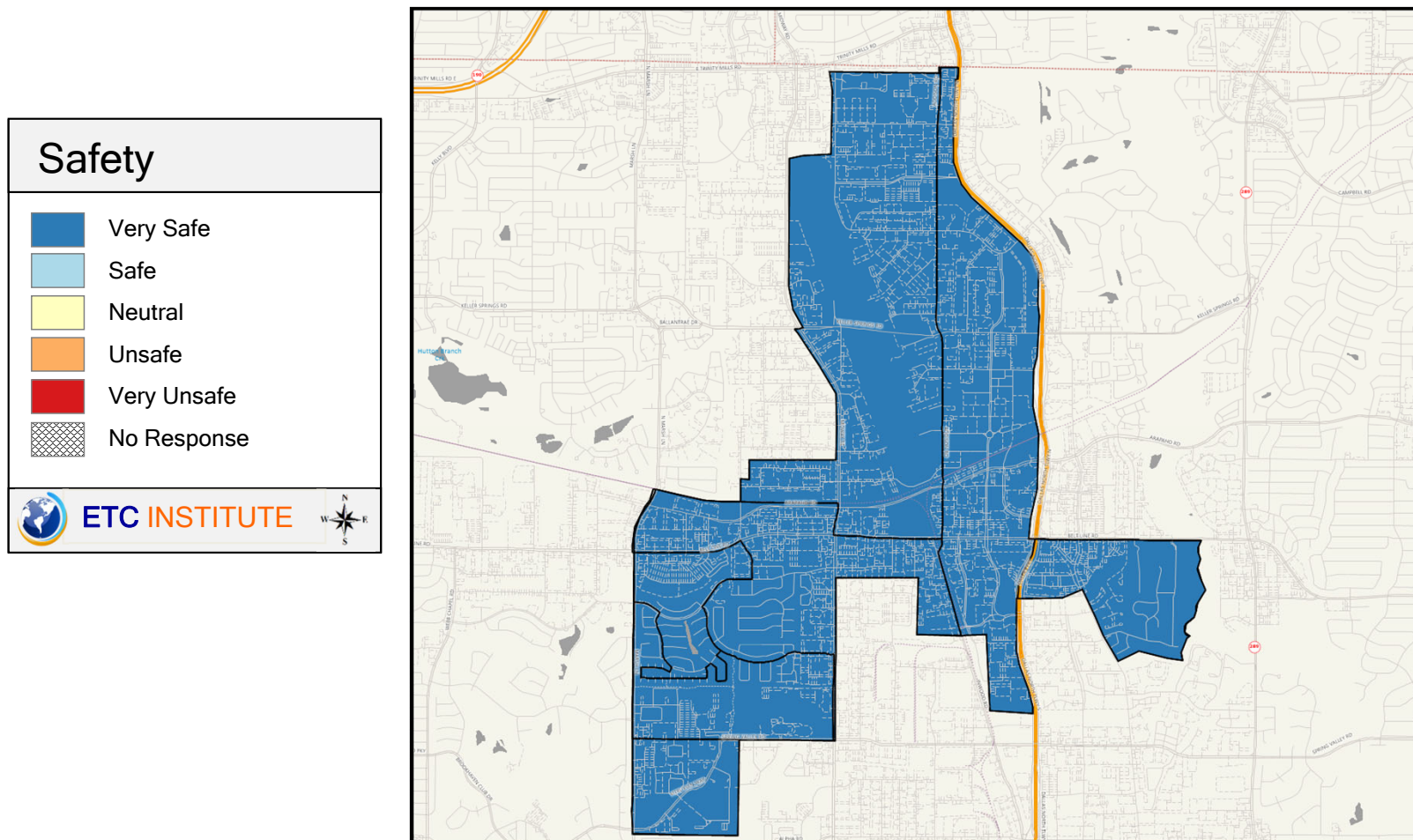


Addison  
Community  
Survey



# Q6-1. In your neighborhood during the day

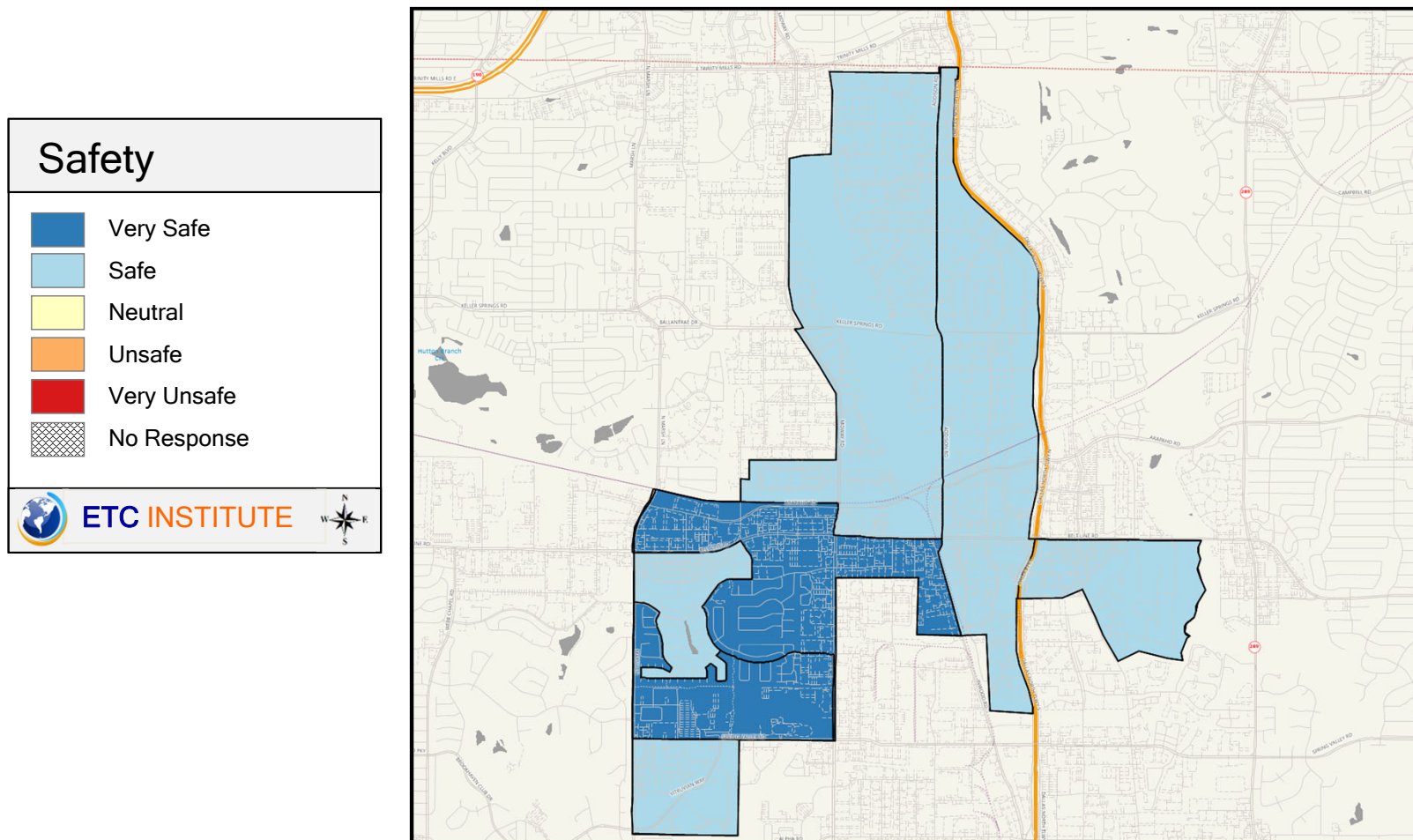
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q6-2. In your neighborhood at night

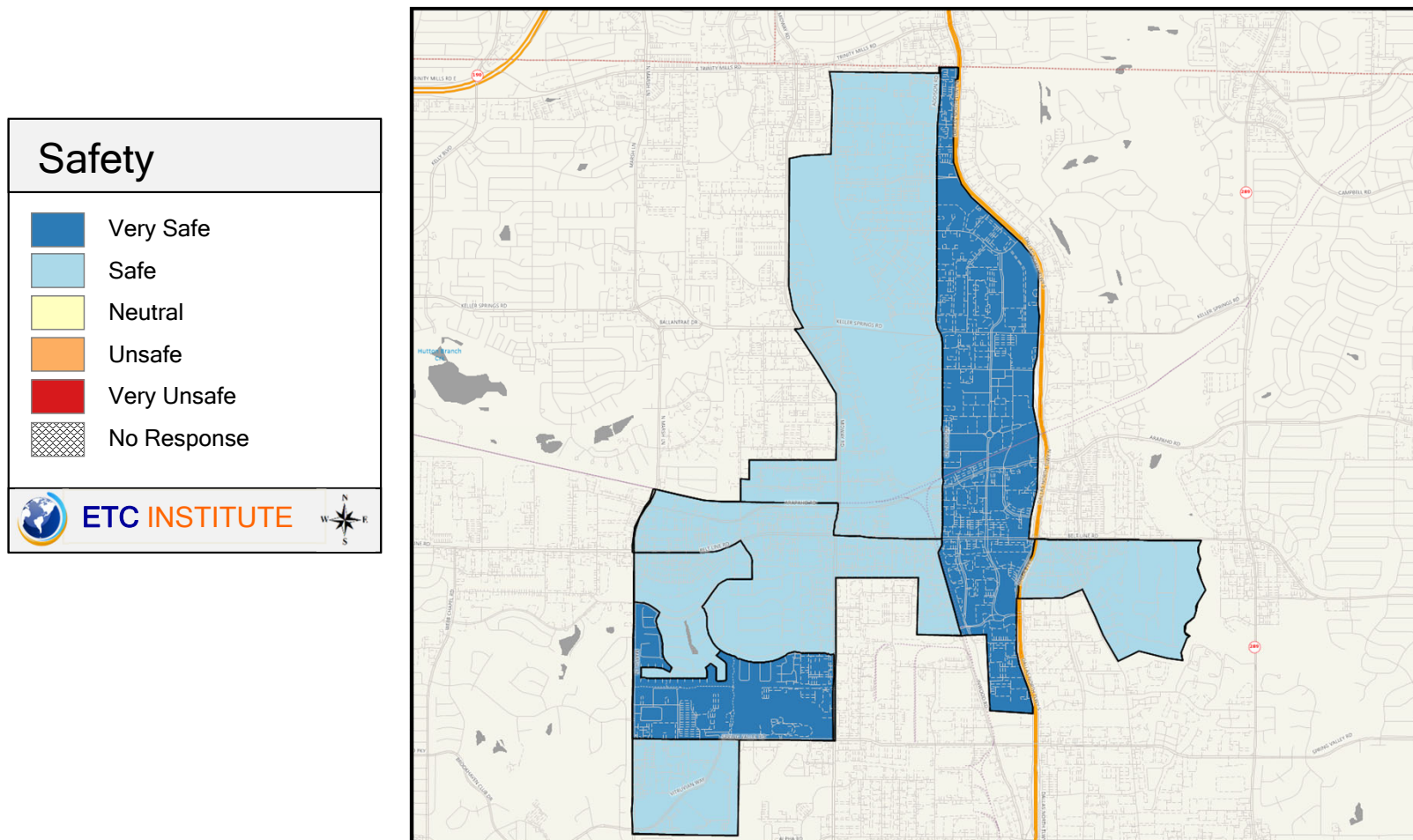
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q6-3. In the town's parks, trails, and recreational areas

(Shading Reflects the Mean Rating by Census Block Group)

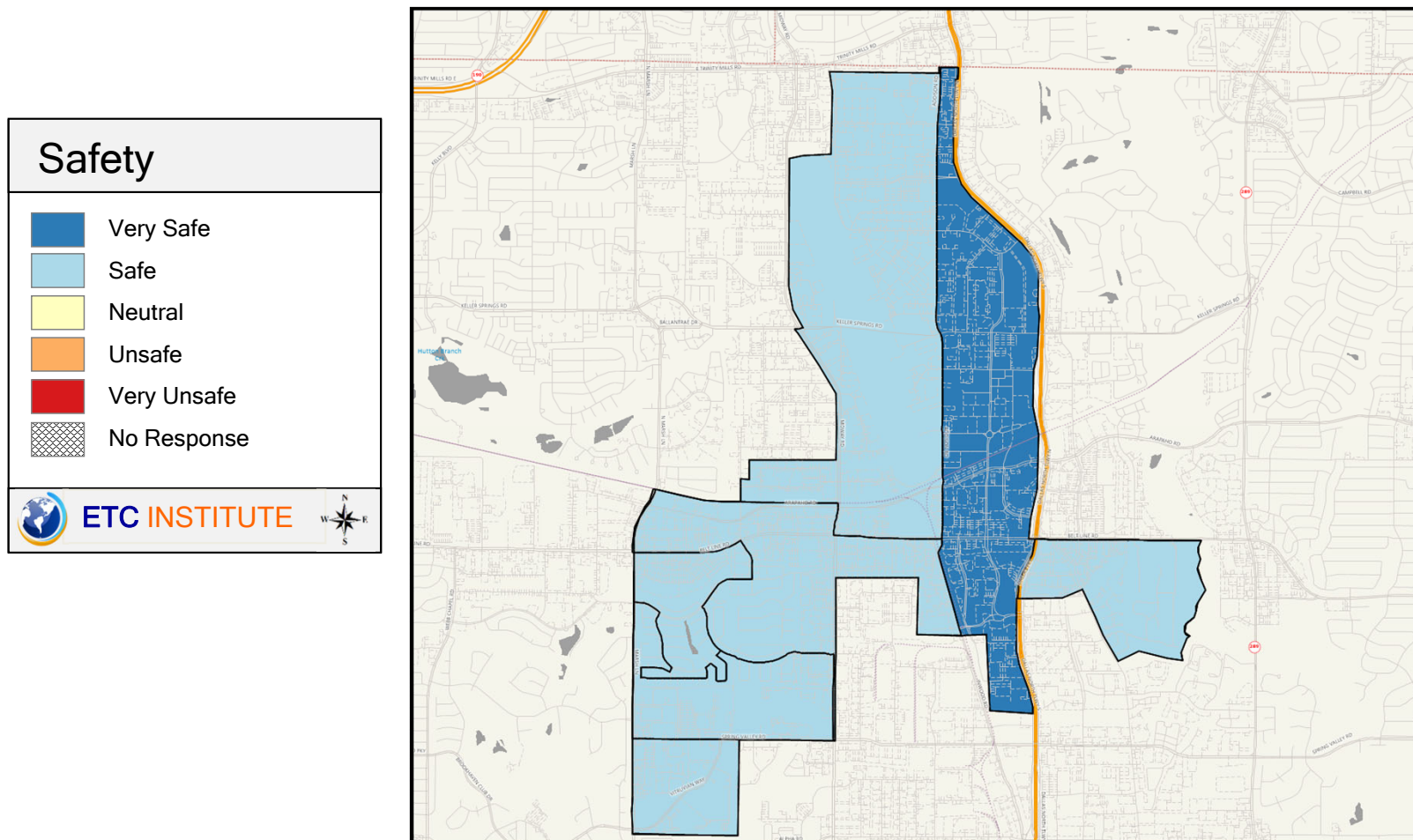


Addison  
Community  
Survey



# Q6-4. In commercial and retail areas

(Shading Reflects the Mean Rating by Census Block Group)

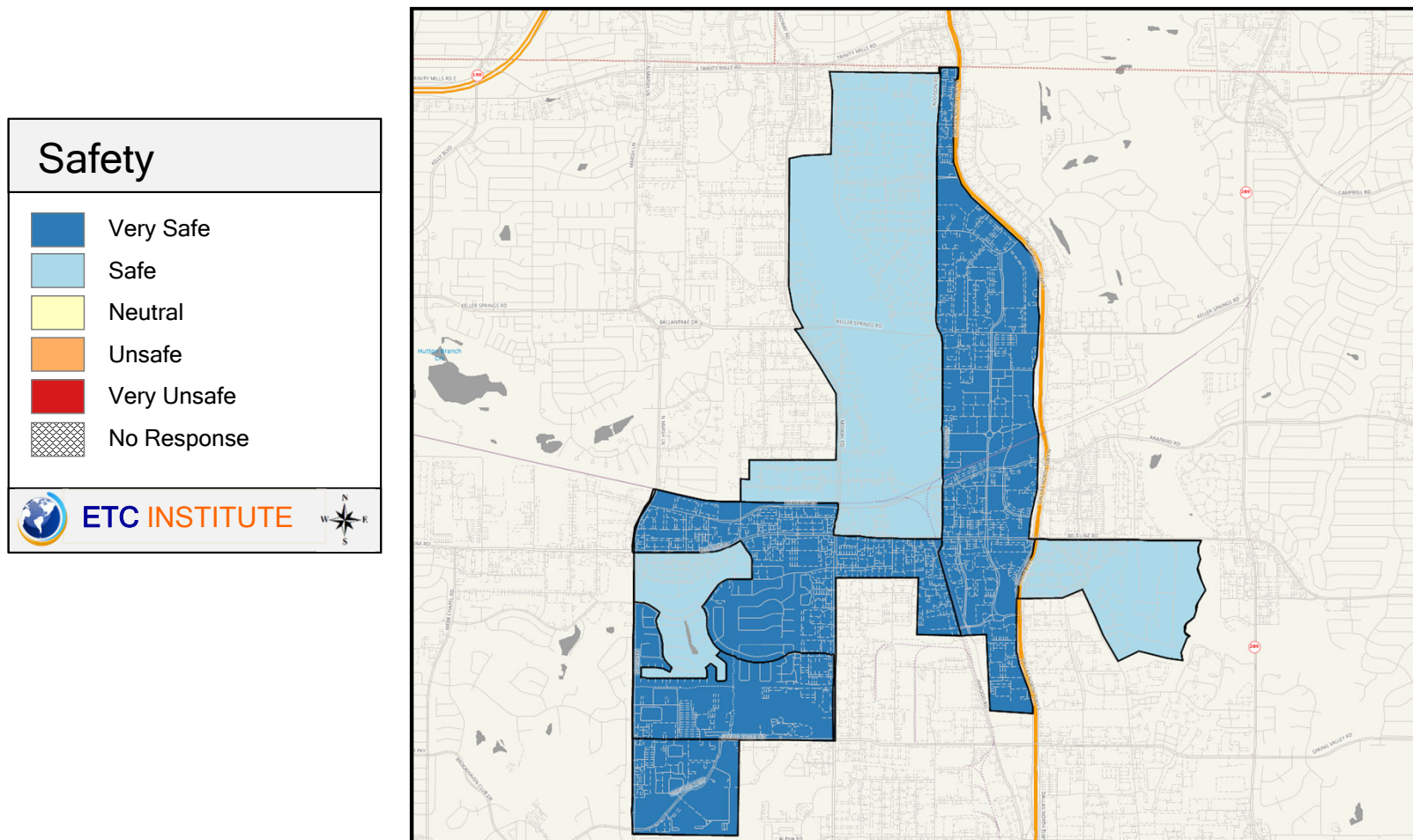


Addison  
Community  
Survey



# Q6-5. Overall feeling of safety in the town

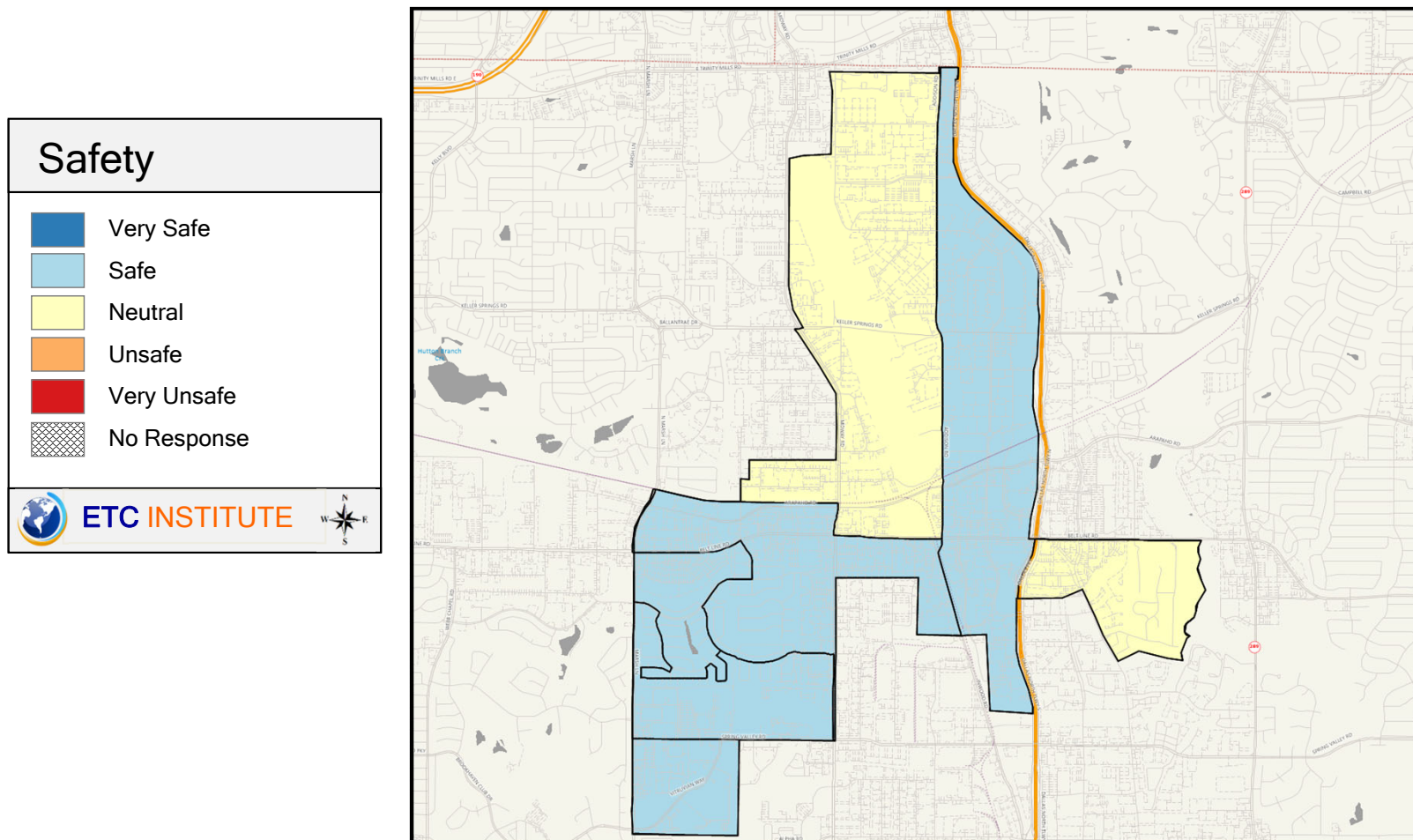
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q6-6. Traveling by bicycle in Addison

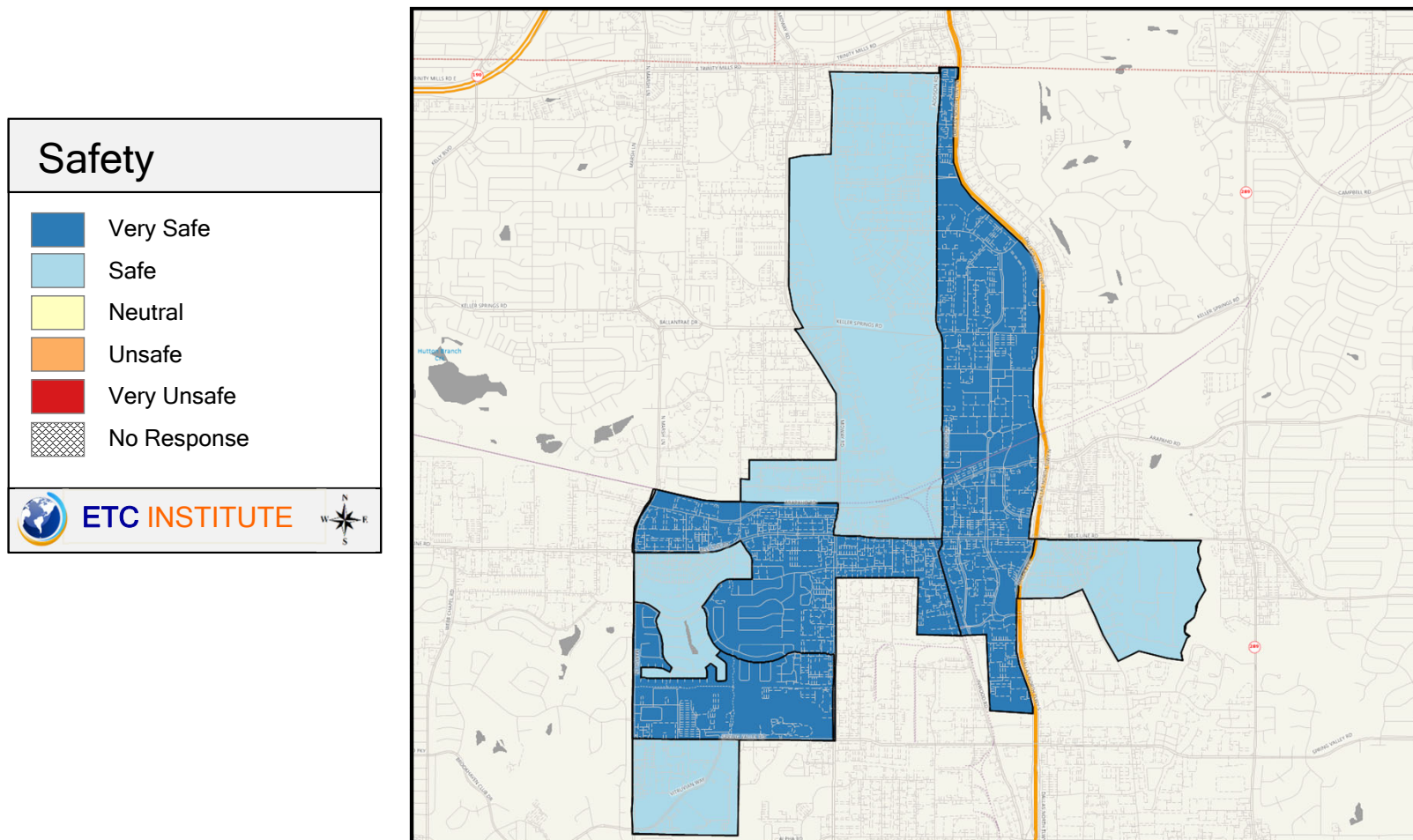
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q6-7. Dining after dark

(Shading Reflects the Mean Rating by Census Block Group)

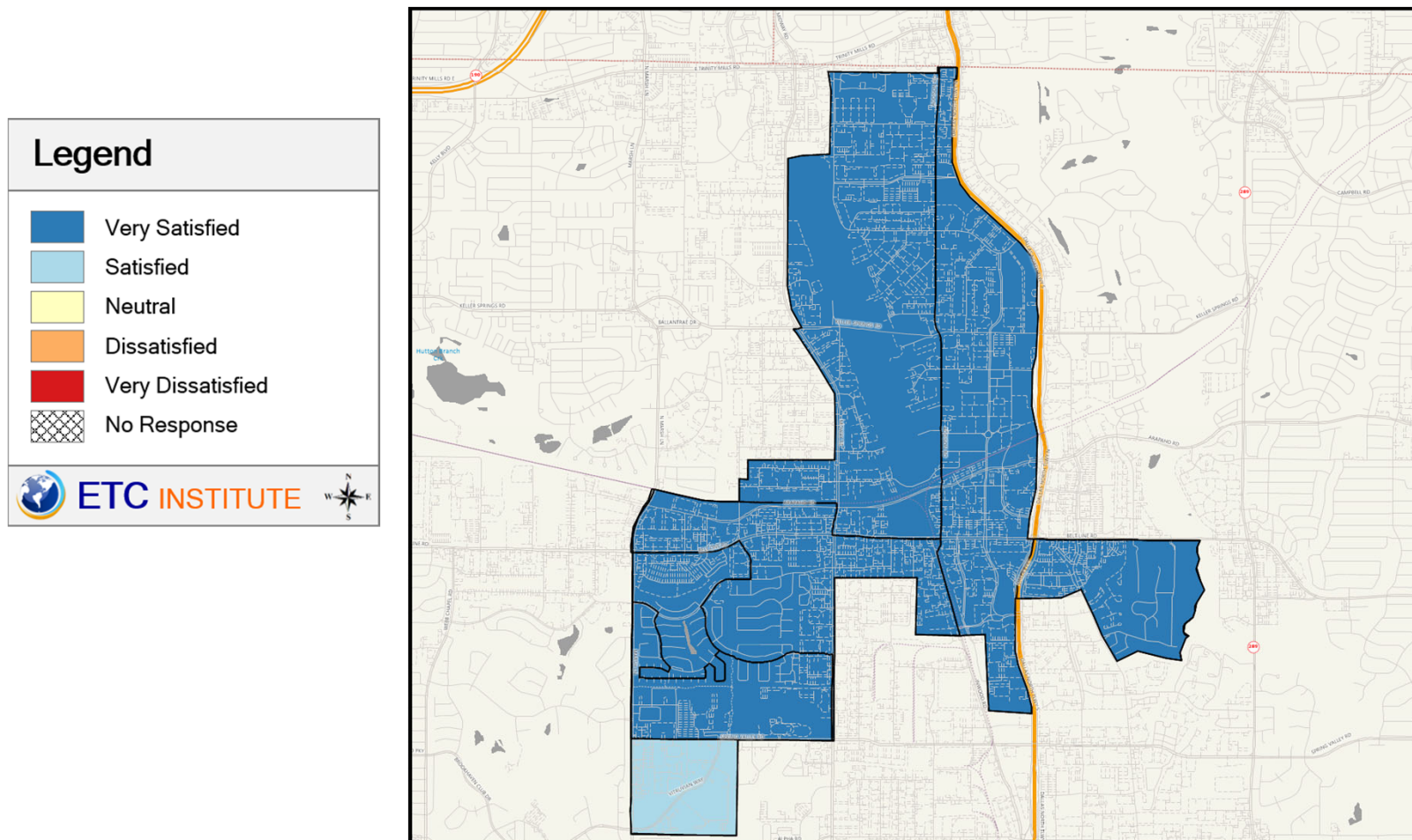


Addison  
Community  
Survey



# Q7-01. Quality of police protection

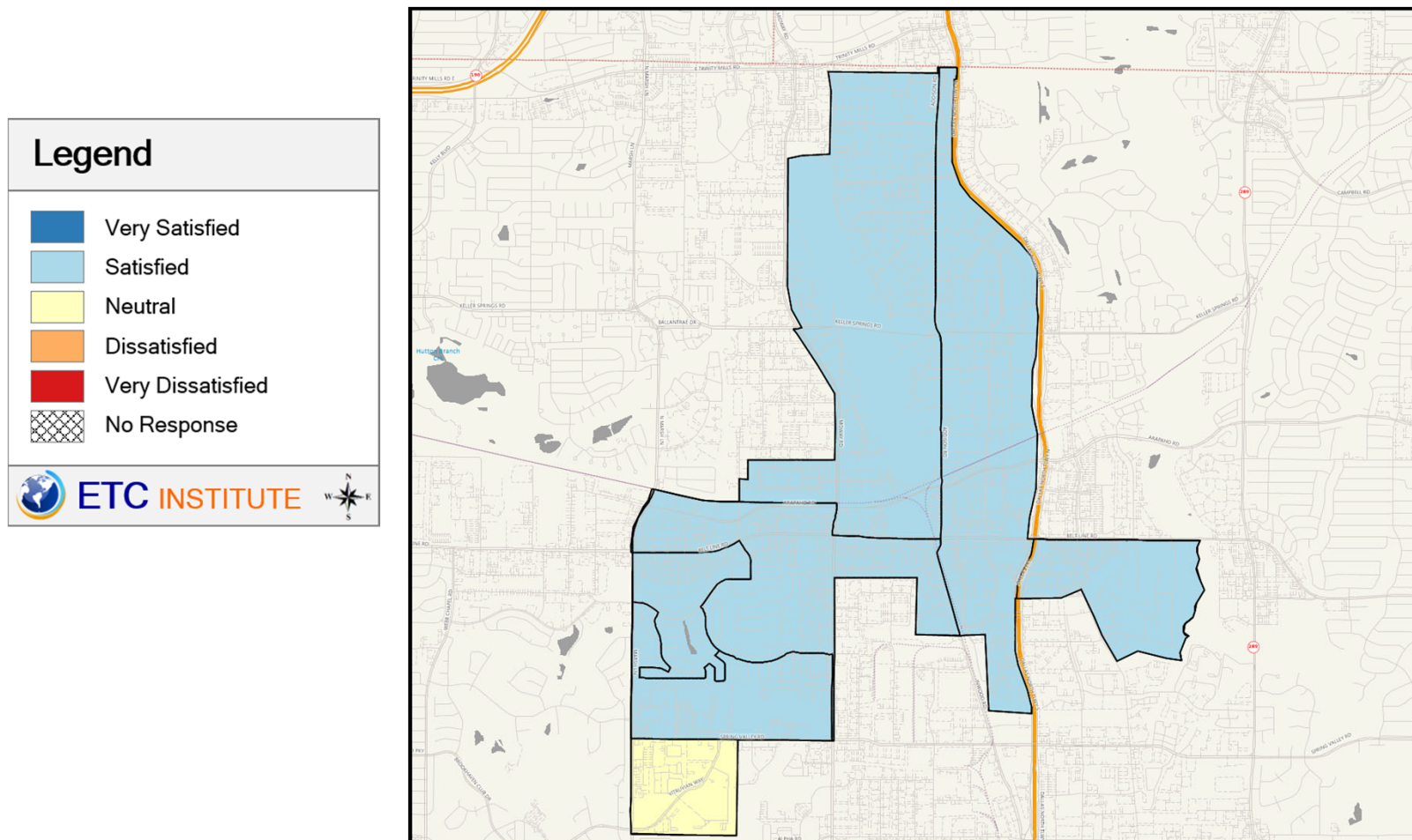
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q7-02. Visibility of police in neighborhoods

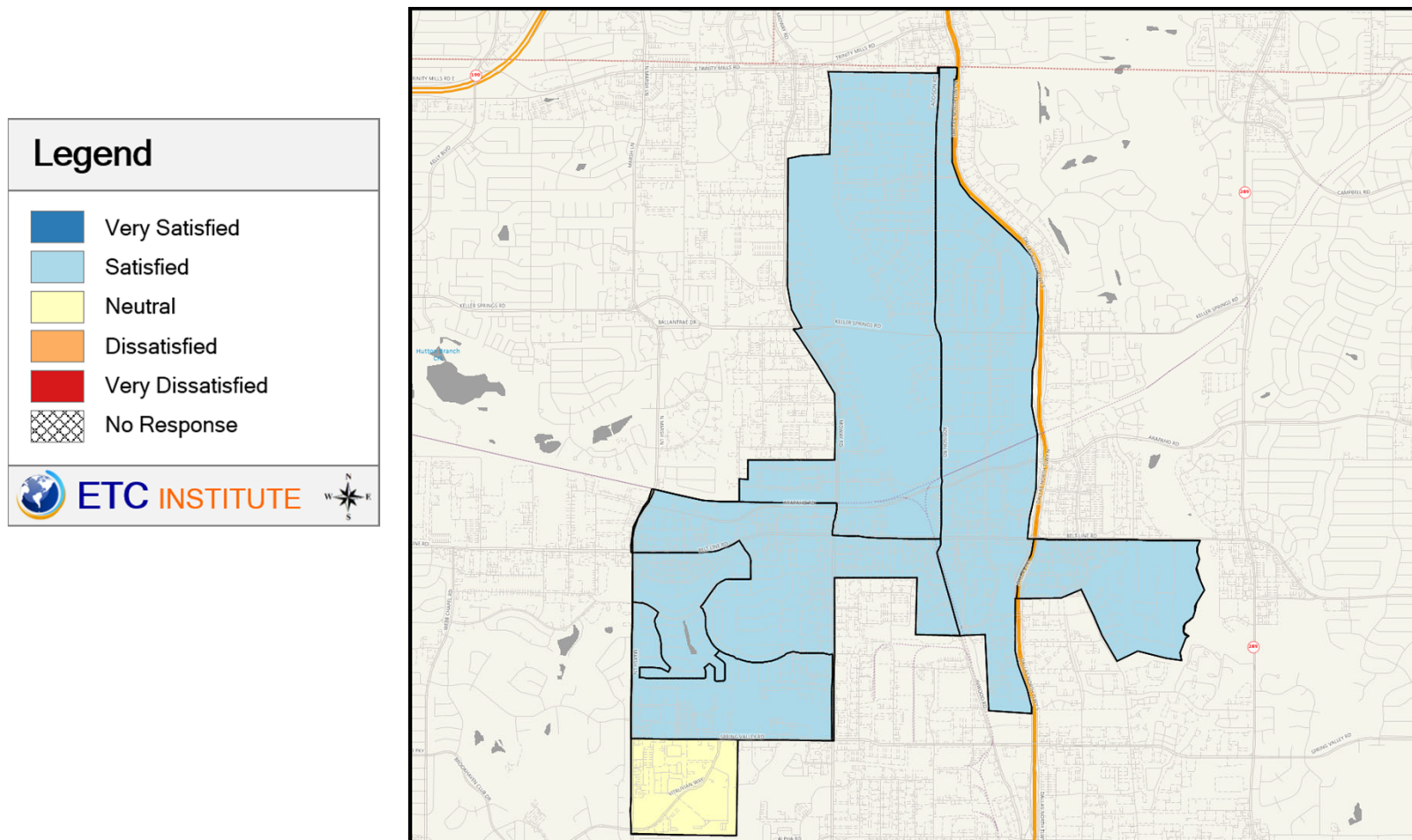
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q7-03. Visibility of police in retail areas

(Shading Reflects the Mean Rating by Census Block Group)

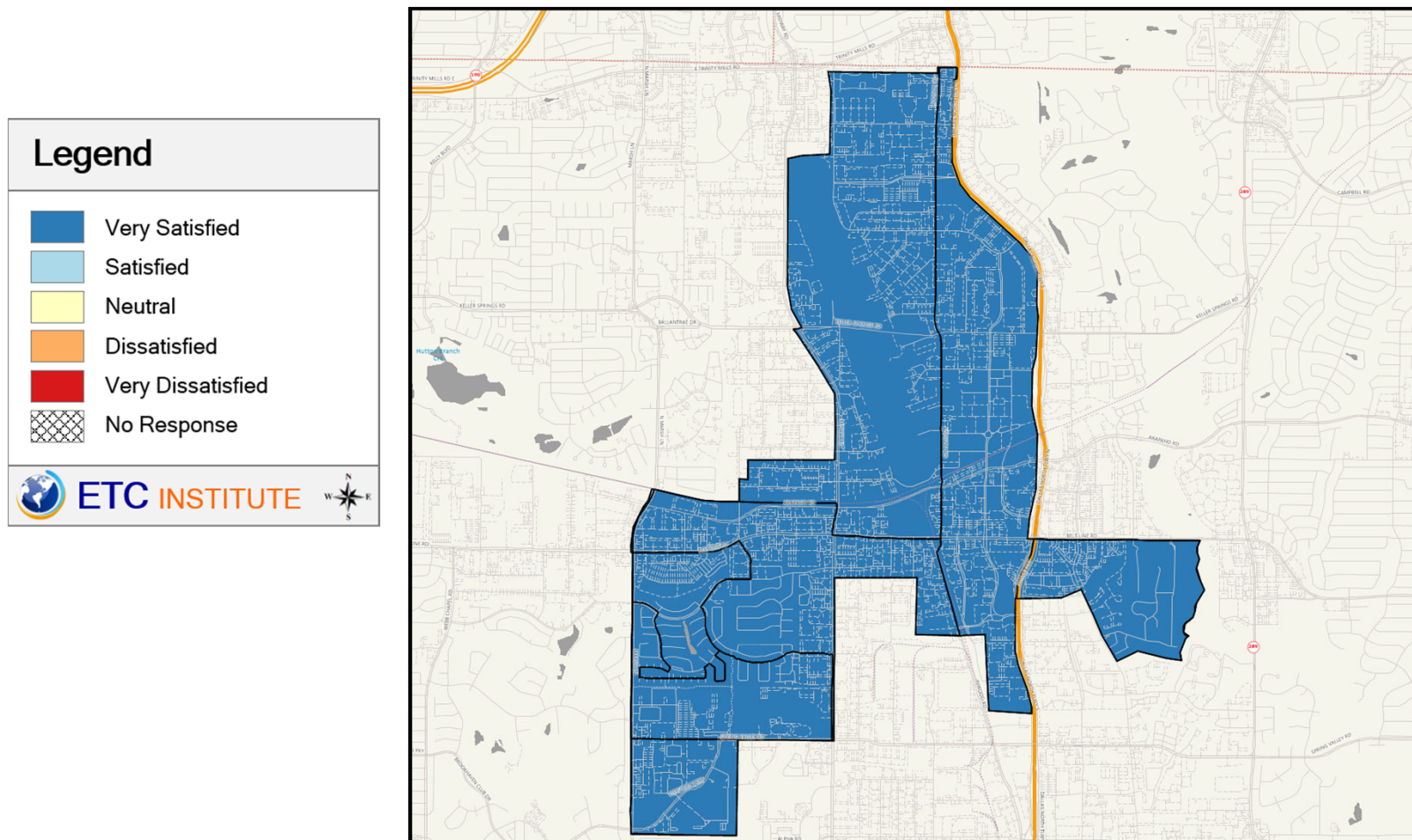


Addison  
Community  
Survey



# Q7-04. Police response time

(Shading Reflects the Mean Rating by Census Block Group)

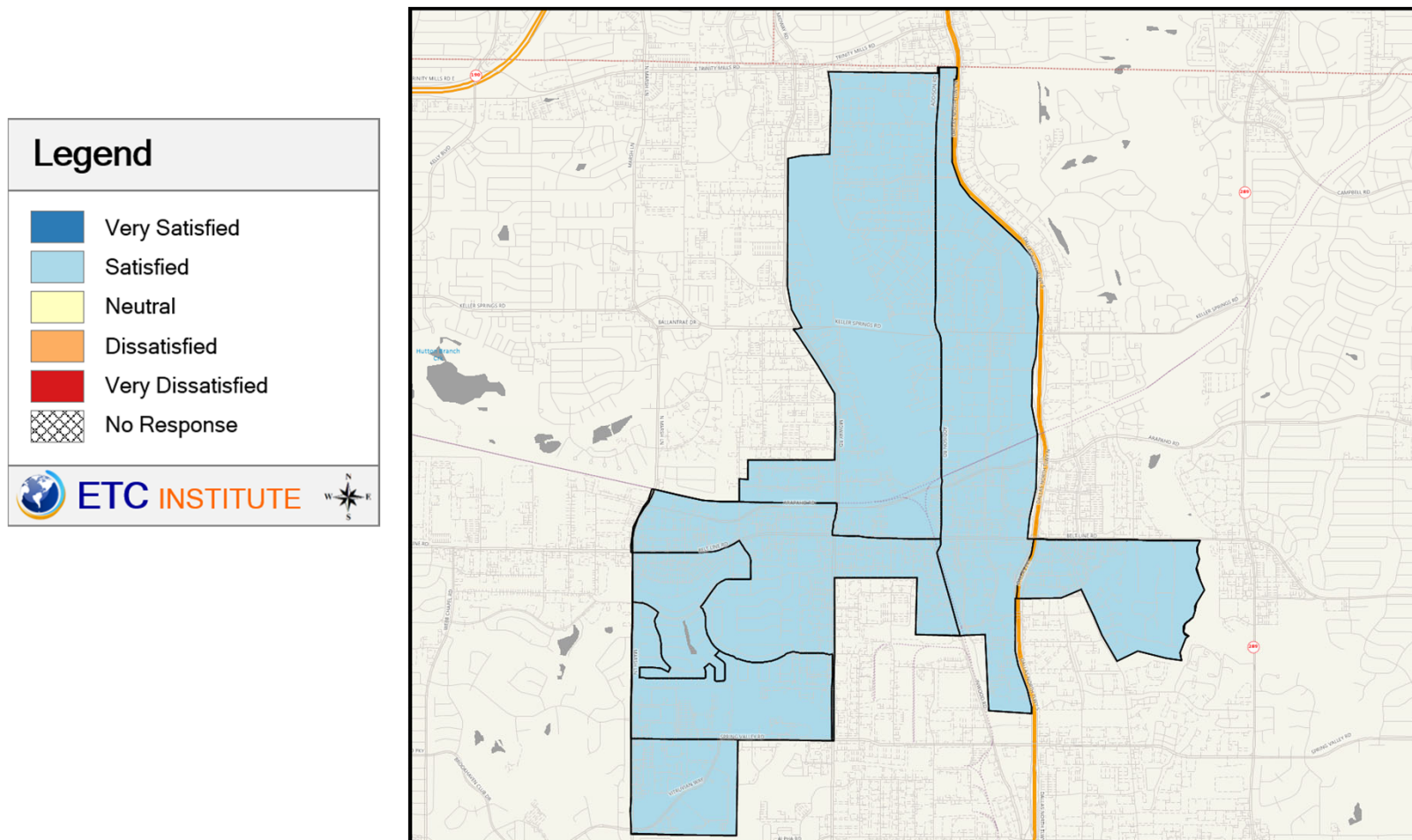


Addison  
Community  
Survey



# Q7-05. Efforts to communicate with the public via social media

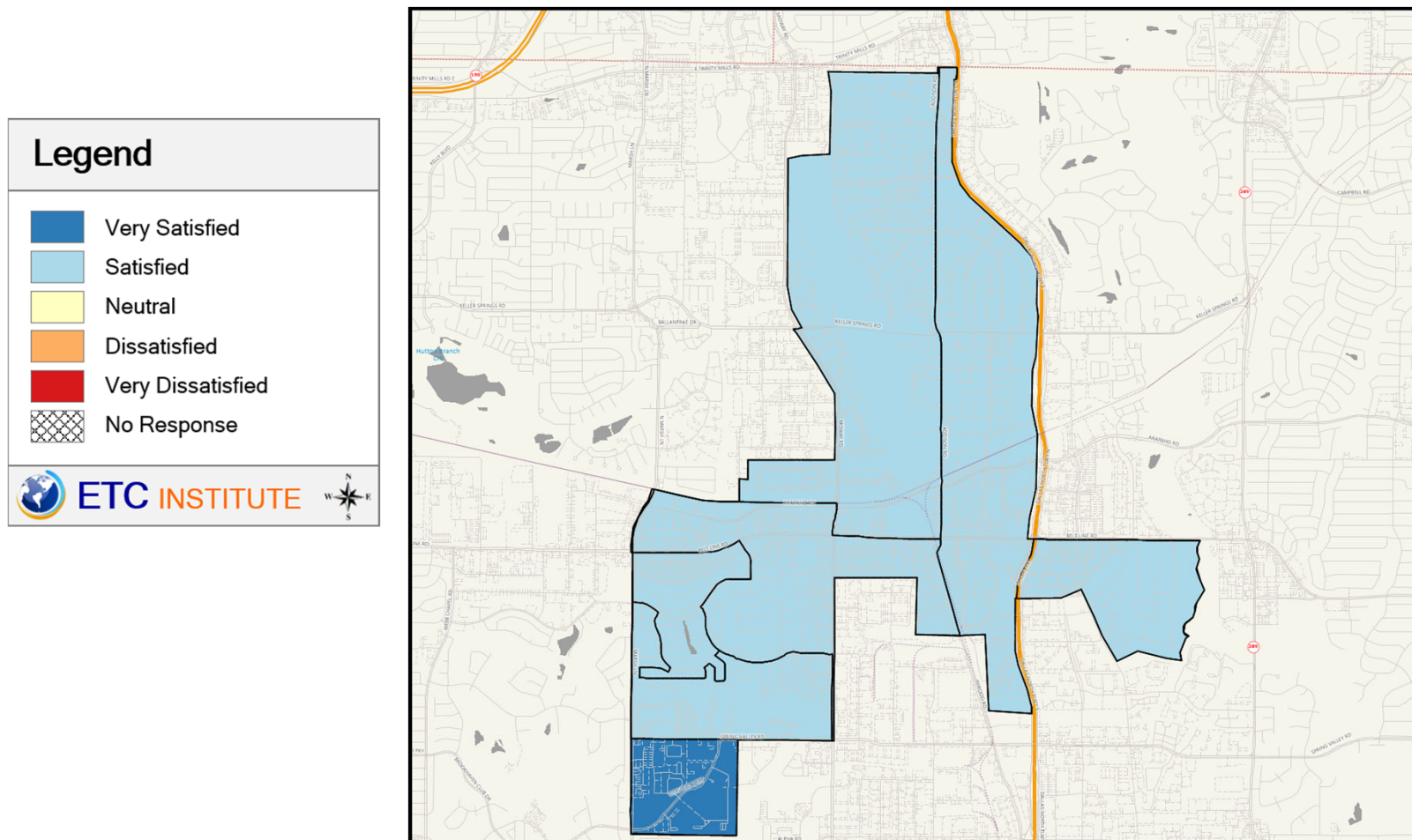
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q7-06. Quality of police community outreach programs (e.g., safety seminars)

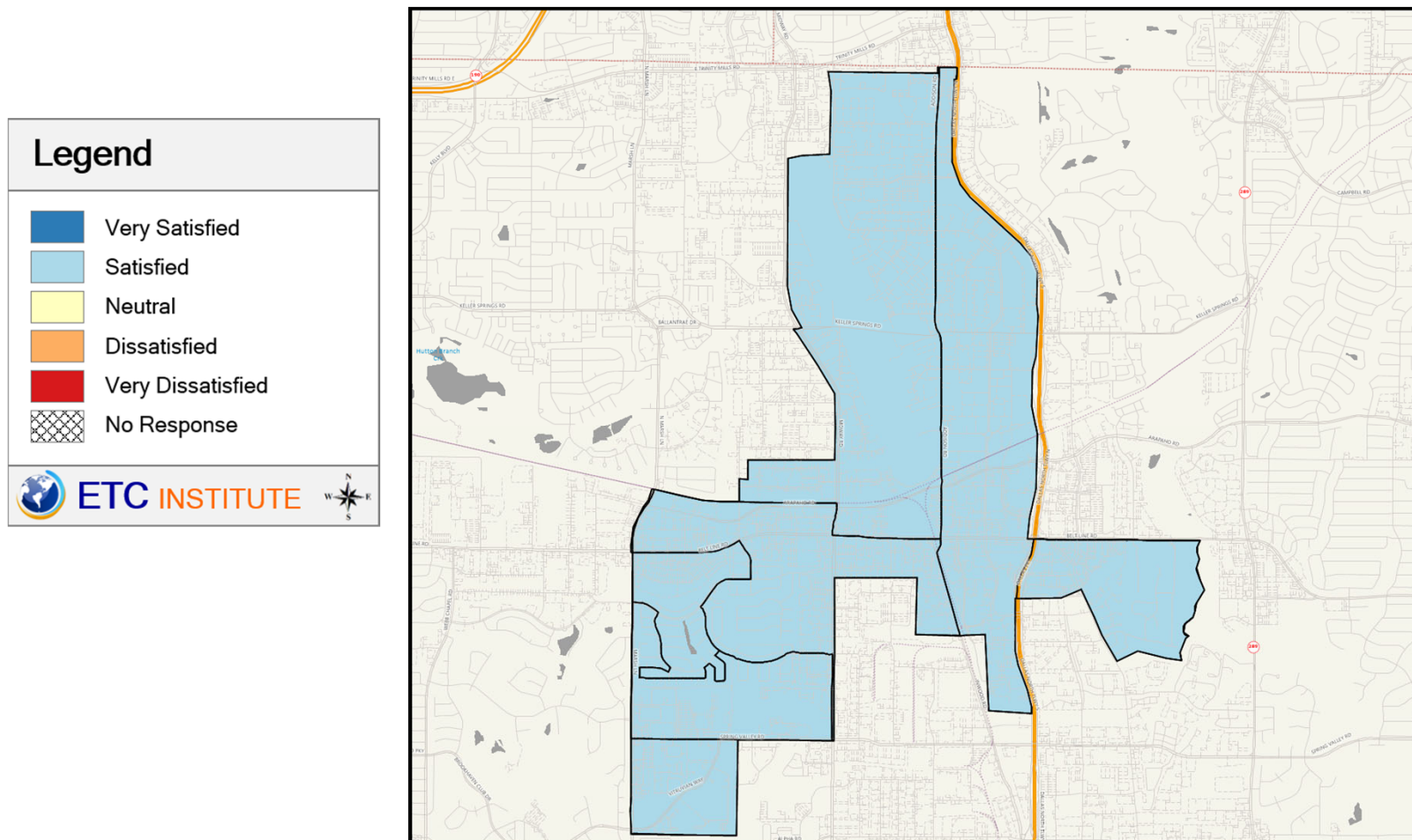
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q7-07. Enforcement of traffic laws

(Shading Reflects the Mean Rating by Census Block Group)

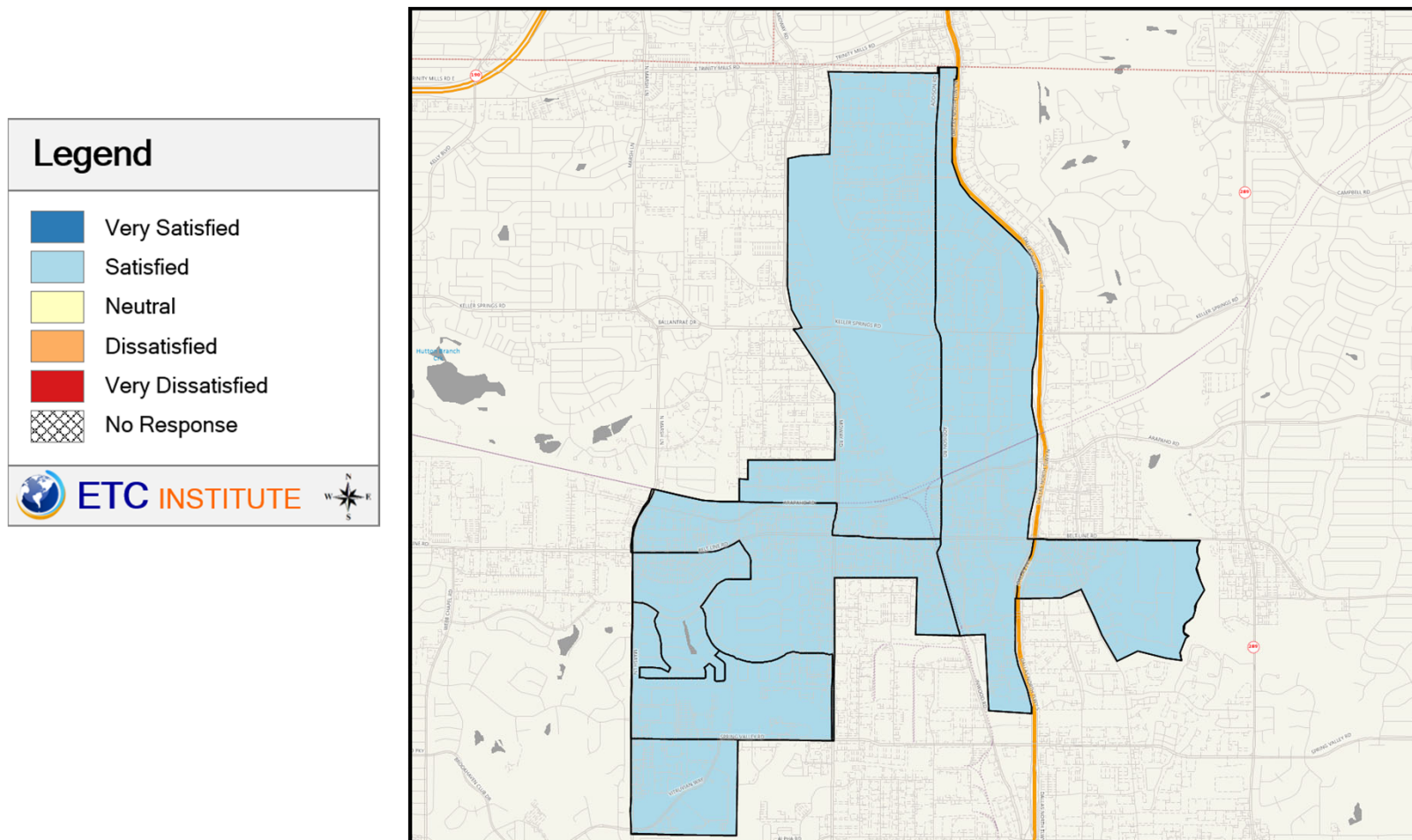


Addison  
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# Q7-08. Quality of animal control services

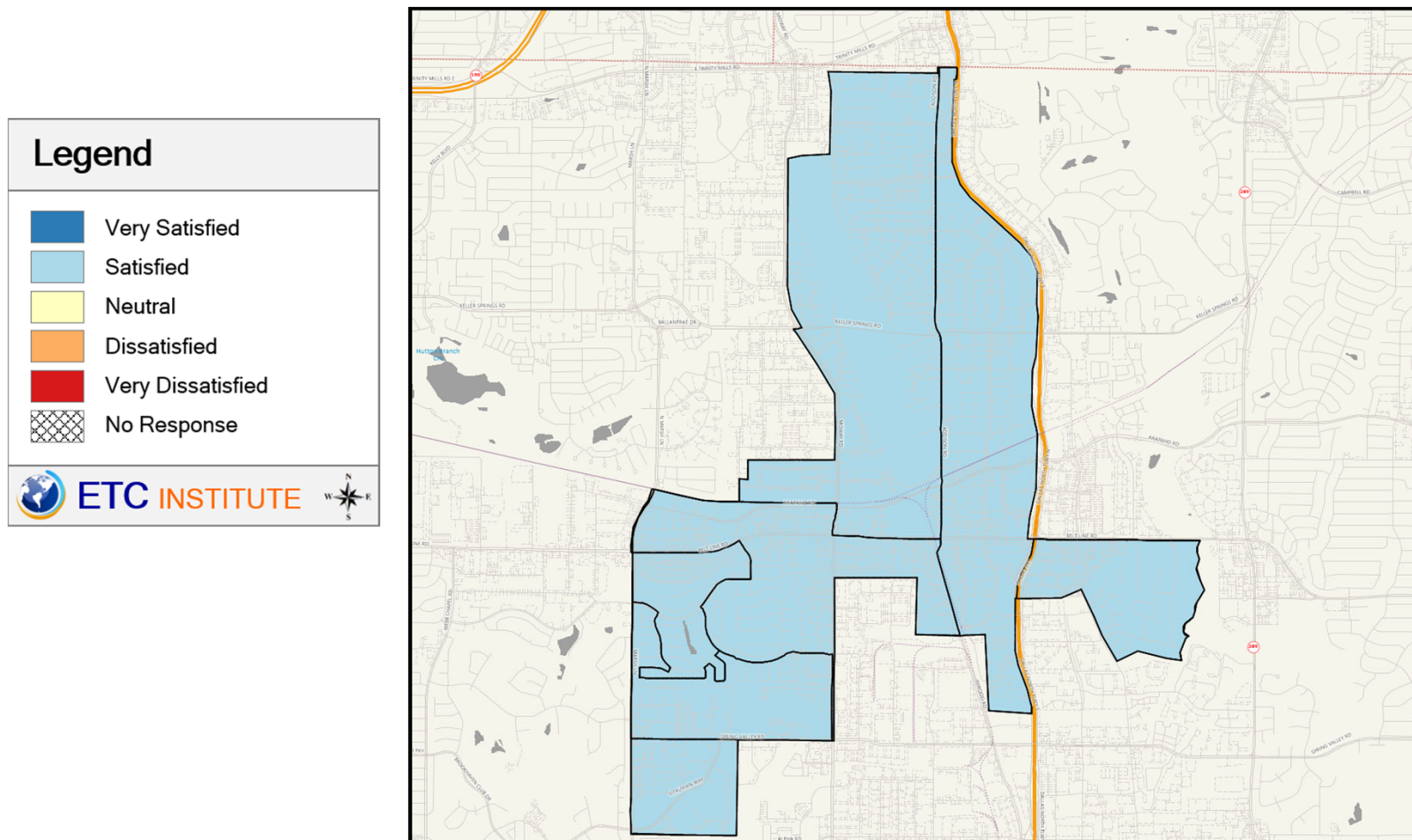
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
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Survey

# Q7-09. Quality and accessibility of municipal court services (e.g., traffic, collections, fines)

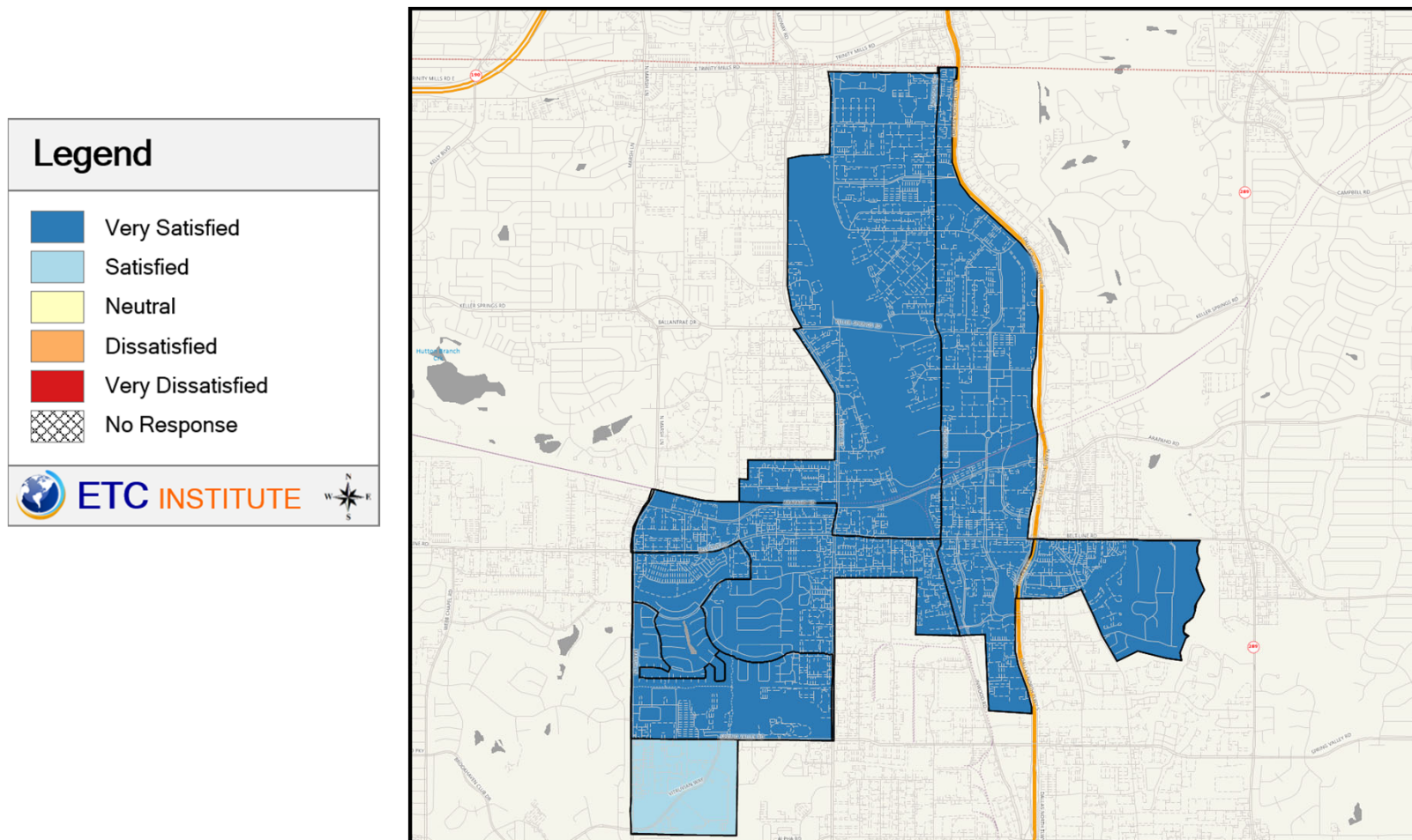
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
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# Q7-10. Quality of fire protection

(Shading Reflects the Mean Rating by Census Block Group)

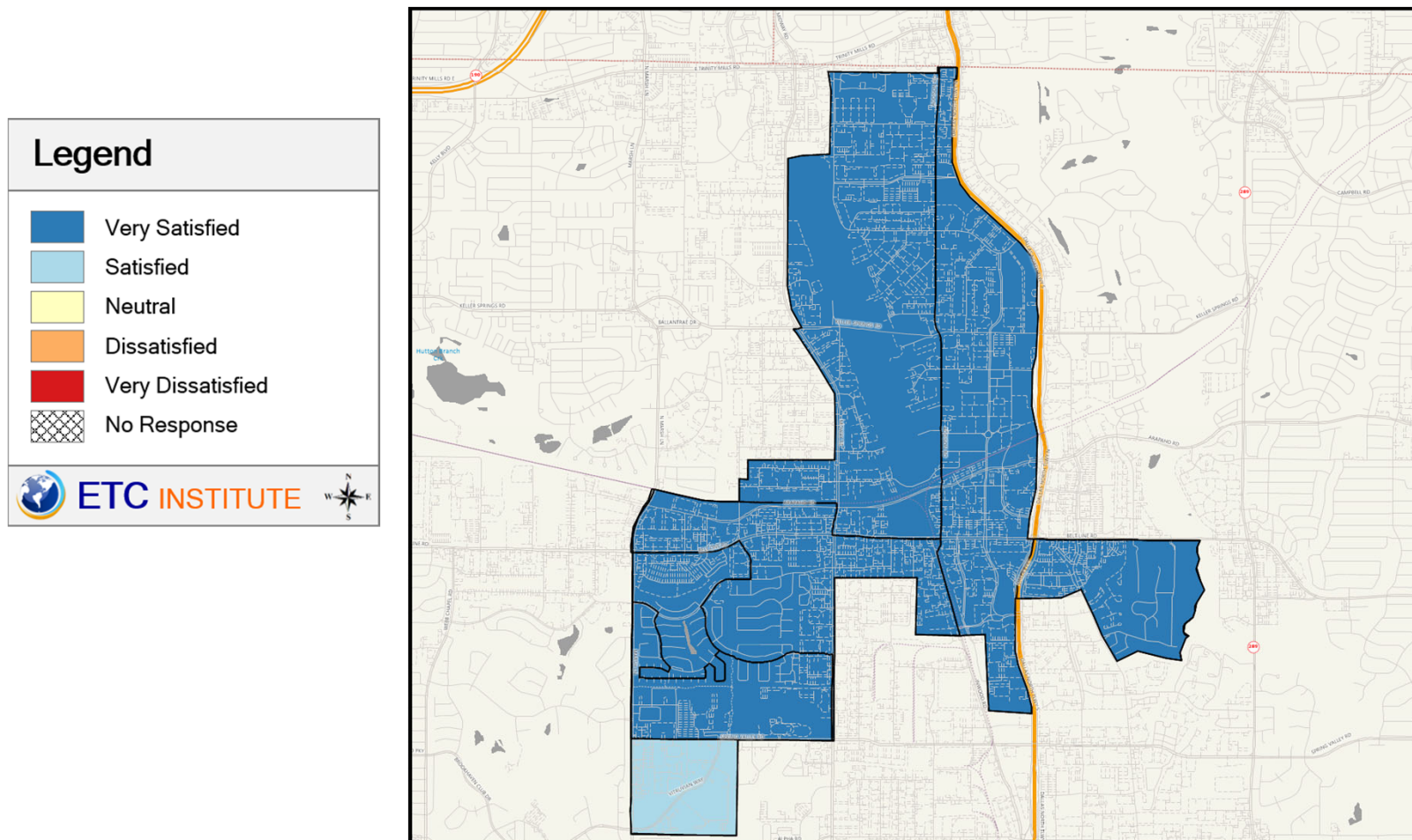


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# Q7-11. Quality of fire emergency medical services

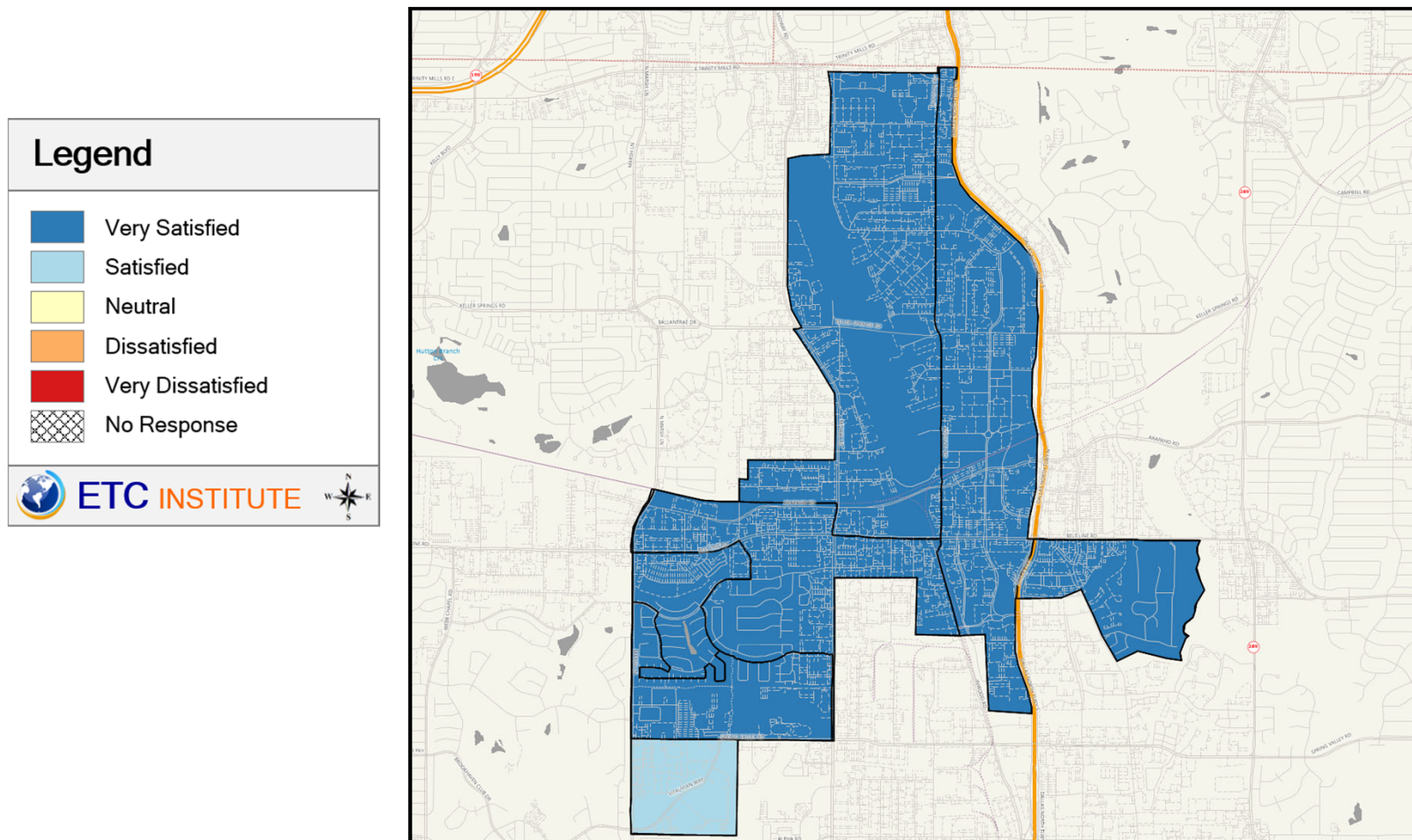
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
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Survey

# Q7-12. Fire/EMS emergency response times

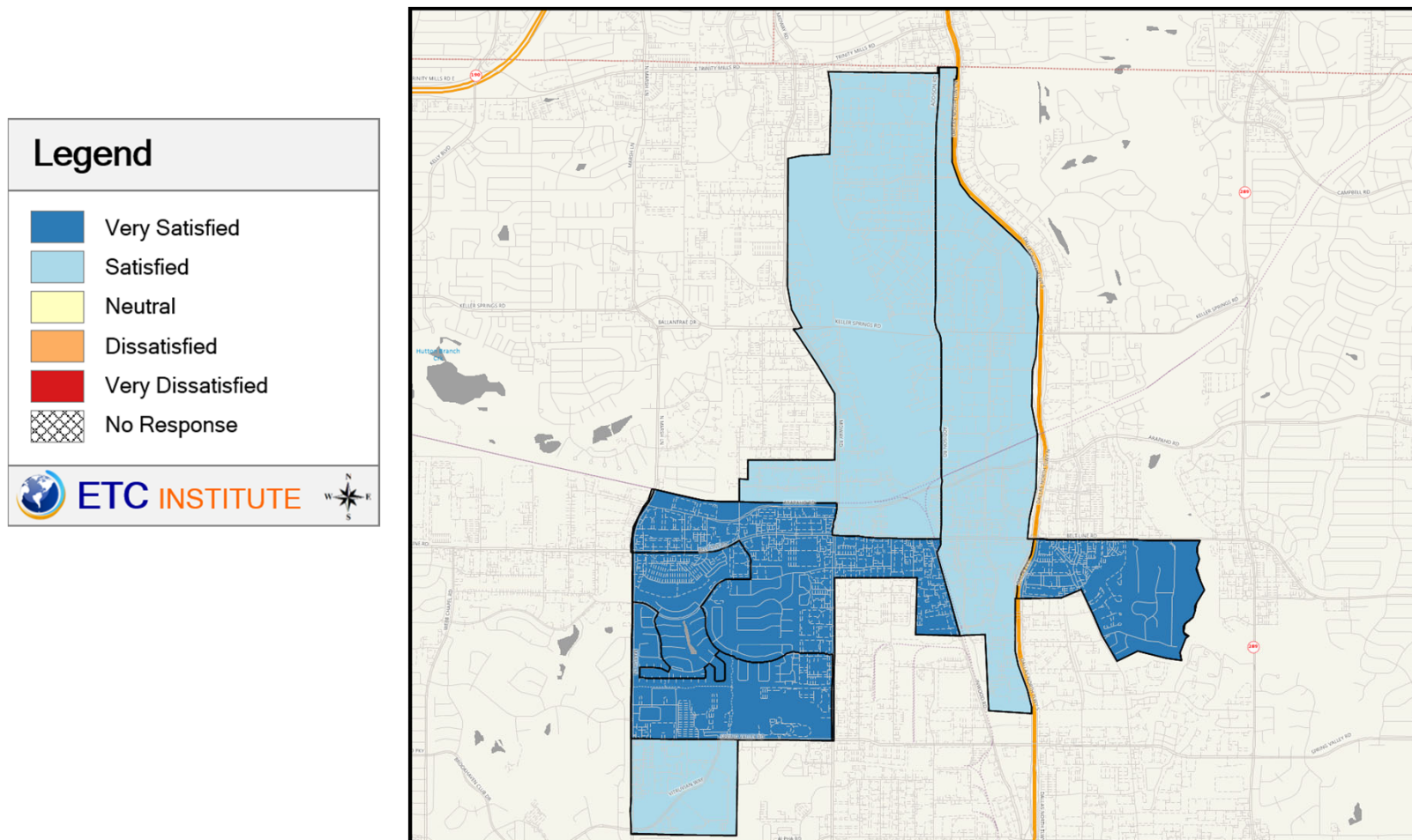
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q7-13. Quality of fire community outreach programs (e.g., CPR class, smoke alarm battery program, etc.)

(Shading Reflects the Mean Rating by Census Block Group)

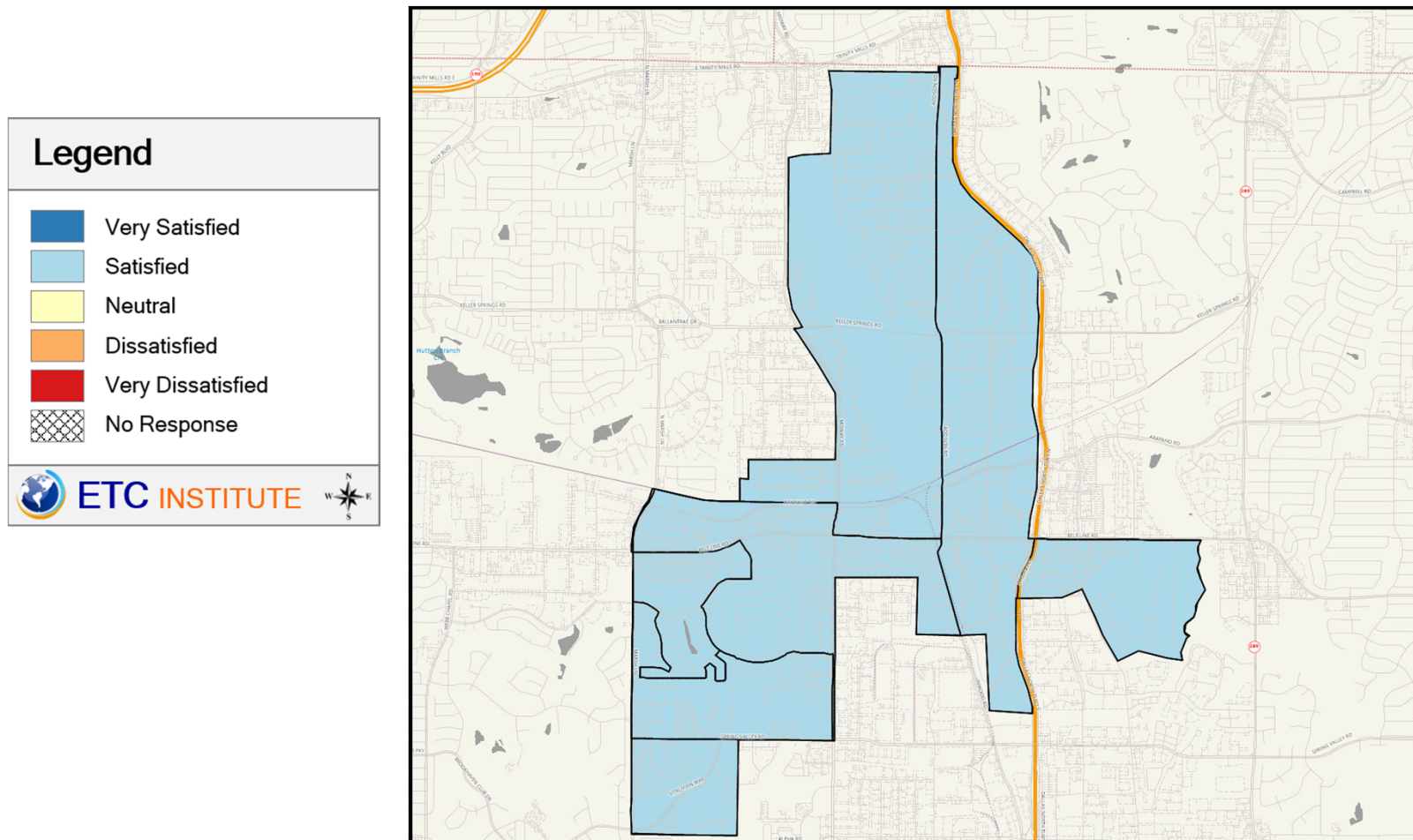


Addison  
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# Q9-1. Overall responsiveness of town code enforcement staff

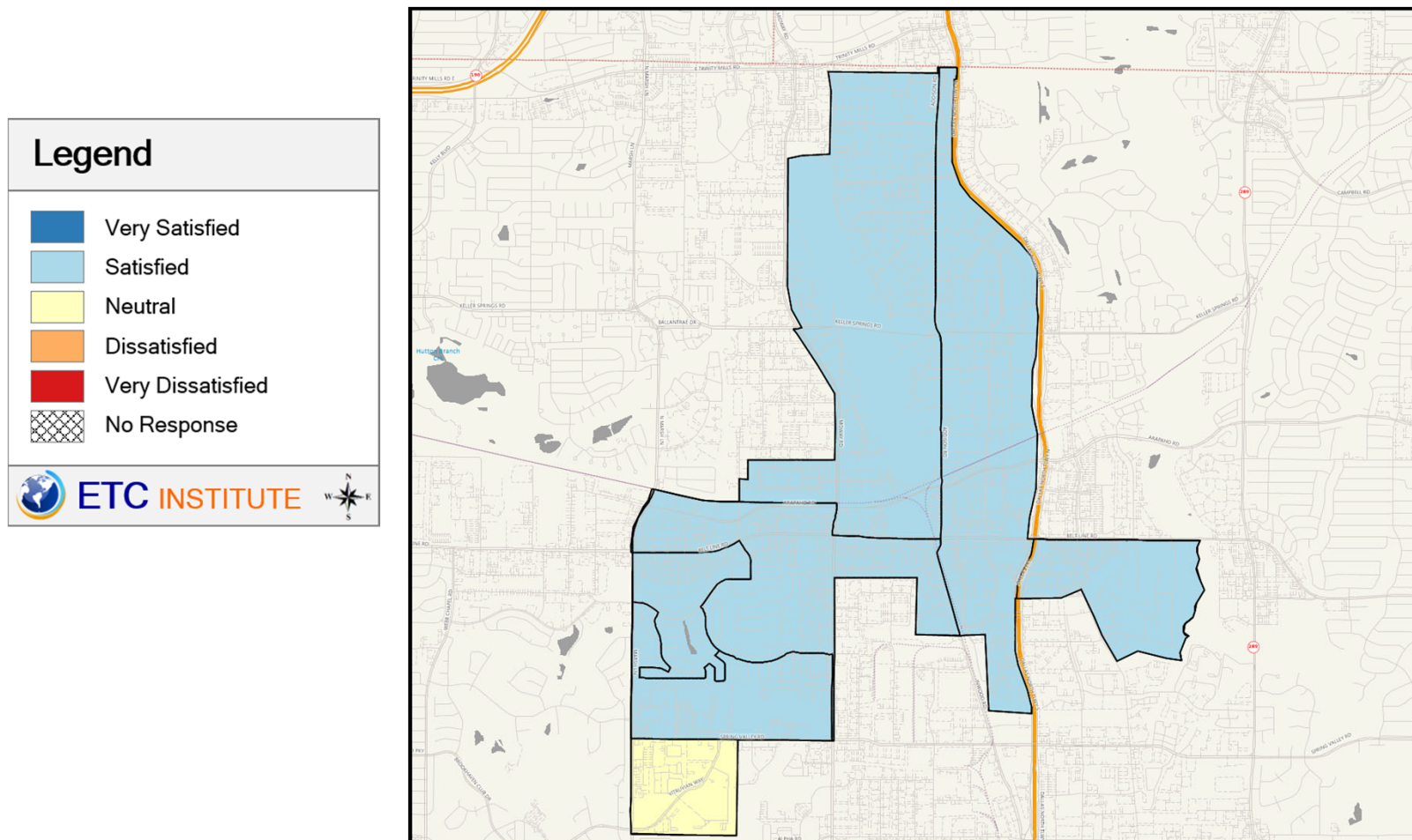
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
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# Q9-2. Town effort to enforce code violations

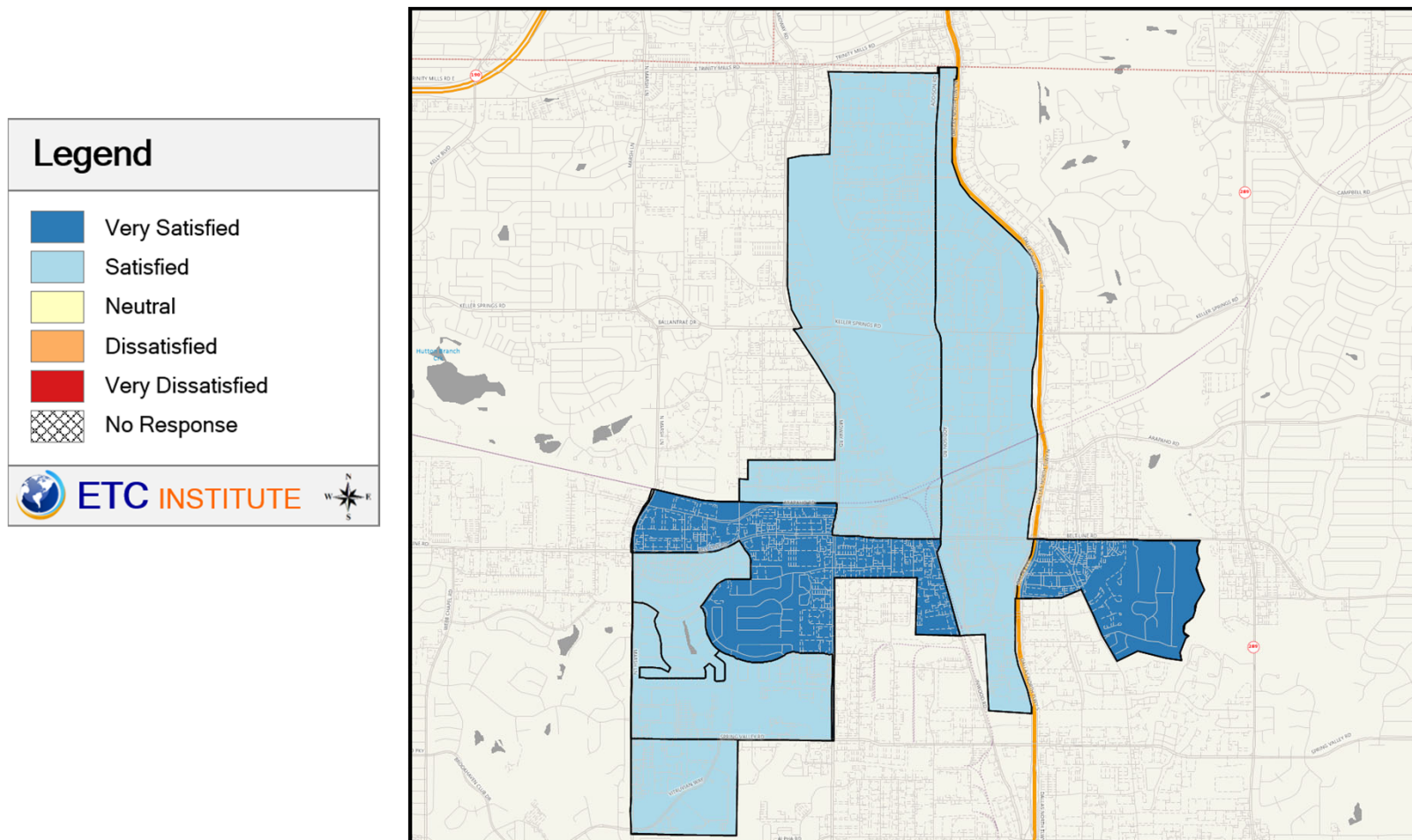
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q9-3. Clean-up of debris/litter

(Shading Reflects the Mean Rating by Census Block Group)

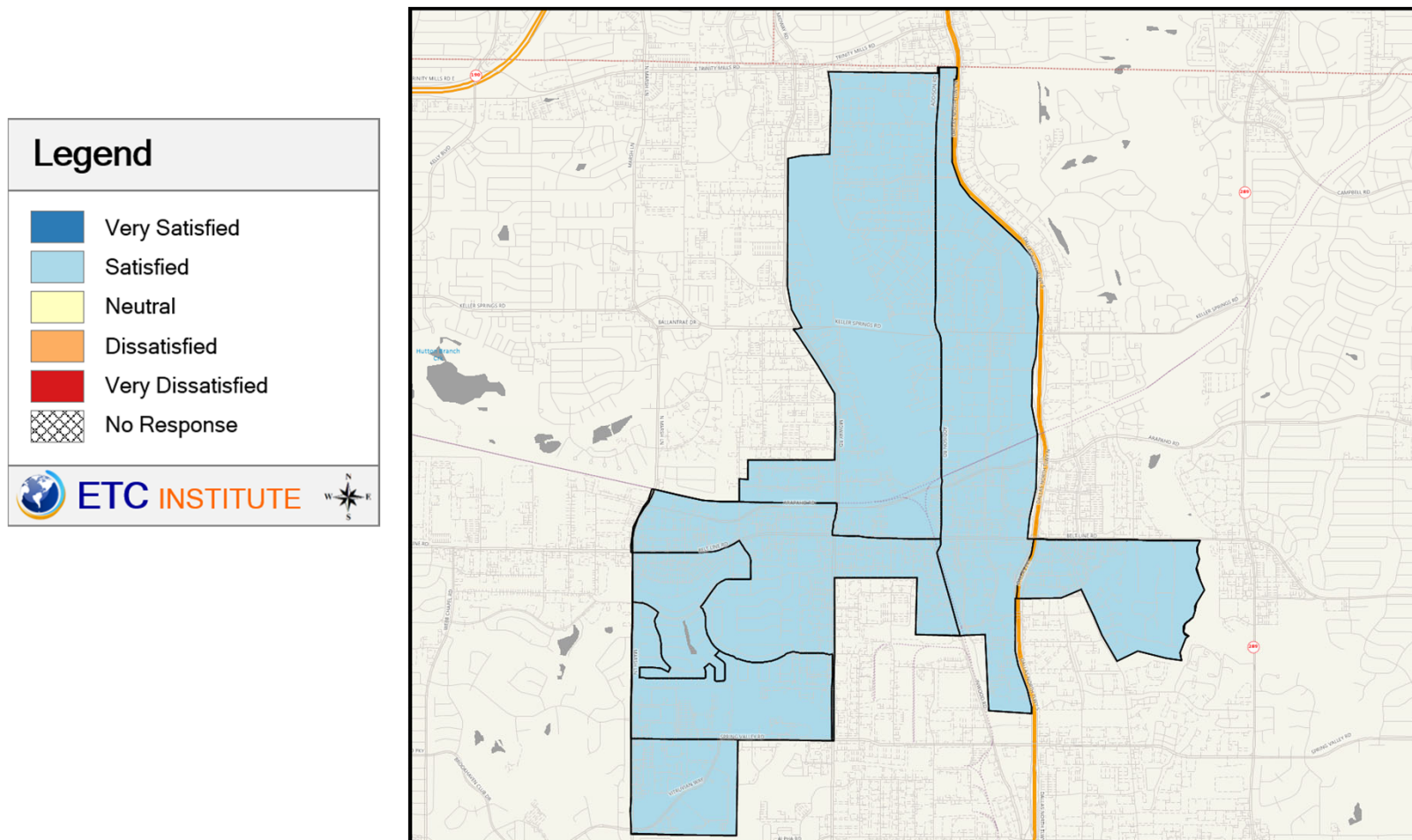


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# Q9-4. Efforts to enforce exterior maintenance and upkeep of residential property

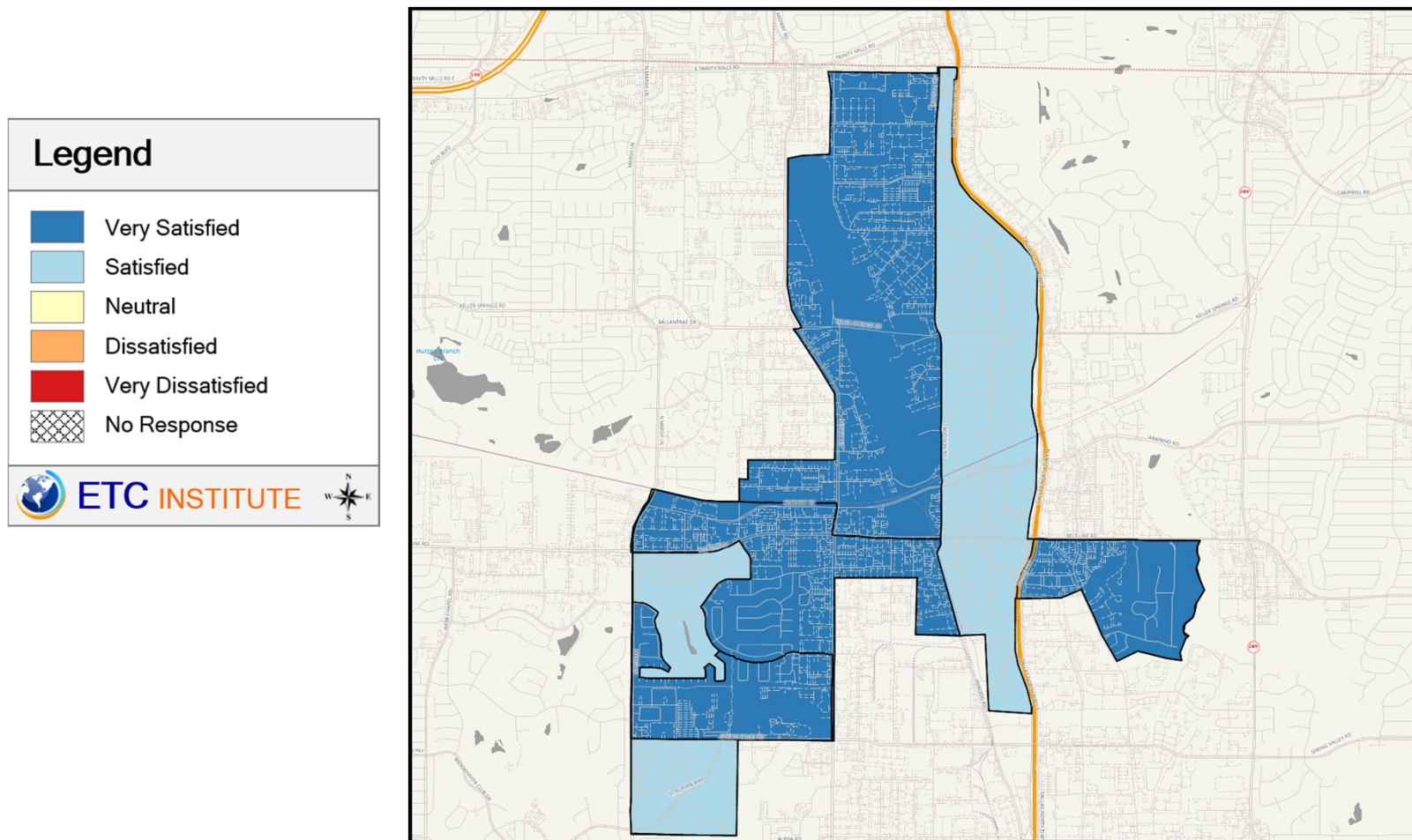
(Shading Reflects the Mean Rating by Census Block Group)



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Survey

# Q9-5. Cleanliness in your neighborhood

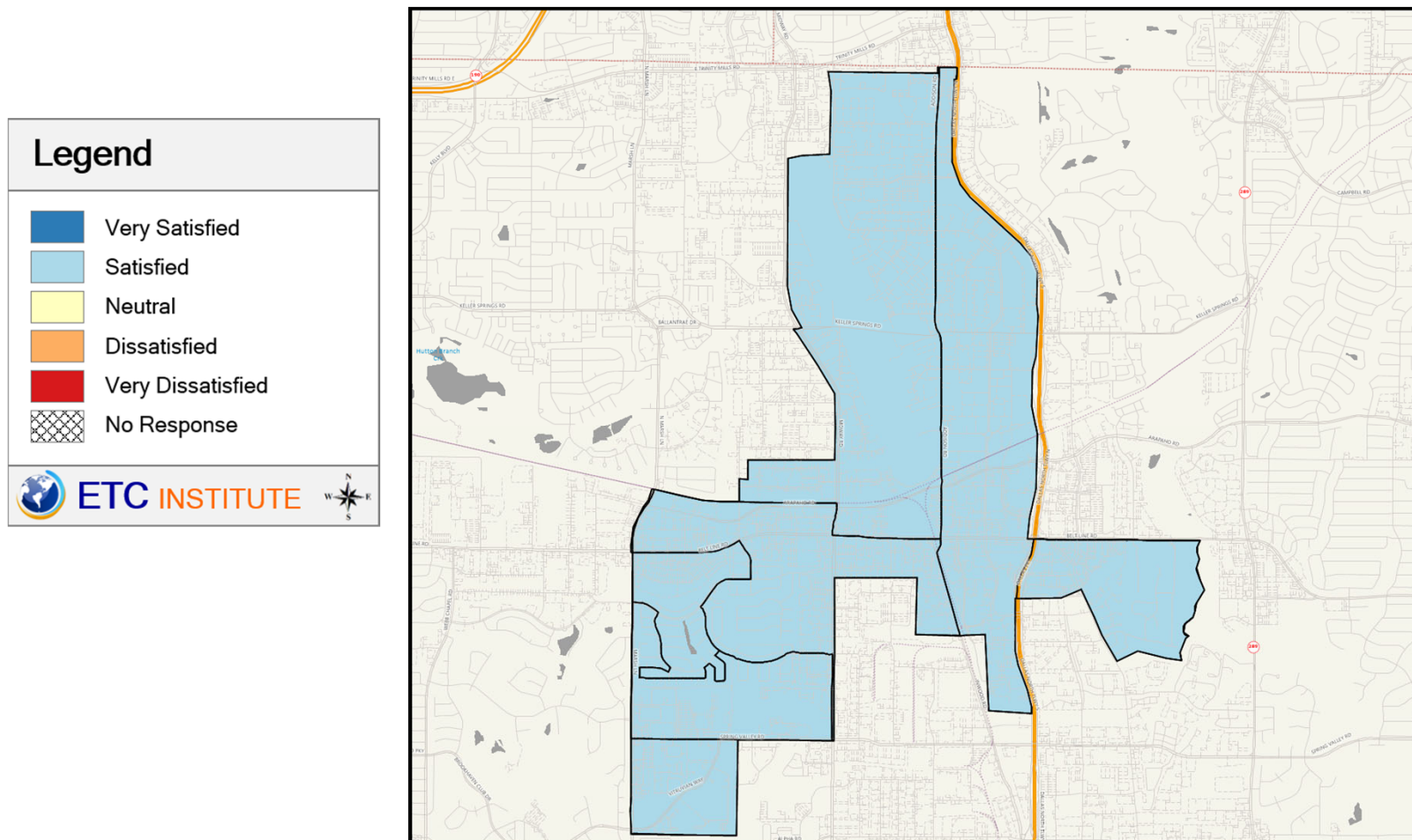
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
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Survey

# Q10-01. Variety of housing options

(Shading Reflects the Mean Rating by Census Block Group)

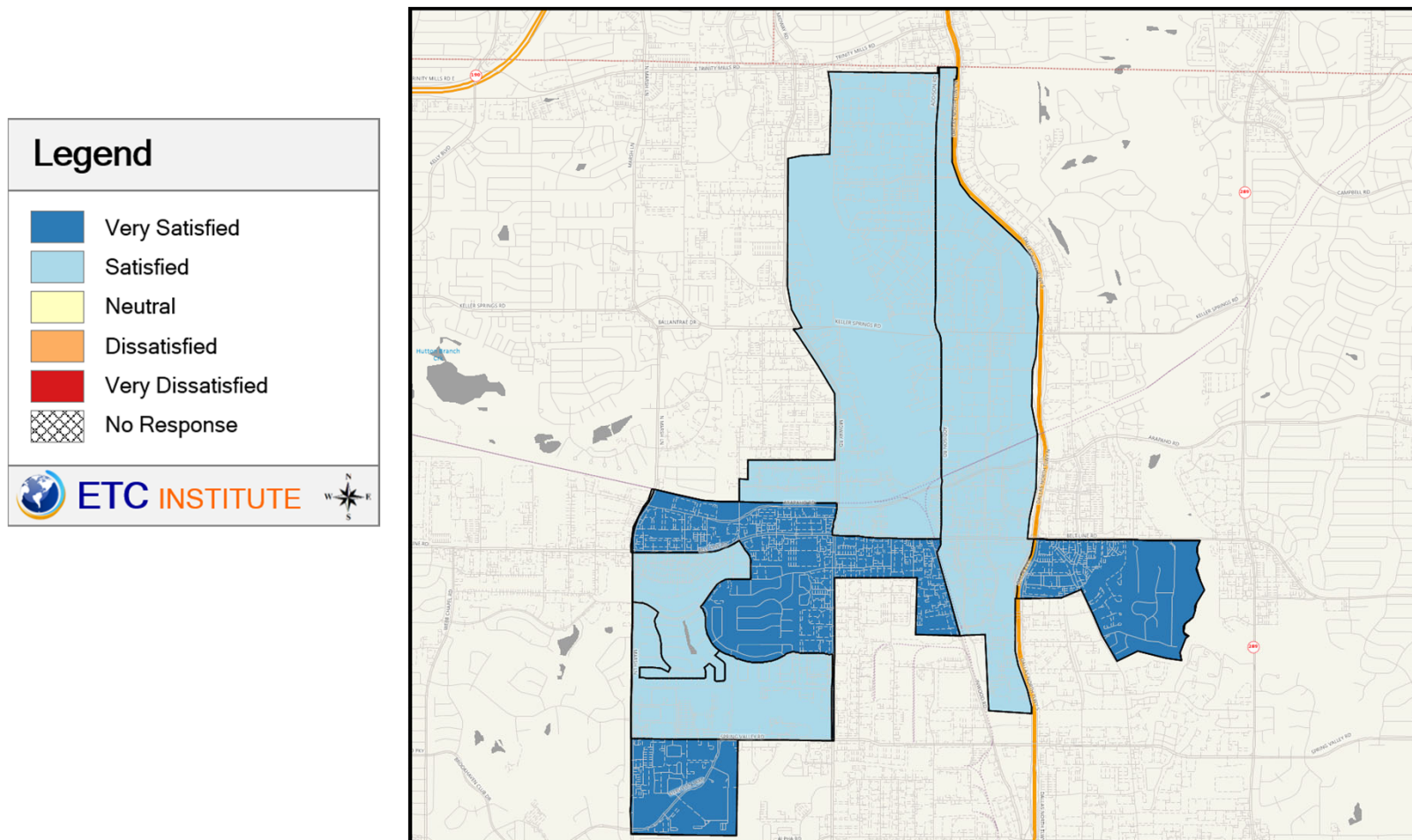


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# Q10-02. Public places where people want to spend time

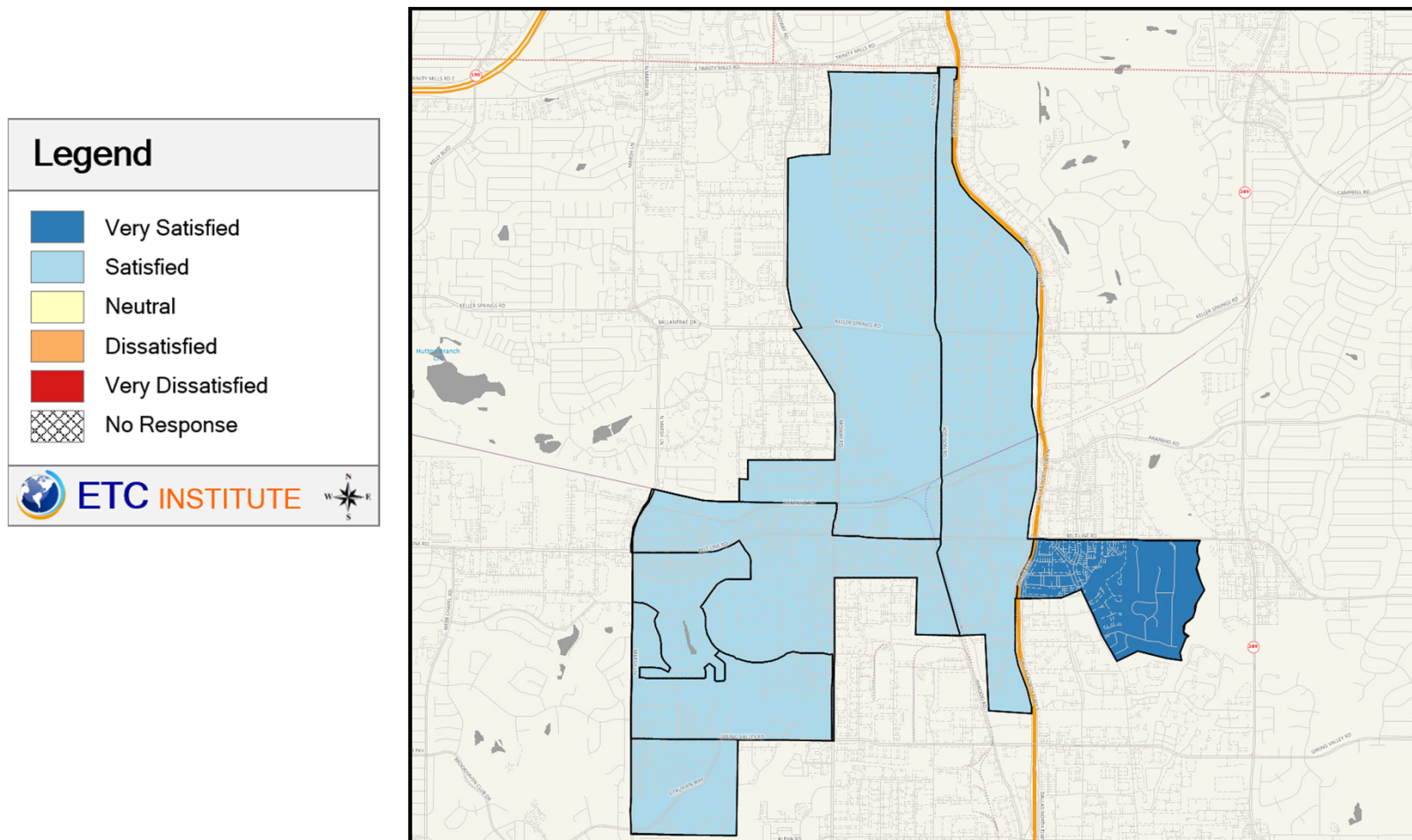
(Shading Reflects the Mean Rating by Census Block Group)



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# Q10-03. Availability of employment opportunities

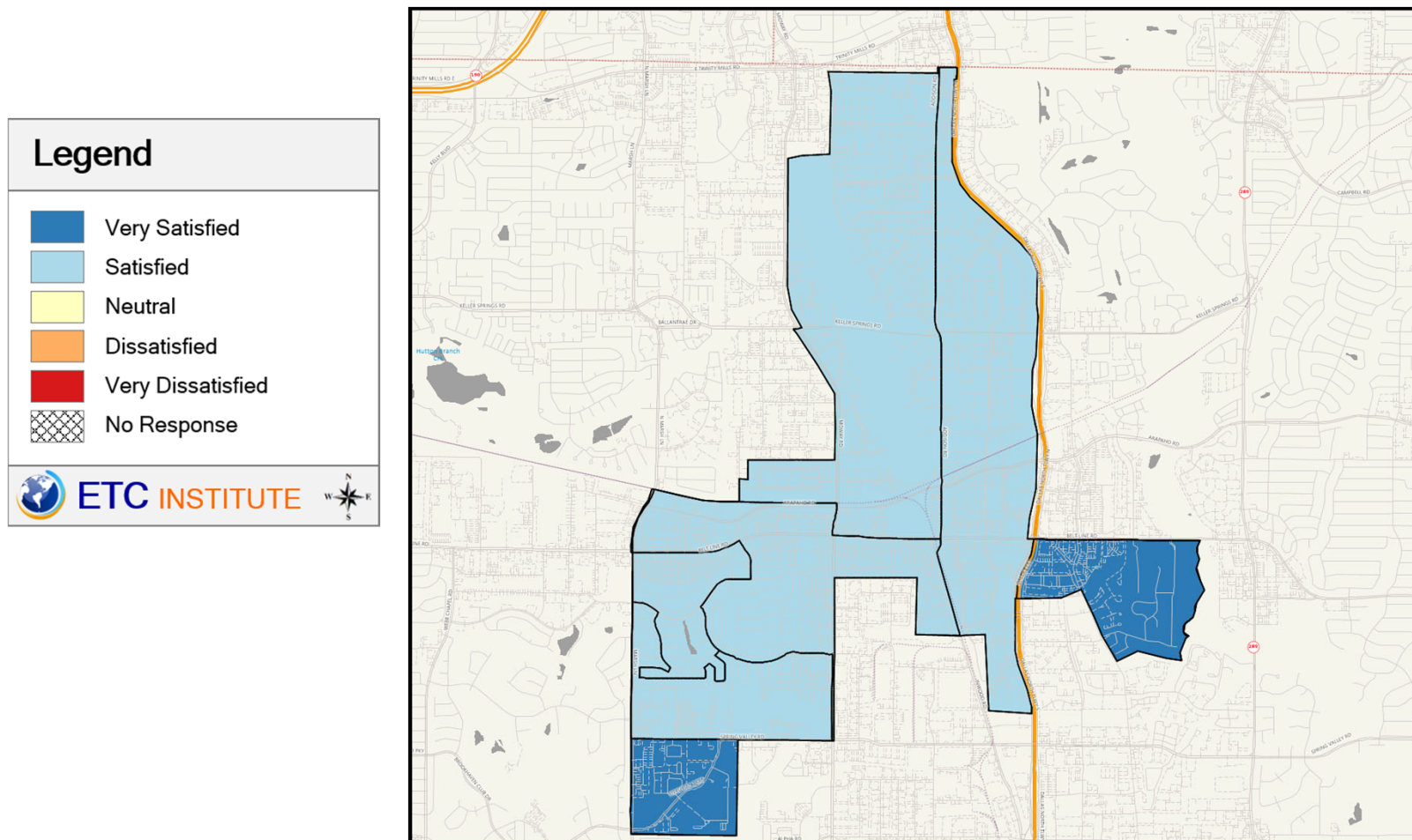
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
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# Q10-04. Availability of shopping options

(Shading Reflects the Mean Rating by Census Block Group)

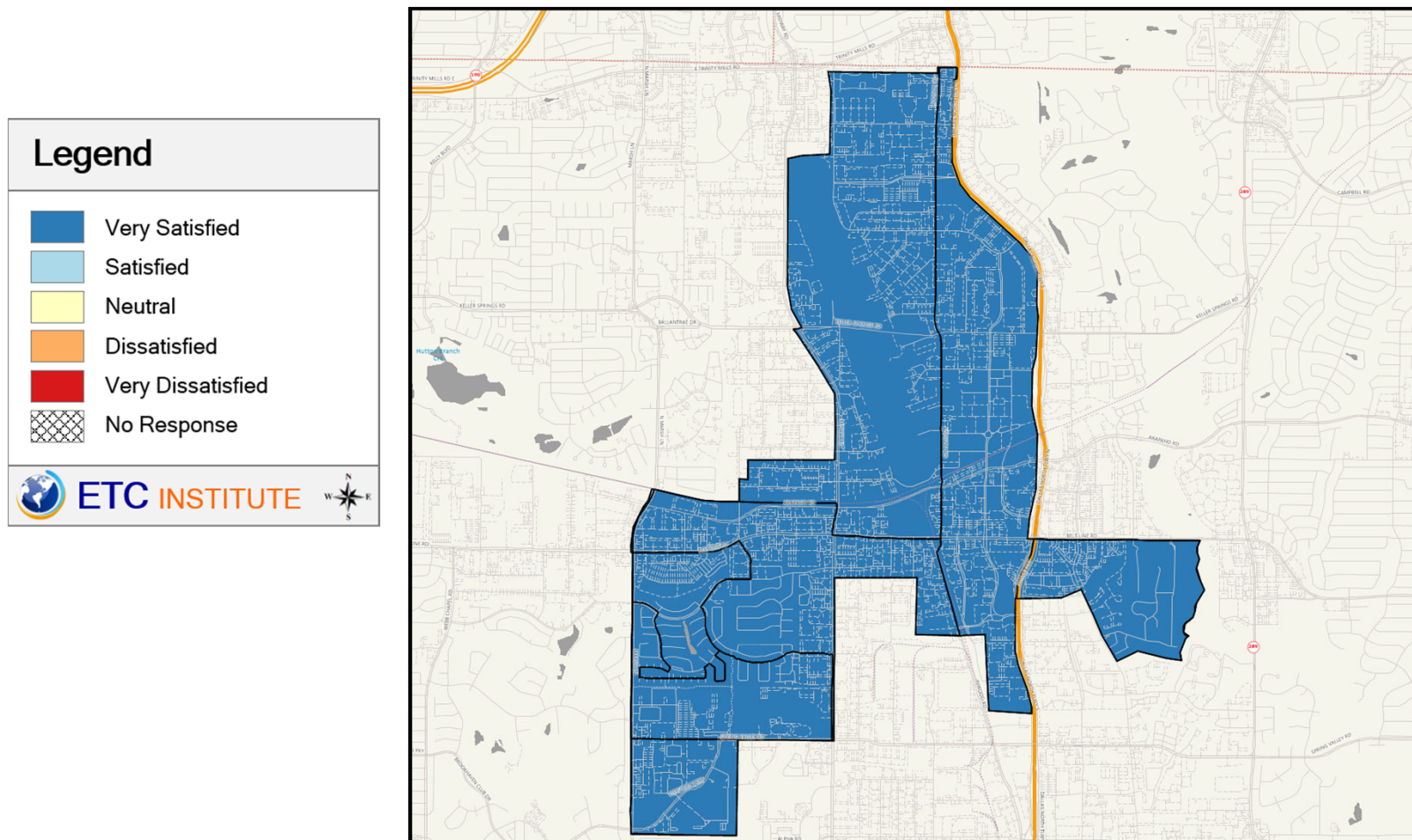


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# Q10-05. Availability of dining options

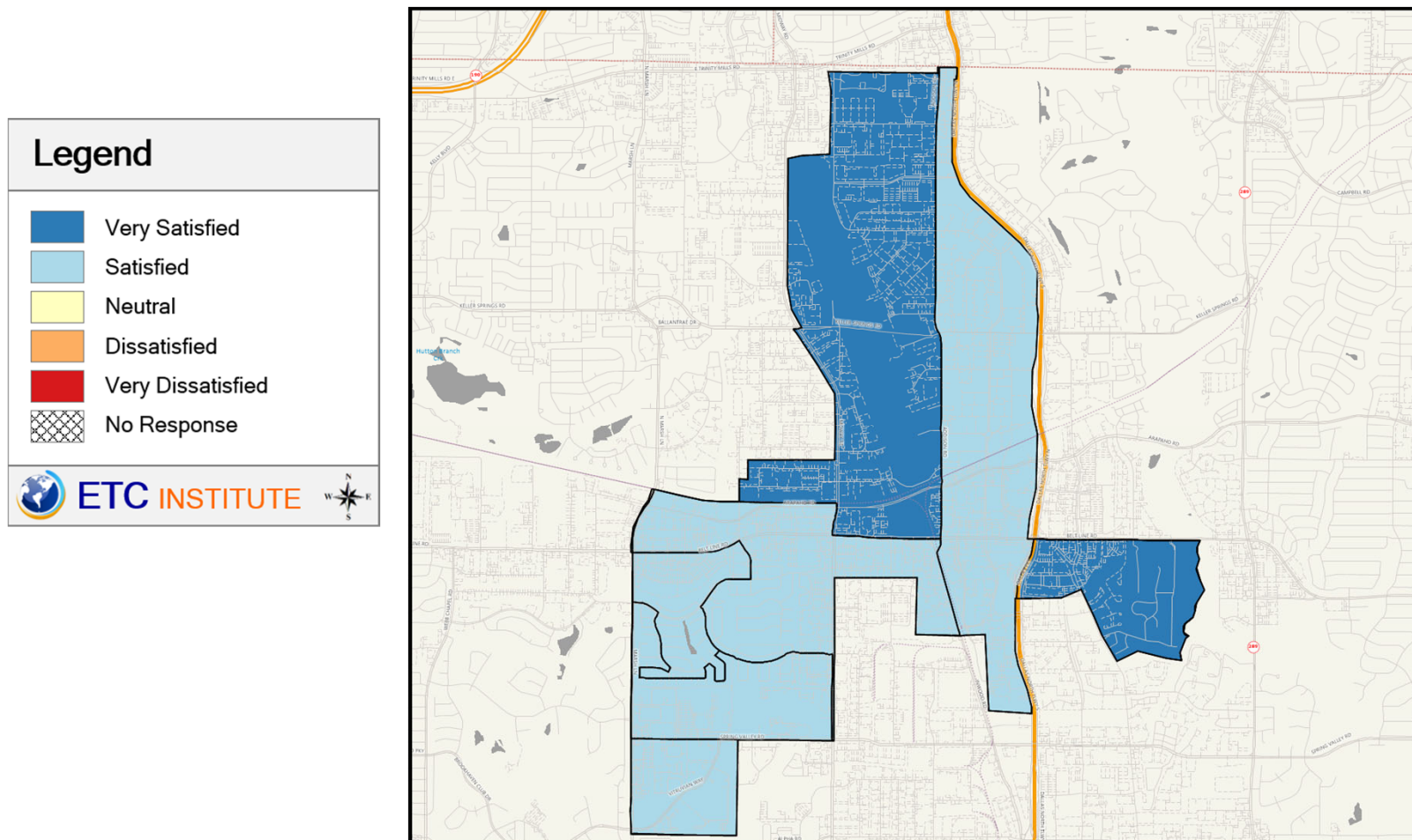
(Shading Reflects the Mean Rating by Census Block Group)



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Survey

# Q10-06. Availability of entertainment options

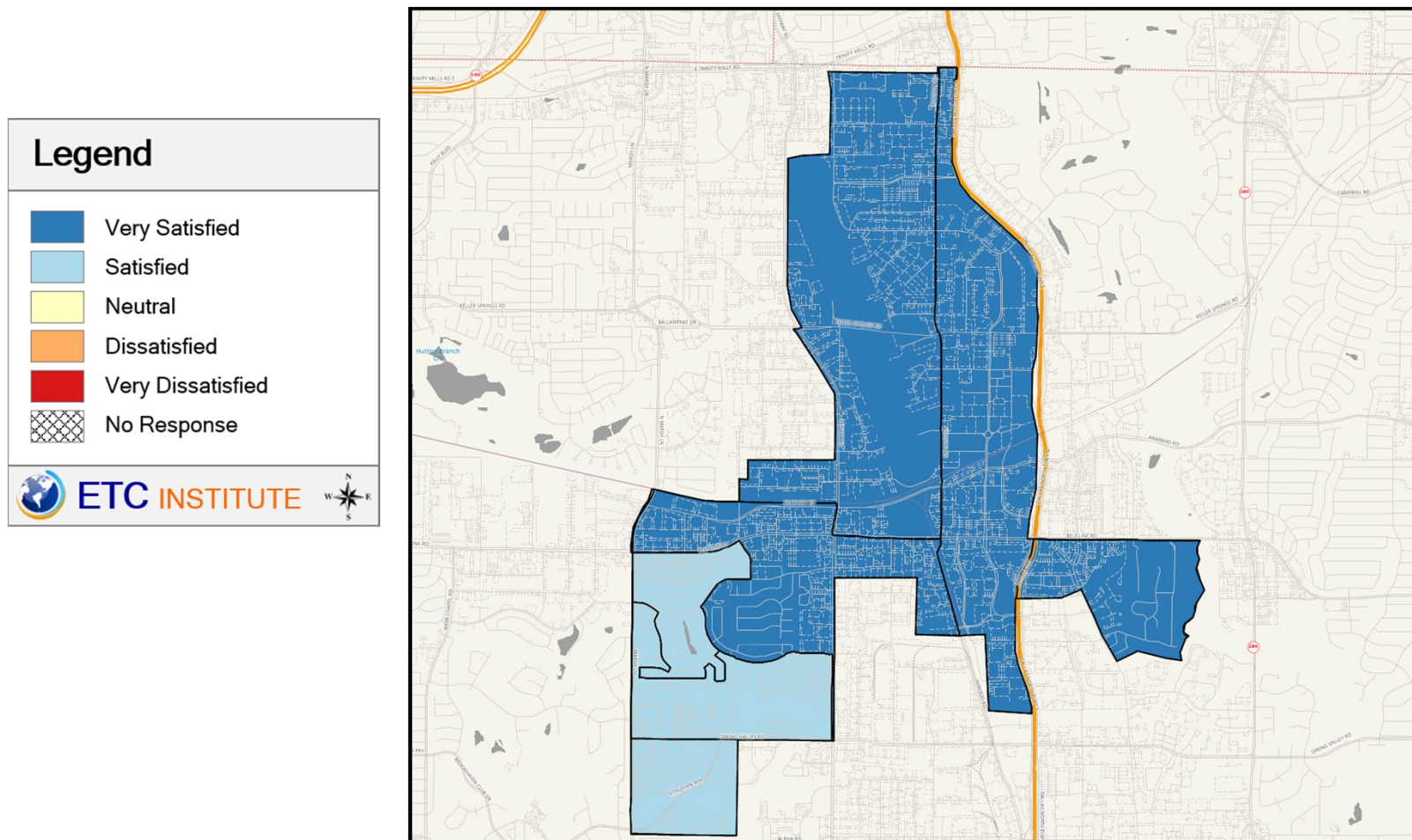
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q10-07. Availability of lodging options

(Shading Reflects the Mean Rating by Census Block Group)

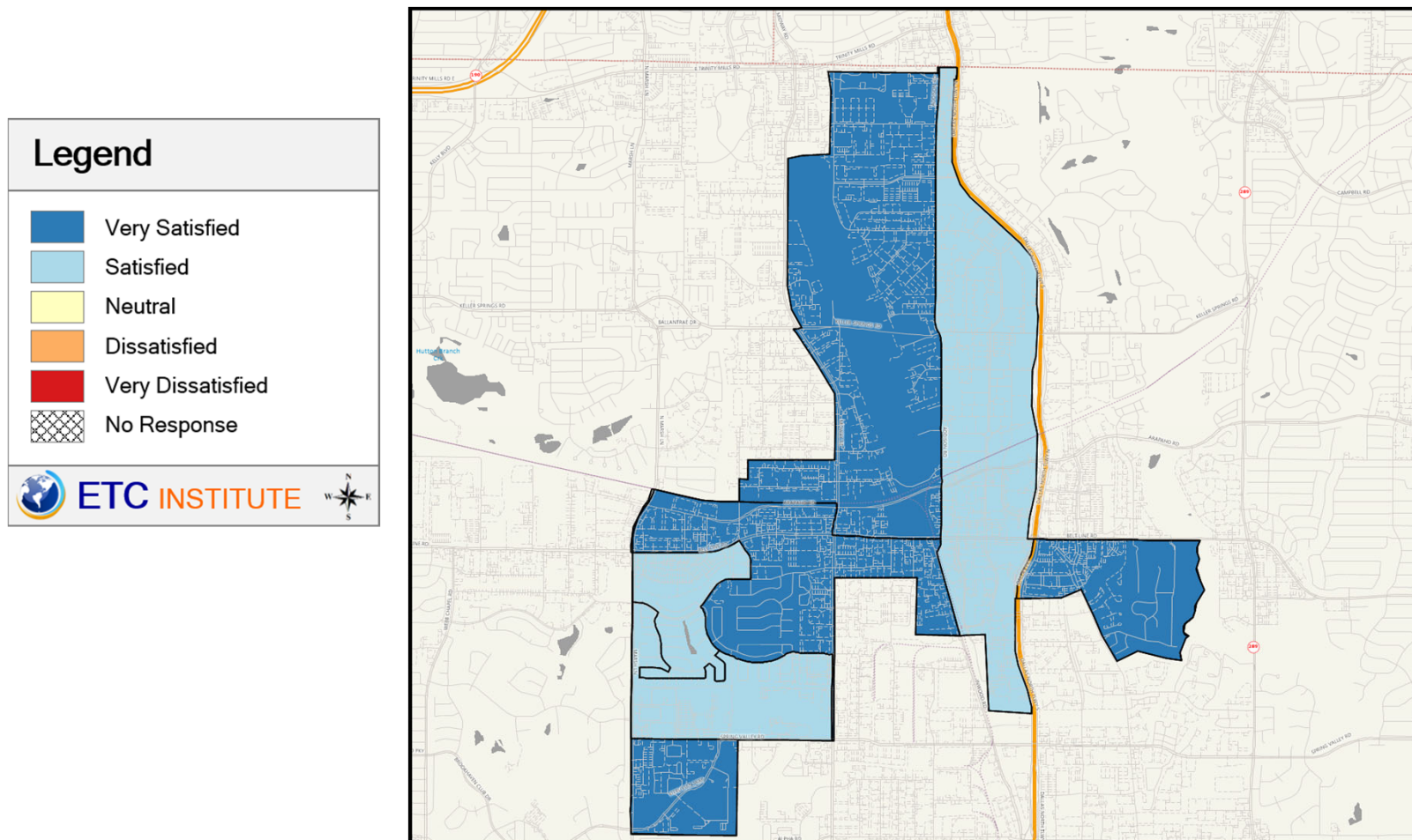


Addison  
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# Q10-08. Overall quality of business and service establishments in Addison

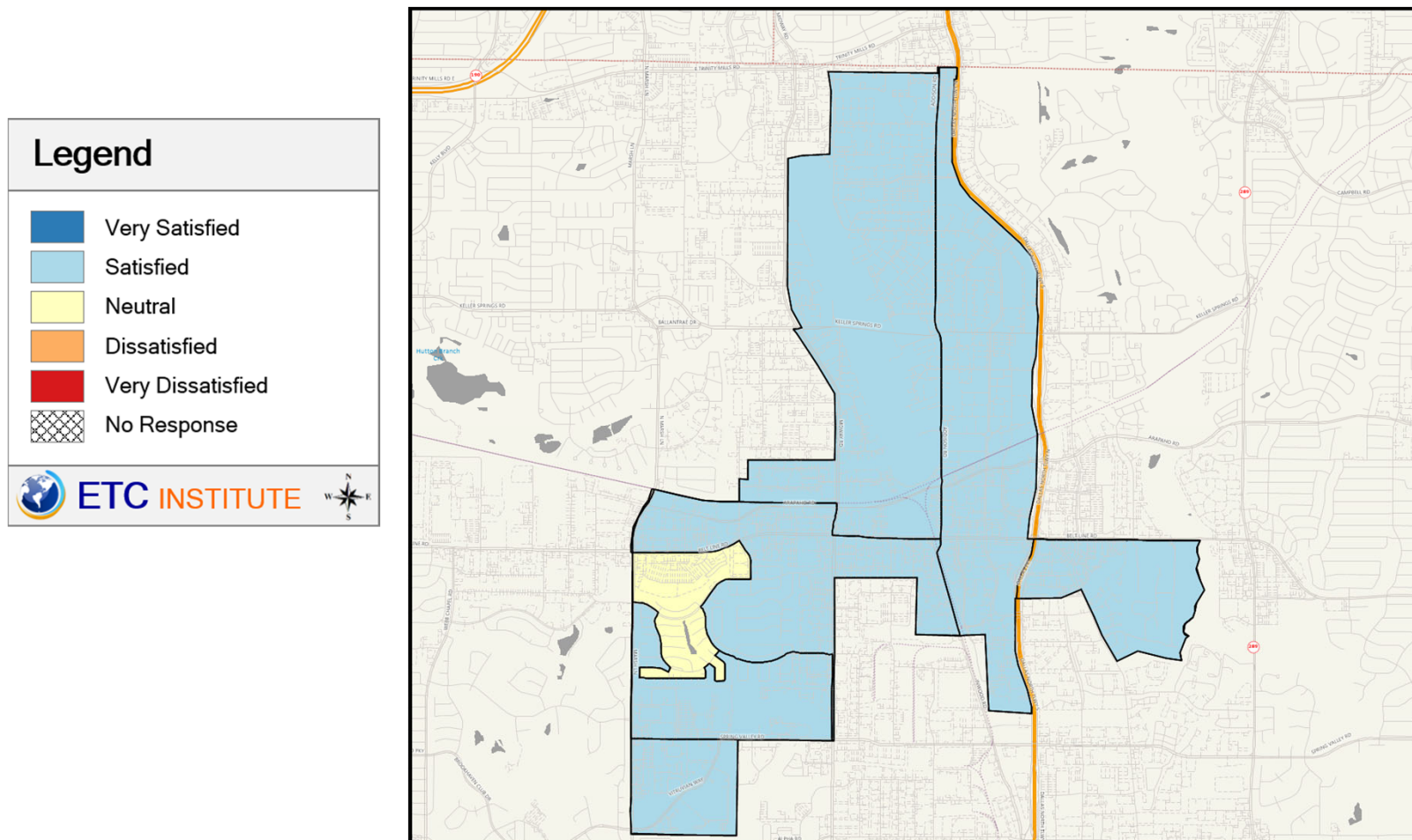
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q10-09. Overall quality of new residential development

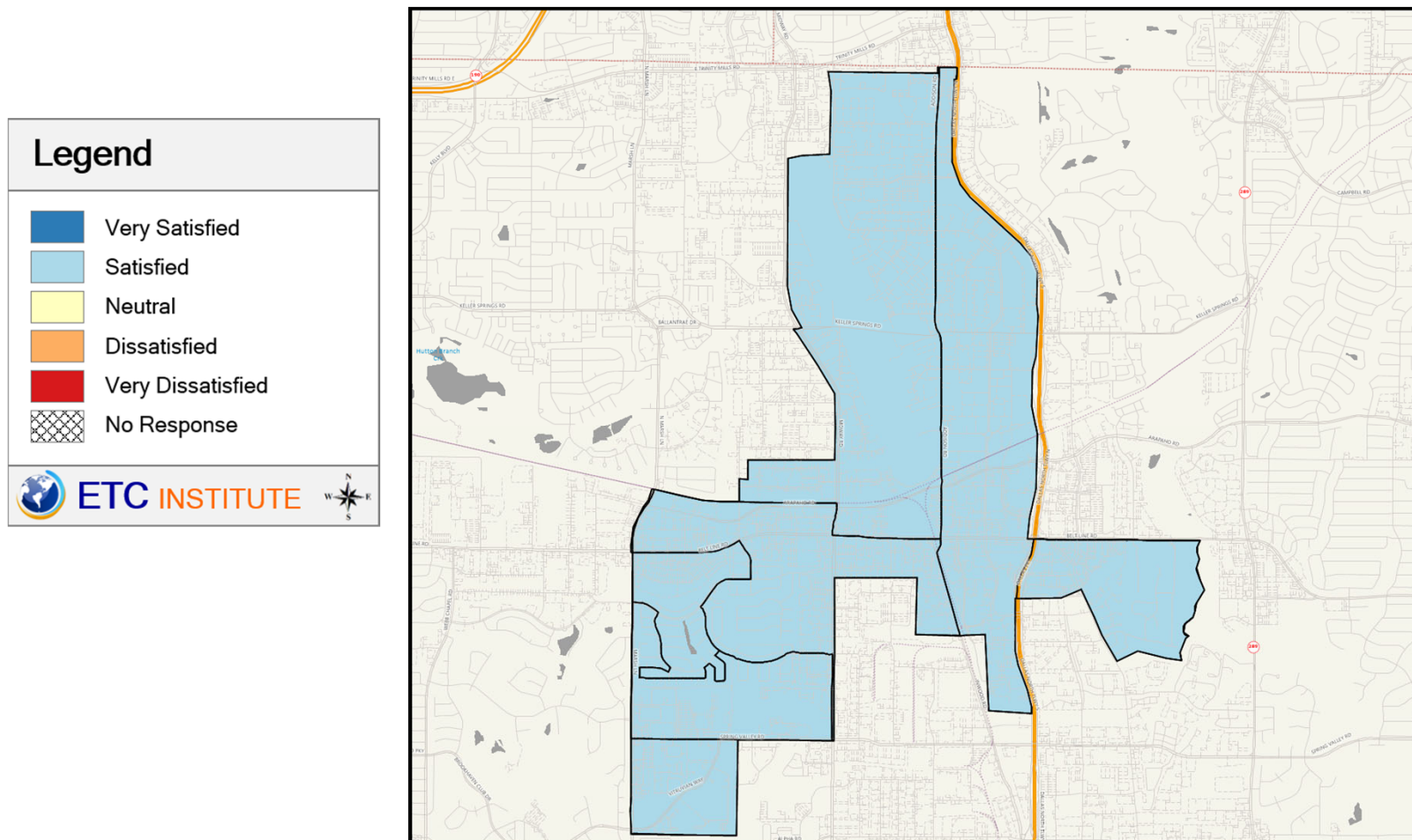
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q10-10. Overall quality of new commercial development

(Shading Reflects the Mean Rating by Census Block Group)

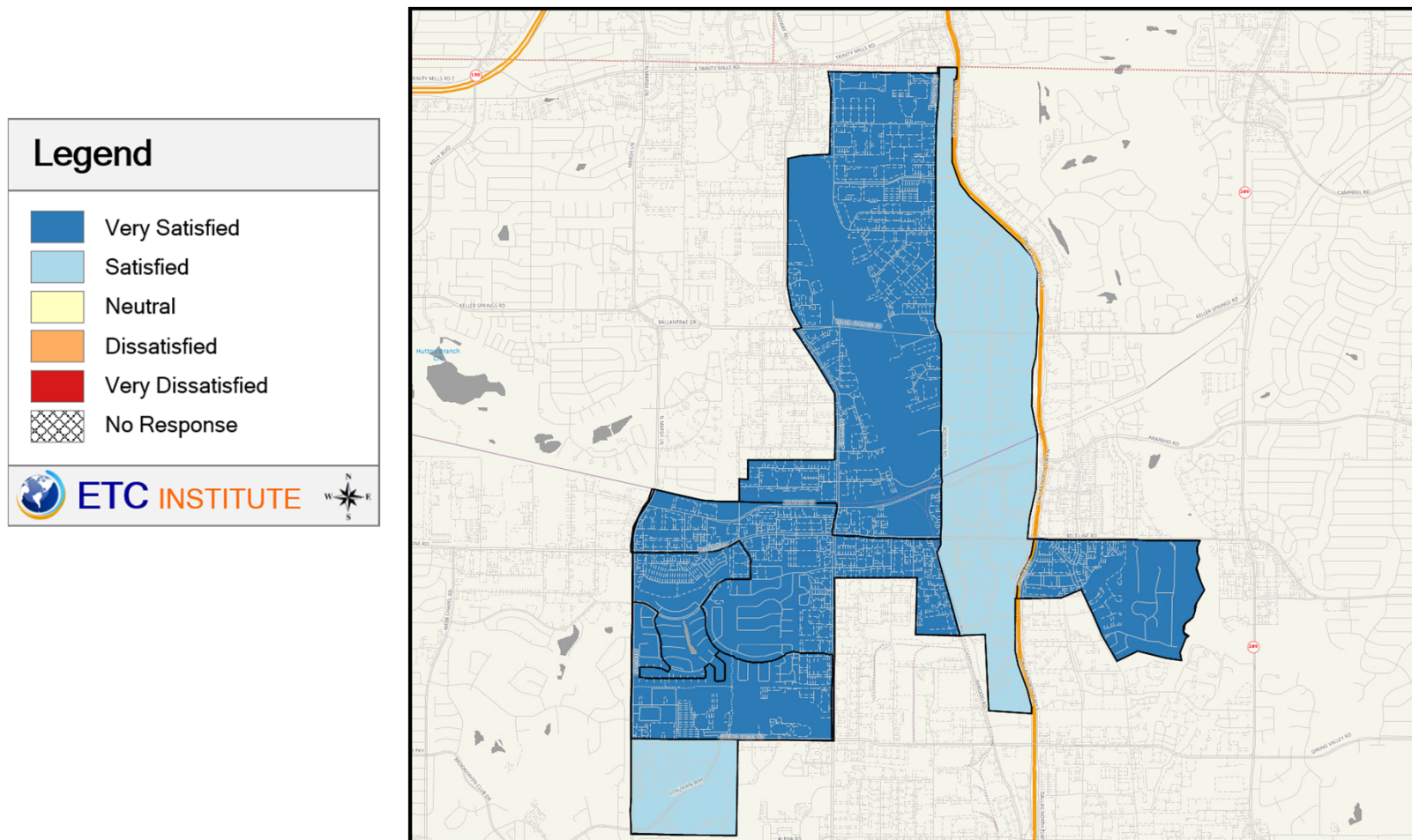


Addison  
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# Q11-1. Quality of residential garbage collection

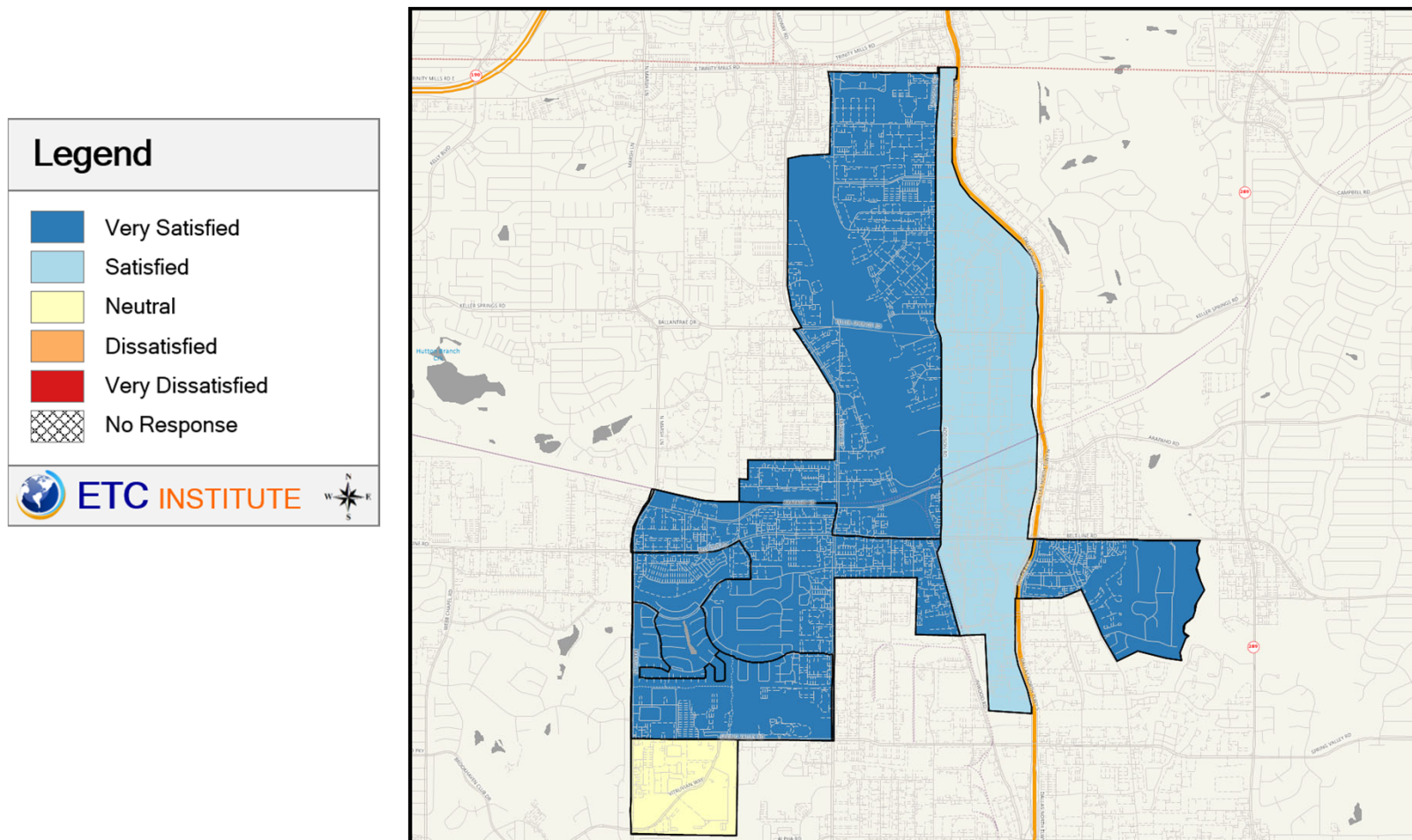
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
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# Q11-2. Quality of residential curbside recycling services

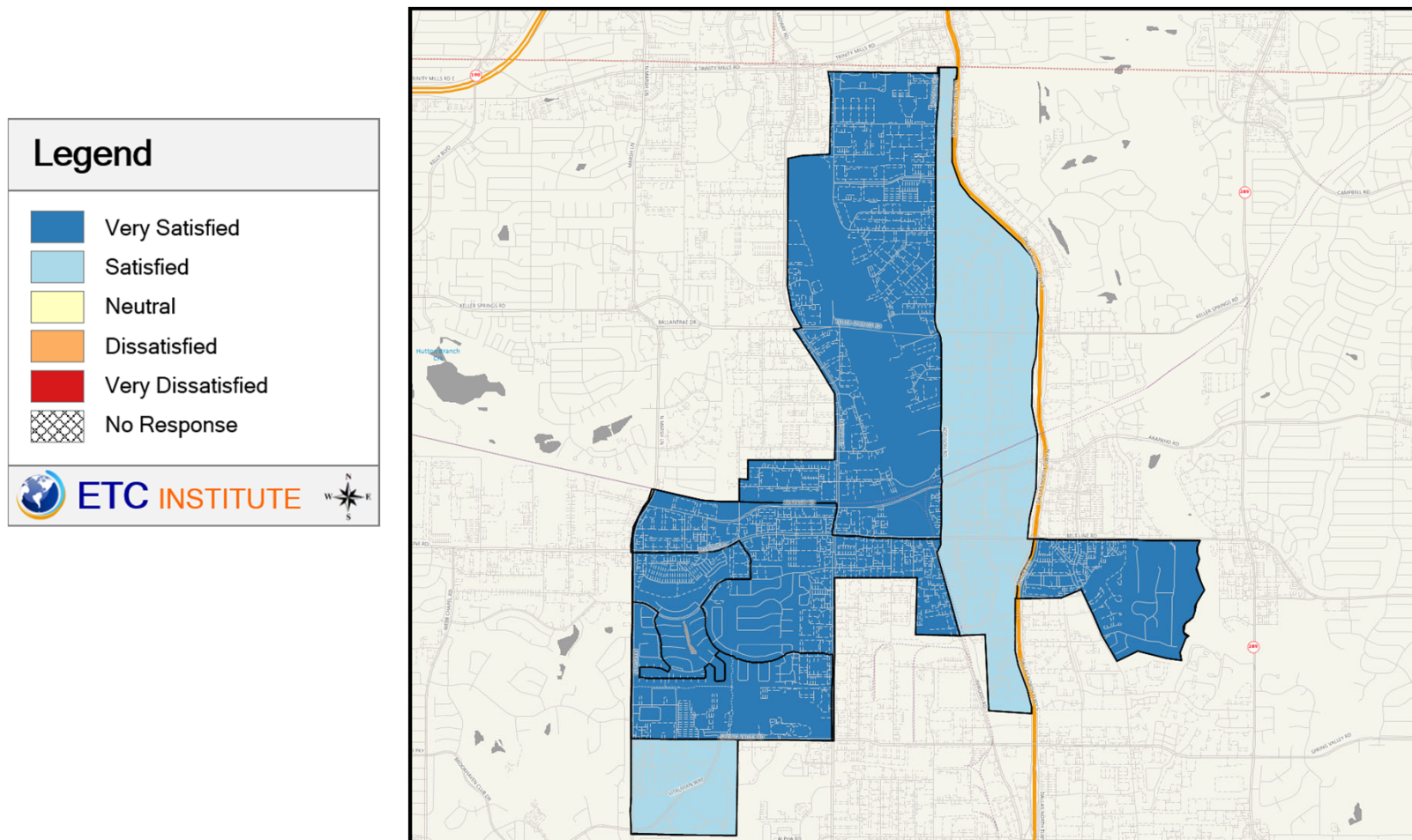
(Shading Reflects the Mean Rating by Census Block Group)



Addison  
Community  
Survey

# Q11-3. Quality of yard waste and brush collection

(Shading Reflects the Mean Rating by Census Block Group)

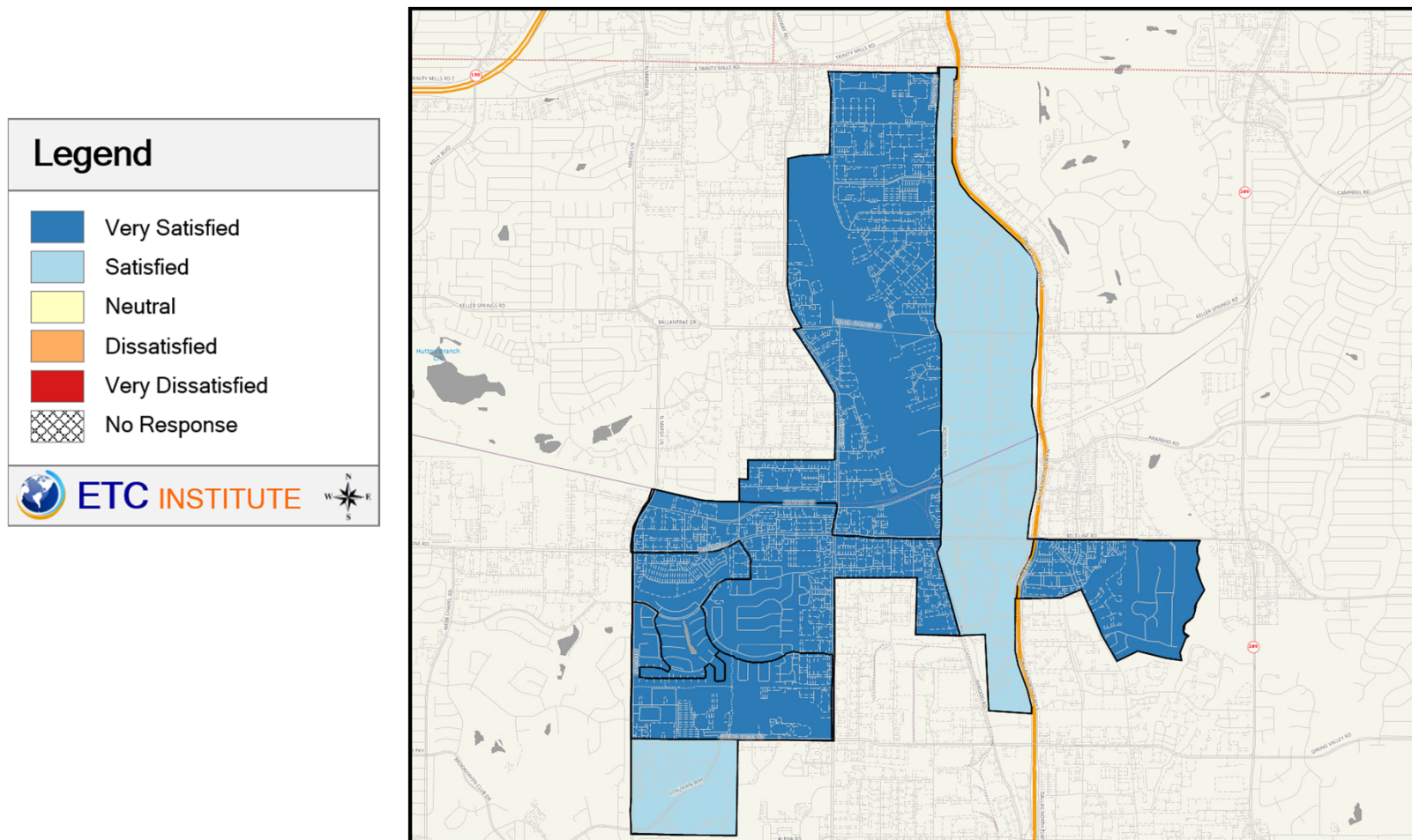


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# Q11-4. Bulky item pick up/removal services (e.g., old furniture, appliances)

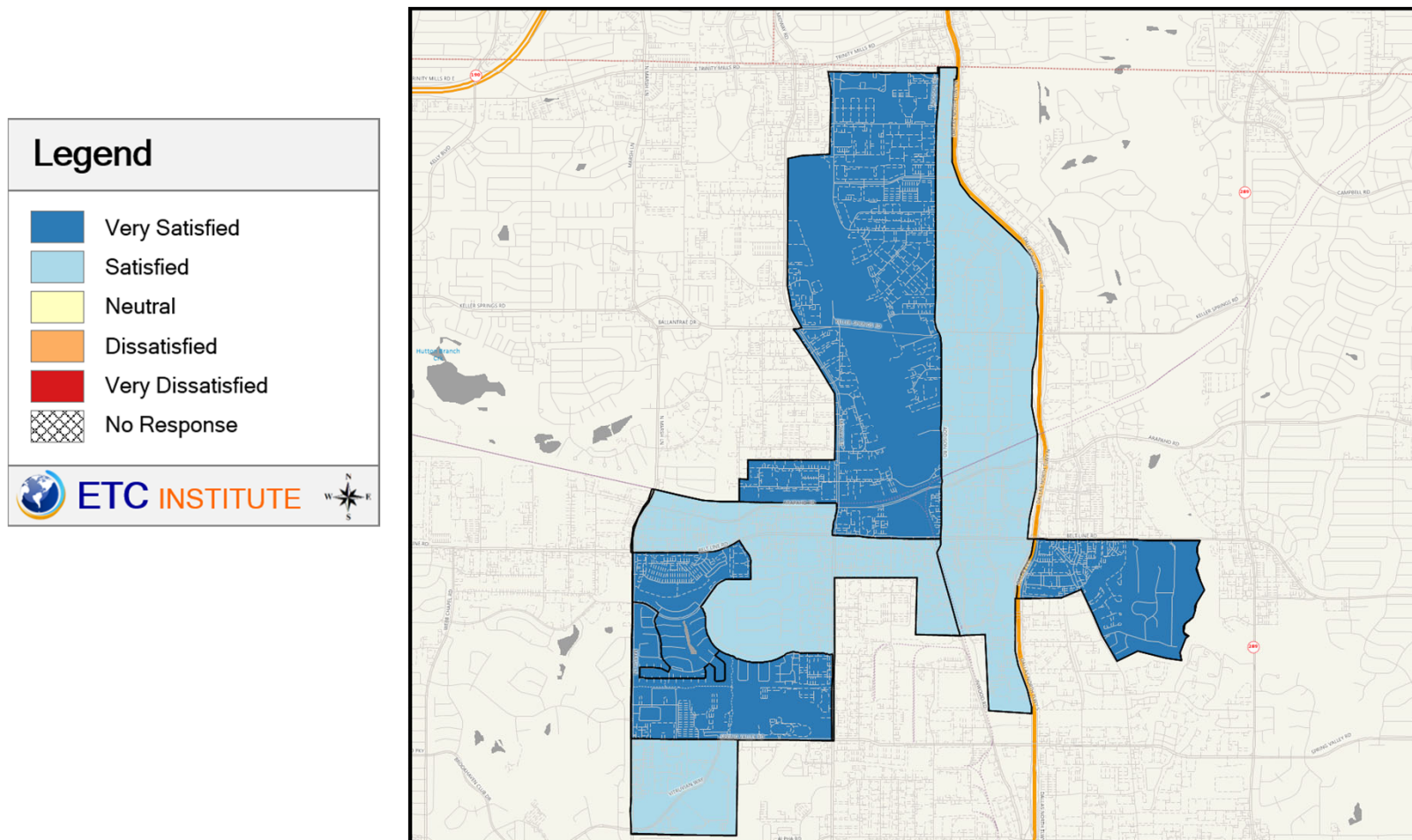
(Shading Reflects the Mean Rating by Census Block Group)



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Community  
Survey

# Q11-5. Household hazardous waste disposal service (e.g., fertilizers, household chemicals, antifreeze)

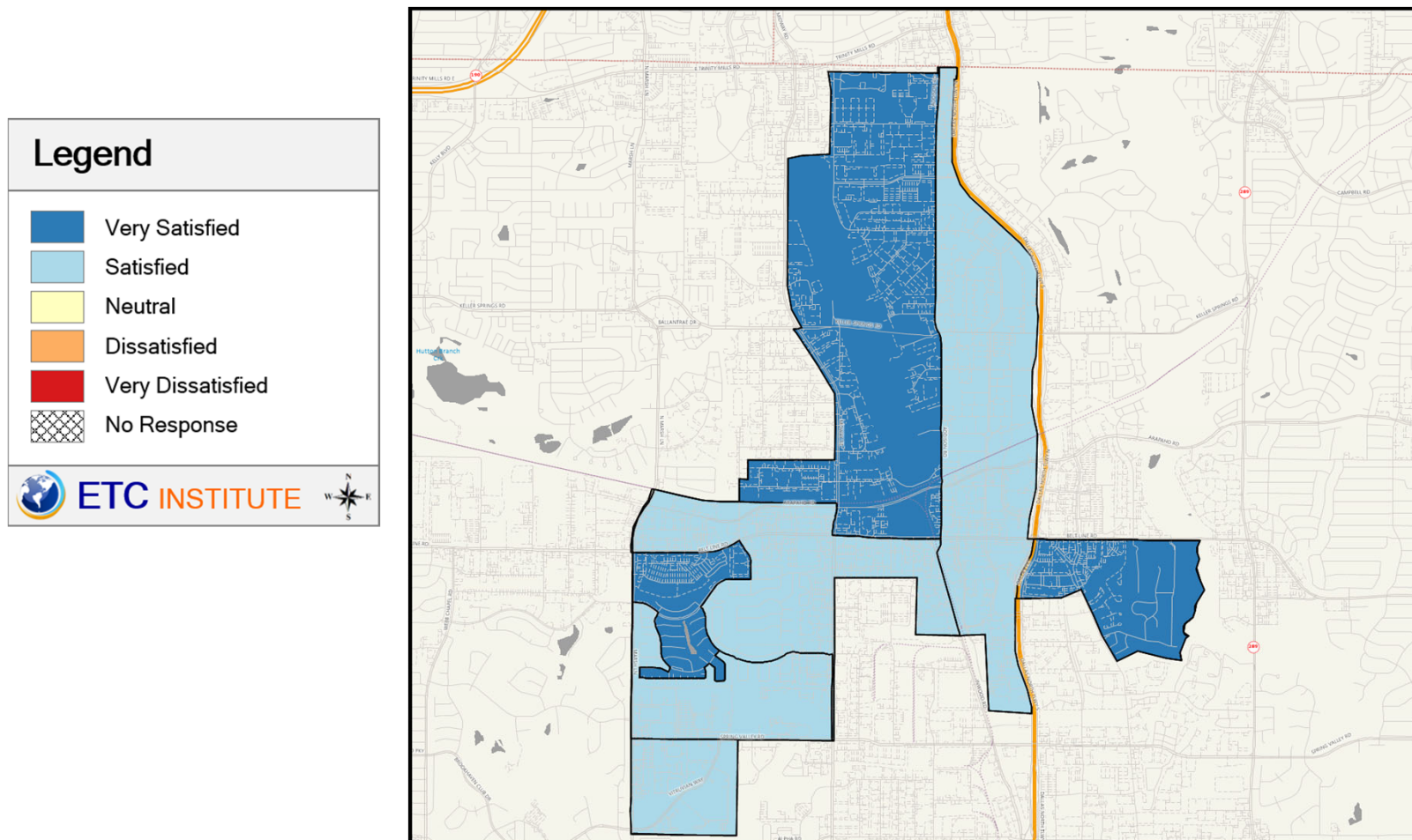
(Shading Reflects the Mean Rating by Census Block Group)



## Addison Community Survey

# Q11-6. Electronic waste disposal service (e.g., televisions, computers, fax machines, CD/DVD players)

(Shading Reflects the Mean Rating by Census Block Group)

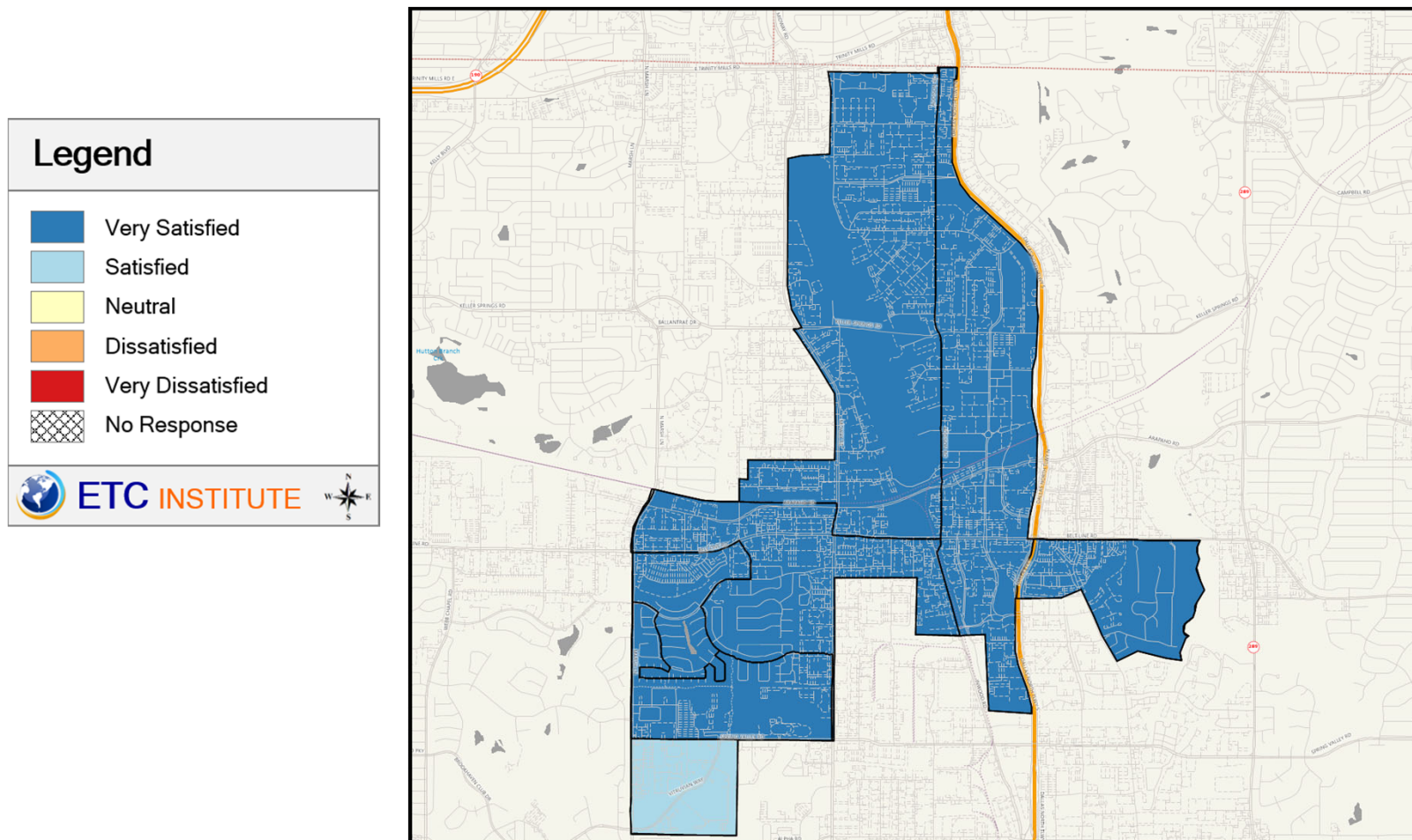


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# Q13-1. Quality of Water Services customer service

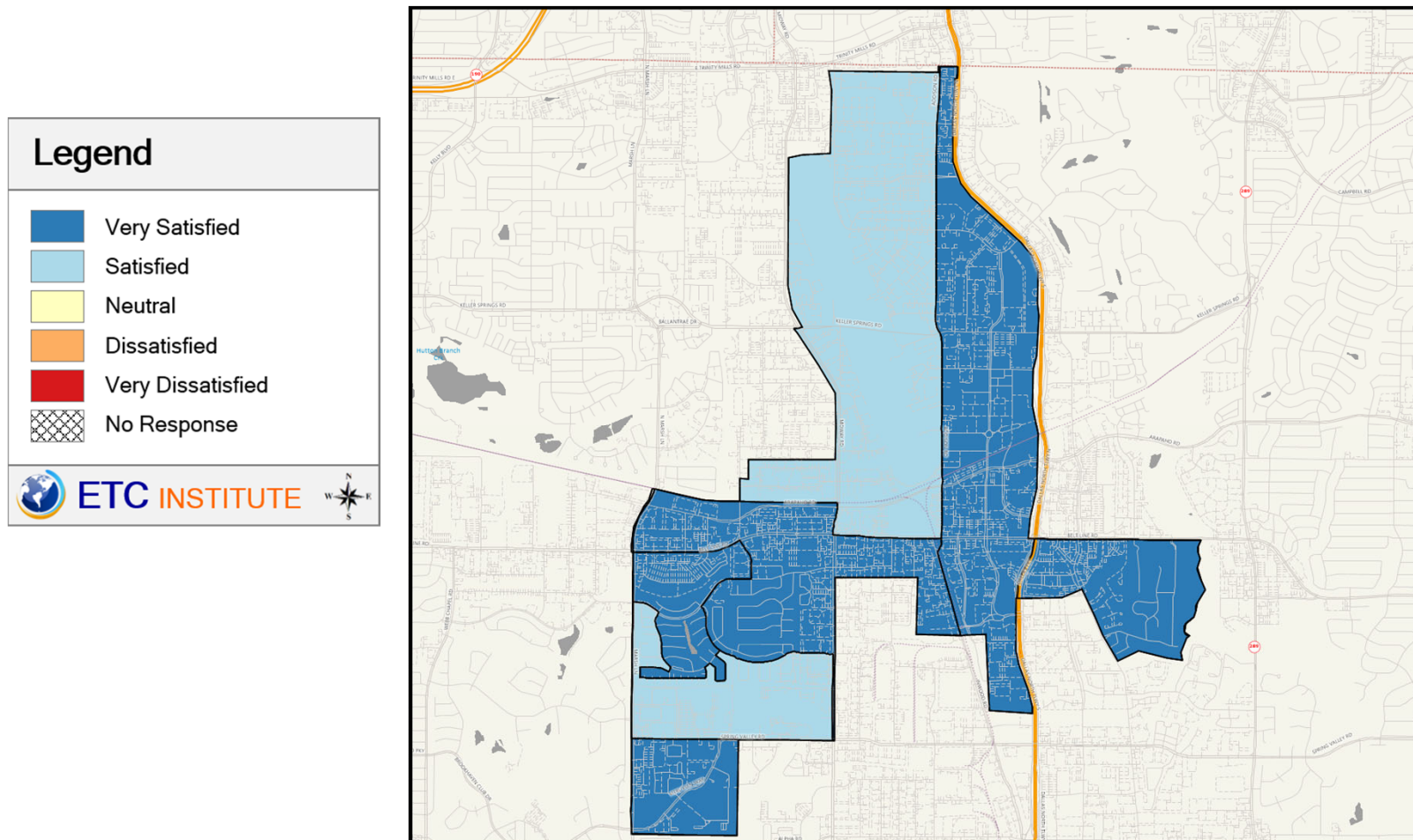
(Shading Reflects the Mean Rating by Census Block Group)



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# Q13-2. Quality of drinking water

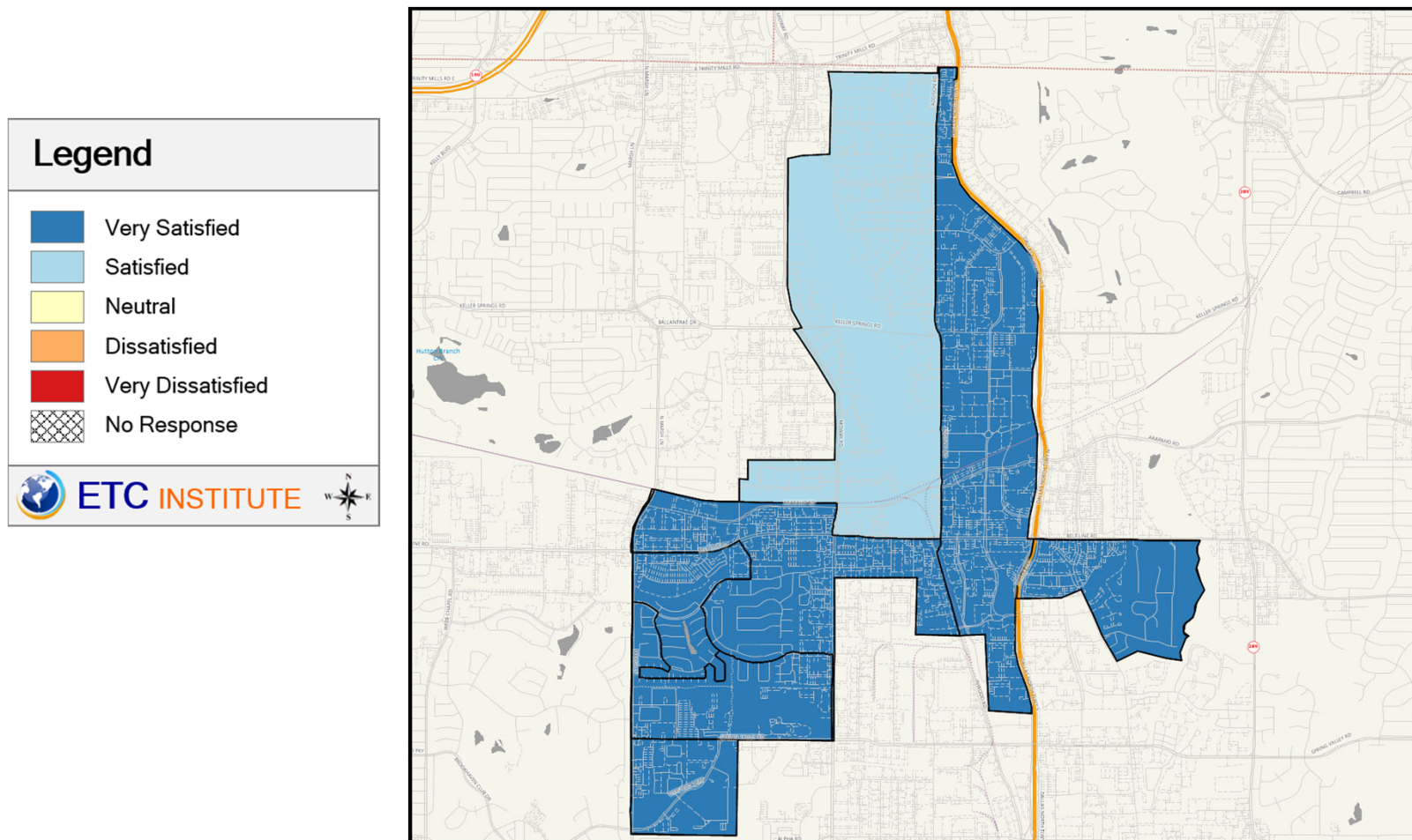
(Shading Reflects the Mean Rating by Census Block Group)



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# Q13-3. Quality of water pressure

(Shading Reflects the Mean Rating by Census Block Group)

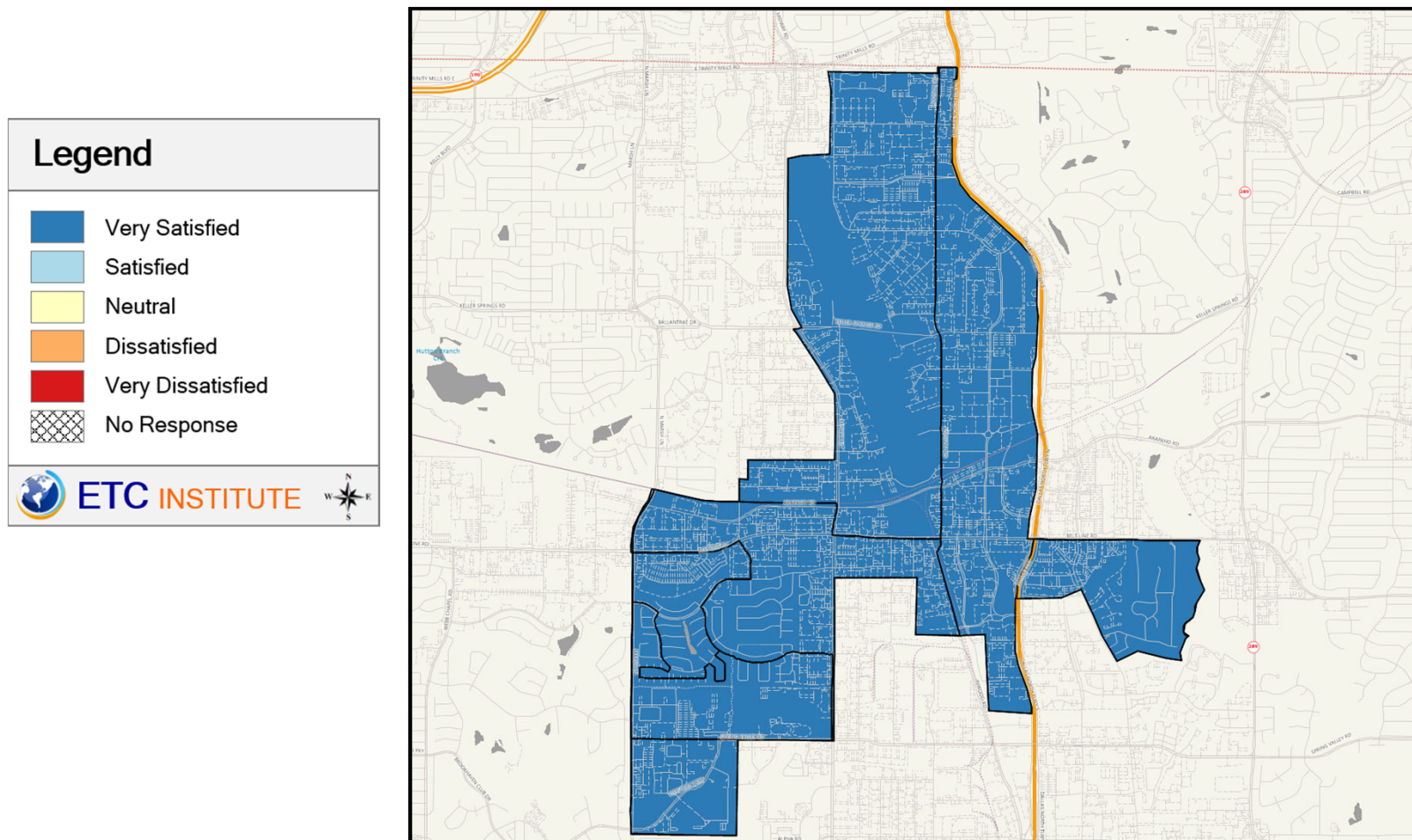


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# Q14-1. Quality of town parks

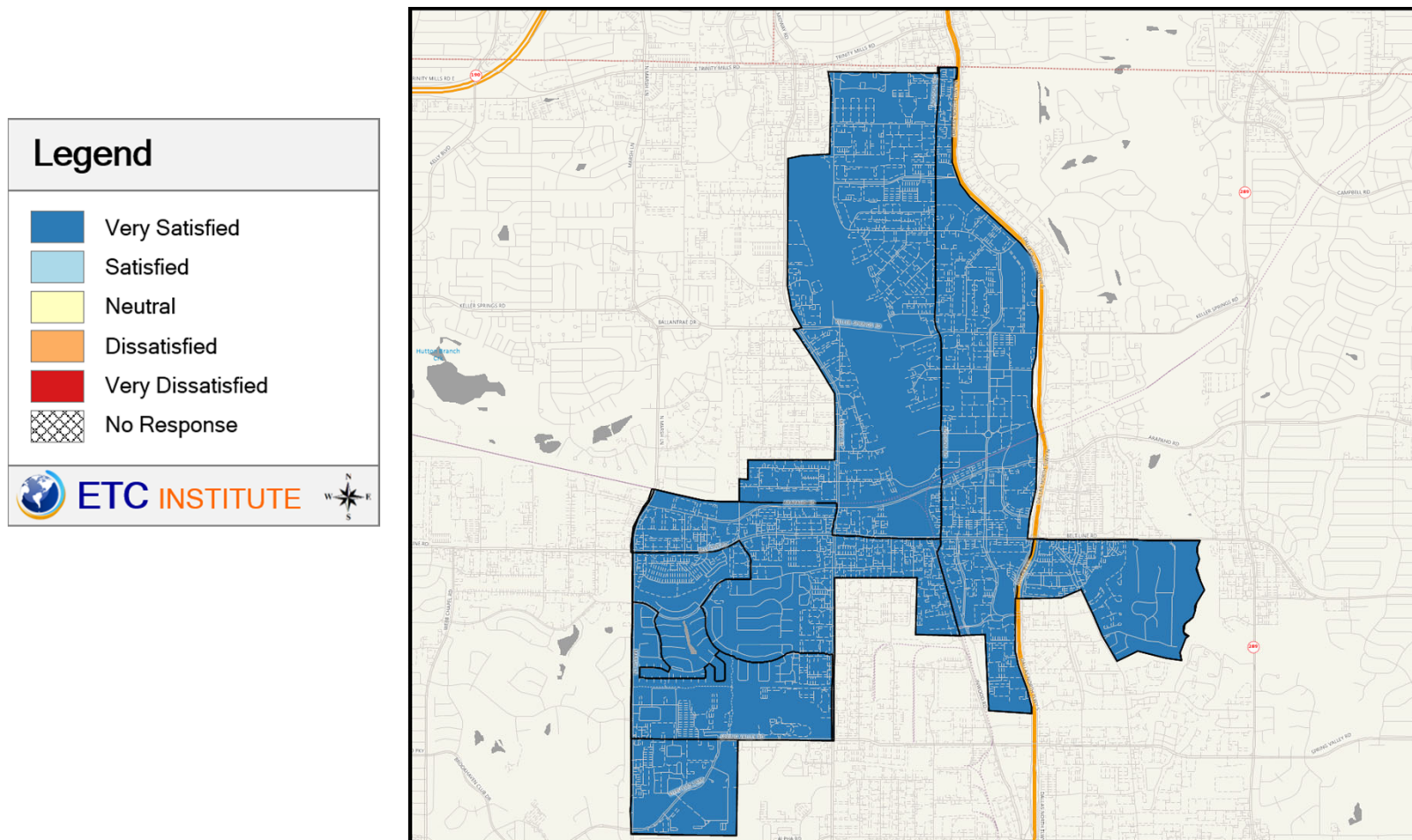
(Shading Reflects the Mean Rating by Census Block Group)



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# Q14-2. Number of town parks

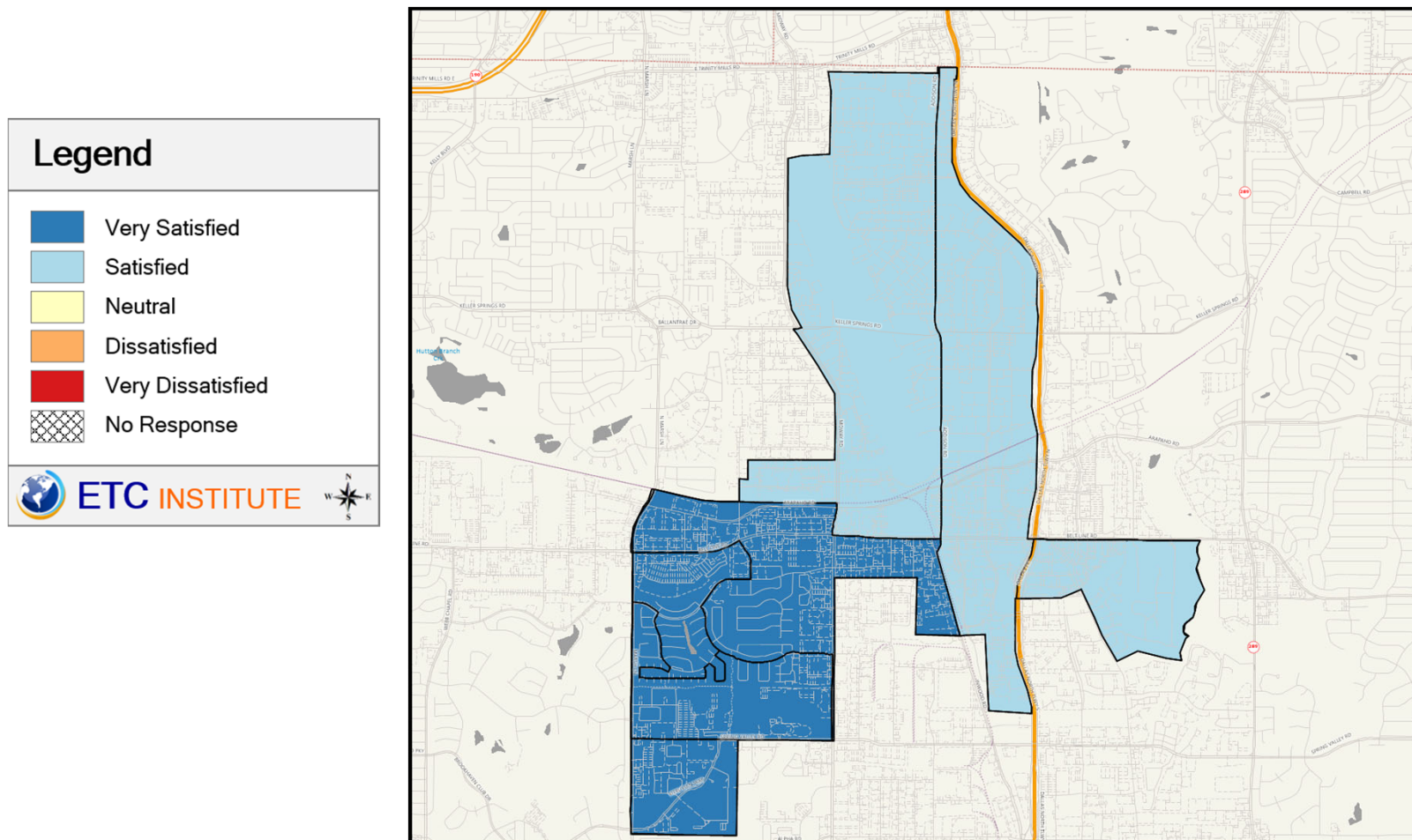
(Shading Reflects the Mean Rating by Census Block Group)



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Survey

# Q14-3. Quality of walking and biking trails

(Shading Reflects the Mean Rating by Census Block Group)

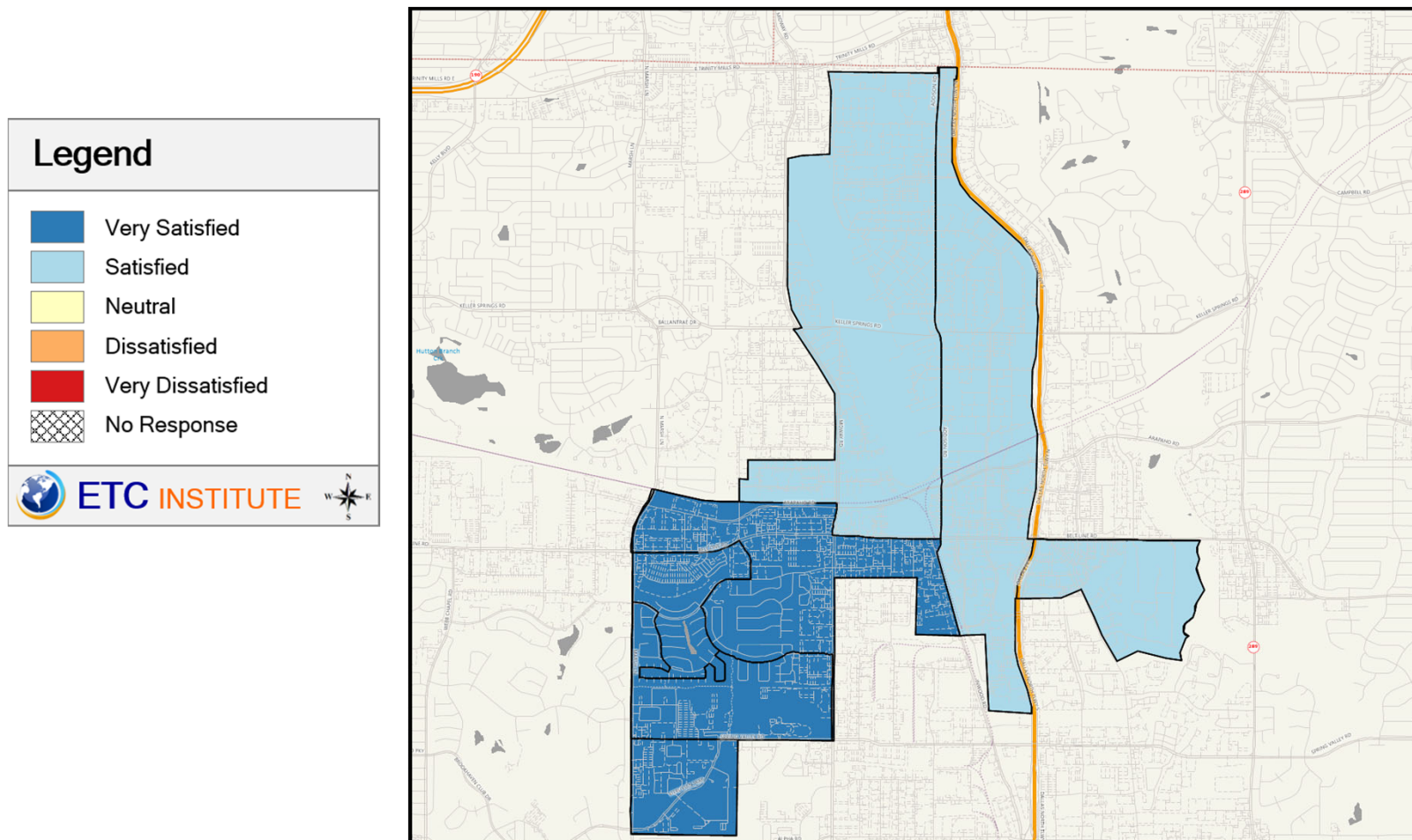


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# Q14-4. Number of walking and biking trails

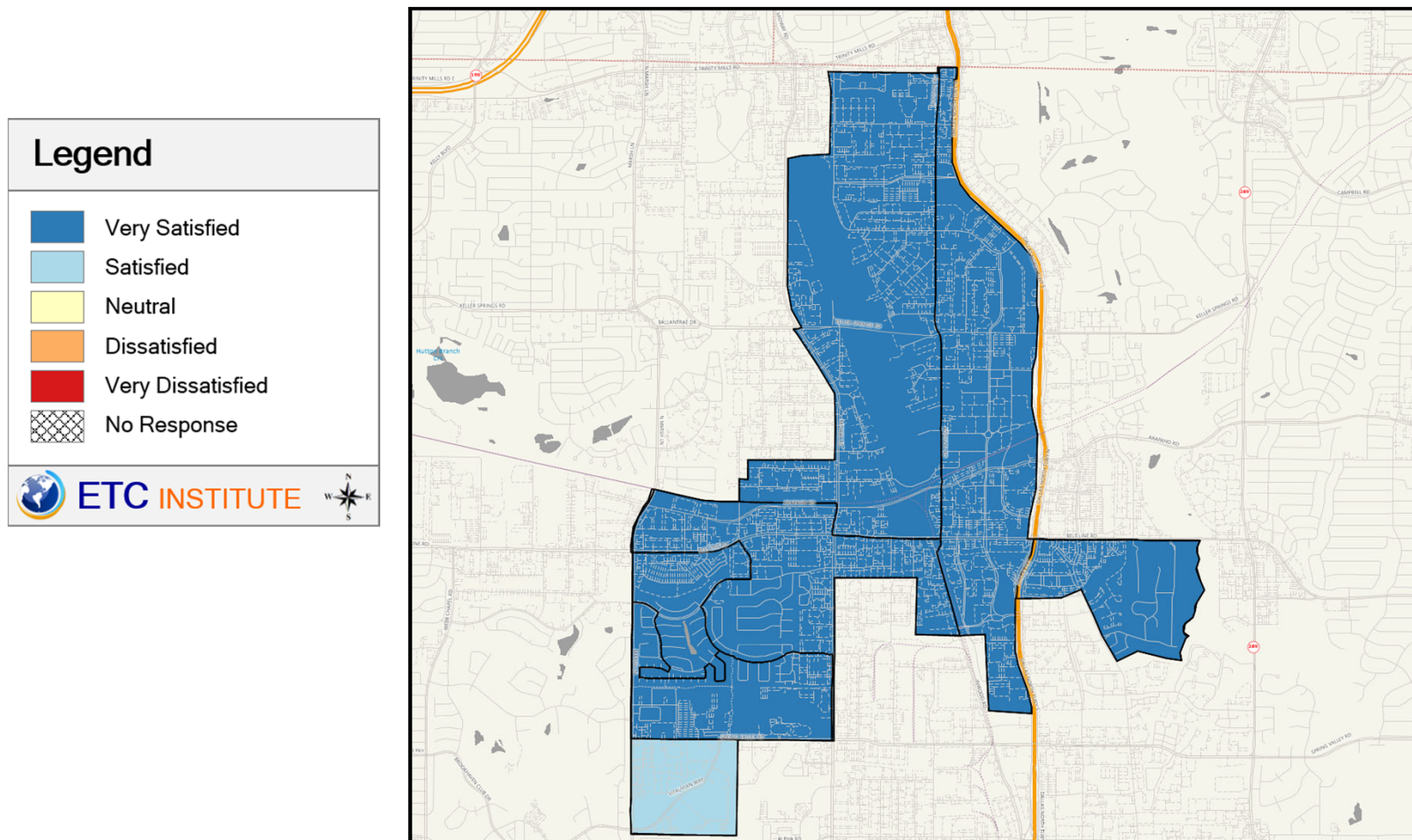
(Shading Reflects the Mean Rating by Census Block Group)



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Community  
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# Q14-5. Quality of maintenance of town parks

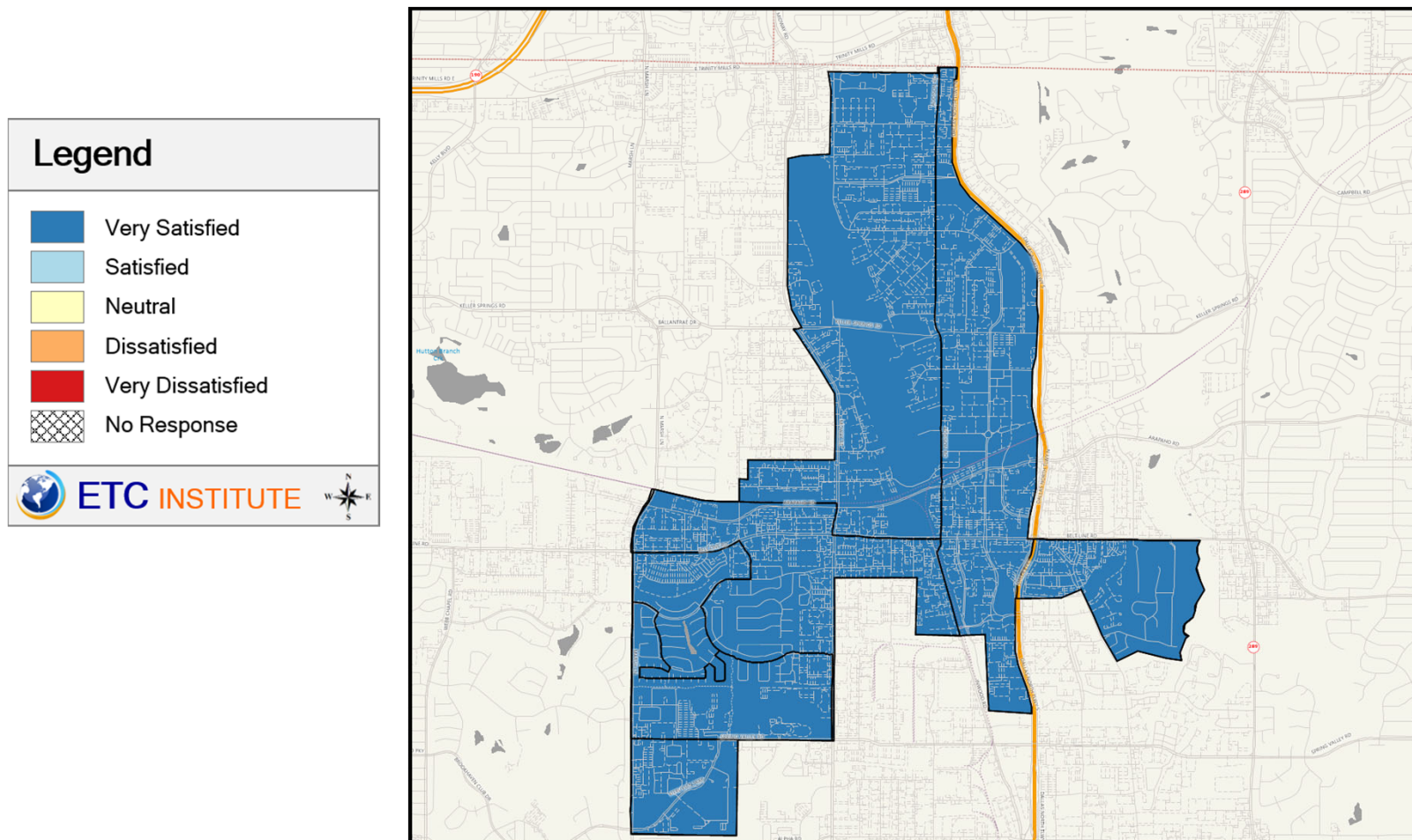
(Shading Reflects the Mean Rating by Census Block Group)



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# Q14-6. Ease of registration for programs at the athletic club

(Shading Reflects the Mean Rating by Census Block Group)

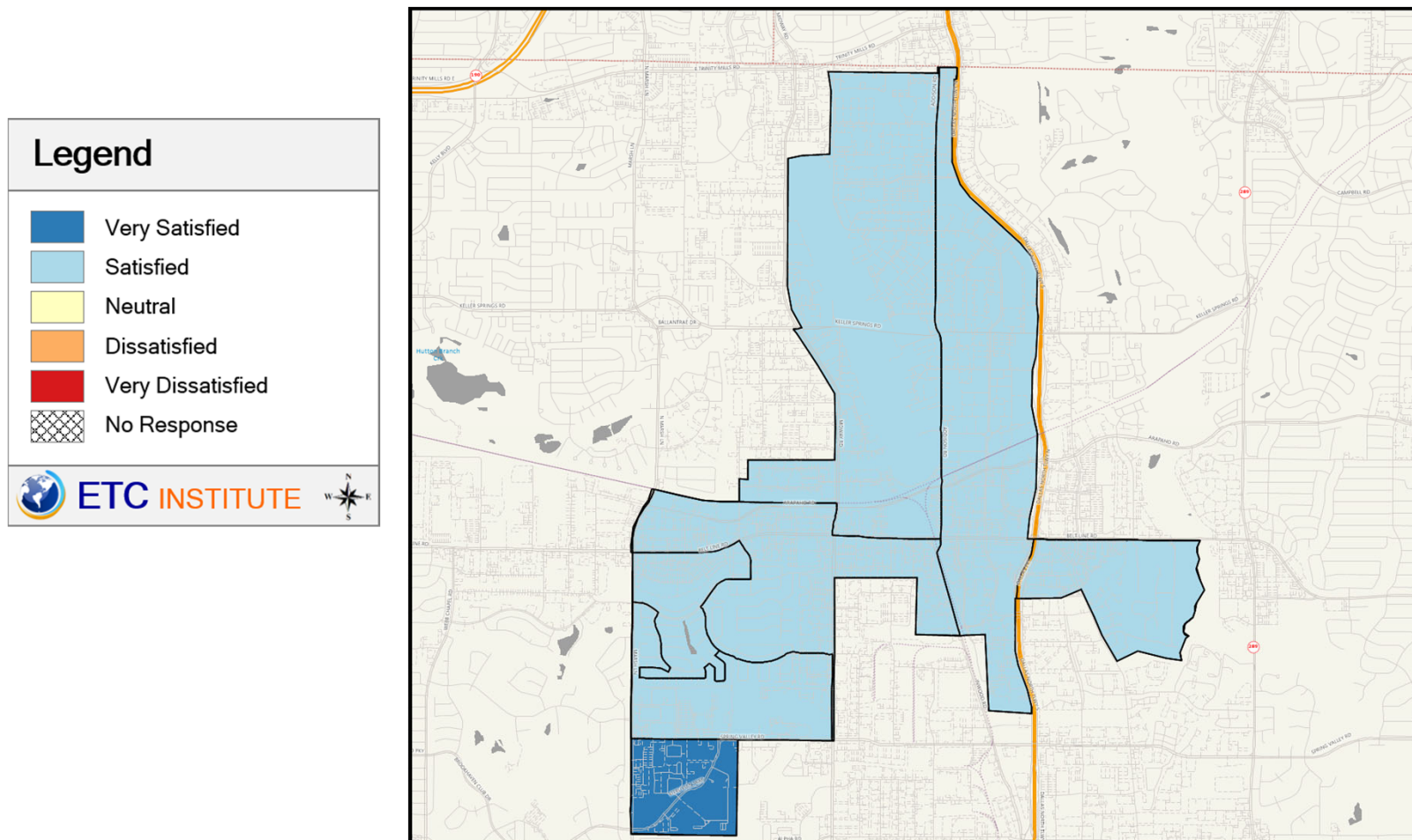


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# Q14-7. Quality of dog parks

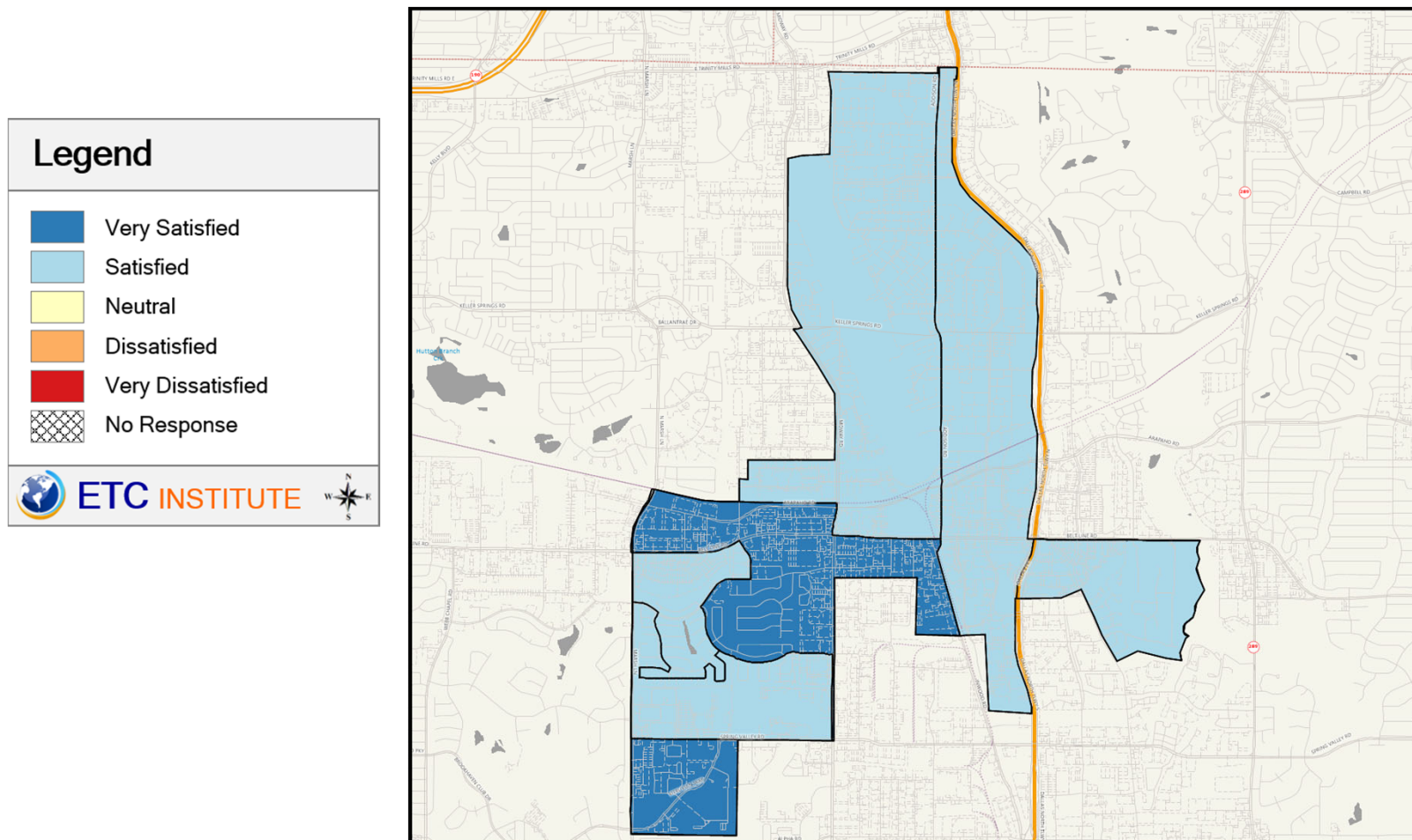
(Shading Reflects the Mean Rating by Census Block Group)



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Survey

# Q14-8. Eco-friendly initiatives in town parks (e.g., pollinator patches, water conservation, organic maintenance)

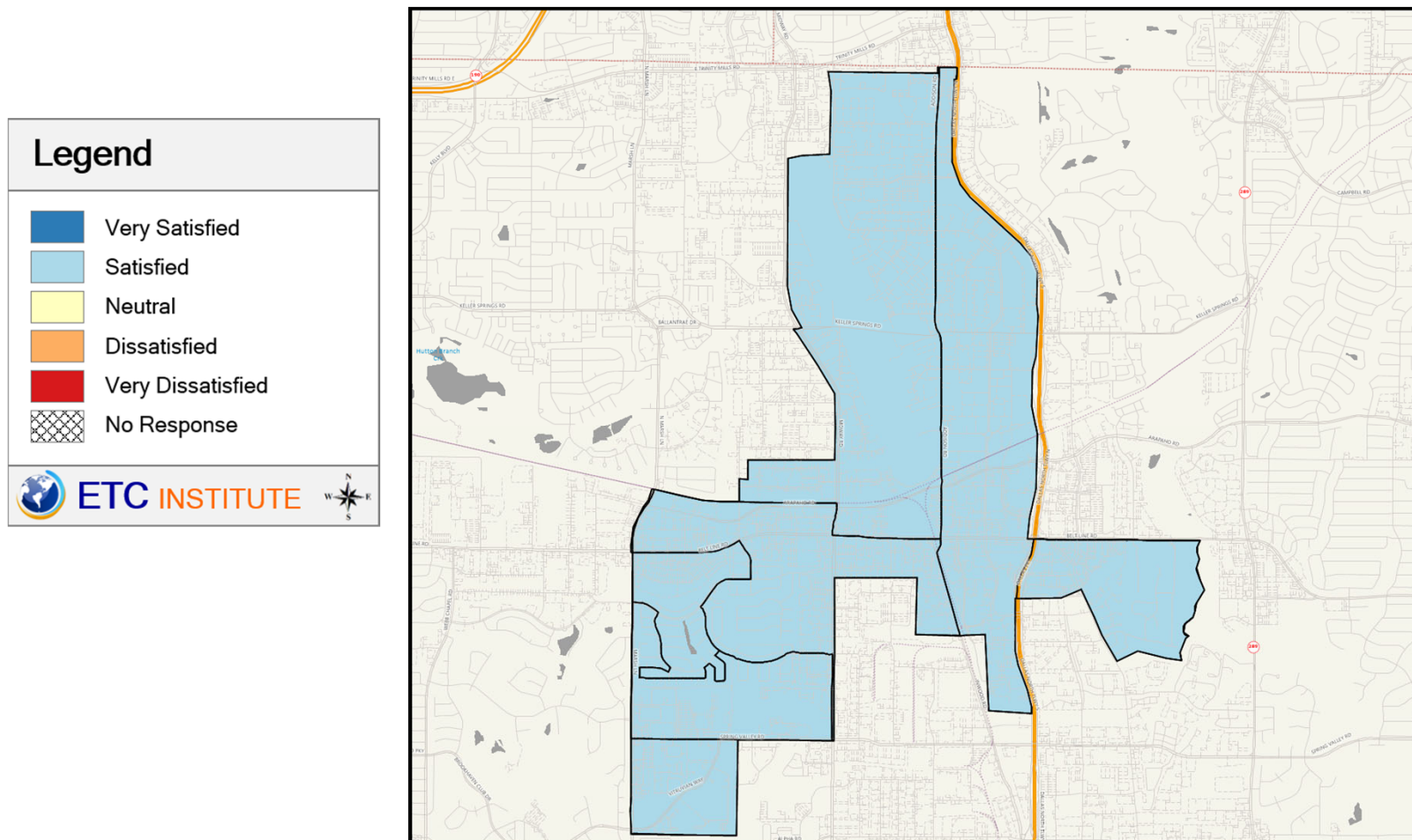
(Shading Reflects the Mean Rating by Census Block Group)



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# Q14-9. Quality of public art

(Shading Reflects the Mean Rating by Census Block Group)

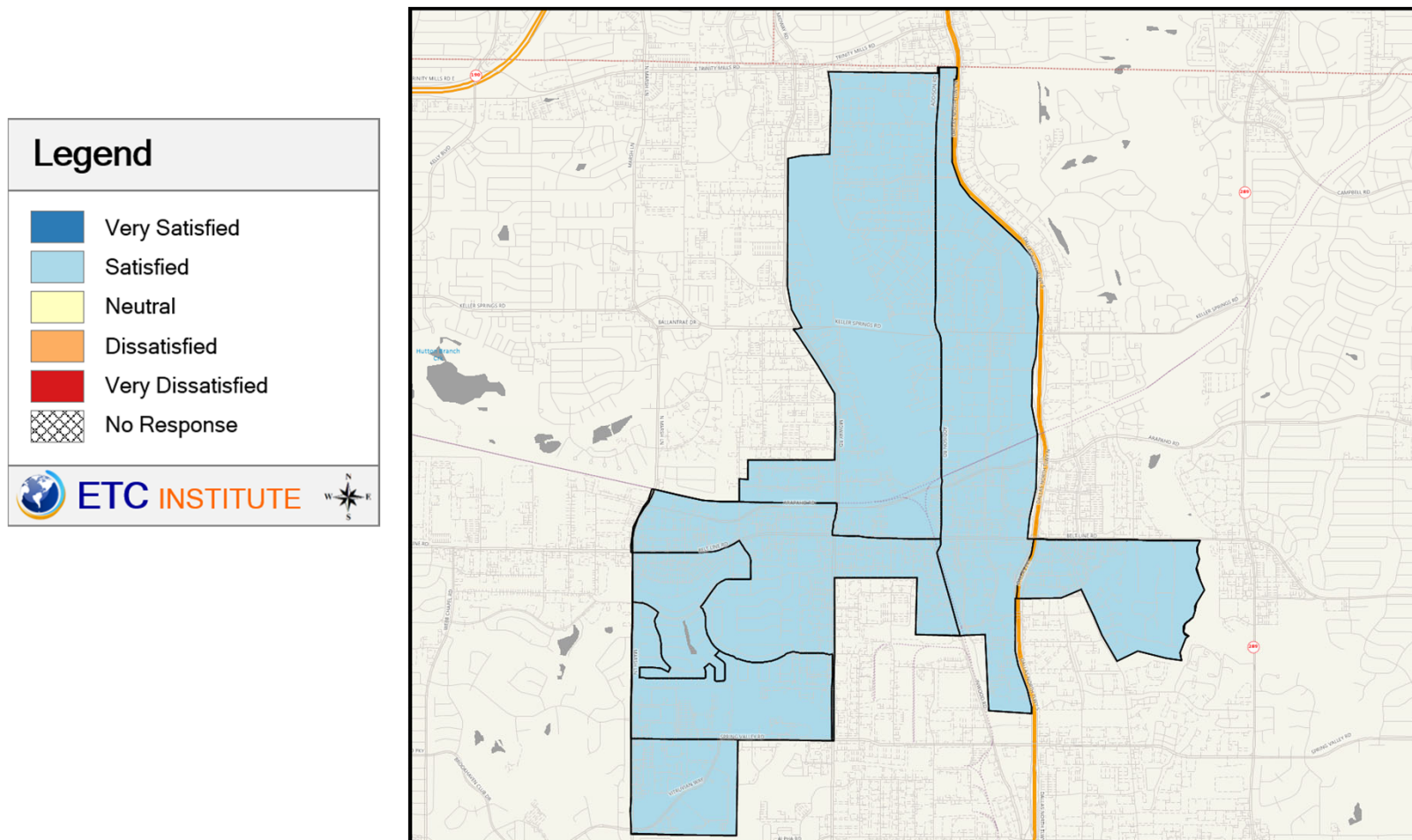


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# Q21-1. Quality of the town's website

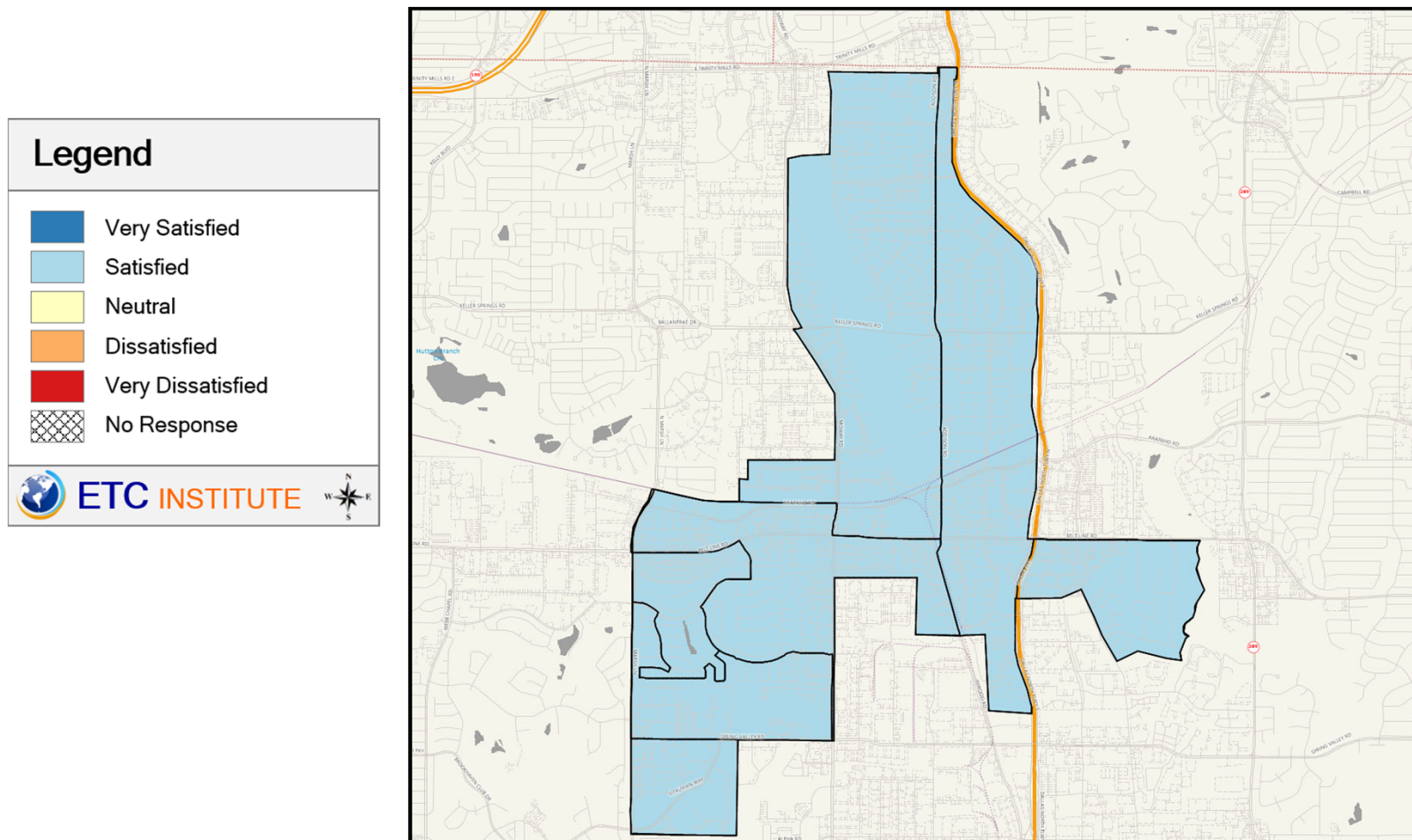
(Shading Reflects the Mean Rating by Census Block Group)



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# Q21-2. Quality of the town's social media (e.g., Facebook, Twitter)

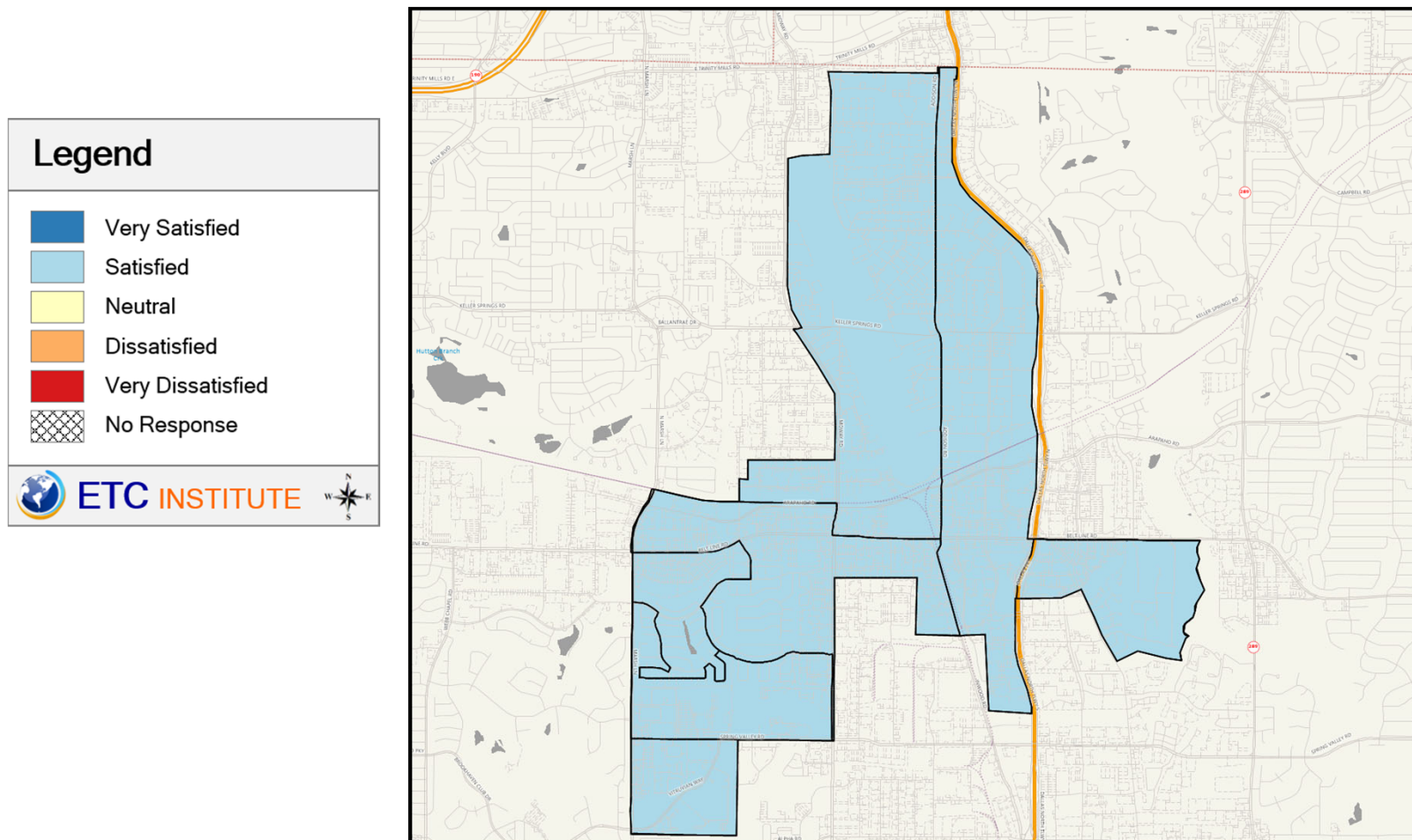
(Shading Reflects the Mean Rating by Census Block Group)



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# Q21-3. Availability of information on town services and programs

(Shading Reflects the Mean Rating by Census Block Group)

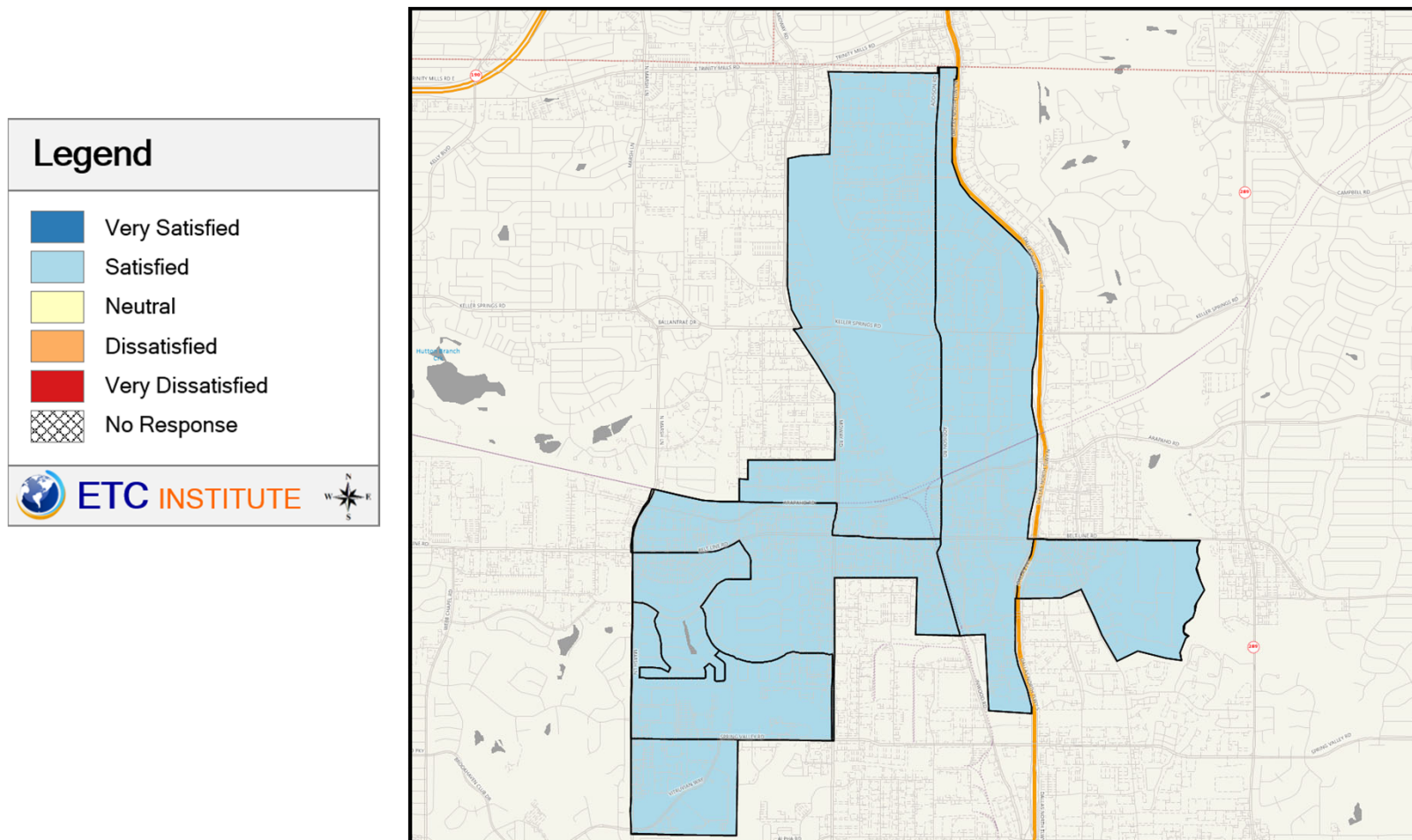


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# Q21-4. Town's efforts to keep you informed

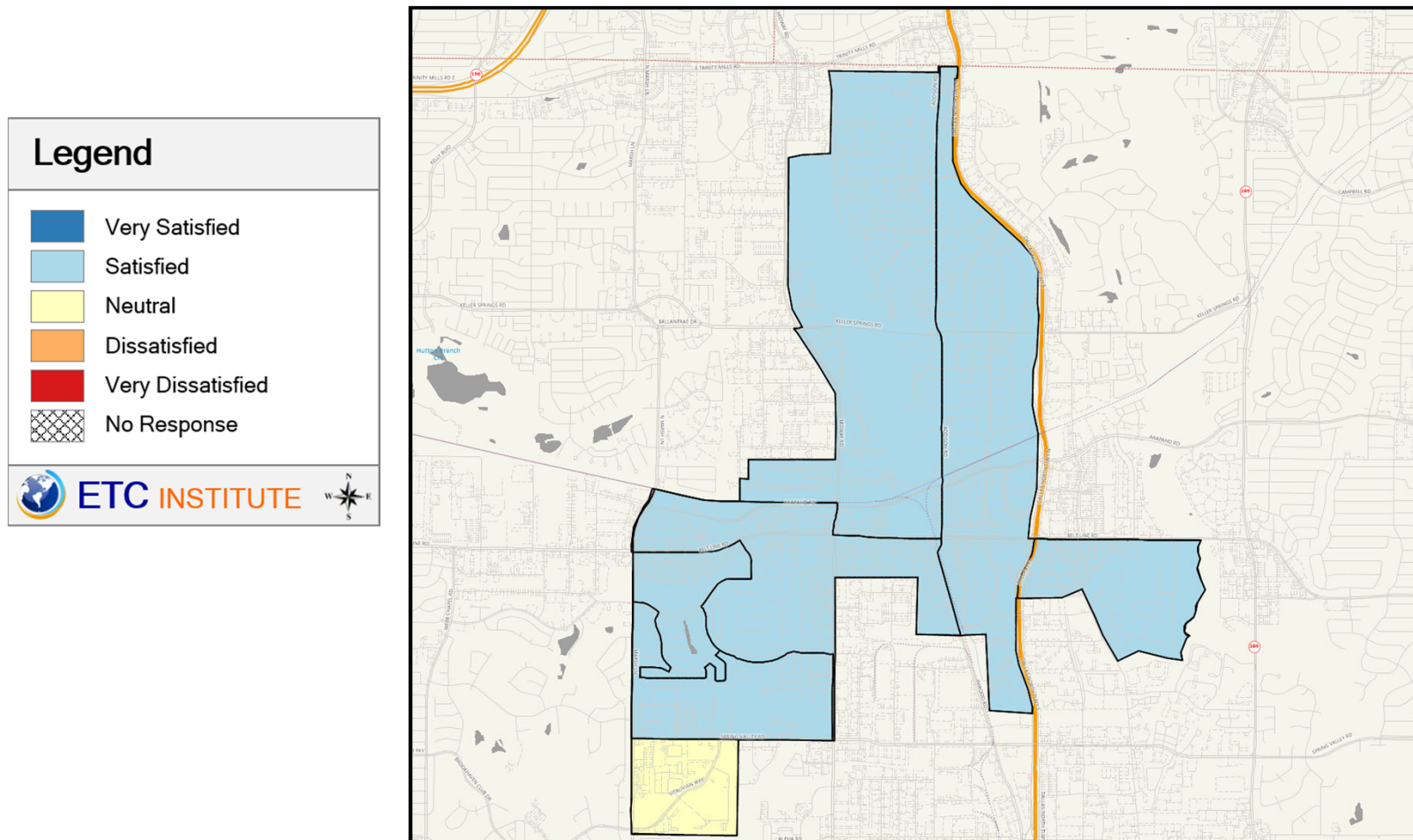
(Shading Reflects the Mean Rating by Census Block Group)



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# Q21-5. Opportunities to provide public input into decisions

(Shading Reflects the Mean Rating by Census Block Group)



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Survey

**Council Meeting**

**3.**

**Meeting Date:** 03/08/2022

**Department:** City Secretary

---

**AGENDA CAPTION:**

Consider Action on the **Minutes from the February 22, 2022 Regular City Council Meeting.**

**BACKGROUND:**

The minutes for the February 22, 2022 City Council Regular Meeting have been prepared for consideration.

**RECOMMENDATION:**

Administration recommends approval.

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**Attachments**

Minutes - February 22, 2022

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# **DRAFT**

## **OFFICIAL ACTIONS OF THE ADDISON CITY COUNCIL**

**February 22, 2022**

**6:00 p.m. Executive Session & Work Session  
7:30 p.m. Regular Meeting**

**Addison TreeHouse  
14681 Midway Rd., Addison, TX 75001**

The Addison City Council conducted its Regular Council Meeting on Tuesday, February 22, 2022 at the Addison TreeHouse with a quorum of the City Council physically present. Limited seating for members of the public was available using CDC recommended social distancing measures. The Town utilized telephone and videoconferencing to facilitate participation in the meeting. Interested parties were able to make public comments and address the Council via emailed comments submitted to the City Secretary at [iparker@addisontx.gov](mailto:iparker@addisontx.gov) by 3:00 pm on the meeting day. Members of the public were also entitled to participate remotely via Toll-Free Dial-in Number: 877.853.5247; Meeting ID: 409.327.0683 Participant ID: #. Detailed instructions on how to participate in this meeting were available on the Town's website on the Agenda Page. The meeting was live streamed on Addison's website at [www.addisontexas.net](http://www.addisontexas.net)

**Present:** Mayor Joe Chow; Mayor Pro Tempore Guillermo Quintanilla; Deputy Mayor Pro Tempore Paul Walden; Council Member Tom Braun; Council Member Lori Ward; Council Member Kathryn Wheeler; Council Member Marlin Willesen.

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**Call Meeting to Order:** Mayor Chow called the meeting to order.

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**Pledge of Allegiance:** Mayor Chow led the Pledge of Allegiance

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### **EXECUTIVE SESSION**

**Closed (Executive) Session of the Addison City Council pursuant to:**

- **Section 551.087, Texas Government Code, to discuss or deliberate regarding commercial or financial information that the City Council has received from a business prospect or business prospects that the City Council seeks to have locate, stay, or expand in or near the territory of the Town of Addison and with which the City Council is conducting economic development negotiations, and/or to deliberate**

**the offer of a financial or other incentive to such business prospect or business prospects:**

- Discuss master developer proposals for the Town's Transit Oriented Development Project

Mayor Chow closed the Open Session to convene the City Council into Closed Executive Session at 6:05 p.m.

**Reconvene into Regular Session: In accordance with Texas Government Code, Chapter 551, the City Council will reconvene into Regular Session to consider action, if any, on matters discussed in Executive Session.**

Mayor Chow reconvened the City Council into Open Session at 8:00 p.m.

**MOTION:** Deputy Mayor Pro Tempore Walden moved to direct the City Manager to move forward with the Transit Oriented Development master developer selection process as discussed in Executive Session. Councilmember Ward seconded the motion. Motion passed unanimously.

*At this time Mayor Chow moved forward in the agenda to the Life Saving Award.*

---

## **WORK SESSION**

1. **Present and Discuss an Update on the Town's Citizen Engagement Platform, the Addison FixIT App.**

Hamid Khaleghipour, Executive Director of Business Performance and Innovation, presented this item. He reviewed the purpose for the FixIT App and provided an overview of the Town's use of the program. Mr. Khaleghipour advised that in 2021 the application was integrated with other software programs used by the Town. A comparison of uses for 2020 and 2021 was provided. A list reflecting the number of requests submitted through the App was reviewed.

Mr. Khaleghipour provided a demonstration on how the FixIT App works.

Council Member Willesen expressed his appreciation to Mr. Khaleghipour and Town staff for the presentation. He offered a suggestion on how the App might respond to requests submitted for areas outside the boundaries of Addison. Mr. Khaleghipour responded that he will forward the suggestion to the App provider.

Deputy Mayor Pro Tempore Walden spoke of encouraging residents to utilize this program to help keep Town staff informed of issues that need attention. Council Member Ward noted that some people do not utilize technology as much as others and may be more comfortable with more traditional methods of reporting issues. Mayor Chow suggested that measures be taken to help residents learn the program.

*At this time Mayor Chow moved forward in the agenda to the Public Comments.*

**2. Present and Discuss the Airport Quarterly Report for the Fiscal Year 2022 First Quarter Ended December 31, 2021.**

Joel Jenkinson, Airport Director, presented this item. He advised the purpose of this item is to provide City Council with an overview of key Airport performance measures for the first quarter of Fiscal Year 2022, which ended on December 31, 2021. Mr. Jenkinson advised the report presents data on revenue, fuel flowage and aircraft operations, including international operations.

**Highlights from the first quarter include:**

- Aircraft operations continue to show a strong trend of recovery from the pandemic.
- Instrument Flight Rules (IFR) operations, which are a good marker for jet and turbo-prop operations, continued to show unusual strength.
- Fuel flowage posted the highest quarterly volume on record. Jet-A accounted for 93.6% of the total fuel volume for the quarter.
- Addison is benefiting from the closure of Runway 13R/31L at Dallas Love Field, which began April 27, 2021 and is expected to continue at least until the end of April 2022. Congestion resulting from Love Field being reduced to a single-runway operation has encouraged a significant volume of business aviation traffic to select Addison as an alternative. This development has positively impacted Addison's IFR operations, Jet-A fuel flowage volume, and international traffic.
- Real estate revenues remained relatively flat, while fuel flowage fee revenue increased in proportion to fuel flowage volume, driving up total revenues.
- With respect to the real estate portfolio, the airport remains effectively at 100% occupancy.
- The Galaxy FBO project has been beset with additional delays and is now expected to open near the end of April 2022. When Galaxy FBO opens, it will add more than 100,000 square feet of much-needed hangar capacity at Addison.
- U.S. Customs and Border Protection (CBP) occupied the first floor of the new facility the week of February 1, 2022.

Mr. Jenkinson summarized that revenue increases overall are up compared to Fiscal Year 2021. He provided a snapshot of the Airport's real estate portfolio. It was noted that Galaxy's operations are expected to begin in April. An update on the Customs & Border Protection and Airport Administration offices was provided. Atlantic Aviation plans are developing for new hangars.

Pending Projects were reviewed as follows:

- Runway and taxiway pavement preservation and runway re-design
- Design for Taxiway Bravo extension
- Construction of Taxiway Bravo extensions and west side service road (first phase)

Council Member Willeesen inquired about real estate revenues and what impacts them. Mr. Jenkinson responded that the rental space is full at the airport. Active ground leases typically have 40 year terms and CPI adjustments. It was noted that the airport's third quarter report for

2022 should include Galaxy's full rent and fuel purchases. Mr. Willesen also inquired about "unimproved land" listed in the report. Mr. Jenkinson responded that unimproved land is separated in the report because it currently has no revenue. He noted that in the future there will be four acres available for development, and there are some active negotiations underway at this time.

Council Member Ward inquired about hearing airplane engines running in the early morning hours. Mr. Jenkinson responded that some aircraft are warming engines to prepare for departure and some airplanes are undergoing maintenance procedures. He noted that winds dictate which end of the runways is used for takeoff.

General discussion of the Customs & Border Protection building location followed.

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## REGULAR MEETING

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### **Announcements and Acknowledgements regarding Town and Council Events and Activities; Discussion of Events/Meetings**

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- **Life Saving Award**

Chief of Police Paul Spencer introduced Officer Lauren Schmidt who was recognized for her actions on November 13, 2021. She administered life-saving techniques to a shooting victim until the arrival of paramedics and was instrumental in saving the victim's life. Chief Spencer advised that the Addison Fire Department is supportive of Officer Schmidt receiving this award. Officer Schmidt's family members and fellow Police officers were present in support of this officer.

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**Public Comment:** *The City Council invites citizens to address the City Council on any matter, including items on the agenda, except public hearings that are included on the agenda. Comments related to public hearings will be heard when the specific hearing starts. Citizen comments are limited to **three (3) minutes**, unless otherwise required by law. To address the Council, please fill out a **City Council Appearance Card** and submit it to a staff member prior to the Public Comment item on the agenda. The Council is not permitted to take any action or discuss any item not listed on the agenda. The Council may choose to place the item on a future agenda.*

Nikolay Vladov, a local business owner, addressed the Council regarding Addison Athletic Club membership requirements which prohibits Addison property and/or business owners from membership. City Manager Pierson advised Mr. Vladov that he will follow up with him.

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**Consent Agenda:** *All items listed under the Consent Agenda are considered routine by the City Council and will be enacted by one motion with no individual consideration. If individual consideration of an item is requested, it will be pulled from the Consent Agenda and discussed separately.*

### **3. Consider Action on the Minutes from the February 8, 2022 Regular City Council Meeting.**

4. **Consider Action on an Ordinance Repealing Ordinance No. 022-001 and Approving a Special Warranty Deed for the Dedication of Public Right-of-Way for the Extension of Bella Lane.**

Mayor Chow asked if there were any requests to remove an item from the Consent Agenda for separate discussion. There were none.

**MOTION:** Council Member Braun moved to approve Consent Agenda Items 3 and 4 as submitted. Council Member Ward seconded the motion. Motion carried unanimously.

**Ordinance No. 022-8:** Repeal Ord. No. 022-001 and Approve Special Warranty Deed for Public Right-of-Way for the Bella Lane Extension

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**Regular Items**

5. **Present and Discuss the Addison Police Department's 2021 Annual Report.**

Police Chief Paul Spencer presented this item. He reviewed that the Police Department began using National Incident Based Reporting (NIBRS) in 2020 rather than Uniform Crime Reporting (UCR) to track offenses and comprise statistics. He explained that NIBRS reporting tracks more details of offenses than the UCR.

Chief Spencer reviewed that NIBRS reporting tracks Crimes Against Persons, Crimes Against Property, and Crimes Against Society. Within those categories the number of offenses reported and cleared, as well as the Clearance Rate were provided.

Chief Spencer provided Patrol Division and Criminal Investigation Division activity for 2019, 2020, and 2021. He noted that more reported offenses and calls for service reduces the amount of time available for officer-initiated activity and suspicious activity reports.

Regarding the License Plate Recognition (LPR) program, Chief Spencer reviewed that in 2018 the Town initiated a Pilot Program to determine the effectiveness of License Plate Recognition technology and optical cameras. Eight LPR units were installed in the Les Lacs, Winnwood, and Oaks North neighborhoods. Optical cameras were installed in major parks, trails, and large public areas. So far LPR has helped solve 74 misdemeanor and felony cases. In 2021 Patrol officers recovered an average of 2.1 stolen vehicles per month. Investigators have solved several burglaries, thefts, and other major crimes using LPR software. In 2021, Council approved Phase 2 of the LPR and optical camera program to install more LPR units in 22 strategic locations along major streets and intersections.

Chief Spencer reviewed the Goals and Objectives for 2021 and 2022 as follows:

***2021***



- Projected to complete Phase 2 of the License Plate Recognition project on time and on budget
- Body-worn cameras replaced; in-car camera system selected and will be installed in 2022
- Implemented the new job positions approved by the 2021 budget:
  - Professional Standards Lieutenant
  - Special Events and Community Outreach Sergeant
- Remained flexible and agile within the current COVID-19 environment
- Continued to look for opportunities to build and maintain trust with citizens

## **2022**

- Finish replacing in-car camera systems
- Assist the dispatching center NTECC in the replacement of the CAD (Computer-Aided Dispatch) System
- Resolve Animal Control office and storage space dilemma
- Continue to work with Metrocrest Services and partner cities to address homelessness and community mental health issues
- Complete firearms range ventilation project (approved bond project)
- Complete License Plate Recognition (LPR) and Optical Camera Phase 2 project

Mayor Chow inquired what can be done in regard to the District Attorney not taking cases on certain types of crimes. Chief Spencer responded that regarding enforcement, the department makes arrests based on state law and local ordinances, however, they have to work with the DA's office on the types of cases filed even though they may not prosecute.

Mayor Pro Tempore Quintanilla inquired about a 2022 Goal to "Resolve Animal Control office and storage space dilemma." Chief Spencer responded that efforts are being made to locate/create the space needed.

City Council has been provided a full report.

### **6. Present, Discuss, and Consider Action to Accept the Addison Police Department's 2021 Racial Profiling Report and Motor Vehicle Contact Search Analysis.**

Police Chief Paul Spencer presented this item. He reviewed that the Addison Police Department must comply with the Texas Racial Profiling Law. The statute requires the collection and annual reporting / analysis of motor vehicle related contact data for the purpose of identifying and addressing areas of concern regarding racial profiling practices. He provided background on the statutes.

Chief Spencer reviewed the types of data collection that are required. He advised the officers collect the data and it is checked and analyzed for accuracy by the Records Supervisor, and racial profiling expert Dr. Alex del Carmen. Dr. del Carmen audits the data quarterly from a random sampling of citations. The data for 2021 was provided.

Chief Spencer advised that the 2021 Racial Profiling Report concludes that Addison Police Officers are finding contraband when expected based on sound law enforcement practices and not due to a focus on a person's race, ethnicity, or biased-based factors. The 2021 Racial Profiling Report verifies that the Addison Police Department is in full compliance with the state racial profiling statute regarding prevention policies, data collection, vehicle search analysis and reporting.

The Texas Commission on Law Enforcement requires all Texas law enforcement agencies to submit their Racial Profiling Report to their governing body by March 1st every year. A full report was provided to the City Council.

**MOTION:** Council Member Ward moved to accept the Addison Police Department's 2021 Racial Profiling Report and Motor Vehicle Contact Search Analysis. Council Member Willesen seconded the motion. Motion carried unanimously.

**7. Present and Discuss the Finance Department Quarterly Financial Report of the Town of Addison for the Fiscal Year 2022 First Quarter Ended December 31, 2021.**

Steven Glickman, Chief Financial Officer presented this item. He advised the report covers the financial performance for the first quarter of Fiscal Year 2022 (October 1, 2021 - December 31, 2021) The report includes information for the following funds: General, Hotel, Economic Development, Airport, Utility, and Stormwater funds.

**Key highlights for the first quarter include:**

- General Fund revenue totaled \$11.3 million which is 27.7 percent of the fiscal year budget.
- General Fund expenditures totaled \$10.2 million which is 25.0 percent of the fiscal year budget.
- Sales tax collections totaled \$4.1 million which is 29.7 percent of the fiscal year budget.
- The Hotel Fund had revenues of \$921 thousand and expenditures of \$835 thousand which are in line with historical averages.
- Performing Arts expenditures are at 69.2 percent due to the full payment of the WaterTower Theatre grant.
- Special Events revenues totaled 8.9 percent and expenses totaled 1.5 percent of the fiscal year budget because of the timing of events.
- Airport Fund operating revenue totaled \$1.6 million or 22.0 percent and operating expenditures totaled \$839 thousand or 15.7 percent of the fiscal year budget.
- Utility Fund operating revenue totaled \$2.8 million, or 19.4 percent and expenditures totaled \$3.1 million or 21.0 percent of the fiscal year budget.
- Stormwater Fund revenues and expenditures are in line with historical averages.

Mr. Glickman provided a detailed overview of key revenue sources and expenditures, personnel information, and economic indicators including sales tax revenues.

Mr. Glickman advised that the Quarterly Investment Report for the first Quarter of Fiscal Year 2022 is also being provided for informational purposes.

Mr. Glickman noted that the Town of Addison has received awards in 2021 and 2022 from the Government Finance Officers Association. Those include the Certificate of Achievement for Excellence in Financial Reporting (45th Consecutive Award) and the Distinguished Budget Presentation Award (34th Consecutive Award). The Town received an award for the first time for Outstanding Achievement in Popular annual Financial Reporting.

Mr. Glickman and City Manager Pierson recognized the Finance Department staff for their excellent work.

Council Member Willesen clarified with Mr. Glickman that all the Town's investments are included in the Quarterly Investment Report. Mayor Chow offered positive comments regarding the hotel tax collections.

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### **Adjourn Meeting**

There being no further business to come before the Council, Mayor Chow adjourned the meeting.

**TOWN OF ADDISON, TEXAS**

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Joe Chow, Mayor

**ATTEST:**

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Irma G. Parker, City Secretary

## Council Meeting

4.

**Meeting Date:** 03/08/2022

**Department:** City Manager

**Pillars:** Gold Standard in Financial Health

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### **AGENDA CAPTION:**

Consider Action on a **Resolution Authorizing the City Manager to Execute such Subdivision Election and Release Forms as may be Required by the Texas Attorney General In Connection with the Town's Participation in the Opioid Litigation Settlement Previously Authorized by the City Council with the Passage of Resolution R21-093.**

### **BACKGROUND:**

On December 14, 2021, the Addison City Council passed Resolution R21-093 authorizing the City Manager to participate in the Texas Opioid Settlement with certain pharmaceutical distributors and one manufacturer. The Town's settlement amount was estimated to be approximately \$58,094 which can be used for specified purposes such as expanded training and supplies for first responders, opioid related treatment programs, and opioid abuse prevention programs.

This proposed Resolution will authorize settlement with additional defendants, including pharmaceutical manufacturers Endo Health Solutions Inc. ("Endo") and Teva Pharmaceutical Industries Ltd. ("Teva"). If the City Council approves this Resolution the Town may be eligible to receive settlement proceeds.

The Town is required to take affirmative steps to 'opt in' to these related settlement agreements to receive the settlement funds. Staff is therefore requesting authorization to execute all subdivision election and release forms and other necessary settlement document for submission to the Attorney General's office to continue the Town's participation in the opioid litigation settlement.

### **RECOMMENDATION:**

Administration recommends approval.

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### **Attachments**

Resolution - Texas Opioid Settlement 2022

Subdivision Release Form - Endo

## Subdivision Release Form - Teva

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**RESOLUTION NO. \_\_\_\_\_**

**A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE SUCH SUBDIVISION ELECTION AND RELEASE FORMS AS MAY BE REQUIRED BY THE TEXAS ATTORNEY GENERAL IN CONNECTION WITH THE CITY'S PARTICIPATION IN THE OPIOID LITIGATION SETTLEMENT PREVIOUSLY AUTHORIZED BY THE CITY COUNCIL WITH THE PASSAGE OF RESOLUTION R21-093.**

**WHEREAS**, on May 13, 2020, the State of Texas entered into an agreement entitled Texas Opioid Abatement Fund Council and Settlement Allocation Term Sheet ("Texas Term Sheet") approving the allocation of opioid litigation settlement funds throughout the subdivisions of the State of Texas; and

**WHEREAS**, the City Council previously authorized the City's participation in the opioid litigation settlement and approved the Texas Term Sheet with the passage of Resolution R21-093; and

**WHEREAS**, the Texas Attorney General's Office has requested that participating Texas subdivisions execute various additional subdivision election and release forms authorizing the City's participation in the related settlement agreements reached between the State of Texas and various opioid manufacturers and other parties involved in the settlement.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE TOWN OF ADDISON, TEXAS:**

**SECTION 1.** That the City Council hereby authorizes the City Manager, or his designee, to execute all subdivision election and release forms and such other settlement documents as may be requested by the Texas Attorney General's Office in connection with the City's participation in the opioid litigation settlement previously authorized by the City Council.

**SECTION 2.** That this Resolution shall be effective immediately upon passage.

**DULY RESOLVED AND ADOPTED** by the City Council of the Town of Addison, Texas, on this the 8<sup>th</sup> day of **MARCH** 2022.

**TOWN OF ADDISON, TEXAS**

\_\_\_\_\_  
Joe Chow, Mayor

**ATTEST:**

\_\_\_\_\_  
Irma Parker, City Secretary

**Exhibit A**

**TEXAS SUBDIVISION AND SPECIAL DISTRICT  
ELECTION AND RELEASE FORM**

This Election and Release Form for Texas Participating Subdivisions<sup>1</sup> resolves opioid-related Claims against Endo/Par under the terms and conditions set forth in the Endo/Par Texas State-Wide Opioid Settlement Agreement between Endo/Par, the State of Texas, and the Counties of Dallas, Bexar, Harris and Tarrant (the “Agreement”), the provisions of which are here incorporated by reference in their entirety. Upon executing this Election and Release Form, a Participating Subdivision agrees that, in exchange for the consideration described in the Agreement, the Participating Subdivision is bound by all the terms and conditions of the Agreement, including but not limited to the Release found in Section VII of the Agreement and the provisions concerning participation by Subdivisions or Special Districts in Section VIII, and the Participating Subdivision and its signatories expressly represent and warrant on behalf of themselves that they have, or will have obtained on or before the Effective Date or on or before the execution of this Election and Release Form if executed after the Effective Date, the authority to settle and release, to the maximum extent of the Subdivision’s and Special District’s power, all Released Claims related to Covered Conduct. If this Election and Release Form is executed on or before the Initial Participation Date, the Participating Subdivision shall dismiss Endo/Par and all other Released Entities with prejudice from all pending cases in which the Participating Subdivision has asserted Covered Claims against Endo/Par or a Released Entity no later than the Initial Participation Date. If this Election and Release Form is executed after the Initial Participation Date, the Participating Subdivision shall dismiss Endo/Par and all other Released

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<sup>1</sup> The Agreement defines a “Participating Subdivision” as a Subdivision or Special District that signs this Election and Release Form and meets the requirements for becoming a Participating Subdivision under subsection VIII.A. of the Agreement.

Entities with prejudice from all pending cases in which the Participating Subdivision has asserted Covered Claims against Endo/Par or a Released Entity concurrently with the execution of this form. By executing this Election and Release Form, the Participating Subdivision submits to the jurisdiction of the Honorable Robert Schaffer, *In Re: Texas Opioid Litigation*, MDL No. 18-0358, Master File No. 2018-63587, in the 152nd Judicial District Court, Harris County, Texas.

Dated: \_\_\_\_\_

Texas Subdivision Name: \_\_\_\_\_

By: \_\_\_\_\_

[NAME]

[TITLE]

[ADDRESS]

[TELEPHONE]

[EMAIL ADDRESS]

## **Exhibit B**

### **TEXAS SUBDIVISION AND SPECIAL DISTRICT ELECTION AND RELEASE FORM**

This Election and Release Form for Texas Participating Subdivisions<sup>1</sup> resolves opioid-related Claims against Teva under the terms and conditions set forth in the Teva Texas State-Wide Opioid Settlement Agreement between Teva, the State of Texas, and the Counties of Dallas, Bexar, Harris and Tarrant (the “Agreement”), the provisions of which are here incorporated by reference in their entirety. Upon executing this Election and Release Form, a Participating Subdivision agrees that, in exchange for the consideration described in the Agreement, the Participating Subdivision is bound by all the terms and conditions of the Agreement, including but not limited to the Release found in Section VII of the Agreement and the provisions concerning participation by Subdivisions or Special Districts in Section VIII, and the Participating Subdivision and its signatories expressly represent and warrant on behalf of themselves that they have, or will have obtained on or before the Effective Date or on or before the execution of this Election and Release Form if executed after the Effective Date, the authority to settle and release, to the maximum extent of the Subdivision’s and Special District’s power, all Released Claims related to Covered Conduct. If this Election and Release Form is executed on or before the Initial Participation Date, the Participating Subdivision shall dismiss the Released Claims with prejudice and sever Teva and all other Released Entities from all pending cases in which the Participating Subdivision has asserted Covered Claims against Teva or a Released Entity no later than the Initial Participation Date. If this Election and Release Form is executed after the Initial Participation Date, the Participating Subdivision shall dismiss the

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<sup>1</sup> The Agreement defines a “Participating Subdivision” as a Subdivision or Special District that signs this Election and Release Form and meets the requirements for becoming a Participating Subdivision under subsection VIII.A. of the Agreement.

Released Claims with prejudice and sever Teva and all other Released Entities from all pending cases in which the Participating Subdivision has asserted Covered Claims against Teva or a Released Entity concurrently with the execution of this form. By executing this Election and Release Form, the Participating Subdivision submits to the jurisdiction of the Honorable Robert Schaffer, *In Re: Texas Opioid Litigation*, MDL No. 18-0358, Master File No. 2018-63587, in the 152nd Judicial District Court, Harris County, Texas.

Dated: \_\_\_\_\_

Texas Subdivision Name: \_\_\_\_\_

By: \_\_\_\_\_

[NAME]

[TITLE]

[ADDRESS]

[TELEPHONE]

[EMAIL ADDRESS]

## **Council Meeting**

5.

**Meeting Date:** 03/08/2022

**Department:** Police

**Pillars:** Excellence in Transportation Systems

**Milestones:** Promote and protect the Addison Way

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### **AGENDA CAPTION:**

Present, Discuss, and Consider Action on the **Recently Updated Residential Commercial Vehicle Parking Ordinance.**

### **BACKGROUND:**

The Town received an increasing number of resident concerns about the parking of commercial vehicles in residential areas in late 2021. On December 14, 2021, a Council Work Session was held to discuss this matter. Council provided Staff with direction to make amendments to the applicable parking Ordinance. Council passed the Ordinance amendments on January 11, 2022.

Since enforcement efforts began, residents, property owners, and Staff have encountered questions and concerns about the revised Ordinance. In a presentation to Council, Staff will:

- Review the recently revised residential commercial vehicle parking ordinance.
- Discuss various definitions for a commercial vehicle as it pertains to parking in residential areas of Addison.
- Discuss difficulties encountered during enforcement (i.e., use of weight capacities, identifying private passenger vehicles, complex zoning maps, etc.).

### **RECOMMENDATION:**

Staff seeks Council direction.

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### **Attachments**

Presentation - Parking Ordinance Discussion

Ordinance - Sec 78-175, 286

Ordinance - Sec 78-175, 286 Redline

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# Commercial Vehicle Parking Ordinance Discussion

**March 8, 2022**

**Presented by Paul Spencer, Chief of Police**

The logo for the City of Addison, featuring the word "ADDISON" in blue capital letters inside a white circle, which is set against a blue background with a white diagonal line.

# Background

ADDISON

Commercial vehicle parking complaints, especially within our multi-family residential areas, had become a frequent FIX IT APP request to the Town.

Work Session discussion on December 14, 2021.

City Council approved revisions to Sec 78-175 on January 11, 2022.

Enforcement began immediately following the signing and publishing of the revisions.

Council and Staff have received numerous complaints/concerns from residents and businesses regarding the revised ordinance and subsequent enforcement efforts.



In this presentation, staff will:

- Review the recently revised residential commercial vehicle parking ordinance.
- Discuss various definitions for a commercial vehicle as it pertains to parking in residential areas of Addison.
- Discuss difficulties encountered during enforcement (i.e., use of weight capacities, identifying private passenger vehicles, complex zoning maps, etc.).

Staff seeks Council direction and feedback on the issues to be discussed.

## **Sec. 78-175. - Overnight parking of certain vehicles within residential areas prohibited.**

The city council hereby declares its purpose in enacting this section is to reduce hazardous traffic conditions and protect the health, safety, and welfare of the residents by prohibiting the overnight parking of commercial vehicles in and adjacent to residential areas within the city.

(a) The following definitions shall apply to this section:

*Commercial vehicle* means any vehicle with a manufacturer's rating in excess of one (1) ton that is designed, intended, or used to transport passengers or property, other than a private passenger vehicle. The term shall include, but is not limited to, a truck-tractor, road-tractor, semitrailer, bus, motor home, camper trailer, special mobile equipment, truck, or trailer.

*Private passenger vehicle* means a motor vehicle which is used solely for private transportation and not used for the transportation of persons or property directly or indirectly in connection with a business or for compensation.

(b) It shall be an offense for any person to park or stand a commercial vehicle upon any public or private street, highway, alley, parking lot, driveway, or other property located within, or immediately adjacent to, an area of the city classified by the comprehensive zoning ordinance for residential use, including any residential area located within a planned development, mixed-use, or other special zoning district, at any time from 12:00 a.m. (midnight) until 6:00 a.m.

(c) It shall be a defense to prosecution under subsection (b) of this section if:

- (i) the commercial vehicle is parked for the purpose of expeditiously loading or unloading passengers, freight, or merchandise; or
- (ii) the commercial vehicle is lawfully parked on private property and enclosed in a building or fully concealed from view by a fence or other lawful erected structure.

1. The types of vehicles identified as violations (i.e., privately owned work vehicles and take-home work vehicles) used and owned by residents, especially within the multi-family areas, are highly differentiated and it has been difficult to simply use the 1-ton (2,000 pound) capacity metric to guide enforcement decisions.
2. Adjacency language added during the ordinance revision is capturing commercial properties that border residential areas, placing those businesses vehicles in violation of the ordinance.
3. The Town's zoning maps are difficult for patrol personnel to clearly identify which areas are covered by the ordinance.
4. Over 60 residents and property owners have expressed frustration that the Town is prohibiting most work vehicles used and /or owned by residents.



# Key Policy Questions

Staff seeks direction regarding:

1. Whether Council is comfortable with the current definition of a commercial vehicle given the impacts to residents that own or use a work vehicle as their primary source of transportation?
2. Whether Council is comfortable with the adjacency language as written?

# Questions and Next Steps

**AN ORDINANCE OF THE TOWN OF ADDISON, TEXAS, AMENDING CHAPTER 78, ARTICLES IV AND VI, BY AMENDING AND RESTATING SECTION 78-175 (OVERNIGHT PARKING OF CERTAIN VEHICLES WITHIN RESIDENTIAL AREAS PROHIBITED) AND SECTION 78-286 (STORAGE); PROVIDING FOR UPDATED REGULATIONS GOVERNING THE OVERNIGHT PARKING AND STORAGE OF CERTAIN VEHICLES WITHIN RESIDENTIAL AREAS; PROVIDING FOR A PENALTY; A SEVERABILITY CLAUSE; A SAVINGS CLAUSE, AND AN EFFECTIVE DATE.**

**WHEREAS**, the City Council has determined it necessary to adopt local regulations governing the parking and storage of vehicles in residential areas to protect the health, safety, and welfare of the City's citizens; and

**WHEREAS**, the City Council finds it necessary to prohibit the overnight parking and storage of certain vehicles in and adjacent to residential areas within the City to safeguard and protect the City's residents and residential communities.

**NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE TOWN OF ADDISON, TEXAS:**

**SECTION 1.** That the recitals and findings set forth above are hereby found to be true and correct and incorporated as if fully set forth herein.

**SECTION 2.** That Chapter 78, Article IV, Section 78-175 is hereby amended and restated to read as follows:

“...

**Sec. 78-175. - Overnight parking of certain vehicles within residential areas prohibited.**

The city council hereby declares its purpose in enacting this section is to reduce hazardous traffic conditions and protect the health, safety, and welfare of the residents by prohibiting the overnight parking of commercial vehicles in and adjacent to residential areas within the city.

(a) The following definitions shall apply to this section:

*Commercial vehicle* means any vehicle with a manufacturer's rating in excess of one (1) ton that is designed, intended, or used to transport passengers or property, other than a private passenger vehicle. The term shall include, but is not limited to, a truck-tractor, road-tractor, semitrailer, bus, motor home, camper trailer, special mobile equipment, truck, or trailer.

*Private passenger vehicle* means a motor vehicle which is used solely for private transportation and not used for the transportation of persons or property directly or indirectly in connection with a business or for compensation.

(b) It shall be an offense for any person to park or stand a commercial vehicle upon any public or private street, highway, alley, parking lot, driveway, or other property located within, or immediately adjacent to, an area of the city classified by the comprehensive zoning ordinance for residential use, including any residential area located within a planned development, mixed-use, or other special zoning district, at any time from 12:00 a.m. (midnight) until 6:00 a.m.

(c) It shall be a defense to prosecution under subsection (b) of this section if:

(i) the commercial vehicle is parked for the purpose of expeditiously loading or unloading passengers, freight, or merchandise; or

(ii) the commercial vehicle is lawfully parked on private property and enclosed in a building or fully concealed from view by a fence or other lawful erected structure.

...”

**SECTION 3.** That Chapter 78, Article VI, Division 3, Section 78-175 is hereby amended and restated to read as follows:

“...

**Sec. 78-286. – Storage.**

(a) The following definitions shall apply to this section:

*Prohibited vehicle* means a mobile home, recreational vehicle, boat, trailer, camper, or a dismantled or inoperative truck or motor vehicle.

*Front yard* means the portion of a lot or tract which abuts a street and extends across the width of the lot or tract between the street and the main building.

*Side yard* means an open, unoccupied space on the same lot with a building, situated between the building and sideline of the lot and extending through from the front yard to the rear yard.

(b) It shall be an offense for any person to place, store or maintain a prohibited vehicle upon a driveway, side yard, or front yard located within, or immediately adjacent to, an area of the city classified by the comprehensive zoning ordinance for residential use, including any residential area located within a planned development, mixed-use, or other special zoning district, for a continuous period in excess of 24 hours.

(c) It shall be a defense to prosecution under subsection (b) of this section if the prohibited vehicle is enclosed in a building or fully concealed from view by a fence or other lawfully erected structure.

...”

**SECTION 4.** Any person, firm, or corporation violating any of the provisions or terms of this ordinance shall be subject to penalty as provided for in the Code of Ordinances, as heretofore

amended, and upon conviction shall be punished by a fine set in accordance with Chapter 1, Section 1-7 of the Code of Ordinances for the Town of Addison.

**SECTION 5.** The provisions of this Ordinance are severable, and should any section, subsection, paragraph, sentence, phrase or word of this Ordinance, or application thereof to any person, firm, corporation or other business entity or any circumstance, be adjudged or held to be unconstitutional, illegal or invalid, the same shall not affect the validity of the remaining or other parts or portions of this Ordinance, and the City Council hereby declares that it would have passed such remaining parts or portions of this Ordinance despite such unconstitutionality, illegality, or invalidity, which remaining portions shall remain in full force and effect.

**SECTION 6.** All ordinances of the City in conflict with the provisions of this ordinance be, and the same are hereby repealed and all other ordinances of the City not in conflict with the provisions of this ordinance shall remain in full force and effect.

**SECTION 7.** This Ordinance shall become effective from and after its passage and approval and after publication as may be required by law or by the City Charter or ordinance.

**PASSED AND APPROVED** by the City Council of the Town of Addison, Texas, on this the 11<sup>TH</sup> day of JANUARY 2022.

**TOWN OF ADDISON, TEXAS**

\_\_\_\_\_  
Joe Chow, Mayor

**ATTEST:**

**APPROVED AS TO FORM:**

\_\_\_\_\_  
Irma Parker, City Secretary

\_\_\_\_\_  
Whitt Wyatt, City Attorney

## UPDATE TO CHAPTER 78 OVERNIGHT PARKING REGULATIONS

### Section 78-175 – CURRENT LANGUAGE:

**Sec. 78-175. - Overnight parking of trucks and buses with more than three-quarter ton rated capacity within certain zones prohibited.**

(a) It shall be unlawful and an offense for any person to park overnight, or between the hours of midnight and 6:00 a.m., any truck-tractor, road-tractor, semitrailer, bus, truck or trailer, when such truck or trailer has a manufacturer's rated capacity in excess of three-fourths ton, upon property within any area zoned as either single-family, duplex or multiple-family district zoning under the zoning ordinance of the town.

(b) This section shall not prevent the parking or standing of the vehicles described in subsection (a) of this section in such zoned areas for the purpose of expeditiously loading and unloading passenger, freight or merchandise.

### NEW LANGUAGE:

New language is underlined in red

Deleted language is in ~~blue strikethrough~~

**Sec. 78-175. - Overnight parking of ~~trucks and buses with more than three-quarter ton rated capacity within certain zones prohibited~~ certain vehicles within residential areas prohibited.**

The city council hereby declares its purpose in enacting this section is to reduce hazardous traffic conditions and protect the health, safety, and welfare of the residents by prohibiting the overnight parking of commercial vehicles in and adjacent to residential areas within the city.

(a) The following definitions shall apply to this section:

Commercial vehicle means any vehicle with a manufacturer's rating in excess of ~~three-fourths~~ one (1) ton that is designed, intended, or used to transport passengers or property, other than a private passenger vehicle. The term shall include, but is not limited to, a truck-tractor, road-tractor, semitrailer, bus, motor home, camper trailer, special mobile equipment, truck, or trailer.

Private passenger vehicle means a motor vehicle which is used solely for private transportation and not used for the transportation of persons or property directly or indirectly in connection with a business or for compensation.



(b) It shall be ~~unlawful and~~ an offense for any person to park or stand a commercial vehicle upon any public or private street, highway, alley, parking lot, driveway, or other property located within, or immediately adjacent to, an area of the city classified by the comprehensive zoning ordinance for residential use, including any residential area located within a planned development, mixed-use, or other special zoning district, at any time ~~between~~ from 12:00 a.m. (midnight) ~~and until~~ 6:00 a.m.

(c) It shall be a defense to prosecution under subsection (b) of this section if:

(i) the commercial vehicle is parked for the purpose of expeditiously loading or unloading passengers, freight, or merchandise; or

(ii) the commercial vehicle is lawfully parked on private property and enclosed in a building or fully concealed from view by a fence or other lawful erected structure.

### **Section 78-286 – CURRENT LANGUAGE:**

#### **Sec. 78-286. - Storage.**

(a) A person in a residentially zoned area shall not place, store or maintain on his driveway, side yard or front yard, for a continuous period in excess of 24 hours, a mobile home, recreational vehicle, boat, trailer, camper, dismantled or inoperative truck or motor vehicle. For the purpose of this subsection, "side yard" means an open, unoccupied space on the same lot with a building, situated between the building and side line of the lot and extending through from the front yard to the rear yard. For the purpose of this subsection, "front yard" means the portion of a lot or tract which abuts a street and extends across the width of the lot or tract between the street and the main building.

(b) It shall be a defense to prosecution under subsection (a) of this section if the prohibited item is enclosed in a building or structure, or concealed from view by a fence, shrubs or other landscaping.

### **NEW LANGUAGE:**

New language is underlined in red

Deleted language is in ~~blue strikethrough~~

#### **Sec. 78-286. – Storage.**

(a) The following definitions shall apply to this section:

Prohibited vehicle means a mobile home, recreational vehicle, boat, trailer, camper, or a dismantled or inoperative truck or motor vehicle.

*Front yard* means the portion of a lot or tract which abuts a street and extends across the width of the lot or tract between the street and the main building.

*Side yard* means an open, unoccupied space on the same lot with a building, situated between the building and side line of the lot and extending through from the front yard to the rear yard.

(b) ~~A person in a residentially zoned area shall not~~ It shall be an offense for any person to place, store or maintain a prohibited vehicle upon a driveway, side yard, or front yard located within, or immediately adjacent to, an area of the city classified by the comprehensive zoning ordinance for residential use, including any residential area located within a planned development, mixed-use, or other special zoning district, for a continuous period in excess of 24 hours.

(c) It shall be a defense to prosecution under subsection (b) of this section if the prohibited ~~item~~ vehicle is enclosed in a building or fully concealed from view by a fence or other lawfully erected structure.

## **Council Meeting**

6.

**Meeting Date:** 03/08/2022

**Department:** Parks & Recreation

**Pillars:** Optimize the Addison Brand

**Milestones:** Define and promote Addison Identity

---

### **AGENDA CAPTION:**

Present, Discuss, and Consider Action on **Matters Related to the Les Lacs Park Outdoor Fitness Court.**

### **BACKGROUND:**

On September 14, 2021, Council approved two resolutions:

- A resolution confirming the Town's intent to participate in the 2021 National Fitness Campaign Grant Program for \$25,000 towards the purchase of fitness equipment to be installed at Les Lacs Park.
- A resolution to approve the purchase of Outdoor Fitness Court equipment from National Fitness Campaign in an amount not to exceed \$124,265.

Following approval by Council, staff facilitated the purchase of the equipment with 2019 bond funds. The equipment is in the possession of the Town awaiting installation. Staff is currently reviewing proposals from contractors to install the concrete pad for the equipment installation.

In November - December 2021, residents approached Council and staff with concerns about the installation of the equipment at the proposed location at Les Lacs Park and provided a petition with 108 signatures, requesting the Town cease all planning and implementation at Les Lacs Park and consider relocating to a more suitable site. Mayor Joe Chow and Deputy Mayor Pro-tem Paul Walden asked that an item on this topic be placed on a Council meeting agenda for discussion.

Staff made a presentation to Council on February 8, 2021 that gave an overview of the residents' concerns and provided background information regarding the selection of the location for fitness court and equipment at Les Lacs Park to help aid Council's discussion. As a result of this discussion, staff was asked to bring this item back to Council and to provide information regarding potential alternative site locations for the outdoor fitness court and the cost to relocate the fitness court in order to facilitate further discussion. Staff will present these items to Council and provide slides from the previous Council discussion.

### **RECOMMENDATION:**

Staff seeks direction from Council

---

**Attachments**

Presentation - Outdoor Fitness Equipment

---

# Outdoor Fitness Court

The logo for Addison, featuring the word "ADDISON" in a bold, blue, sans-serif font. The text is centered within a white circle, which is itself set against a blue background. The blue background is part of a larger graphic element on the right side of the slide, which includes diagonal white lines and a dark grey triangle in the top right corner.

**ADDISON**

# Purpose

The purpose of this presentation is to discuss resident concerns regarding the proposed installation of an Outdoor Fitness Court at Les Lacs Park.

The concerns shared by the group of residents are:

- The location / use is not appropriate
- Greenscape will be lost
- Aesthetics
- Potential to cause crime or nuisance situations
- Materials will deteriorate and require maintenance
- Location by the playground may not be appropriate
- Allocation of funds for the court is a concern
- Will not be well used
- Appeals to a younger age group which is not represented in the area





# Purpose

ADDISON

The purpose of this presentation is to discuss resident concerns regarding the proposed installation of an Outdoor Fitness Court at Les Lacs Park.

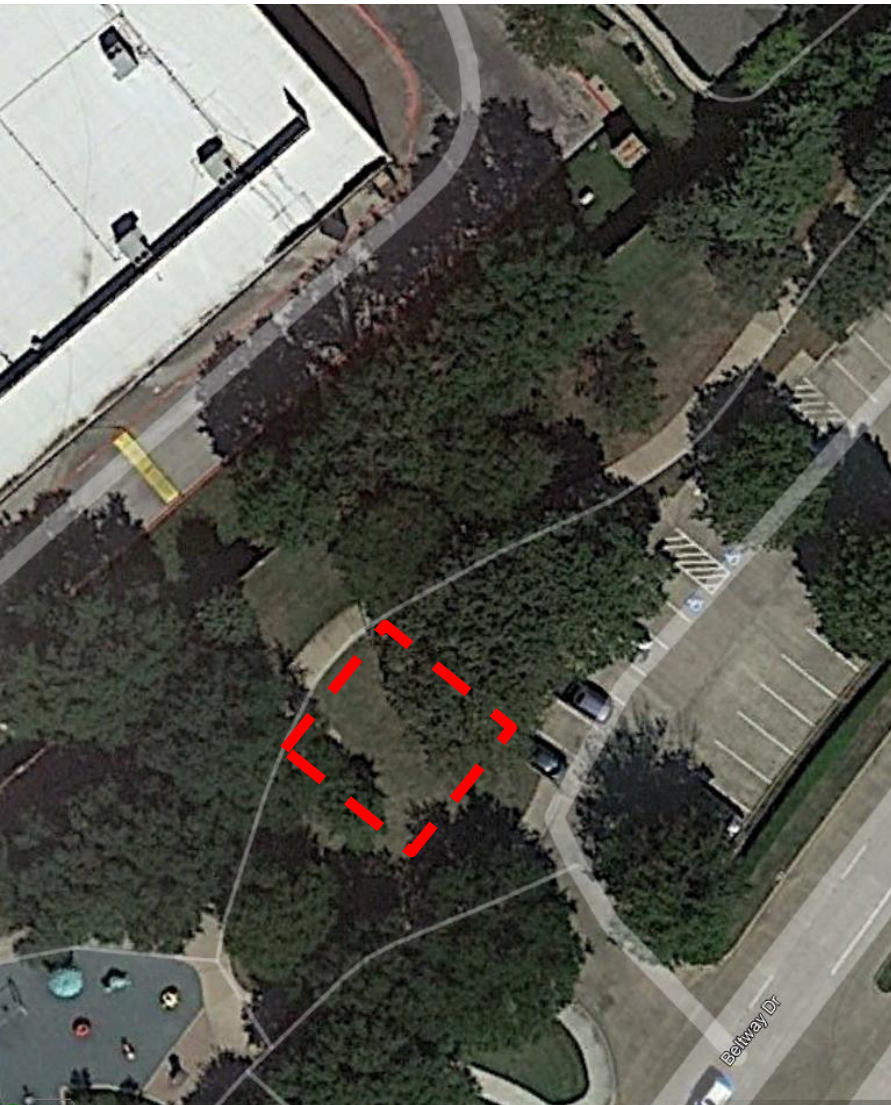
- On February 8, 2022 Staff presented background information identifying how the Outdoor Fitness Court and the location were identified for Les Lacs Park in order to help facilitate Council discussion.
- Staff has included the information provided on February 8<sup>th</sup> at the back of this presentation to help aid Council Discussion.
- The focus of this presentation will be to provide Council with the additional information that was requested during the February 8<sup>th</sup> discussion. Items include:
  - Consideration of alternate locations
  - Cost to relocate fitness court if deemed problematic





# Les Lacs Park – Adjacent to Playground

ADDISON



Site Questions	Answer
Distance to nearest residence.	156 feet
Was Outdoor Fitness Equipment recommended for this Park in the Parks, Recreation and Open (PROS) Space Masterplan?	Yes
Was this location considered in the NFC Grant Application process and considered a favorable location based on established criteria?	Yes
Would location require additional funds to construct?	No
Would there be site impacts?	Yes, removal of one ornamental tree and one picnic table



# Les Lacs Park – Adjacent to Volleyball Court

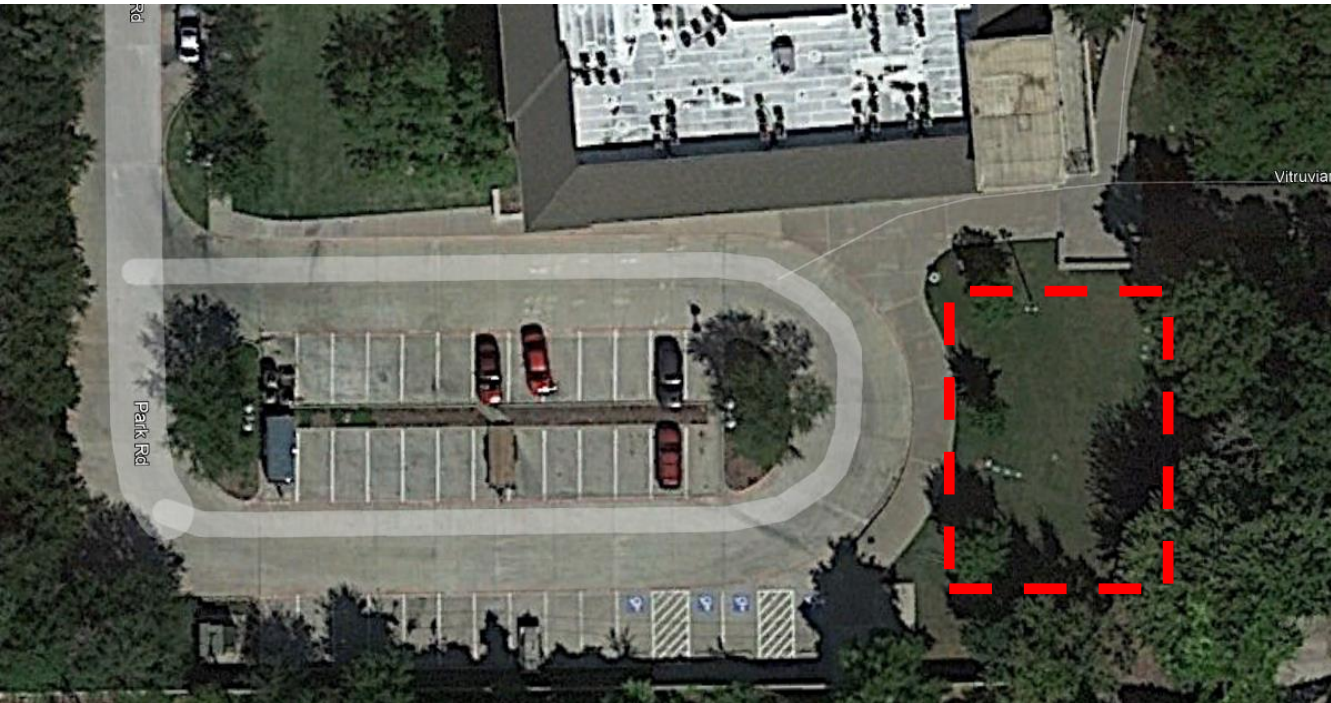
ADDISON



Site Questions	Answer
Distance to nearest residence.	27 feet
Was Outdoor Fitness Equipment recommended for this Park in the Parks, Recreation and Open (PROS) Space Masterplan?	Yes
Was this park considered in the NFC Grant Application process and considered a favorable location based on established criteria?	Yes
Would location require additional funds to construct?	Yes, a site survey and the addition of a shade structure.
Would there be site impacts?	Yes, the removal of one picnic table and one landscape bed.

# Vitruvian Park – Adjacent to Parking Lot

ADDISON



Site Questions	Answer
Distance to nearest residence.	35 feet
Was Outdoor Fitness Equipment recommended for this Park in the Parks, Recreation and Open (PROS) Space Masterplan?	Yes
Was this location considered in the NFC Grant Application process and considered a favorable location based on established criteria?	Yes
Would location require additional funds to construct?	Yes, location is in the flood plain and would require additional survey and grading work. A shade structure would be required.
Would there be site impacts?	Yes, the removal of one tree.



# Relocation Costs

ADDISON

Task	Estimated Cost
Concrete Demo / Site Restoration	\$4,000
New Concrete Pad	\$18,000
Equipment Removal & Re-Installation	\$9,000
Landscape / Site Adjustments	\$5,000
Estimated Relocation Costs	\$36,000*

\* Based on 2022 Estimates



**February 8, 2022**  
**Council Presentation for**  
**Informational Purposes**



# Background – Parks Master Plan

- **April 2019** - The Parks Recreation and Open Space Plan (PROS) was adopted by Council. The adopted plan recommended installation of outdoor fitness equipment in Les Lacs Park. The plan was derived from an extensive public input process which included the following:
  - Special Project Committee - Comprised of 10 Addison residents who provided consistent input, review and direction throughout the process.
  - One-on-One Interviews - Interviews with Council to capture their individual thoughts regarding opportunities for enhancing Addison's Parks and recreation system.
  - Pop-Up Intercepts - Ten intercept events were held in parks and at community facilities. Locations included Les Lacs Park, the Addison Athletic Club, Quorum Business Association meeting, Spruill Park and the Spring Town Meeting, feedback from 215 residents was gathered.
  - Maptionnaire Questionnaire - A seven week online place-based process asked community members to identify and locate their favorite parks and activities as well as opportunities for improvement and new ideas. Over 900 members participated and placed 4,000 digital comment pins on the map.
  - Prioritization Survey - The community was invited to participate in a survey where they were asked to allocate funds between different types of projects and different sites in order to identify funding priorities that represent the desires of the community, 161 responses were received.
  - Draft Plan Review - The draft plan was made available for review by Council, the Special Project Committee and by the community. Feedback was incorporated into the final plan that was presented to Council for adoption. Approximately 50 residents discussed the plan and provided comments.

# Background – Parks Master Plan

ADDISON

**ACTIVE ADDISON**

**What recreation activities do we need more of in Addison?**

*Place dots on your top 2 choices.*

Playing (swinging, sliding, climbing, water play, etc.)	Walking/jogging/biking	Social gatherings	Events and festivals
1 dot	10 dots	5 dots	8 dots
Learning about art, history, nature or culture	Fitness classes or organized activities	Field and court sports (basketball, tennis, etc.)	Sitting, resting or watching people
5 dots	15 dots	3 dots	2 dots
Eating outdoors	Working outdoors	Adventure activities/programs (zipline, climbing walls, etc.)	Out-of-school programs for children and youth
3 dots	1 dot	4 dots	1 dot
Indoor recreation activities and programs	Other (write on a sticky note)		
8 dots	Add fitness stations to parks Live music class more trails more programs for youth		

**During the PROS input process Active Recreation was identified as a top priority of Addison residents .**

“Expanding opportunities for exercise and active recreation in Addison’s parks, programs and open space is a key priority for community members, as they seek to improve their health, fitness and overall well-being.” – Page 11 PROS

Example of a public input intercept board that was used at the Addison Athletic Club. One of the write-in Post-it notes was “Provide fitness stations in the parks”. This comment was also made by residents in the Maptionnaire process. These comments aligned with recommendations from MIG, the consultant, for the plan.

# Background – Parks Master Plan

In the PROS plan, goals were established based on public input.  
This excerpt is from page 20 of the plan.



## GOAL 1: RECREATION

Provide parks and indoor and outdoor recreation facilities to support active recreation and community needs.

**Objective 1a.** Provide more recreation facilities to support outdoor exercise, fitness and active recreation in Addison's parks. Consider a variety of sports courts, sports fields, loop trails, and activity spaces.

**Objective 1b.** Distribute a greater variety of recreation facilities throughout Addison to diversify and improve recreation opportunities and access for all residents and employees.

**Objective 1c.** Acquire and develop parks in underserved residential and non-residential areas where parks and open space are not accessible within a 10-minute walk. (See Map 2-1.)

**Objective 1d.** Improve the Athletic Club and surrounding park to support indoor/outdoor programs and events, respond to changing recreation trends and better address community and family needs, including residents of all ages.

**Objective 1e.** Increase collaboration with partners, stakeholders, developers, schools and local businesses to provide a greater variety of facilities and recreation activities in parks.

# Background – Parks Master Plan

ADDISON



In the PROS plan site specific recommendations were made.  
This excerpt is from page 49 of the plan.

## 5 Les Lacs North/Athletic Club

Les Lacs North Linear Park and the Athletic Club are located in the Les Lacs/Midway Meadows planning area. This area has many families and an active, aging population that would both benefit from a greater variety of recreation opportunities. As such, the recommendations in Les Lacs North/Athletic Club emphasize well-maintained park space and recreational programs to support a broad resident base. With its different types of facilities and the presence of the Athletic Club and community garden, Les Lacs North is the closest Addison has to a true community park. These elements should be sustained, new elements should be added, and this area should be connected to the local trail network to improve bike and pedestrian access. These enhancements will support added recreation programming.

### SUPPORT FITNESS AND GATHERINGS FOR ALL AGES AND ABILITIES

- Update Les Lacs North's play equipment with a universal, inclusive and thematic play area with family-friendly play options and opportunities for

people of all ages and abilities. Provide shaded outdoor fitness stations and challenge elements for older children and teens. Consider rock-climbing structure and zip lines.

- Better accommodate group gatherings by upgrading the existing pavilion with movable tables, lighting and restrooms.
- Increase use by adding sports court lighting and striped tennis and pickleball courts.
- Adapt Athletic Club spaces to respond to changing recreation trends, accommodating needs for social space for older adults and seniors and enhancing indoor/outdoor programming opportunities for all ages.
- Prioritize the Athletic Club improvements to continue to support sports, health, wellness and social opportunities. Invest in racquetball court conversion, gym lighting and track refurbishment, locker room upgrades, pool equipment modernization, lobby and meeting room renovation, improvements to the children's pool, additional reservable meeting room space and dedicated space with programming for children 8+.
- Enhance pedestrian crossings, landscaping and points of entry to ensure safe access.

**Provide shaded outdoor fitness stations**



# Background – Bond Election

ADDISON

- **June 2019** – Based on recommendations in the PROS plan, Staff presented the Outdoor Fitness Court to the Addison Bond Advisory Committee which consisted of 28 Addison residents / business owners. Based on this information provided by staff, the committee included an outdoor fitness court adjacent to Les Lacs Park & Beltway / Arapaho Connector Trail in the recommended bond projects.
- **August 2019** – Council passed an ordinance calling for a Bond Election. The Propositions included in the ordinance were based on the recommendations in the Bond Committee Report.
- **November 2019** – 825 voters were in favor of Proposition C, which included the addition of an outdoor fitness station at Les Lacs Park.

## Trail Rehab, Expansion & Wayfinding

### Trail Expansion

Connect Redding Trail to Proposed Midway Road Trail  
Add Pedestrian Way Stop Adjacent to Les Lacs Park  
Add Pedestrian Way Stop Adjacent to Belt Line Rd  
Add Shaded Outdoor Fitness Stations Adjacent to Les Lacs Park & Beltway / Arapaho Connector



Bond Committee Report  
Page 164

## Bond Election Webpage Description of Proposition C Projects

### Trail Rehabilitation, Expansion, and Addition of Wayfinding Elements

**Estimated Costs: \$412,725**

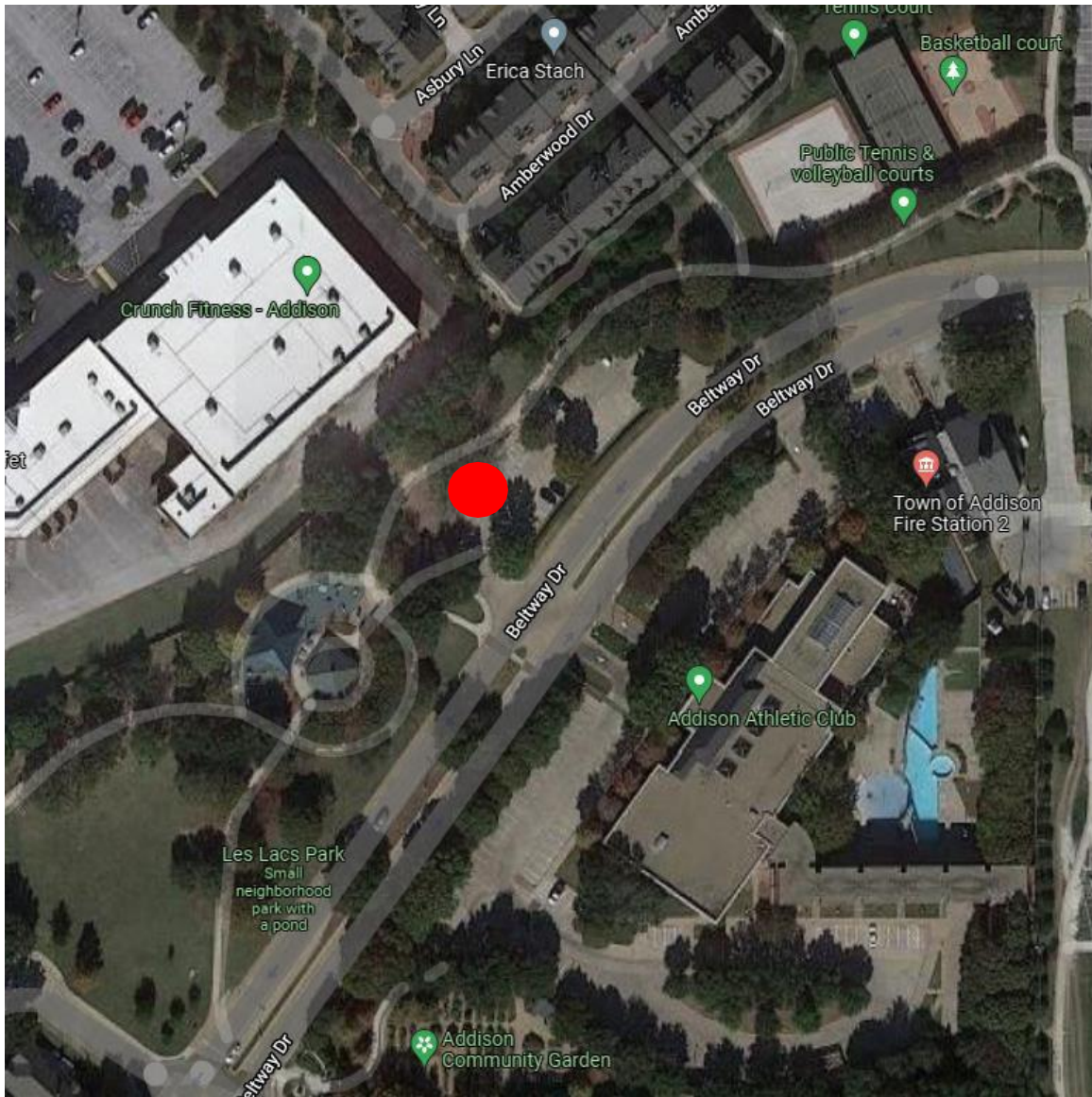
- Wayfinding and distance markers on Redding, Arapaho, Les Lacs, White Rock Creek and Beltway Trails
- Refurbish Redding Linear Trail: replace deteriorating wood retaining walls, address ADA issues, and improve drainage
- Extend Redding Linear Trail to future trail along Midway Road
- Add pedestrian way stop at Les Lacs Park and Belt Line Road
- Add shaded outdoor fitness station adjacent to Les Lacs Park

### Bond Election Results

Proposition		Early Voting	Election Day	Total	Percentage
A	For	278	426	704	58.04%
	Against	174	335	509	41.96%
	Total	452	761	1213	
B	For	277	418	695	57.49%
	Against	171	343	514	42.51%
	Total	448	761	1209	
C	For	306	519	825	67.96%
	Against	147	242	389	32.04%
	Total	453	761	1214	
D	For	279	476	755	62.29%
	Against	173	284	457	37.71%
	Total	452	760	1212	
E	For	313	497	810	67.00%
	Against	136	263	399	33.00%
	Total	449	760	1209	

# Background – Site Selection

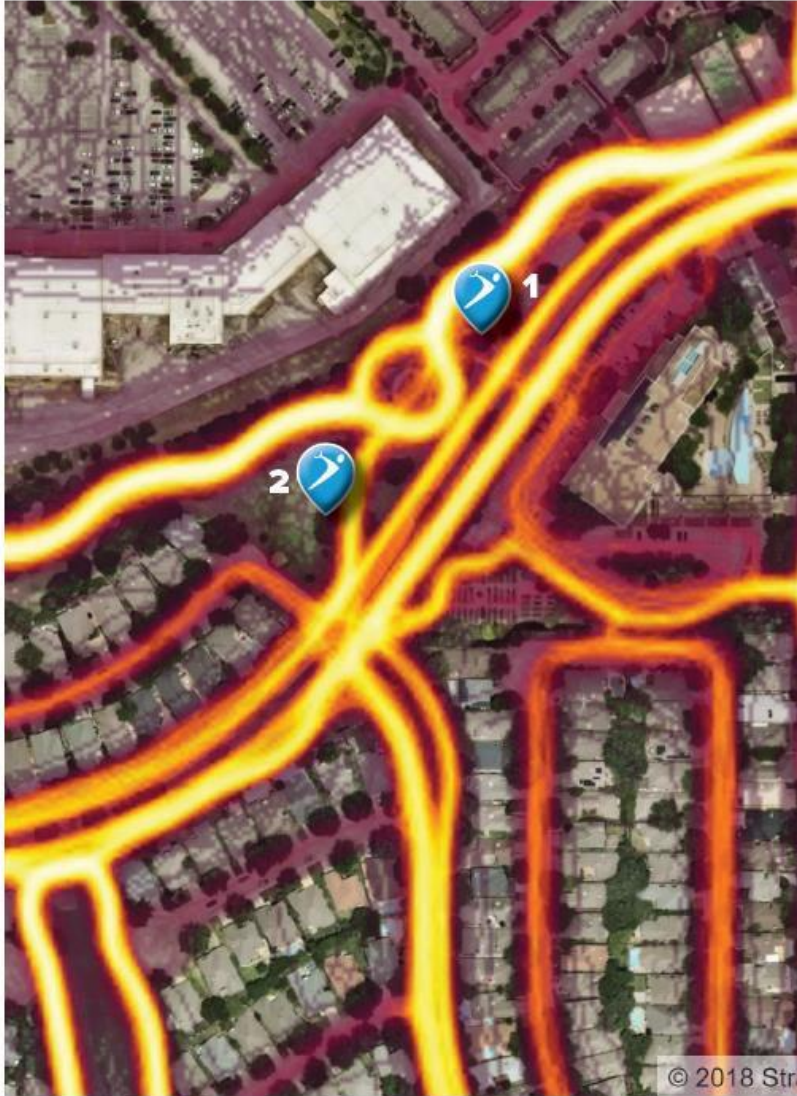
ADDISON



- **May 2021** – Staff visited area parks with outdoor fitness stations to identify a product that would be durable and offer ample fitness opportunities and identified National Fitness Campaign (NFC) Fitness Court as the preferred product. Factored into the decision, was the NFC app that offers fitness classes social engagement and the ability to offer group classes at the court.
- **June 2021** – Staff identified a shaded location at Les Lacs Park playground that has ample space for an Outdoor Fitness Court. The criteria listed below was used to determine this location:
  - 38' x 37' 8" space for the 1,400 SF concrete pad
  - Accessible to parking and pedestrian paths / trails
  - Shaded
  - Minimal impacts on trees and the landscape
  - Located more central to surrounding commercial development and not residential
  - Easily accessible from AAC to facilitate fitness classes
  - Visible from AAC so that it can be monitored
  - Limited disruption to open space



# Background – Court / Site Selection

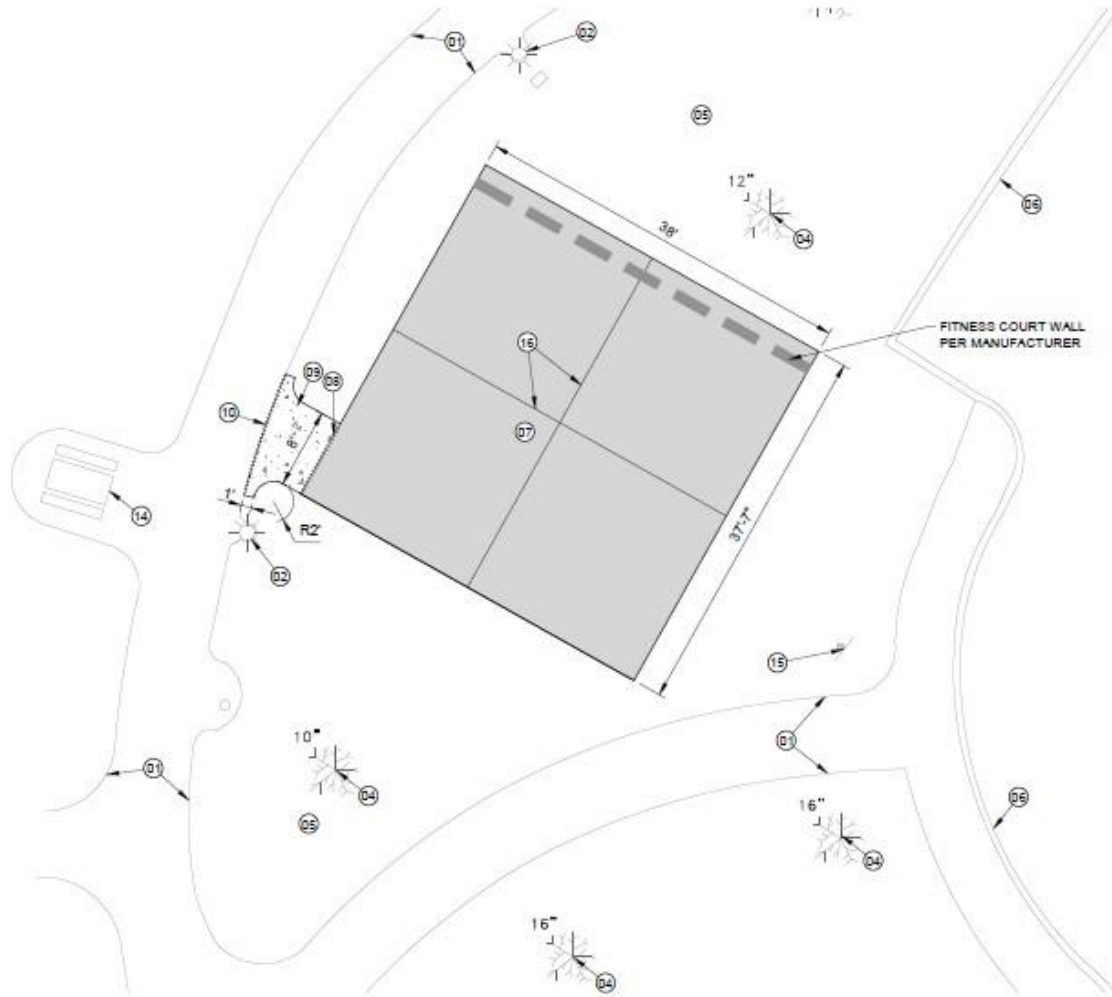


- **July 2021** – Addison Parks & Recreation was offered a \$25,000 grant from Texas Recreation and Park Society (TRAPS) and NFC to apply towards the purchase of outdoor fitness equipment. To apply for the grant the location must be deemed appropriate by the grant committee and meet the following criteria:
  - **Iconic Sites** – Visibility plays a key role in bringing power and excitement to the Fitness Court.
  - **Accessibility** – To support the campaign’s initiative of world class free fitness for all, the Fitness Court should be placed in a publicly accessible area.
  - **Connectivity** – The fitness court is designed as a piece of healthy infrastructure that pairs with city parks, trails and pedestrian infrastructure.

As part of the site selection process an activity analysis map is created to identify areas of high pedestrian traffic. Les Lacs Park had a high level of pedestrian traffic as indicated in the brighter yellow – white colors.

# Background – Site Selection

ADDISON

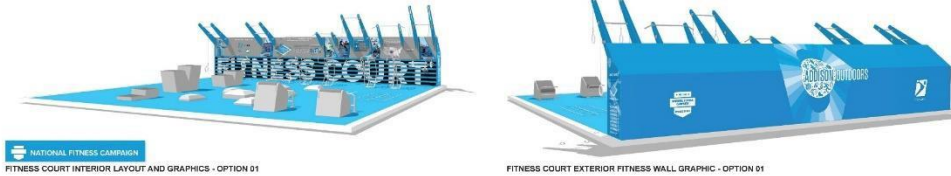




# Background – Public Input

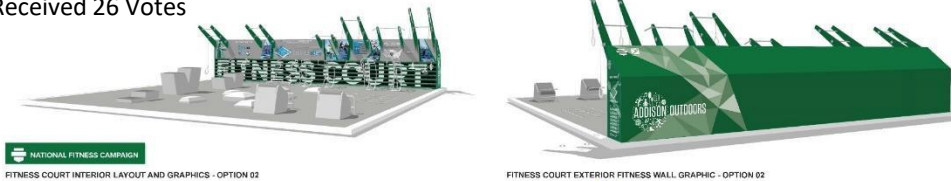
ADDISON

Received 64 Votes

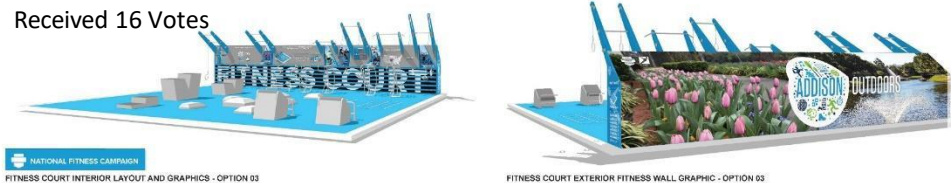


Park Improvements - Fitness Court and Graphic Options

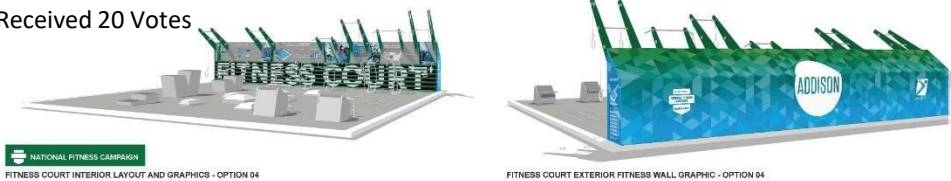
Received 26 Votes



Received 16 Votes

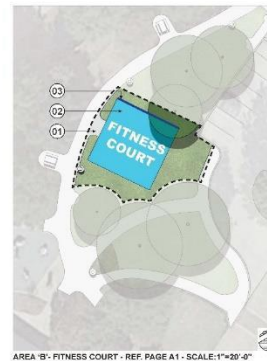


Received 20 Votes



#### KEY NOTES

- 01 REPLACE DAMAGED PEDESTRIAN CONCRETE (PAVING)
- 02 30'-0" X 30'-0" FITNESS COURT IN I.C. NOT IN CONTRACT DEMO EXISTING BENCH AND 18" CALIPER TREE
- 03 FITNESS COURT - FITNESS WALL



Redding Trail Park Improvements

Schematic Design

Parkhill

Schrickel  
Rollins

A4

- August 2021** – A public input meeting was held on Redding Trail Drainage and Trail Improvements in which public input was gathered regarding the community's preference for graphics and color for the Outdoor Fitness color. The location of the court was also included in the graphics made available to the community.
- August 2021** – In addition to the public meeting a Fitness Station survey was made available to residents to identify the community's preference for graphics and color scheme for the Outdoor Fitness Court. The location of the court was also included in the graphics made available to the community. Option A, the Cyan color scheme was favored by 64 residents, a total of 126 residents participated in the survey\*.
- September 2021**- Council accepted the grant for the fitness equipment and approved the purchase of the equipment.
- October 2021** – The equipment was purchased and is awaiting installation.

\*One resident did comment on the social media announcement for the court that a none of the above option should have been included.

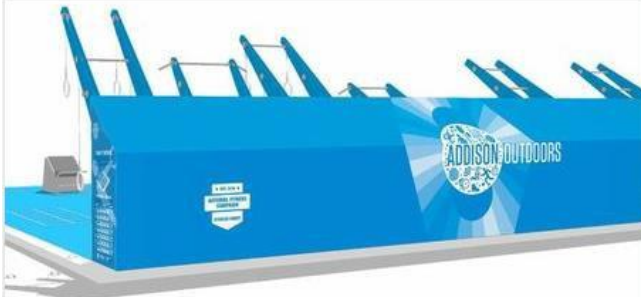
# Background – Project Announcement

ADDISON

Town of Addison  
September 27 · 🌐

At its September 14 meeting, Addison City Council approved a contract with National Fitness Campaign for an outdoor fitness court in Les Lacs Park. The fitness court is one of the many parks improvements approved by voters in the November 2019 Bond Election.

The new court offers a system built around 7 movements in 7 minutes and is geared towards people of all abilities. Court users may also download an app that offers free workouts created by trainers. Recently, Addison was selected as one of twenty Texas cities to receive a \$25,000 National Fitness Grant. This grant will help offset the cost of the station. Equipment installation is anticipated to begin in February of 2022.



89

13 Comments 7 Shares

Like

Comment

Share

- **September 2021** – Communications were shared in the Town newsletter and online highlighting that Council approved a contract with NFC for the outdoor fitness court at Les Lacs Park.
- The social media engagement reached 3,477 people and feedback gathered was positive with 94 likes and 18 hearts. Comments made were:
  - Nice!
  - How awesome. This will be a great addition.
  - This is cool! Can't wait to use this.
  - Love this!!! Where exactly will it be located?
  - Wow, this is going to be amazing!
  - Exciting!
  - How Awesome!
  - Sounds great!

# Local Municipalities with Fitness Courts

ADDISON

Because of concerns shared, by the group of residents, staff reached out to DFW municipalities with a NFC Fitness Court and asked questions to gather additional information.

City	Length of Installation	Maintenance Issues	Nuisance Issues	Usage	Use by Age Group	Additional Comments
Balch Springs	Just opened	Facility is new	No	Average for a new facility	All ages but mostly used by residents in their 30-50's	Has had good feedback about graphics on mural wall.
Fate	3 Years 11 Months	Normal Aging and a cushion that was torn by a teenager.	Not to my knowledge. The court is right next to our heavily used basketball court and I am not aware of any disrespect.	Low to Average	We are a young community, so the highest use is those in their 30-40's, which is most of our community.	This is a great benefit to our community that can work out on their schedule, in open air, which with Covid is a good thing. The app has evolved and is useful!
Grapevine	4 years	Only routine maintenance	Occasional teen / tween climbing on equipment but not a common occurrence or something we have problems with.	Low to Average	It appeals to a wide range of uses but most users are middle aged. We do have several seniors that use it as well	I would encourage you to make sure it has shade. Locating it by a sports field and / or walking trails like ours encourages folks to stop by in the middle of a walk a do cardio exercise.
McKinney	2 Years	No, Just follow the maintenance guidelines	No	High	All Age Groups	Court provides outdoors workouts which has been helpful during the pandemic. Allows recreation teams a space for events / classes. This was a great addition to our park system and we are very happy with the free fitness it provides the public.
Midlothian	8 Months	No, it is low maintenance	We have not had any issues with disrespectful or unruly users.	Never crowded but consistent use through out the day	Average age group is 30-50. Middle School Tennis Coach uses it to train students and other fitness groups use it also.	It has been well received. We are happy we added it to our amenities, especially with Covid hanging around.

**In this presentation, staff has shared with Council the concerns from a group of residents and has provided background information regarding:**

- Identification of recreation needs for Les Lacs Park
- Site Selection Process
- Equipment Selection Process
- Public Input gathered regarding aesthetics
- Feedback from other municipalities

**Staff requests Council discussion in order to determine how to move forward with the installation of the purchased equipment.**



**Questions?**

## Council Meeting

7.

Meeting Date: 03/08/2022

Department: Development Services

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### AGENDA CAPTION:

Hold a Public Hearing, Present, Discuss, and Consider Action on an **Ordinance Changing the Zoning for a 1.804-Acre Property Located at 4150 Beltway Drive, from Planned Development (PD) through Ordinance 083-039, to a new Planned Development (PD) District to Allow a Townhome Development Comprised of 33 Townhome Lots and Associated Open Space and Common Area Lots** Case 1846-Z/4150 Beltway Drive (Addison Reserve Townhomes).

### BACKGROUND:

The Addison Planning and Zoning Commission, meeting in regular session on February 15, 2022, voted to recommend approval of an Ordinance changing the zoning for a 1.804-acre property located at 4150 Beltway Drive, from Planned Development (PD) through Ordinance 083-039, to a new Planned Development (PD) District to allow a townhome development comprised of 31 townhome lots and associated open space and common area lots, subject to the following conditions:

- 10-foot wide shared use trail to extend east along the Beltway Drive frontage and terminating with a bi-directional ramp at the western edge of One Reserve Street.
- The masonry wall along Beltway Drive shall not be removed until construction is ready to commence on the townhome units adjacent to the wall.
- Prior to issuance of a building permit, the applicant/owner shall provide the City written notification that the 24' access and utility easement (as recorded in the Dallas County Real Property Records on February 1, 1993, Volume 93020, Page 3255) encumbering the eastern, southern, and western boundaries of the property has been fully released and abandoned.
- Installation of public parkland landscape, trail, and site furnishings are the obligation of the developer and shall be maintained by the Town upon inspection and acceptance.
- Installation of any required public street improvements are the obligation of the developer and shall be maintained by the Town upon inspection and acceptance.
- An agreement shall be established between the Town and Developer addressing the potential future removal of the proposed temporary perimeter

fencing.

- Future site development plans and proposed parkland and street right-of-way dedications shall conform to the attached conceptual site, landscape, façade, floor plans, and development standards.

Voting Aye: Branson, Craig, DeFrancisco, Fansler, Meleky, Souers

Voting Nay: Catalani

Absent: none

#### SPEAKERS AT THE PUBLIC HEARING:

For: none

On: Lynn Jarcho, 4155 Towne Lake Circle  
Ann B. Sudduth, 3919 Winter Park Lane  
Marvin Perez, 14899 Towne Lake Circle

Against: Steve Griggs (Attorney on behalf of VVI, Inc.), 6440 N Central Expressway, Suite 515, Dallas, TX 75206

#### POSITION OF THOSE PRESENT BUT NOT SPEAKING AT THE PUBLIC HEARING:

For: none

On: none

Against: Alex McCutchin (on behalf of VVI, Inc.), 14833 Midway Rd #200

#### WRITTEN FEEDBACK RECEIVED PRIOR TO AND FOLLOWING THE P & Z PUBLIC HEARING (SEE ATTACHED PROPERTY OWNER AND RESIDENT RESPONSES):

For: Kathryn and David Eriksen, 14876 Towne Lake Circle  
Sherry and Siavosh Jahani, 4157 Town Greene Circle  
Debbie Johnson, 4147 Towne Green Circle  
Judy Lindloff, 14891 Towne Lake Circle  
Jim Ross, 4152 Towne Green Circle  
Tanya Thomas, 14879 Towne Lake Circle  
Al and Zhanna Vigil, 14853 Towne Lake Circle

On: Ron Whitehead, 3919 Bobbin Lane

Against: VVI, Inc., 14833 Midway Road, Suite 200  
Alex McCutchin, 4048 Morman Lane  
Ben McCutchin, 4012 Morman Lane

GP McCutchin Real Property, LLC, 4158 Towne Green Circle  
Ken Lemons, 4014 Morman Lane

Please refer to the Staff Report for additional details. A summary of plan and ordinance refinements that were made following the Planning & Zoning Commission public hearing is also provided in the Staff Report.

**RECOMMENDATION:**

Administration recommends approval.

In accordance with Section 4 (Written Protest), Article XXIX (Changes and Amendments), Appendix A (Zoning) of the Addison Code of Ordinances, a favorable vote of three-fourths of the City Council is required to approve this request due to receipt of written protest from the owner of more than 20 percent of the land immediately adjoining the subject property and extending 200 feet therefrom.

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**Attachments**

Presentation - 1846-Z

Ordinance - 1846-Z

Staff Report - 1846-Z

Cobalt Homes Cover Letter - 1846-Z

Plans - 1846-Z

Property Owner and Resident Responses - 1846-Z

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**4150 Beltway Drive  
PD Rezoning  
(Addison Reserve  
Townhomes - 1846-Z)**



**ADDISON**



# Case 1846-Z 4150 Beltway Drive PD Rezoning

ADDISON

## LOCATION:

1.8036 acres located on the south side of Beltway Drive, 180 feet west of Midway Road.

## REQUEST:

Approval to rezone the property from Planned Development (PD) District 083-039 to a new PD for a townhome development.

## ACTION REQUIRED:

Discuss, consider, and take action on the appropriateness of the proposed PD rezoning and associated conceptual site and building design.



# Case 1846-Z 4150 Beltway Drive PD Rezoning

ADDISON



## SITE HISTORY:

1979 – Initial PD rezoning and Super 8 Motel construction

1983 – Amendment to PD to allow an additional hotel building to be constructed (building was never built)

1993 – Property was sold by the adjacent property owner; Various ownership changes followed over the next two decades

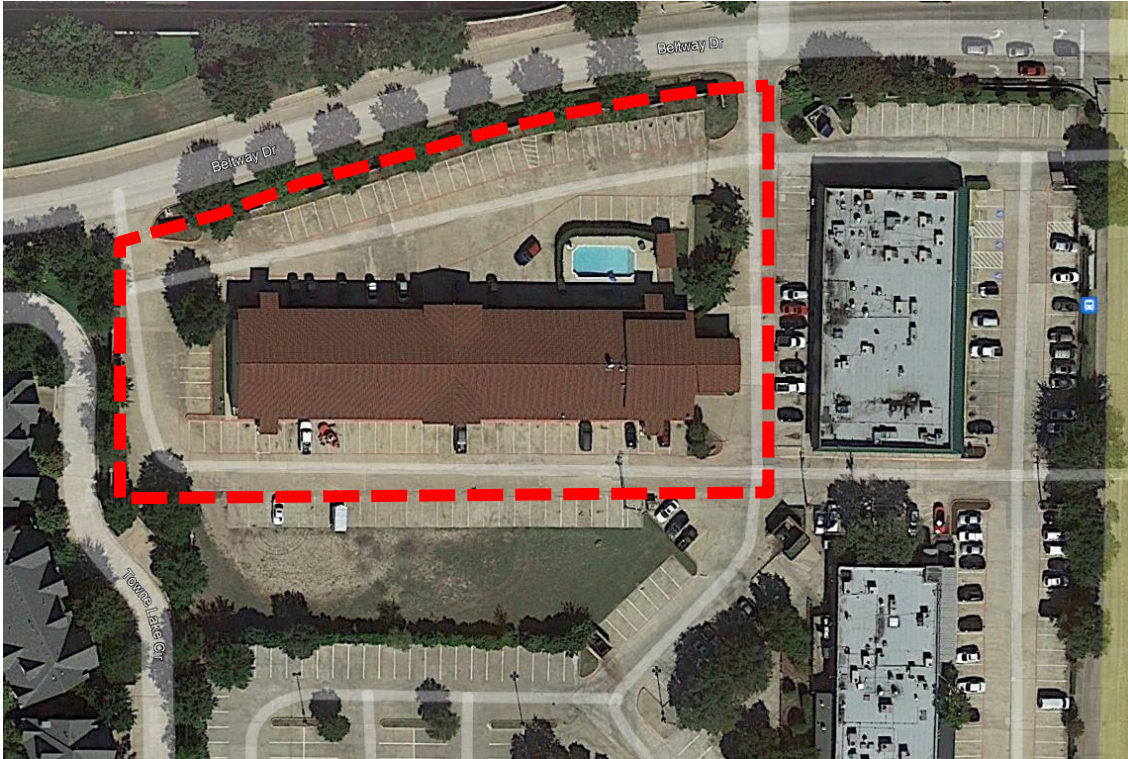
2018 – Building was significantly damaged by fire and subsequently demolished

Present – Cobalt Homes requests to rezone to a new PD zoning district, on behalf of current property owner (Dillon Investments LLC), to facilitate the development of 31 townhomes lots and associated open space and common area lots on the 1.8036 acre property



# Case 1846-Z 4150 Beltway Drive PD Rezoning

ADDISON



2013



Current Site Conditions



# Case 1846-Z 4150 Beltway Drive PD Rezoning

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## DEVELOPMENT PLAN:

- 31, 3-story townhomes on fee-simple lots
- Each unit will front on a public street or open space and will have ground floor access through a private patio area or stoop.
- 10' trail accommodated on the west side of the site in accordance with the Town's Master Trails Plan. Also includes 9,350 SF parkland dedication and park furnishings. 24 percent landscape overall.
- 67' building setback to western boundary, 118' setback to nearest Towne Lake homes.
- Public access from Beltway Drive, all parking and garage access internal to the site. Includes 18 visitor parking spaces.



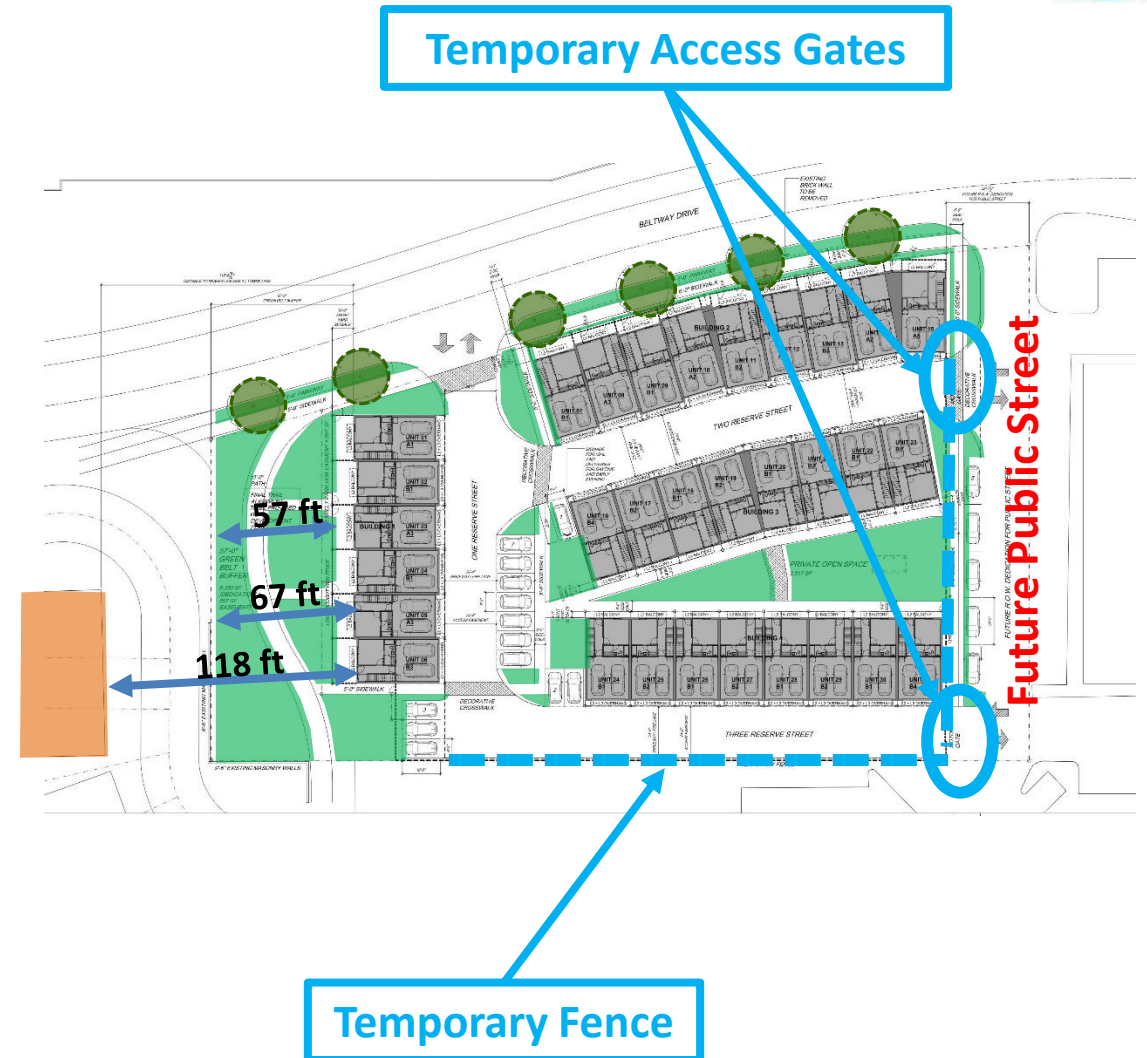
Proposed Concept Plan

# Case 1846-Z 4150 Beltway Drive PD Rezoning

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## PRIVATE AND PUBLIC STREET NETWORK:

- The project will be served by internal private streets and a private street at the eastern edge that will be converted to a public street in the future
- Based on current adjacencies, temporary fencing and access gates are proposed at the eastern and southern project boundaries
- As this area evolves, an agreement has been proposed to allow the Town to remove these temporary features to provide unconstrained connectivity to adjacent sites
- This agreement would allow for adjacent private development sites to be served by this infrastructure, and it would require the developer/future HOA to own and maintain the future public street until the temporary fence and access gates are removed





# Case 1846-Z 4150 Beltway Drive PD Rezoning

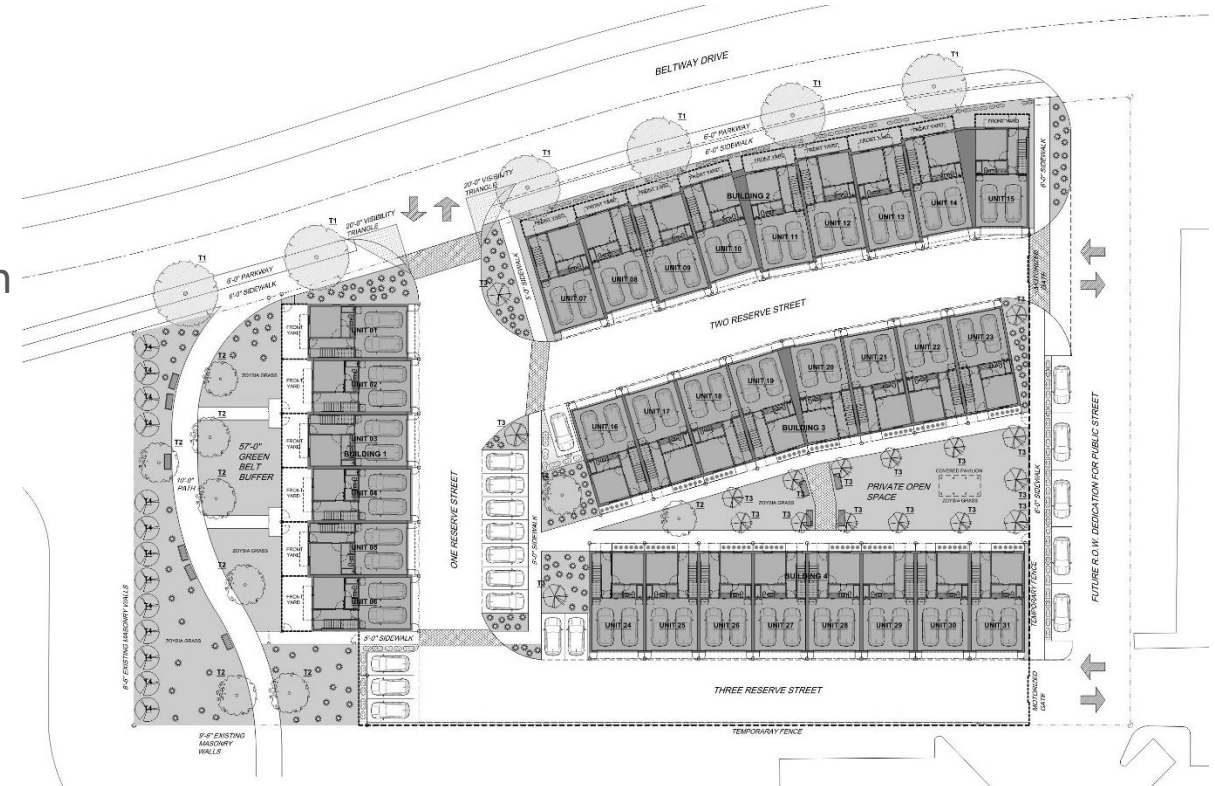
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## PARKING:

- 62 garage spaces and 18 visitor parking spaces provided
- One visitor parking space restricted during day and evening hours for delivery vehicle use

## OPEN SPACE, LANDSCAPE, AND STREETScape:

- 57' wide greenbelt and 10' trail dedicated as public open space at western edge of the site; 3,817 SF private open space provided internal to the site
- 6 of 7 Beltway Drive mature trees preserved; 6' sidewalks provided at street frontages
- 24 percent overall site landscape achieved; 9 new canopy trees and 30 new ornamental trees provided
- 5' enclosed courtyards provided at Beltway Drive ground floor and 8 – 10' enclosed courtyards provided at western buffer area



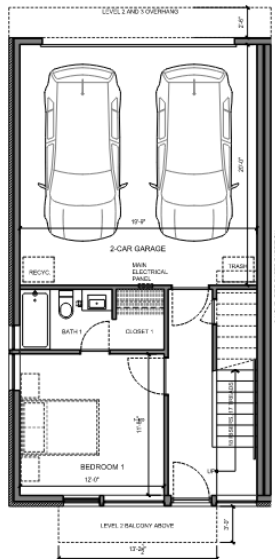
# Case 1846-Z 4150 Beltway Drive PD Rezoning

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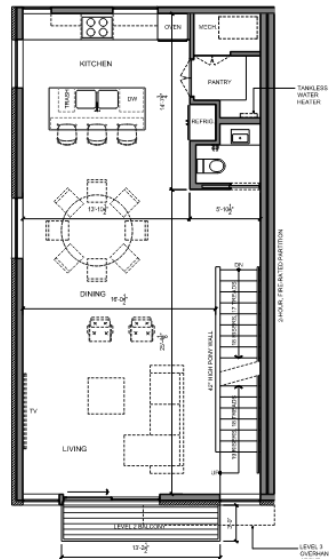


## TOWNHOME DESIGN:

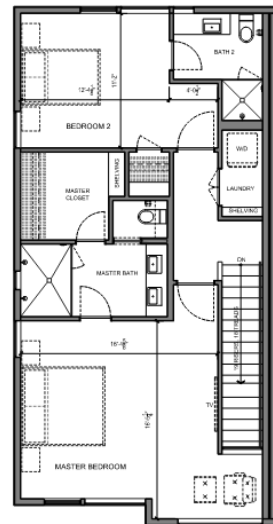
- Three story units with a maximum building height of 42'
- Three bedroom floor plans provided for all units. Varied programming to be provided with more detailed development plans.
- Typical floor plan will include 2,100 SF of conditioned space
- Each unit will have a two-car garage with interior access to the unit.
- Façade facing Beltway and public open space to provide variation in the building plane
- Brick, board and batten hardie siding are the primary façade materials



LEVEL 1 CONDITIONED SPACE: 392 SF  
TOTAL CONDITIONED SPACE: 2,116 SF



LEVEL 2 CONDITIONED SPACE: 883 SF



LEVEL 3 CONDITIONED SPACE: 841 SF

# Case 1846-Z 4150 Beltway Drive PD Rezoning

A blue circular logo with the word "ADDISON" in white, sans-serif, uppercase letters.

## PROPOSED DEVELOPMENT STANDARDS:

- Permitted Uses and Maximum Units: Townhome, Single-family detached, and associated accessory uses; no more than 31 dwelling units
- Minimum Setbacks:
  - Front: 5' at Beltway and 10' at park fronting lots; 0' for all other lots
  - Side: 5' at Beltway siding lots; 0' for all other lots
  - Rear: None
- Maximum Building Height: 3 stories / 45' from grade to peak
- Minimum Lot Width: 20'
- Minimum Floor Area: 1,400 SF
- Minimum Parking: 2 enclosed spaces per unit + 0.5 visitor spaces per unit
- Perimeter Fencing: As depicted in plans (8' in height with ornamental fencing), alternative materials may be proposed during development plan review
- Permitted Setback Encroachments: Balconies and overhangs (5'), Patios/courtyards (full setback)
- Minimum Landscape Area: 20 percent of gross area
- Required Site Landscape: one tree per unit and 0.5 trees per surface parking space

# Case 1846-Z 4150 Beltway Drive PD Rezoning

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## COMPLIANCE WITH TOWN LAND USE AND DEVELOPMENT POLICIES

- 2013 Comprehensive Plan
- Sam's Club Study (ongoing)
- Addison Housing Policy
- Transportation, Park and Trail Master Plans

This property was originally developed with the Valley View Inn, and it was owned by the McCutchin family, which still owns the shopping center to the south and east of this property. It was sold to Dillon investments and the hotel now carries the Super 8 Motel flag. The property was recently painted and is kept in reasonable condition. However, it struggles to compete with hotels on Belt Line and with properties on the Tollway. Both the hotel and the adjacent shopping center are adjacent to townhome uses, and the Town would consider a townhome zoning, or a mixed use zoning that included townhomes, if a developer was interested in redeveloping this property.

## 2013 Comprehensive Plan



Sam's Club Study (In Progress)

### Legend

#### Placetypes

- Mix of Uses
- Residential Transition Zone
- Priority Frontage Zone
- Existing/Planned Open Space

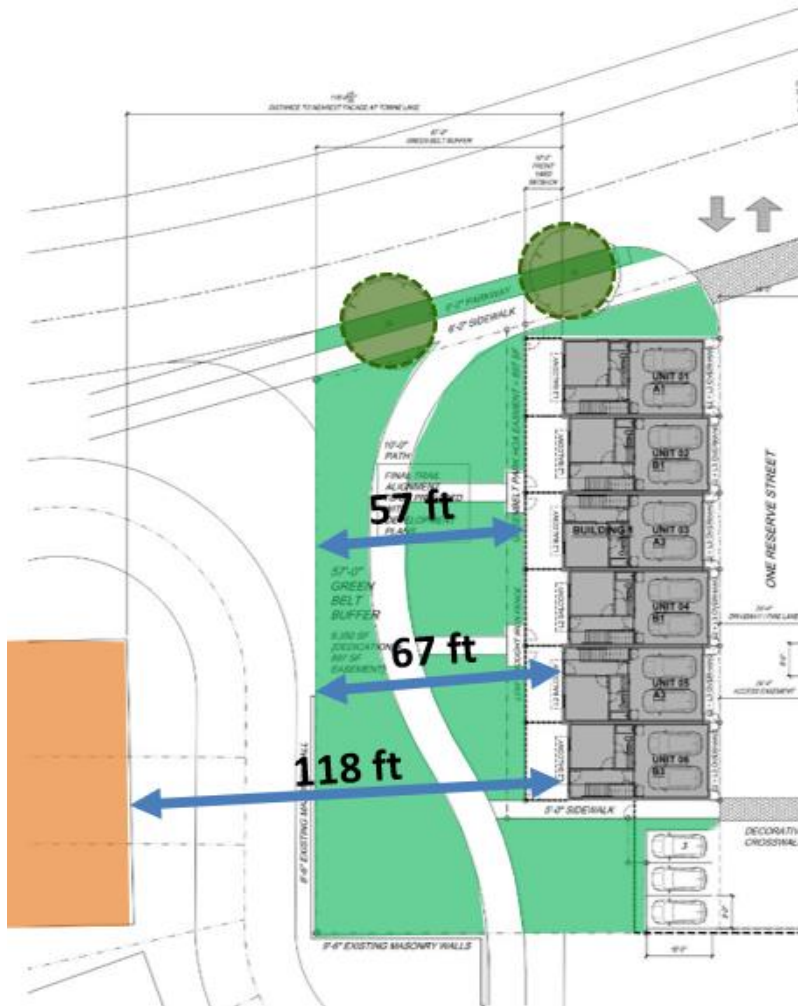


Trail Master Plan



# Case 1846-Z 4150 Beltway Drive PD Rezoning

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## MITIGATION OF DEVELOPMENT IMPACTS – RESIDENTIAL COMPATIBILITY

- Sam's Club Study Goal = 100' Residential Transition Zone
- Applicant proposes 57' unobstructed open space and 67' building setback, accommodating 118' setback to nearest Towne Lake building
- 100' buffer would consume over 25 percent of the site, as this property is not as deep as other properties in the study area
- Applicant has indicated that they have maximized the buffer area that they can provide while maintaining an economically viable project



# Case 1846-Z 4150 Beltway Drive PD Rezoning

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## MITIGATION OF DEVELOPMENT IMPACTS – TRAFFIC GENERATION AND CIRCULATION

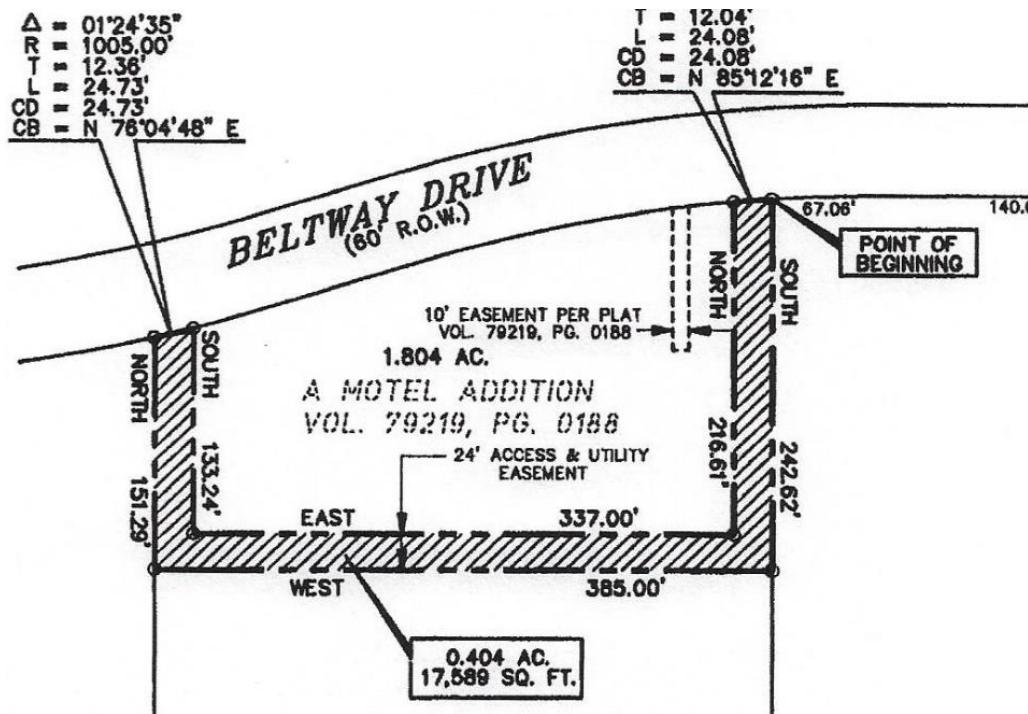
- TIA was not required for this proposal because the site access has not substantively changed and the traffic generated by this project would produce less traffic than the previous land use (hotel) and may be substantially eclipsed by other commercial use permitted by right on this site
- Units fronting on Beltway Drive to be addressed off of the rear access way
- Visitor parking increased by four spaces, with one space reserved for delivery traffic



# Case 1846-Z 4150 Beltway Drive PD Rezoning

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## MITIGATION OF DEVELOPMENT IMPACTS – SITE ENCUMBRANCES AND PUBLIC SERVICES



Private Access and Utility Easement

- Private easement agreement between this property and adjacent property owner
  - Terms for release provided in easement instrument
  - Town is not a party to it, no building permits issued prior to written notice of release
- Water and sewer capacity is sufficient to serve site and applicant has preliminary plans to serve the site
- Increased site landscape will result in reduced runoff
- No anticipated issues with Town service provision, ISD

# Case 1846-Z 4150 Beltway Drive PD Rezoning

ADDISON

## COMMUNITY OUTREACH – FEBRUARY 1<sup>ST</sup> NEIGHBORHOOD MEETING

- 40 residents attended the applicant's neighborhood meeting. Based on feedback received, the following plan refinements were made:
  - Elimination of 2 lots
  - Increase open space width and building setback by 17' at the western boundary
  - 4 additional visitor parking spaces
  - Restricted parking space for deliveries
  - Naming of access ways so no units are addressed off of Beltway
  - Increased use of masonry on building facades
  - Modification of fence materials
  - Identified proposed parkland and public street dedications





# Case 1846-Z 4150 Beltway Drive PD Rezoning

ADDISON

## PUBLIC NOTICE:

Notice of public hearing was provided to property owners within 200 feet of the subject property and DISD in accordance with Town and State law.

## NOTICE RECIPIENTS: 47.

**FOR: 1**

**AGAINST: 1**

**NEUTRAL: None.**

Due to written protest of VVI, Inc., which represents over 20 percent of the land area within 200 feet of the site, supermajority vote of the City Council (6 of 7) is required to approve this request.

**ADDITIONAL FEEDBACK RECEIVED:** Six letters of support, three letters of opposition, and one neutral letter sharing concerns about the Beltway frontage



# Case 1846-Z 4150 Beltway Drive PD Rezoning

A blue circular logo with the word "ADDISON" in white capital letters.

## RECOMMENDATION:

Staff recommends **approval of the request.**

The proposed conceptual plans, PD development standards, and identified approval conditions meet the intent of the Town's land use and development policies.

The applicant has thoughtfully balanced many challenging redevelopment considerations for this site. This proposal is a significant improvement over the current condition and sets a strong foundation for future redevelopment projects in this area.



# Case 1846-Z 4150 Beltway Drive PD Rezoning

ADDISON

## PROPOSED APPROVAL CONDITIONS:

- Provide confirmation of easement release prior to issuance of a building permit
- Keep the masonry screening wall in place until adjacent lots are built
- Developer to install all trails, park furnishing and public street improvements prior to Town acceptance
- Private street improvements shall comply with the Town's private street regulations
- Establish agreement for the future removal of temporary fencing and access gates
- Future development plans conform with conceptual plans and development standards



**AN ORDINANCE OF THE TOWN OF ADDISON, TEXAS, AMENDING THE COMPREHENSIVE ZONING ORDINANCE BY REZONING A 1.804 ACRE PROPERTY LOCATED AT 4150 BELTWAY DRIVE, FROM PLANNED DEVELOPMENT (PD) DISTRICT TO A NEW PLANNED DEVELOPMENT (PD) DISTRICT TO ALLOW A TOWNHOME DEVELOPMENT COMPRISED OF 31 TOWNHOME LOTS AND ASSOCIATED OPEN SPACE AND COMMON AREA LOTS; PROVIDING A PENALTY NOT TO EXCEED TWO THOUSAND AND NO/100 DOLLARS (\$2,000.00) FOR EACH OFFENSE AND A SEPARATE OFFENSE SHALL BE DEEMED COMMITTED EACH DAY DURING OR ON WHICH A VIOLATION OCCURS OR CONTINUES; PROVIDING FOR SAVINGS, NO SEVERABILITY AND AN EFFECTIVE DATE.**

**WHEREAS**, at its regular meeting held on February 15, 2022 the Planning & Zoning Commission considered and made recommendations on a request to rezone a 1.804 acre property located at 4150 Beltway Drive (the "Property"), to a new PD District to allow a townhome development comprised of 31 townhome lots and associated open space and common area lots (Case No.1846-Z); and

**WHEREAS**, this change of zoning is in accordance with the adopted Comprehensive Plan of the Town of Addison, as amended; and

**WHEREAS**, after due deliberations and consideration of the recommendation of the Planning and Zoning Commission, the information received at a public hearing, and other relevant information and materials, the City Council of the Town of Addison, Texas finds that this amendment promotes the general welfare and safety of this community.

**NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE TOWN OF ADDISON, TEXAS:**

**SECTION 1.** That the recitals and findings set forth above are hereby found to be true and correct and incorporated as if fully set forth herein.

**SECTION 2.** The Zoning Ordinance and official zoning map shall be amended so as to rezone a 1.804 acre property located at 4150 Beltway Drive, said Property being described in the legal description on **Exhibit A** attached hereto, from Planned Development (PD) District to a new Planned Development (PD) District to allow a townhome development comprised of 31 townhome lots and associated open space and common area lots, subject to the following conditions:

- A. Prior to issuance of a building permit, the developer shall provide the Town written notification that the 24' access and utility easement (as recorded in the Dallas County Real Property Records on February 1, 1993, Volume 93020, Page 3255) encumbering the eastern, southern, and western boundaries of the property has been fully released and abandoned.
- B. The existing masonry wall along Beltway Drive shall not be altered or removed until a building permit has been issued and construction is ready to commence for the townhome units adjacent to the wall.

- C. Installation and maintenance of public parkland landscape, trail, and site furnishings are the obligation of the developer until such time as the foregoing have been dedicated to the Town, and the Town has inspected and accepted the same.
- D. Installation and maintenance of private street improvements shall comply with all Town regulations (as amended) applicable to the construction of public streets and alleys.
- E. Installation of any required public street improvements are the obligation of the developer and shall be maintained by developer until such time as the foregoing have been dedicated to the Town, and the Town has inspected and accepted the same.
- F. Prior to issuance of a building permit for the construction of public improvements, Town and developer shall execute an agreement by separate instrument addressing the future removal of the temporary perimeter fencing and site access gates. This agreement shall be a condition precedent to the issuance of a building permit for the public improvements and shall, at a minimum, include the following developer obligations:
  - 1. The temporary fencing and access gates constructed in conformance with Exhibits “B” and “C” (defined in Section 3, below) may remain in place; provided, that the Town shall have the right to require the same be removed, in whole or in part, at developer’s sole cost any time upon written notice by Town providing a reasonable time for removal. Notwithstanding the foregoing, on or before the tenth (10<sup>th</sup>) anniversary of the date the initial final plat for this subdivision is filed in the Dallas County real property records, the temporary fencing and access gates shall be removed in their entirety at the sole cost of developer or the development’s Homeowner’s Association (HOA); provided, that upon written request delivered to the Town prior to the 10<sup>th</sup> anniversary above, the Town may, but shall not be obligated to, enter into a written agreement with developer and/or HOA (as applicable) for an alternative to removal.
  - 2. The proposed right-of-way dedications for public streets shall not be executed nor accepted by the Town until such time as the temporary access gates are removed. Developer and/or the development’s Homeowner’s Association (HOA) shall own and maintain all areas designated as a future public street until such areas have been dedicated and accepted by the Town.
  - 3. Private or public street connections may be extended to this development from adjacent properties upon removal of the temporary fencing and access gates. This may include extension of the private street currently depicted as “One Reserve Street” to the south, as well as new connections to the private street currently depicted as “Three Reserve Street”.
  - 4. Upon removal of the temporary fencing and access gates, future private development to the south may be permitted to maintain access from the private streets currently depicted as “One Reserve Street” and “Three Reserve Street”. If this condition is approved by the Town, the Town shall accept a conversion of these shared streets to public streets.

5. The Developer and/or HOA shall, prior to completion of construction, post signage interior to the site notifying future residents of the temporary nature of the perimeter fencing and access gates.
6. Developer shall agree to execute such recordable instruments as the Town may reasonably require to preserve the future public streets and rights of access contemplated by this Section 2(F).
7. The terms of the agreement shall also be included within the governing documents of the subdivision Homeowner's Association, and said governing documents shall not contain any provisions in conflict with the agreement or other provision of this ordinance.

**SECTION 3.** The Property shall be developed in accordance with the Permitted Uses and Development Standards contained in **Exhibit B** and shall substantially conform with the conceptual site plan, landscape plan, building elevations, and floor plan which are attached hereto as **Exhibit C** and made a part hereof for all purposes.

**SECTION 4.** Any person, firm, or corporation violating any of the provisions or terms of this ordinance shall be subject to the same penalty as provided for in the Comprehensive Zoning Ordinance of the city, as heretofore amended, and upon conviction shall be punished by a fine set in accordance with Chapter 1, Section 1-7 of the Code of Ordinances for the Town of Addison.

**SECTION 5.** The provisions of this Ordinance are severable, and should any section, subsection, paragraph, sentence, phrase or word of this Ordinance, or application thereof to any person, firm, corporation or other business entity or any circumstance, be adjudged or held to be unconstitutional, illegal or invalid, the same shall not affect the validity of the remaining or other parts or portions of this Ordinance, and the City Council hereby declares that it would have passed such remaining parts or portions of this Ordinance despite such unconstitutionality, illegality, or invalidity, which remaining portions shall remain in full force and effect.

**SECTION 6.** All ordinances of the City in conflict with the provisions of this ordinance be, and the same are hereby repealed and all other ordinances of the City not in conflict with the provisions of this ordinance shall remain in full force and effect.

**SECTION 7.** This Ordinance shall become effective from and after its passage and approval and after publication as may be required by law or by the City Charter or ordinance.

**PASSED AND APPROVED** by the City Council of the Town of Addison, Texas, on this the 8<sup>TH</sup> day of MARCH 2022.

**TOWN OF ADDISON, TEXAS**

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Joe Chow, Mayor

**ATTEST:**

**APPROVED AS TO FORM:**

---

Irma Parker, City Secretary

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Whitt Wyatt, City Attorney



**EXHIBIT A**  
**LEGAL DESCRIPTION OF THE PROPERTY**

BEING Tract 1 of A-Motel, an Addition to the Town of Addison, according to the plat thereof recorded in Volume 79219, Page 181, Deed Records, Dallas County, Texas, same being that tract of land conveyed to Dillon Investments, LLC, a Texas limited liability company, by deed recorded in Instrument No. 201300008151, Official Public Records, Dallas County, Texas, and being described by metes and bounds:

BEGINNING at a "X" cut in concrete found for corner, said corner being in the South right-of-Way line of Beltway Drive (a 60 foot Right-of-Way), same being a Northwest corner of Lot 1, Block 1, of Midway Square Addition, an addition to the City of Addison, Dallas County, Texas, according to the plat thereof recorded in Volume 93252, Page 3095, Plat Records, Dallas County, Texas, from which a "X" found in concrete for reference bears North 66 degrees 10 minutes 278 seconds West, a distance of 0.35 feet;

THENCE South, along a West line of said Lot 1, a distance of 242.62 feet to a "X" cut in concrete found for corner;

THENCE West, along a North line of said Lot 1, passing at a distance of 338.75 feet to a 1/2 inch iron rod found for reference at a Northeast corner of Towne Lake, an addition to the City of Addison, Dallas County, Texas, according to the plat thereof recorded in Volume 97003, Page 1033, Plat Records, Dallas County, Texas, and continuing a total distance of 385.00 feet to an "X" cut set in concrete found for corner;

THENCE North, along an East line of said Towne Lake, a distance of 151.29 feet to an "X" cut in concrete set for corner, said corner being in the South Right-of-Way line of said Beltway Drive, being the beginning of a non-tangent curve turning to the left, with a radius of 1005.00 feet, a delta angle of 04 degrees 17 minutes 07 seconds, a chord bearing of North 74 degrees 38 minutes 33 seconds East, and a chord length of 75.15 feet;

THENCE along said curve to the left, along the South Right-of-Way line of said Beltway Drive, an arc length of 75.17 feet to a 5/8 iron rod found for corner;

THENCE North 72 degrees 30 minutes 00 seconds East, along the South Right-of-Way line of said Beltway Drive, a distance of 100.00 feet to a 5/8 inch iron rod found for corner, same being the beginning of a tangent curve turning to the right, with a radius of 945.00 feet, a delta angle of 13 degrees 26 minutes 04 seconds, a chord bearing of North 79 degrees 13 minutes 00 seconds East, and a chord length of 221.07 feet;

THENCE along said curve to the right, along the South Right-of-Way line of said Beltway Drive, an arc length of 221.58 feet to the POINT OF BEGINNING and containing 78,564 square feet or 1.80 acres of land.

[illegible]

## **EXHIBIT B**

### **PERMITTED USES AND DEVELOPMENT STANDARDS**

1. Permitted Uses:
  - A. Single-Family Residence Detached.
  - B. Townhome.
  - C. Accessory uses encompassing community, social, and recreation facilities customary to single-family residential development, and home occupations that do not employ persons outside the residence and that do not alter the physical structure or generate additional parking demand.
2. Maximum Number of Dwelling Units: 31 dwelling units.
3. Minimum Lot Area: None.
4. Minimum Lot Width: 20 feet.
5. Minimum Lot Depth: None.
6. Minimum Building Setbacks:
  - A. Front Yard:
    - A. Lots fronting Beltway Drive: 5 feet.
    - B. Lots facing public open space: 10 feet / 65 feet from western subdivision boundary.
    - C. All other lots: None.
  - B. Side Yard:
    - A. Lots fronting Beltway Drive: 5 feet.
    - B. All other lots: None.
  - C. Rear Yard: None.
7. Permitted Setback Encroachments:
  - A. Overhangs and balconies: 5 feet.
  - B. Patios and courtyards: Full setback.
8. Maximum Building Height: 3 stories / 45 feet from grade to peak.
9. Maximum Lot Coverage: 100 percent.
10. Minimum Floor Area Per Dwelling Unit: 1,400 square feet.
11. Minimum Parking Requirements: 2 enclosed spaces per dwelling unit and 0.5 surface parking spaces per dwelling unit.

## **EXHIBIT B**

12. Required Open Space:

- A. Minimum Public Open Space: As depicted in Exhibit C.
- B. All public and private open space shall be landscaped and irrigated.

13. Required Site Landscape:

- A. Minimum Landscape Area: 20 percent of the gross site area.
- B. Minimum Tree Plantings: One canopy (4 inch caliper minimum) or ornamental tree per dwelling unit, and 0.5 canopy or ornamental trees per surface parking space. No less than 9 canopy trees to be planted. Tree planting may be achieved in public open space, private open space or common areas, and/or private yards.
- C. Required Site Landscape: Excluding mews streets, parking, sidewalks, and other required hardscape, common areas are to be landscaped and irrigated. Residential ground floor frontages shall be required to landscape the entire area between the edge of sidewalk and the primary building facade, excluding access to sidewalks, stairs, stoops, porches and patios. This area must be irrigated, and may be landscaped with ground cover, low shrubs, and ornamental trees.

14. Street and Pedestrian Lighting: Each street and pedestrian way shall have street lamps and pedestrian lighting located to support safe pedestrian and vehicle movement. The exact location shall be provided in accordance with a lighting plan approved at the time of development plan approval.

15. Mechanical Equipment Placement and Screening: Mechanical equipment shall be mounted on the roof and be screened from view from all rights-of-way and located to minimize noise intrusion off each lot. Screening must be architecturally compatible with the building design.

16. Fencing:

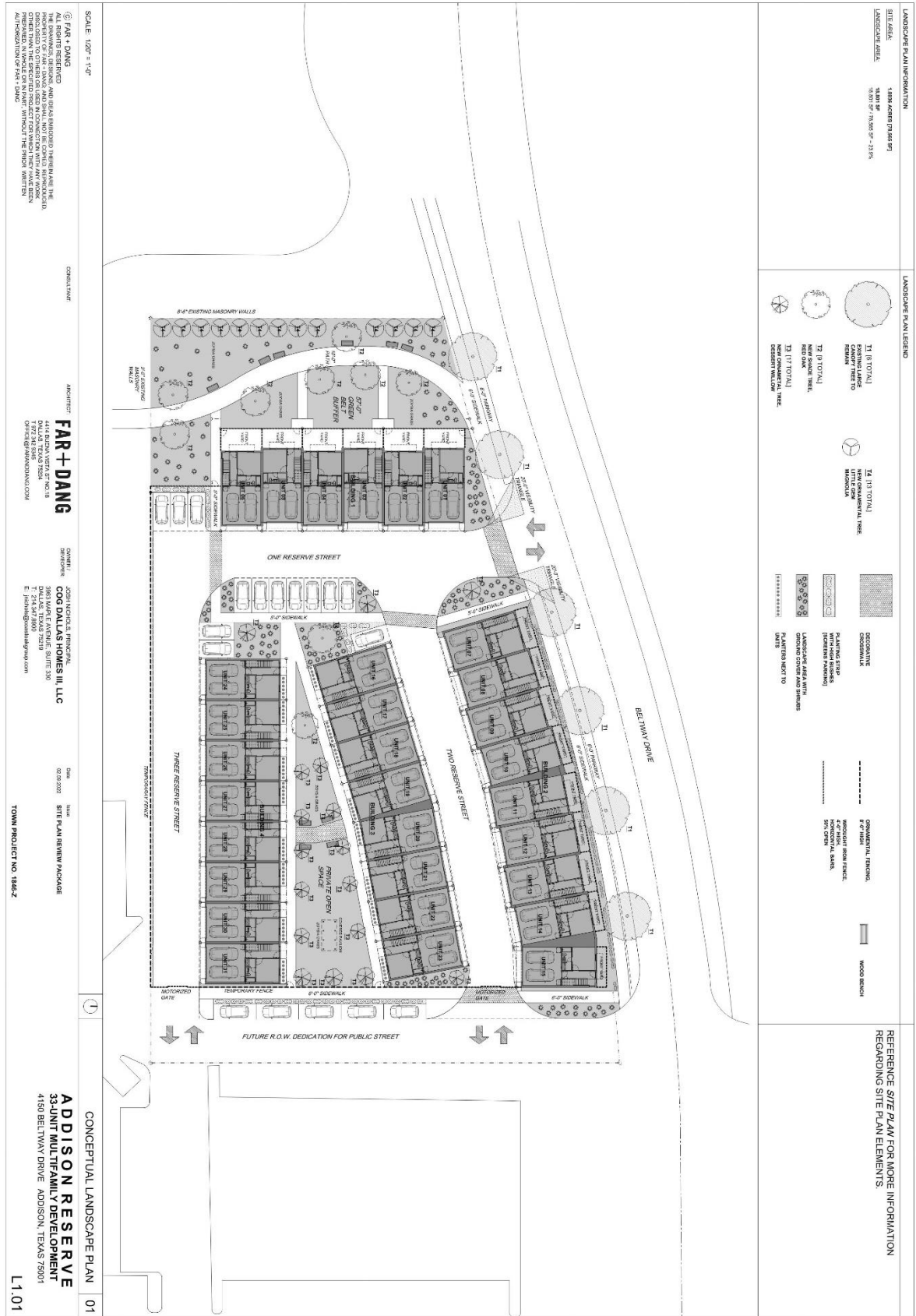
- A. Temporary Perimeter Fence and Access Gates: Final perimeter fence layout, access gate configuration, and fence specifications shall be provided with the development plan application. Fence height and materials should substantially comply with the conceptual site plan. Alternative designs may be considered as part of the development plan review process.
- B. Private Yard Fencing: Private yard fencing shall substantially comply with the conceptual site plan. Fencing shall not exceed four feet in height and shall be no more than 50 percent opaque, and shall be constructed of ornamental iron materials.



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**EXHIBIT C**



## EXHIBIT C



## EXHIBIT C





**EXHIBIT C**

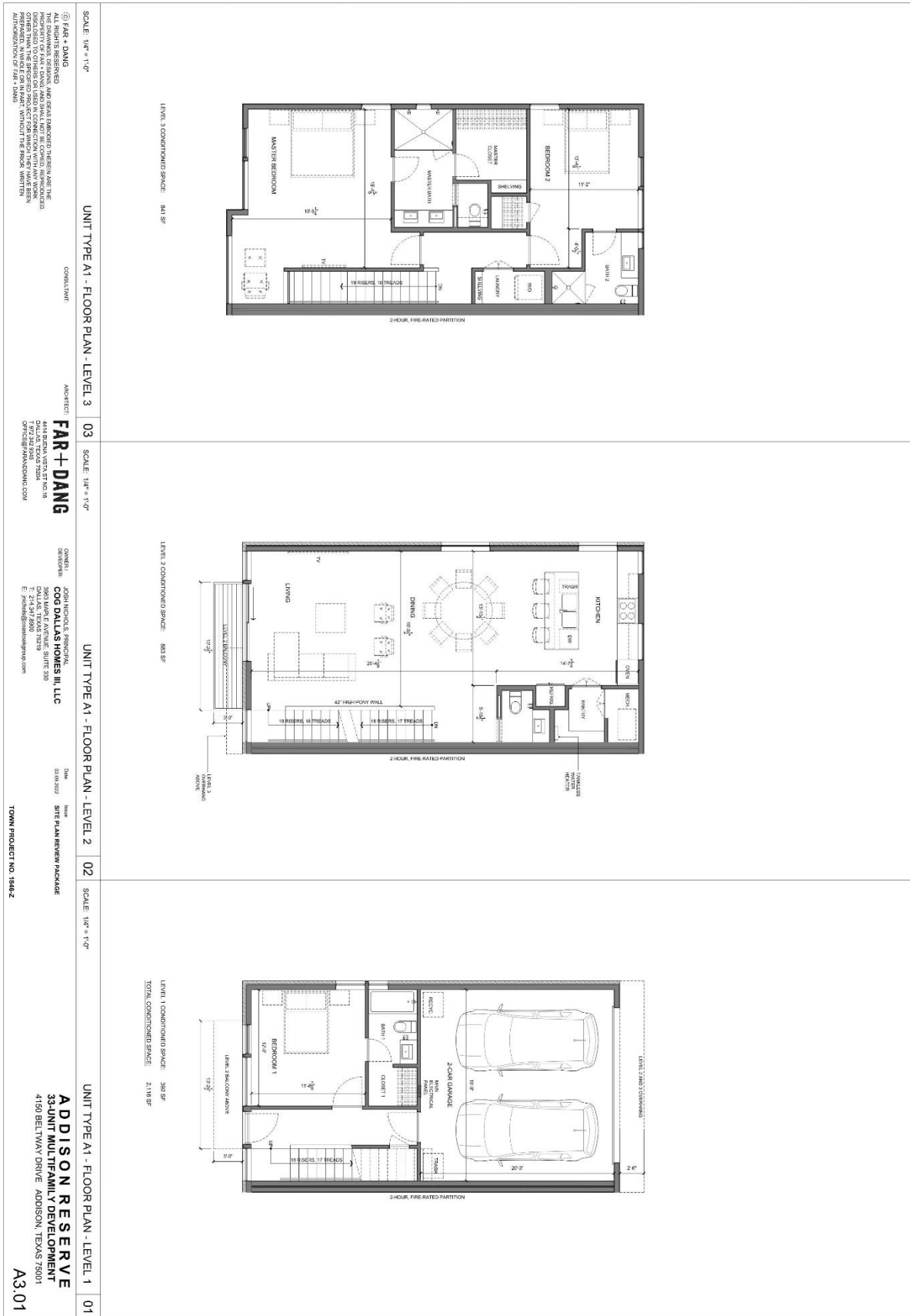


## EXHIBIT C





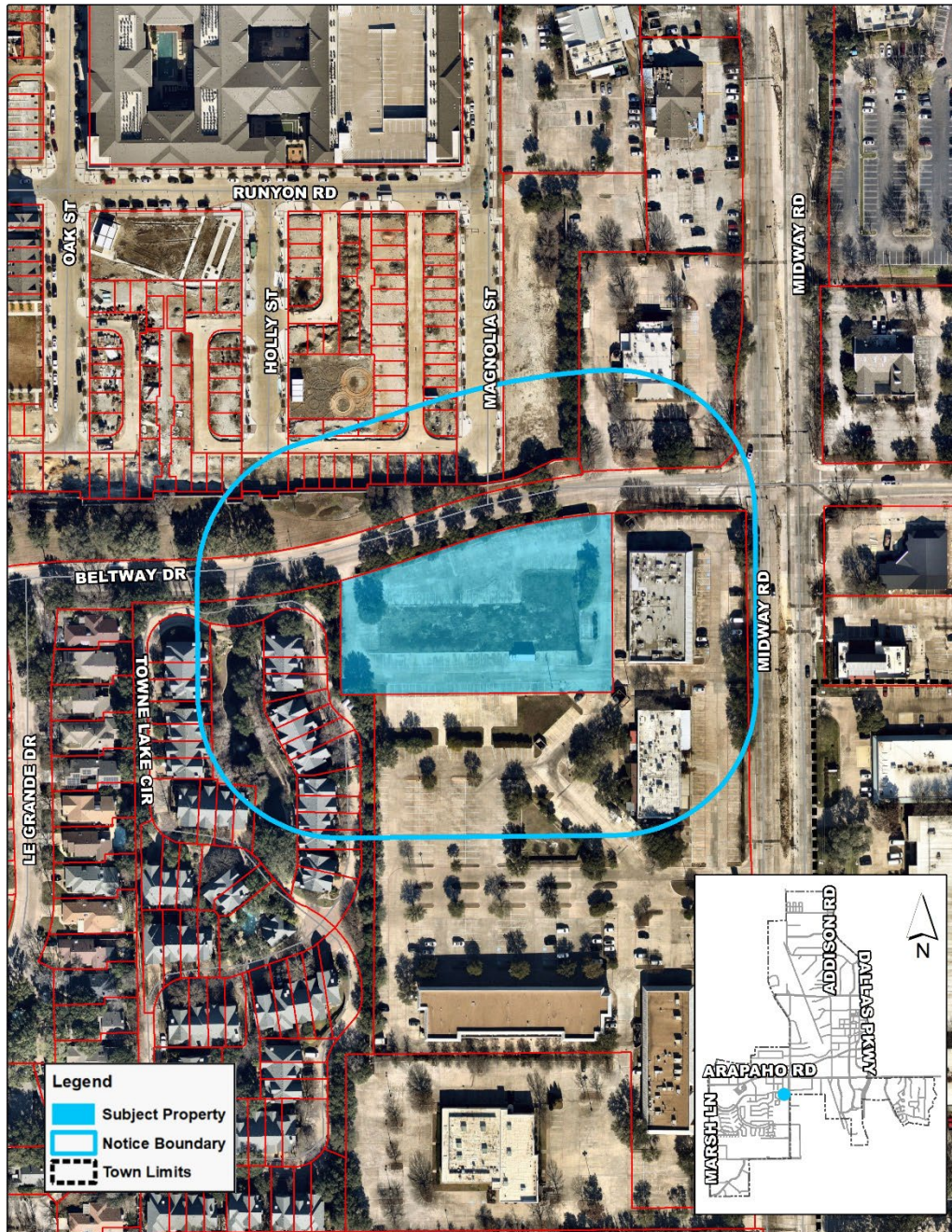
# EXHIBIT C



# 1846-Z

**PUBLIC HEARING** Case 1846-Z/4150 Beltway Drive (Addison Reserve Townhomes). Hold a Public Hearing, Present, Discuss, and Consider Action on a Recommendation regarding an Ordinance Changing the Zoning for a 1.804-Acre Property Located at 4150 Beltway Drive, from Planned Development (PD) through Ordinance 083-039, to a new Planned Development (PD) District to Allow a Townhome Development Comprised of 33 Townhome Lots and Associated Open Space and Common Area Lots.

## LOCATION MAP





February 11, 2021

## STAFF REPORT

RE: 1846-Z/4150 Beltway Drive (Addison Reserve Townhomes)

LOCATION: 4150 Beltway Drive, on the south side of Beltway Drive, approximately 180 feet west of Midway Road.

REQUEST: Approval to rezone the property from Planned Development (PD), through Ordinance No. 083-039 to a new Planned Development District (PD) for a townhome development.

APPLICANT: Josh Nichols, Cobalt Homes

## DISCUSSION:

Background: This rezoning request is for the former Super 8 Motel site, a 1.8036-acre property located at 4150 Beltway Drive. In 1979, this property was initially rezoned to the Planned Development (PD) District through Ordinance No. 477. Following the construction of a two-story motel on the subject property, additional zoning action was taken in 1983, through the adoption of PD Ordinance No. 083-039, which allowed an additional motel building to be constructed to the south of the subject property. This second phase was never constructed, while the first phase remained operational until it was damaged by fire and demolished in 2018. Since that time, this property has remained vacant, while presenting periodic code enforcement issues resulting from illegal dumping and parking of commercial vehicles.

The applicant, Josh Nichols representing Cobalt Homes, is a Dallas-based builder that specializes in modern townhome developments. Cobalt Homes has constructed numerous townhome communities in the East Dallas and North Oak Cliff areas and believes that their approach to community building would be compatible with the Addison neighborhoods and commercial centers that surround this site.

The proposed townhome community consists of 31 three-story, rear-entry townhome units that would be fee-simple ownership, situating each dwelling unit within its own individually platted lot. In addition to these townhome lots, the proposed development includes a dedication of public park land and construction of a public trail at the western edge of the site, and dedication of public right-of-way at the eastern edge of the site for a new public street. Within the site, common area lots would be established to account for additional open space, visitor parking areas, and required mews streets.

Rezoning from the Planned Development (PD) District to a new PD District has been requested to facilitate this development.



Proposed Concept Plan: The proposed plan initially included 33 townhome lots; however, Cobalt Homes elected to eliminate two townhome lots in order to address feedback provided by the community and Town staff. This revised layout includes 31 townhome lots, with all dwelling units fronting on either a public street or open space.

Vehicle access to the proposed development is provided through public vehicle connections to Beltway Drive. This is achieved through the dedication and construction of a new north/south oriented public street at the eastern edge of the site, and a new north/south mews street connection on the west side of the site. Two east/west mews street connections are provided at the northern and southern limits of the project to allow for appropriate site access and circulation. All townhome units – to include the nine units facing Beltway Drive – will have garage access from and will be addressed off of these new interior mews streets, and parking and deliveries will not be permitted to occur on Beltway Drive.

Pedestrian access to the proposed development is provided through new six-foot sidewalks planned along Beltway Drive and the proposed public street at the eastern edge of the site. Additionally, a new 10 foot public trail extending south from Beltway Drive will be provided within a proposed 57-foot wide public park (9,350 square feet in area) that will initiate a new trail corridor for the Town and also provide a substantial buffer for the adjacent neighborhood to the east (Towne Lake). Five-foot sidewalks are provided throughout the interior of the site to connect living areas to these perimeter pedestrian connections and a planned private open space in the interior of the site.

All units are proposed as three-story buildings (42 feet in height) with the primary entry facing a public street or public or private open space. All units will include a two car garage and a three bedroom floor plan. The units fronting Beltway Drive and the trail will have an enclosed patio area to provide separation between the public and private space and all units will include a second floor balcony at the front facade. Additionally, the plan proposes to remove the existing masonry screening wall along Beltway Drive and preserve the majority of the existing mature trees along the streetscape. On-street, guest parking is achieved along the mews and public streets through the provision of 18 parking spaces, one of which is restricted during daytime and evening hours to accommodate delivery vehicles.

Fencing is proposed at the southern and eastern boundaries of the site that is anticipated to be temporary. As adjacent properties redevelop, the applicant has agreed to allow for the removal of the fencing if those adjacent land uses are compatible with this development. The driveway access on the west side along Beltway Drive will not be restricted with fencing. The mews streets that connect to the future public street to the east include motorized gates where it connects to the new public street. The gates will open automatically from the interior of the site to allow traffic to exit the site.

Building Facades: The plan depicts four buildings that will be comprised of the 31 individual townhome units. The primary façade material is brick, which encompasses the majority of the front and side facades. Board and batten hardie siding is introduced on the third floor of the front and side facades, and at the second and third floors of the rear facade. The buildings fronting Beltway Drive and the residential transition zone will provide transitions to break up the wall plane and to add visual interest to the buildings that engage the public realm. Each unit will feature a balcony with steel railing on the second floor that will project over the primary entrance to create a covered entryway. In consideration of the suburban context of the surrounding residential

neighborhoods, the buildings will incorporate pitched roofs with gable walls to provide a distinction between units and add a traditional touch to a modern architectural design.

Parking: As shown on the proposed conceptual floor plan, each unit will have two enclosed garage parking spaces. The plan also depicts 13 visitor parking spaces within the development that will be accessible from the internal mews streets, and an additional five on-street parking spaces will be constructed along the new public street. With 18 visitor parking spaces, the applicant has provided four additional parking spaces while providing for two fewer units, when compared to their initial submittal.

Landscaping/Open Space and Trails: Proposed landscaping will primarily be accommodated within the residential transition zone, the 3,817 square foot private open space between buildings 2 and 3, and the smaller landscape areas adjacent to the buildings and parking areas. With the exception of the residential transition zone, these areas are anticipated to be owned and maintained by the homeowner's association that will be established for this development.

With this proposed open space and landscape area, approximately 24 percent of the overall site will be comprised of landscape area. These areas will be landscaped with necessary parking screening and tree plantings. While this open space is intended to be passive, it will be accessible by the residents, and it will provide enhanced walkable connections within the neighborhood.

The Town's Trails Masterplan envisions a shared-use trail along the western boundary of this property that will ultimately connect south to the Redding Trail. This plan depicts the construction of a ten-foot wide trail within a 57-foot wide/9,350 square foot greenbelt that will be dedicated to the Town as public parkland. The units adjacent to the trail will be oriented towards the trail area to create an inviting environment for walking and biking.

Streetscapes: The Master Transportation Plan (MTP) provides direction on streetscape standards for various street types throughout the community. As properties develop or redevelop, these standards are applied to support the buildout and maintenance of the Town's street and pedestrian network. For Beltway Drive, the MTP requires a six-foot minimum parkway buffer from the street edge and a six-foot sidewalk.

The applicant is complying with this design standard along Beltway Drive and will preserve six existing trees within the proposed parkway. One existing tree along Beltway Drive would be removed to construct a new mews street access, which is required to support the location of the desired ten-foot wide shared use trail. Any existing tree that is removed would be required to be mitigated, including any existing trees within the site. The existing masonry wall that fronts Beltway Drive would be removed, and the required six-foot sidewalk would be constructed at that location.

On the east side of the townhomes, right-of-way will be dedicated for the construction of a public street. This street connection will include a six-foot sidewalk that will extend south from Beltway Drive along the entire new street frontage.

Compliance with Town Land Use and Development Policies: In considering rezoning requests, it is important for Town leadership to utilize the Town's long range planning documents to evaluate compliance with Town land use and development policies. Most notably for this request, this includes consideration of the Town's Comprehensive Plan and the Sam's Club Special Area Study, an ongoing study of the redevelopment potential of this property and the surrounding area. Key considerations include:



### 2013 Comprehensive Plan

The 2013 Comprehensive Plan noted that the Super 8 Motel was struggling to compete with hotels in the Belt Line and Tollway corridors. The comprehensive plan suggests that due to its adjacency to other townhome uses, townhomes were an appropriate redevelopment option for this site. The comprehensive plan also addressed the potential redevelopment of the adjacent commercial center that abuts this site to the south and east. In addressing these properties collectively, the comprehensive plan noted that a larger redevelopment project inclusive of town homes and a mix of uses would be an appropriate redevelopment outcome for this site and the surrounding area.

### Sam's Club Study - Ongoing

This property is located within the ongoing Sam's Club Special Area Study area. The purpose of this study is to provide guidance for the redevelopment and reuse of properties within the Midway Road corridor, between Belt Line Road and Hornet Road. This plan is intended to establish general policies for land use, street and pedestrian connectivity, parks, open space, and trail connectivity, and neighborhood transition areas. If adopted, these policies will be used to guide future land use and development activity. Staff is working closely with the Advisory Committee to finalize the committee's recommendations.

While the committee's recommendations remain in draft form, several key components of those draft recommendations apply to this request. These include:

- Allow building heights and uses that respect existing neighborhoods and recognize market potential.
- Where housing is considered, small lot single family homes, townhomes, duplexes, and cottages should be prioritized.
- A 100' residential transition zone is envisioned at the western edge of the study area in order to provide a trail corridor and open space, and to support compatible transitions to adjacent neighborhoods.
- Trail-oriented development should be achieved by orienting building frontages towards the residential transition zone.
- Building scale and design should be compatible with existing adjacent neighborhoods.

Development Impacts: In the review of this rezoning request, assessment of anticipated impacts of the development should be carefully considered. These considerations include:

### Residential Compatibility

With the current draft recommendations of the Sam's Club Special Area Study, the Advisory Committee envisioned a 100-foot buffer at the western edge of the study area to buffer existing neighborhoods from new development and to provide new trail and open space amenities. In discussing this consideration, the committee has acknowledged that for some properties in the study area, this may be difficult to achieve due to the size of the property and the nature of existing improvements. With this property only being 380 feet in width, a 100-foot buffer comprises a much larger portion of the lot than what would be presented by the larger properties in the study area, which generally have a depth of 525 to 875 feet.

Requiring a 100-foot buffer for this project would severely limit its economic viability and would result in over 150 feet in separation between the townhomes in Towne Lake and this

townhome development. As proposed, the 57 foot wide open space and 67-foot wide building setback provides a trail corridor that is equivalent in width to the northernmost portions of the Katy Trail, while providing 118 feet of building separation between this development and Towne Lake. Included within this setback area is Town Lake's existing masonry screening wall, trees, and street, as well as proposed trees to be planted with this development.

#### Traffic Generation and Circulation

The applicant was not required to provide a traffic impact analysis (TIA) as the proposed development does not meet the applicable criteria that would warrant a TIA. While a TIA was not required, Staff believes it is important to note the pre-existing conditions of the site in comparison to proposed improvements as it relates to traffic.

As previously mentioned, the site was formerly occupied by the Super 8 Motel, which based on recent aerial imagery, appeared to accommodate 88 rooms. The proposed development is proposing 31 residential dwelling units, which according to the Institute of Traffic Engineers (ITE) Trip Generation Manual, would generate slightly less traffic than a similarly situated motel building, and substantially less traffic than a well-developed retail, restaurant, or office development on that site.

While Beltway Drive will serve as the primary frontage, all units will be addressed and accessed from the internal mews streets that would be constructed behind the units that front onto Beltway Drive. To prevent parking and deliveries on Beltway Drive, the applicant has increased visitor parking, provided a dedicated space for delivery vehicles, and will work with the future HOA to set expectations for parking in the development.

#### Utility and Drainage Analysis

The existing utility network has sufficient capacity to serve this development and it will not be negatively impacted by this project. At this feasibility stage, the applicant has demonstrated the capacity to connect to the Town's utility network and to mitigate the impacts of any surface runoff generated by this site. With the additional open spaces provided, less stormwater runoff will be generated post development. If this request is approved, the applicant will need to obtain approval of detailed civil site design plans.

#### Existing Site Encumbrances

The subject property is currently encumbered by an existing private access and utility easement that was established when the hotel was sold in 1993 by the landowner to the south. This private easement provides public access from the adjacent property to the south through and along the eastern, western, and southern property boundaries of the former Super 8 site. The language of the easement allows it to be released upon subdivision of the Super 8 site and granting of a new easement to the property to the south. The Town is not party to that easement but should require the applicant to provide written evidence of release of that easement prior to approving a building permit application for the Super 8 Motel property.

#### Public Services Capacity

This site is served by Dallas Independent School District (DISD) and given the size and anticipated demographics of the project, DISD is unlikely to have issues serving this property. With this project being situated at the edge of the Town's largest single-family residential area, staff anticipates sufficient capacity for public safety and parks and recreation services for this proposed 31 townhome community.

Community Input: On February 1, 2022, the applicant hosted a neighborhood meeting at the Addison Treehouse to present their plans and to receive feedback from nearby residents. Approximately 40 residents attended the meeting and shared concerns related to homeownership and rental restrictions, visitor parking, traffic, width and landscape design for the residential transition zone, parking and deliveries occurring on Beltway Drive, building design, construction work hours, and anticipated project timelines. Additionally, since that meeting, one letter of feedback (see attached) was shared by a resident of an adjacent neighborhood. This resident indicated that they were not opposed to the project; however, they wanted to share concerns they had for design of the Beltway Drive frontage.

Since the neighborhood meeting, the applicant has made the following changes to their plans to respond to resident and staff feedback:

- Reduced the number of townhome lots from 33 to 31.
- Increased the unobstructed residential transition zone width from 40 feet to 57 feet.
- Increased the residential transition zone building setback from 50 feet to 67 feet.
- Increased visitor parking from 14 to 18 spaces.
- Established a parking space that will be restricted to prioritize use for delivery purposes throughout the day and early evening.
- Indicated the intention to name all of the mews streets so that no buildings are addressed off of Beltway Drive.
- Increased the use of masonry materials on the front and side building facades.
- Replaced proposed cedar perimeter fencing with ornamental fencing materials.
- Identified proposed dedication of parkland and public street right-of-way to the Town.
- Eliminated the fence enclosure of the proposed sidewalk at the eastern edge of the site.

Updates Following the Planning and Zoning Commission Public Hearing: Since the February Planning and Zoning Commission Meeting, the applicant has made several modifications to best address the needs of the Town and this project. These include:

1. Expansion of a portion of the 6 foot sidewalk on Beltway Drive to 10 feet to better facilitate connectivity between the trail constructed with this development and the future Beltway Trail that is planned for the north side of Beltway. This eliminates the need for one of the approval conditions acted on by the Planning and Zoning Commission.
2. Ordinance language addressing a framework for the development of an agreement between the Town and the developer and/or a future HOA providing terms for the future removal of temporary fencing and access gates. These terms include:
  - a. Granting authority for the Town to request removal of those temporary features at any time or at the conclusion of 10 years following the filing of a final plat for the subdivision. The purpose of this provision is to support better pedestrian connectivity and more efficient use of infrastructure as redevelopment occurs in the surrounding area.
  - b. Timing the dedication of the proposed public street at the eastern edge of the project to a point in time at which the temporary access gates are removed. This future public street is required to meet Town construction standards for public streets and would be maintained by the development until the Town accepted dedication of the infrastructure.

- c. Where approved by the Town, street connections could be made, and additional compatible private development could take access from these streets in the future. If these streets became shared infrastructure, the Town would accept a conversion of these shared streets to public streets. In this scenario, the design of these streets are not intended or designed to serve as collectors that are to convey a substantial amount of site traffic from the Sam's Club area. Rather, it would provide complimentary access to compatible future uses.

In addition to these plan improvements, seven letters of support for this project were provided by Towne Lake residents, and five letters of opposition were provided by affiliated business and residential property owners in the immediate area.

### RECOMMENDATION: **APPROVAL WITH CONDITIONS**

The consideration of redevelopment and reuse is one of the most challenging issues for communities and developers to address. It presents an opportunity to correct issues of the past through new development, while thoughtfully addressing potential impacts on surrounding neighborhood and commercial corridors.

Given its location and underutilization, the Super 8 Motel site has long been poised to initiate reinvestment in Addison's south Midway corridor. With this applicant's proposed plan and thoughtful approach to engaging the community, the Town has arrived at a development concept for this site that is compatible with the surrounding area and that provides desired social amenities in the form of new public open space and trail connections. This plan achieves an economically viable project that accommodates new and unique housing options that support the direction of the Addison Housing Policy to "increase the proportion of fee-simple ownership in Addison's housing mix".

This proposed rezoning request meets the intent of both the Town's Comprehensive Plan and the draft recommendations of the Sam's Club Special Area Study.

Staff recommends approval of the request subject to the following conditions:

- 10-foot wide shared use trail to extend east along the Beltway Drive frontage and terminating with a bi-directional ramp at the western edge of One Reserve Street. (*This condition is no longer required per noted project updates above*)
- The masonry wall along Beltway Drive shall not be removed until construction is ready to commence on the townhome units adjacent to the wall.
- Prior to issuance of a building permit, the applicant/owner shall provide the City written notification that the 24' access and utility easement (as recorded in the Dallas County Real Property Records on February 1, 1993, Volume 93020, Page 3255) encumbering the eastern, southern, and western boundaries of the property has been fully released and abandoned.
- Installation of public parkland landscape, trail, and site furnishings are the obligation of the developer and shall be maintained by the Town upon inspection and acceptance.
- Installation of any required public street improvements are the obligation of the developer and shall be maintained by the Town upon inspection and acceptance.

- An agreement shall be established between the Town and Developer addressing the potential future removal of the proposed temporary perimeter fencing.
- Future site development plans and proposed parkland and street right-of-way dedications shall conform to the attached conceptual site, landscape, façade, and floor plans.
- Proposed Development Standards: The following development standards would apply to all lots and buildings within the proposed PD district:

Permitted Uses: Townhome and Single-Family Detached

Accessory uses include community, social, and recreation facilities customary to residential development, and home occupations that do not employ persons outside the residence and that do not alter the physical structure.

Maximum Units: 31 dwelling units

Minimum Setbacks:

Front Yard:

Lots fronting Beltway Drive = 5 feet

Lots facing public park = 10 feet / 65 feet from western subdivision boundary

All other lots = 0 feet

Side Yard:

None; Lots with side yard at Beltway Drive = 5 feet

Rear Yard:

None

Maximum Building Height:

3 stories/ 45 feet from grade to peak

Minimum Lot Area:

None

Minimum Lot Width:

20 feet

Minimum Lot Depth:

None



<u>Minimum Area per Residential Dwelling Unit:</u>	1,400 square feet
<u>Maximum Lot Coverage:</u>	none
<u>Off Street Parking:</u>	2 enclosed spaces per dwelling unit
<u>Visitor Parking:</u>	0.5 spaces per dwelling unit
<u>Fencing:</u>	Perimeter Fencing and Private Yard Fencing = height and materials as depicted in conceptual plans. Alternative designs may be considered as part of development plan review.
<u>Balcony and Patio Railings:</u>	Must be constructed of wrought iron, steel, or glass
<u>Mechanical Equipment:</u>	Mounted on the roof and screened from view of the public ROW and neighboring properties
<u>Permitted Setback Encroachments:</u>	overhangs and balconies = 5 feet Patios = full setback
<u>Minimum Landscape Area:</u>	20 percent of total lot area
<u>Required Site Landscape:</u>	one canopy or ornamental tree per dwelling unit, and 0.5 canopy or ornamental trees per surface parking space. No less than 9 canopy trees.  Excluding mews streets, parking, sidewalks, patios, porches, stoops, and other required hardscape, private and common areas are to be landscaped and irrigated  Final landscape design to be approved with development plan



## Case 1846-Z/Vitruvian Townhomes

February 15, 2022

### COMMISSION FINDINGS:

The Addison Planning and Zoning Commission, meeting in regular session on February 15, 2022, voted to recommend approval of an Ordinance changing the zoning for a 1.804-acre property located at 4150 Beltway Drive, from Planned Development (PD) through Ordinance 083-039, to a new Planned Development (PD) District to allow a townhome development comprised of 31 townhome lots and associated open space and common area lots, subject to the following conditions:

- 10-foot wide shared use trail to extend east along the Beltway Drive frontage and terminating with a bi-directional ramp at the western edge of One Reserve Street.
- The masonry wall along Beltway Drive shall not be removed until construction is ready to commence on the townhome units adjacent to the wall.
- Prior to issuance of a building permit, the applicant/owner shall provide the City written notification that the 24' access and utility easement (as recorded in the Dallas County Real Property Records on February 1, 1993, Volume 93020, Page 3255) encumbering the eastern, southern, and western boundaries of the property has been fully released and abandoned.
- Installation of public parkland landscape, trail, and site furnishings are the obligation of the developer and shall be maintained by the Town upon inspection and acceptance.
- Installation of any required public street improvements are the obligation of the developer and shall be maintained by the Town upon inspection and acceptance.
- An agreement shall be established between the Town and Developer addressing the potential future removal of the proposed temporary perimeter fencing.
- Future site development plans and proposed parkland and street right-of-way dedications shall conform to the attached conceptual site, landscape, façade, floor plans, and development standards.

Voting Aye: Branson, Craig, DeFrancisco, Fansler, Meleky, Souers

Voting Nay: Catalani

Absent: none

### SPEAKERS AT THE PUBLIC HEARING:

For: none  
On: Lynn Jarcho, 4155 Towne Lake Circle  
Ann B. Sudduth, 3919 Winter Park Lane  
Marvin Perez, 14899 Towne Lake Circle  
Against: Steve Griggs (Attorney on behalf of VVI, Inc.), 6440 N Central Expressway, Suite 515,  
Dallas, TX 75206

POSITION OF THOSE PRESENT BUT NOT SPEAKING AT THE PUBLIC HEARING:

For: none  
On: none  
Against: Alex McCutchin (on behalf of VVI, Inc.), 14833 Midway Rd #200



March 2, 2022

Via email

Mr. Ken Schmidt  
Town of Addison  
16801 Westgrove Drive  
Addison, TX 75001

Re: Case number 1846-Z / 4150 Beltway Drive (Addison Reserve Townhomes)

Dear Mr. Schmidt:

Cobalt Homes is very excited to continue our work with the Town of Addison on the Addison Reserve Townhomes. This project is going to be a wonderful development that we expect both Cobalt Homes, the Town and its residents will be proud of for years to come. Cobalt Homes ([www.cobaltdfw.com](http://www.cobaltdfw.com)) is a local Dallas based builder that specializes in high quality for-sale townhomes. We focus on small to mid-size developments where we can design homes and communities specifically for the site in question to complement the neighborhood and surrounding area.

We began this process with the Town of Addison in late 2020 and had our first Development Review Committee meeting with Town Staff on December 22, 2020. We revised our plans a number of times based on staff feedback, attended the public Sam's Club presentation, solicited feedback from staff and were able to make a formal application for zoning in December of 2021. Throughout this process the Town has been great to work with and clear and responsive when questions arose.

Prior to the Planning and Zoning hearing, Staff assisted in setting up a meeting with interested members of the community to allow us to present our plans and solicit feedback from the community. This meeting on February 1<sup>st</sup> was well attended, reinforced to us that we were on the right path with the desires of the community (fee simple, for-sale, owner occupied housing) and highlighted what additional items were important to the community. Based on this meeting and subsequent feedback from Town staff, we elected to reduce the number of homes, increase guest parking, and increase the size of the public park and trail on the western boundary among other items. Our plan was presented to Planning and Zoning on February 15<sup>th</sup> with Staff's recommended approval. It was discussed and approved by the board via a supermajority vote.

From the P&Z hearing as well as our meeting with the community, it was clear that there was significant level of support for the proposed fee-simple, for-sale housing, but there remained a concern about the potential use as short term rentals. Hearing this concern, we provided the

enclosed Summary of Rules and Restrictions for the to-be-formed association which, among other things, clarifies that short-term rental programs will be prohibited in the community, even though not required by the Town. Though the CC&R's may be refined over time, Cobalt is happy to commit to the contemplated restrictions as presented in the attached document.

The Addison Reserve Townhomes will be a community with 31-high quality, for-sale, fee simple townhomes that will not be used for short-term rentals. It will feature parks and trails that will be available to all Addison residents and will tie into future extensions of Addison's trail system. The Addison Reserve Townhomes will be a wonderful addition to the Town of Addison and further promote an increased level of owner-occupied housing. We appreciate your support and look forward to continued work with the Town.

Best regards,



Joshua Nichols  
Principal



## **ADDISON RESERVE TOWNHOMES SUMMARY OF RULES AND RESTRICTIONS**

All homes within Addison Reserve will be subject to the Declaration of Covenants, Conditions and Restrictions (the “**CC&Rs**”) that will be recorded against each Lot and which will establish the homeowners association (the “**HOA**”) for the community. This document summarizes certain provisions of the CC&Rs and other documents related to the HOA.

### **Exterior maintenance and repairs:**

- The HOA is responsible for all landscaping and for all exterior maintenance arising from ordinary wear and tear. HOA landscaping will include areas inside private yards.
- Owners are responsible for exterior repairs arising from accidents or any insurable event.

### **Common Areas:**

- Certain areas within Addison Reserve will be owned by the HOA and available for use of all Owners and guests. These areas include the private park areas, the access streets, Guest Parking spaces and sidewalks to access homes and mailboxes. Nothing can be placed or stored within these areas in a way that would impede or impair other Owners’ access and use.
- The HOA is responsible for landscaping, maintenance and repairs within these areas.

### **Security gates and fences:**

- All Homes in Addison Reserve benefit from community gates and fencing maintained by the HOA.
- As detailed in the cooperation agreement with the Town of Addison, the perimeter fence on the southern boundary of the community may be removed in the future to allow the interior street to service additional residential units if complementary development occurs on the adjacent parcel to the south.

### **Rentals:**

- Leases with a term of less than six consecutive months are prohibited. Homes may not be utilized for any short-term rental programs such as AirBnB or VRBO.
- All proposed leases of Homes to tenants other than the Owner’s immediate family must be registered with the HOA manager.
- All tenants are subject to the same rules as Owners; all tenant vehicles are considered to be Owner vehicles for the purpose of parking rules.

#### Parking:

- Parking is only permitted within each Home's garage or in the designated Guest Parking spaces. Parking on the interior streets or approach apron is prohibited.
- Guest Parking is not intended for Owner vehicles and is available on a first-come, first-served basis. No vehicle may be parked in Guest Parking (a) on more than three consecutive days or (b) on more than six days in any calendar month.
- The designated delivery parking space is reserved for delivery vehicles; Owners and guests may not utilize this parking space during the hours posted on the signage.
- Parking is prohibited on Beltway. Beltway is a Town of Addison road, and vehicles will be ticketed for parking. Owners are responsible to instruct all delivery vehicles (Amazon, UPS, Fed Ex, etc.) and guest vehicles (including Uber / Lyft or other rideshare vehicles) not to park or stop on Beltway.
- Recreational vehicles, boats, trailers and similar vehicles, and inoperable vehicles of any kind may only be parked within the Home's garage and may not be parked in Guest Parking.
- Parking restrictions will be enforced by the HOA management company.

#### Other rules and restrictions:

- Front yard areas, patios and balconies are visible from public areas, and their appearance impacts the enjoyment of the community for all Owners. These areas must be kept in a clean condition; they may not be used for storage and must be kept free of debris, waste, bicycles or other exercise equipment, coolers, and any unsightly items.
- Solar Energy Devices may be installed on the rooftop of the Home, subject to the requirements the CC&Rs.
- Antennas may only be installed in locations that are not visible from the front of the Homes; restrictions are detailed in the CC&Rs.

<u>EXISTING ZONING:</u>	PD [PLANNED DEVELOPMENT DISTRICT]
<u>NEW ZONING:</u>	PD [PLANNED DEVELOPMENT DISTRICT]
<u>SITE AREA:</u>	1.8036 ACRES [78,565 SF]
<u>BUILDINGS:</u>	4 TOTAL
<u>DWELLING UNITS:</u>	31 TOTAL
<u>NUMBER OF BEDROOMS PER UNIT:</u>	3 TOTAL

<b>DWELLING UNIT SIZE   CONDITIONED SPACE:</b>	
MINIMUM	<b>1,400 SF</b>
MAXIMUM	<b>2,600 SF</b>
<b><u>LOT SIZES AND DIMENSIONS:</u></b>	
MINIMUM SIZE	<b>NONE</b>
MINIMUM WIDTH	<b>20'-0"</b>
MINIMUM DEPTH	<b>NONE</b>
MAXIMUM LOT COVERAGE	<b>100%</b>

FRONT YARD	NONE
SIDE YARD	NONE
REAR YARD	NONE
PERIMETER SETBACK	5'-0", FRONT YARDS FACING BELTWAY DRIVE
PERIMETER SETBACK	10'-0", FRONT YARDS FACING GREENBELT PARK
PERIMETER SETBACK	65'-0", WESTERN BOUNDARY OF DEVELOPMENT TO UNITS FACING GREENBELT PARK

<b>AREAS:</b>	
GREENBELT PARK DEDICATION	9,350 SF
GREENBELT PARK HOA EASEMENT	897 SF
RESERVE PARK	3,817 SF
PRIVATE YARD SPACE	2,405 SF
INTERIOR PARKING SPACES	2,115 SF
STREETS	16,219 SF
DEDICATED RIGHT-OF-WAY ON EASTERN SIDE	9,421 SF
OTHER HOA PROPERTY	15,128 SF
BUILDING FOOTPRINTS	25,730 SF

GREENBELT PARK DEDICATION	9,350 SF
GREENBELT PARK HOA EASEMENT	897 SF
RESERVE PARK, PRIVATE OPEN SPACE	3,817 SF [EX. PERIMETER SIDEWALK]
PRIVATE YARD SPACE	2,405 SF
OTHER HOA LANDSCAPE AREAS	2,332 SF [EXCLUDING SIDEWALK]
TOTAL	18,801 SF
	18,801 SF / 78,565 SF
	= 23.9% OPEN SPACE

<b>PARKING DATA:</b>	
<b>TENANT PARKING</b>	<b>2 TOTAL PER UNIT [2-CAR GARAGE]</b>
<b>GUEST PARKING</b>	<b>0.5 PARKING SPACES / UNIT REQUIRED [15.5] 18 PROVIDED</b>

-----  
ORNAMENTAL FENCING,  
8'-0" HIGH

-----  
WROUGHT IRON FENCE,  
4'-0" HIGH,  
HORIZONTAL BARS,  
50% OPEN

REFERENCE *LANDSCAPE PLAN*  
AND *UNIT PLANS* FOR MORE  
INFORMATION REGARDING  
LANDSCAPE ELEMENTS AND  
UNIT PLAN INFORMATION.



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OWNER /  
DEVELOPER: JOSH NICHOLS, PRINCIPAL  
**COG DALLAS HOMES III, LLC**  
3963 MAPLE AVENUE, SUITE 330  
DALLAS, TEXAS 75219  
T: 214.347.8900  
E: jnichols@coast oakgroup.com

Date	Issue
02.09.2022	<b>SITE PLAN REVIEW PACKAGE</b>

**ADDISON RESERVE**  
33-UNIT MULTIFAMILY DEVELOPMENT  
4150 BELTWAY DRIVE ADDISON, TEXAS 75001

TOWN PROJECT NO. 1846-Z

A1.00

LOT LAYOUT INFORMATION

SITE AREA: 1.8036 ACRES [78,565 SF]  
HOA / COMMON AREA: 45,376 SF  
44,126 SF / 78,565 SF = 56.2% HOA / COMMON AREA

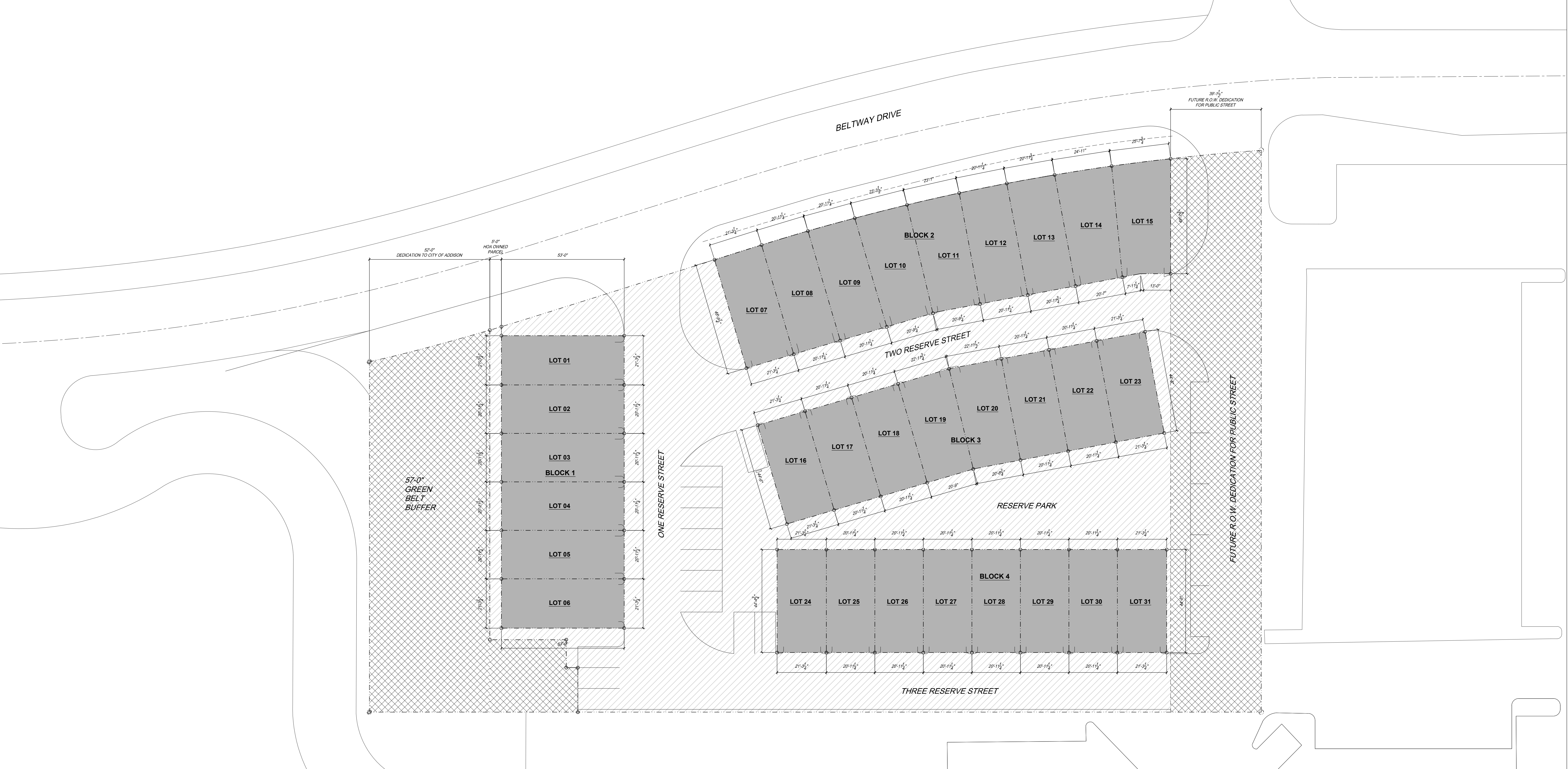
LOT LAYOUT LEGEND

LOT

HOA / COMMON AREA

DEDICATION TO CITY OF ADDISON

REFERENCE *SITE PLAN* AND *LANDSCAPE PLAN* FOR MORE INFORMATION REGARDING SITE PLAN AND LANDSCAPE PLAN ELEMENTS.



SCALE: 1" = 20'-0"

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CONSULTANT:

ARCHITECT: **FAR + DANG**  
4414 BUENA VISTA ST NO. 18  
DALLAS, TEXAS 75204  
T: 972.342.9345  
OFFICE@FARANDDANG.COM

OWNER / DEVELOPER: JOSH NICHOLS, PRINCIPAL  
**COG DALLAS HOMES III, LLC**  
3963 MAPLE AVENUE, SUITE 330  
DALLAS, TEXAS 75219  
T: 214.347.8900  
E: jnichols@coastoakgroup.com

Date: 02.09.2022  
Issue: **SITE PLAN REVIEW PACKAGE**

**ADDISON RESERVE**  
**33-UNIT MULTIFAMILY DEVELOPMENT**  
4150 BELTWAY DRIVE ADDISON, TEXAS 75001



LANDSCAPE PLAN INFORMATION		LANDSCAPE PLAN LEGEND				REFERENCE <i>SITE PLAN</i> FOR MORE INFORMATION REGARDING SITE PLAN ELEMENTS.	
SITE AREA:	1.8036 ACRES [78,565 SF]	<div> <div>T1 [6 TOTAL] EXISTING LARGE CANOPY TREE TO REMAIN</div> <div>T2 [9 TOTAL] NEW SHADE TREE, RED OAK</div> <div>T3 [17 TOTAL] NEW ORNAMETAL TREE, DESSERT WILLOW</div> </div> <div> <div>T4 [13 TOTAL] NEW ORNAMENTAL TREE, LITTLE GEM MAGNOLIA</div> </div> <div> <div>DECORATIVE CROSSWALK</div> <div>PLANTING STRIP WITH HIGH BUSHES [SCREENS PARKING]</div> <div>LANDSCAPE AREA WITH GROUND COVER AND SHRUBS</div> <div>PLANTERS NEXT TO UNITS</div> </div> <div> <div>ORNAMENTAL FENCING, 8'-0" HIGH</div> <div>WROUGHT IRON FENCE, 4'-0" HIGH, HORIZONTAL BARS, 50% OPEN</div> </div> <div> <div>WOOD BENCH</div> </div>					



SCALE: 1/20" = 1'-0"	CONSULTANT:	ARCHITECT:	OWNER / DEVELOPER:	Date	Issue	CONCEPTUAL LANDSCAPE PLAN	01
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CONSULTANT:

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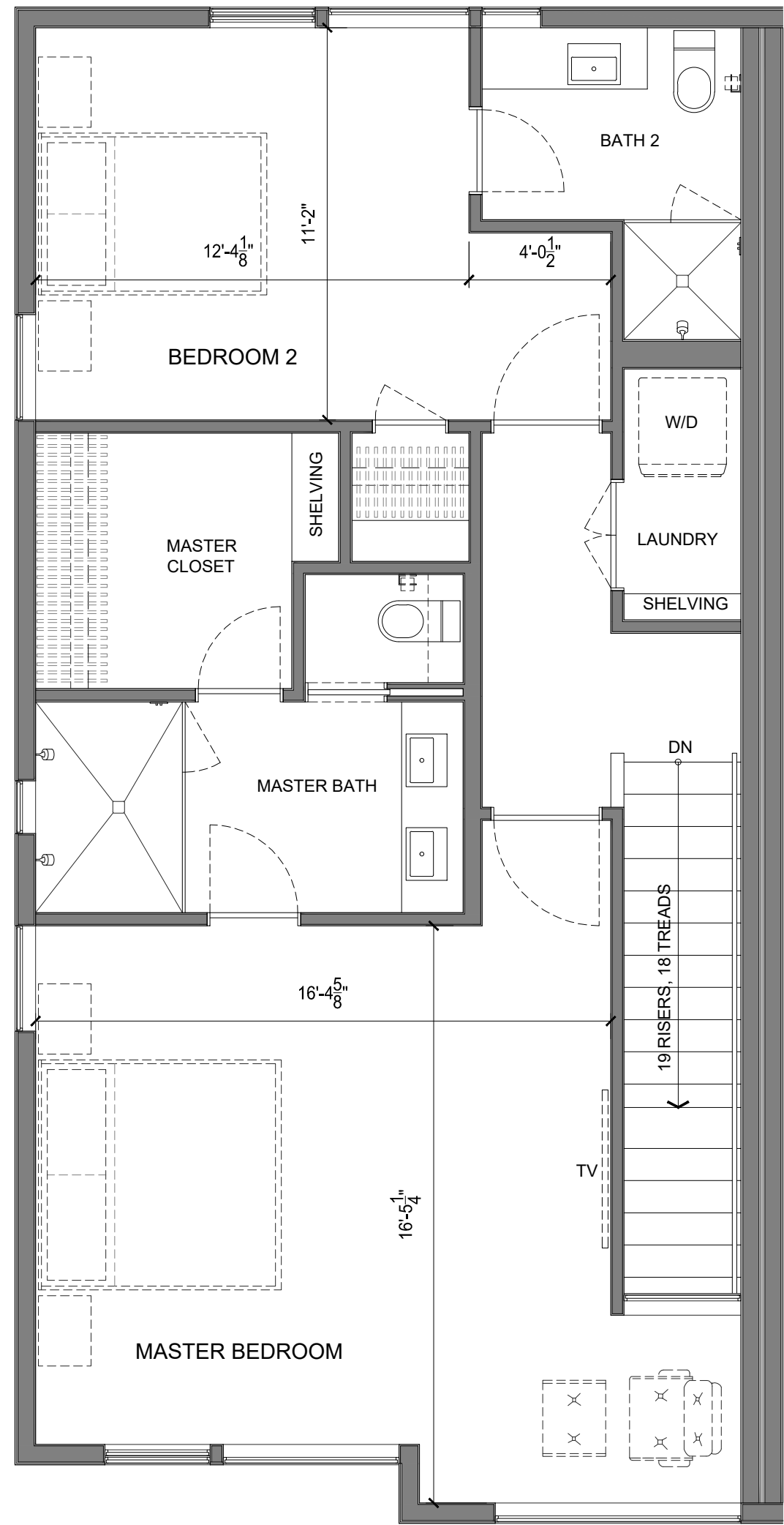
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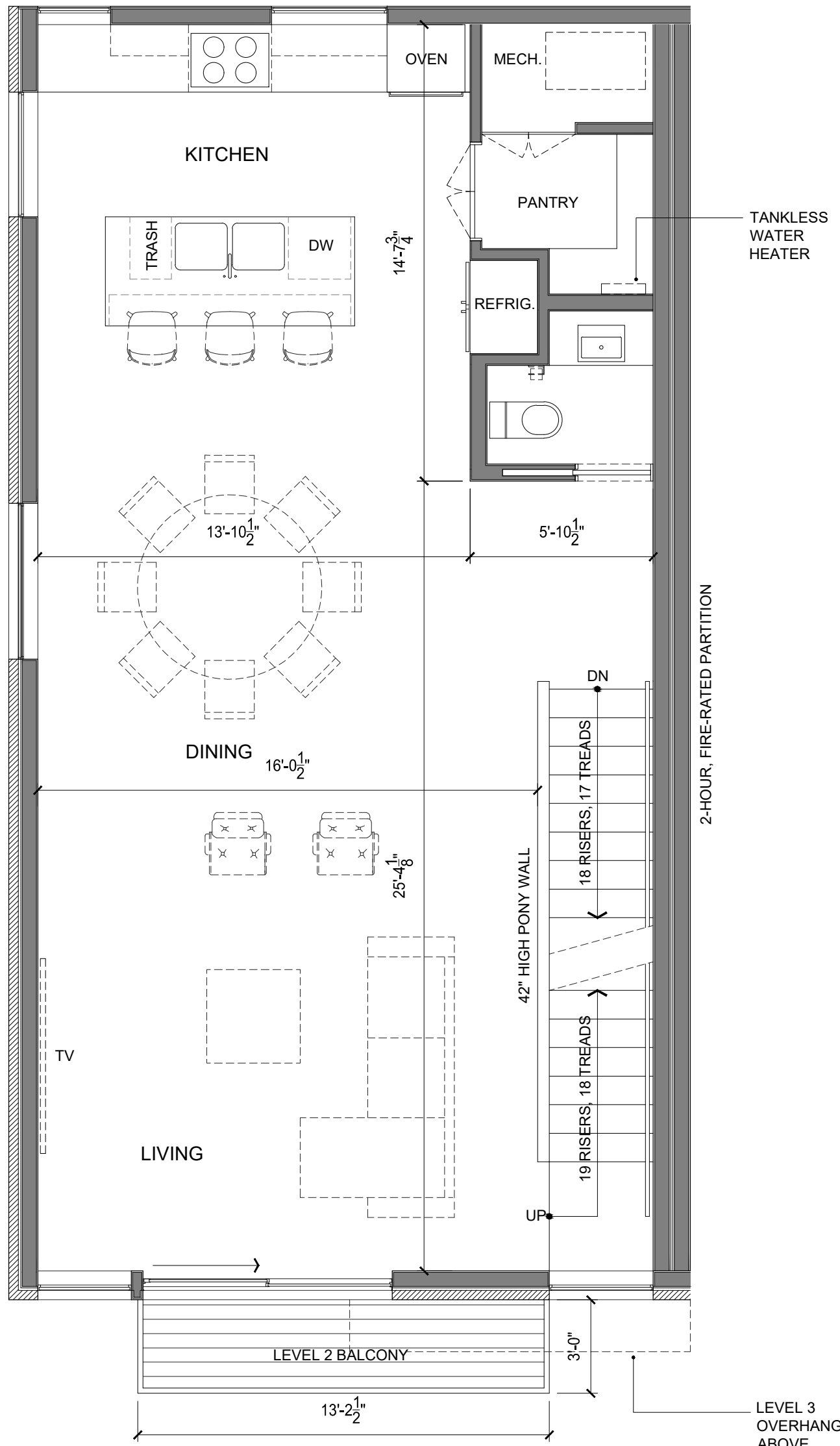
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**SITE PLAN REVIEW PACKAGE**

**ADDISON RESERVE**  
**33-UNIT MULTIFAMILY DEVELOPMENT**  
4150 BELTWAY DRIVE ADDISON, TEXAS 75001

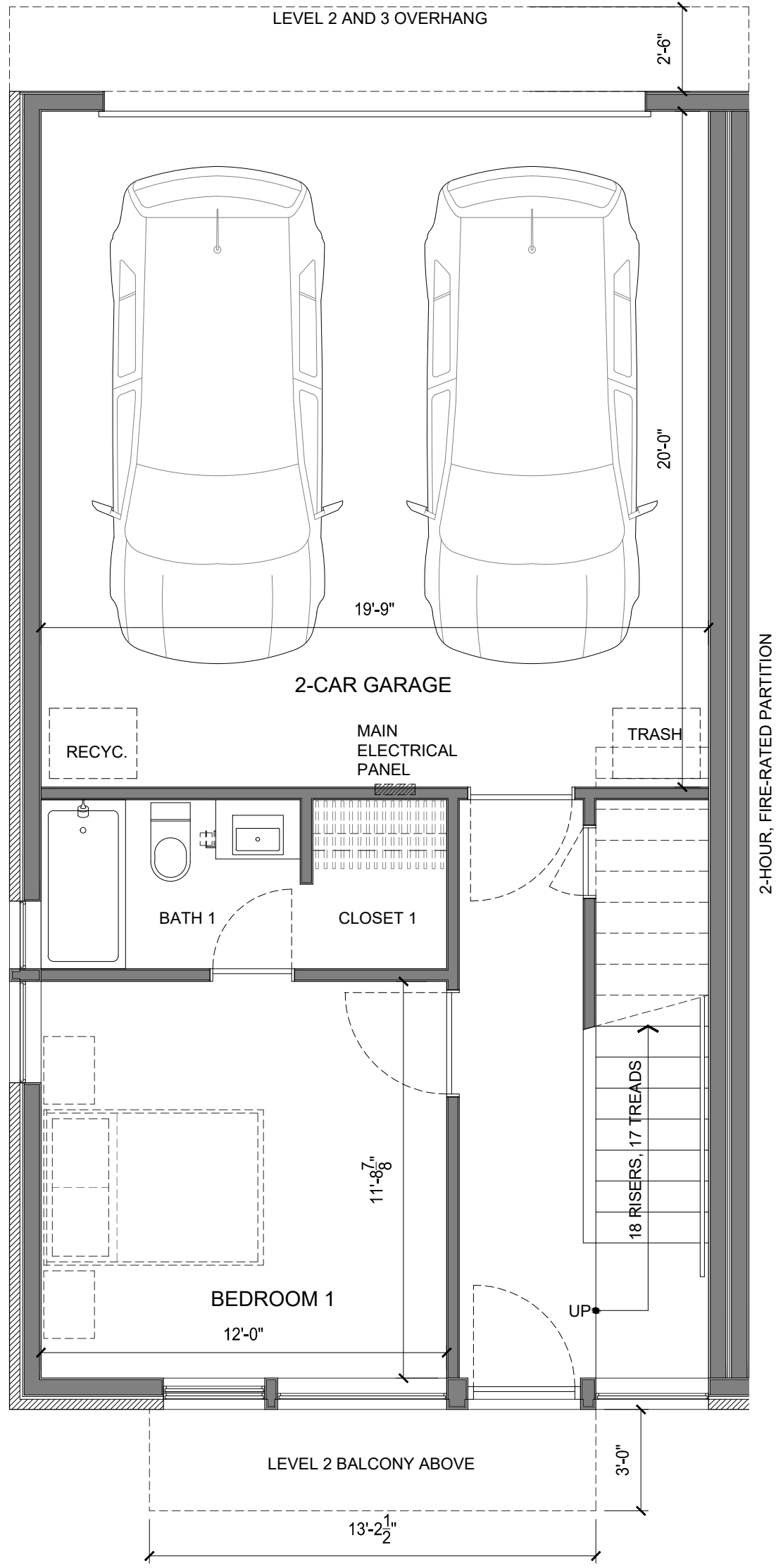




LEVEL 3 CONDITIONED SPACE: 841 SF



LEVEL 2 CONDITIONED SPACE: 883 SF



LEVEL 1 CONDITIONED SPACE: 392 SF  
TOTAL CONDITIONED SPACE: 2,116 SF

SCALE: 1/4" = 1'-0"

UNIT TYPE A1 - FLOOR PLAN - LEVEL 3

03

SCALE: 1/4" = 1'-0"

UNIT TYPE A1 - FLOOR PLAN - LEVEL 2

02

SCALE: 1/4" = 1'-0"

UNIT TYPE A1 - FLOOR PLAN - LEVEL 1

01

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T: 214.347.8900  
E: jnichols@coastoakgroup.com

Date

02.09.2022

Issue

**SITE PLAN REVIEW PACKAGE**

TOWN PROJECT NO. 1846-Z

**ADDISON RESERVE**  
**33-UNIT MULTIFAMILY DEVELOPMENT**  
4150 BELTWAY DRIVE ADDISON, TEXAS 75001

A3.01



MATERIAL LEGEND:

	BRICK		WOOD		BOARD AND BATTEN HARDIE
---	-------	---	------	---	-------------------------





MATERIAL LEGEND:

	BRICK		BOARD AND BATTEN HARDIE
---	-------	---	-------------------------





MATERIAL LEGEND:  BRICK  BOARD AND BATTEN HARDIE





MATERIAL LEGEND:

	BRICK		BOARD AND BATTEN HARDIE
---	-------	---	-------------------------



APPROXIMATE MATERIAL PERCENTAGES:		
WOOD FRONT DOOR:	203 SF	4.3%
GLAZING:	1,800 SF	38.3%
MASONRY:	1,823 SF	38.8%
BOARD AND BATTEN HARDIE:	870 SF	18.5%
TOTAL FACADE:	4,696 SF	100.0%
% OF FACADE FRONT DOOR, GLAZING AND MASONRY:	3,826 SF	81.5%

**ROOF 01**  
ASPHALT SHINGLE ROOF  
ICE AND WATER SHIELD  
ROOF SHEATHING PER STRUCTURAL  
ROOF FRAMING PER STRUCTURAL  
OPEN CELL SPRAY FOAM INSULATION,  
MINIMUM R-38  
5/8" GYPSUM BOARD

**RAIN GUTTER**  
METAL RAIN GUTTER,  
SQUARE

**EXTERIOR WALL 02**  
FIBER CEMENT SIDING, INSTALLED  
VERTICALLY  
'ZIP SYSTEM' WALL SHEATHING  
2x6 WOOD STUDS AT 16" O.C.  
BATT INSULATION, MINIMUM R-19  
1/2" GYPSUM BOARD

**GUARDRAIL**  
STEEL BAR GUARDRAIL

**WINDOW**  
ALUMINUM FRAME WINDOW,  
WITH 3/4" INSULATED,  
LOW-E, GLASS

**EXTERIOR WALL 01**  
BRICK VENEER, RUNNING BOND  
1" AIR SPACE  
'ZIP SYSTEM' SHEATHING  
2x6 WOOD STUDS AT 16" O.C.  
BATT INSULATION, MINIMUM R-19  
1/2" GYPSUM BOARD





**ROOF 01**  
ASPHALT SHINGLE ROOF  
ICE AND WATER SHIELD  
ROOF SHEATHING PER STRUCTURAL  
ROOF FRAMING PER STRUCTURAL  
OPEN CELL SPRAY FOAM INSULATION,  
MINIMUM R-38  
5/8" GYPSUM BOARD

**RAIN GUTTER**  
METAL RAIN GUTTER,  
SQUARE

**DOWNSPOUT**  
METAL DOWNSPOUT,  
SQUARE

**EXTERIOR WALL 02**  
FIBER CEMENT SIDING, INSTALLED  
VERTICALLY  
'ZIP SYSTEM' WALL SHEATHING  
2x6 WOOD STUDS AT 16" O.C.  
BATT INSULATION, MINIMUM R-19  
1/2" GYPSUM BOARD

**WINDOW**  
ALUMINUM FRAME WINDOW,  
WITH 3/4" INSULATED,  
LOW-E, GLASS

**EXTERIOR WALL 01**  
BRICK VENEER, RUNNING BOND  
1" AIR SPACE  
'ZIP SYSTEM' SHEATHING  
2x6 WOOD STUDS AT 16" O.C.  
BATT INSULATION, MINIMUM R-19  
1/2" GYPSUM BOARD

**GARAGE DOOR**  
THERMALLY INSULATED STEEL  
GARAGE DOOR, FLUSH PANEL

SCALE: 1/4" = 1'-0"

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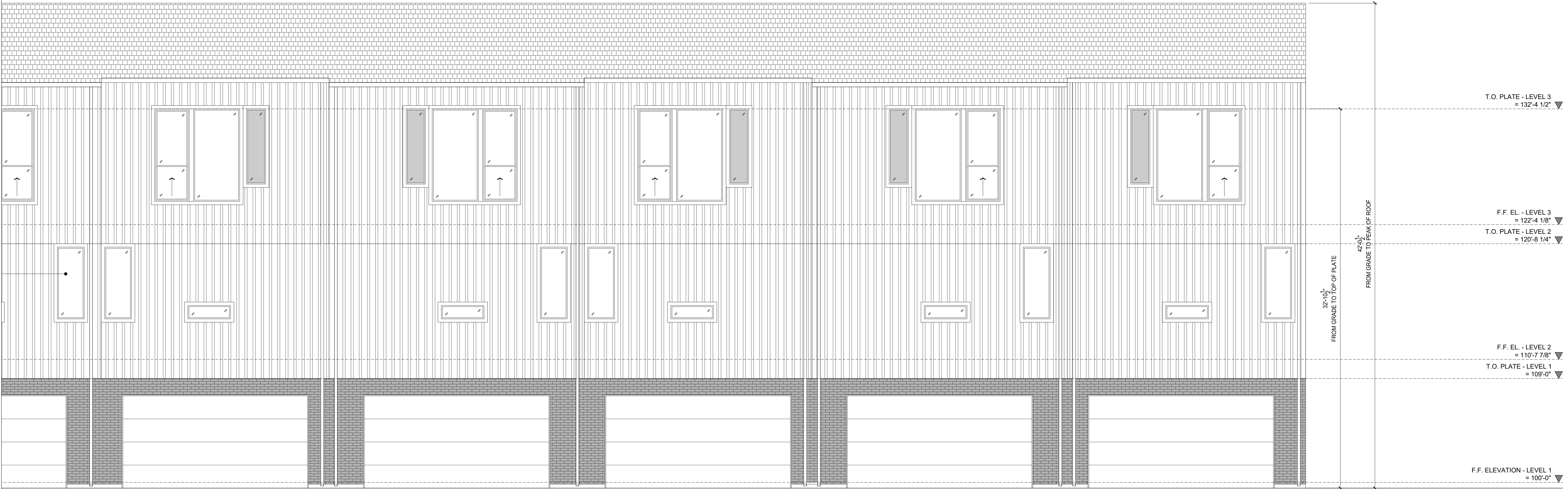
Issue  
**SITE PLAN REVIEW PACKAGE**

TOWN PROJECT NO. 1846-Z

EAST ELEVATION - BUILDING 1 01

**ADDISON RESERVE**  
**33-UNIT MULTIFAMILY DEVELOPMENT**  
4150 BELTWAY DRIVE ADDISON, TEXAS 75001

A5.03



T.O. PLATE - LEVEL 3  
= 132'-4 1/2"

F.F. EL. - LEVEL 3  
= 122'-4 1/8"

T.O. PLATE - LEVEL 2  
= 120'-8 1/4"

F.F. EL. - LEVEL 2  
= 110'-7 7/8"

T.O. PLATE - LEVEL 1  
= 109'-0"

F.F. ELEVATION - LEVEL 1  
= 100'-0"

SCALE: 1/4" = 1'-0" EAST ELEVATION - BUILDING 1 01

APPROXIMATE MATERIAL PERCENTAGES:	
GLAZING:	10.6%
BRICK:	45.0%
BOARD AND BATTEN HARDIE:	40.5%
% OF GLAZING AND MASONRY:	55.6%



SCALE: 1/4" = 1'-0"

NORTH ELEVATION - BUILDING 1 01

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Date

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Issue

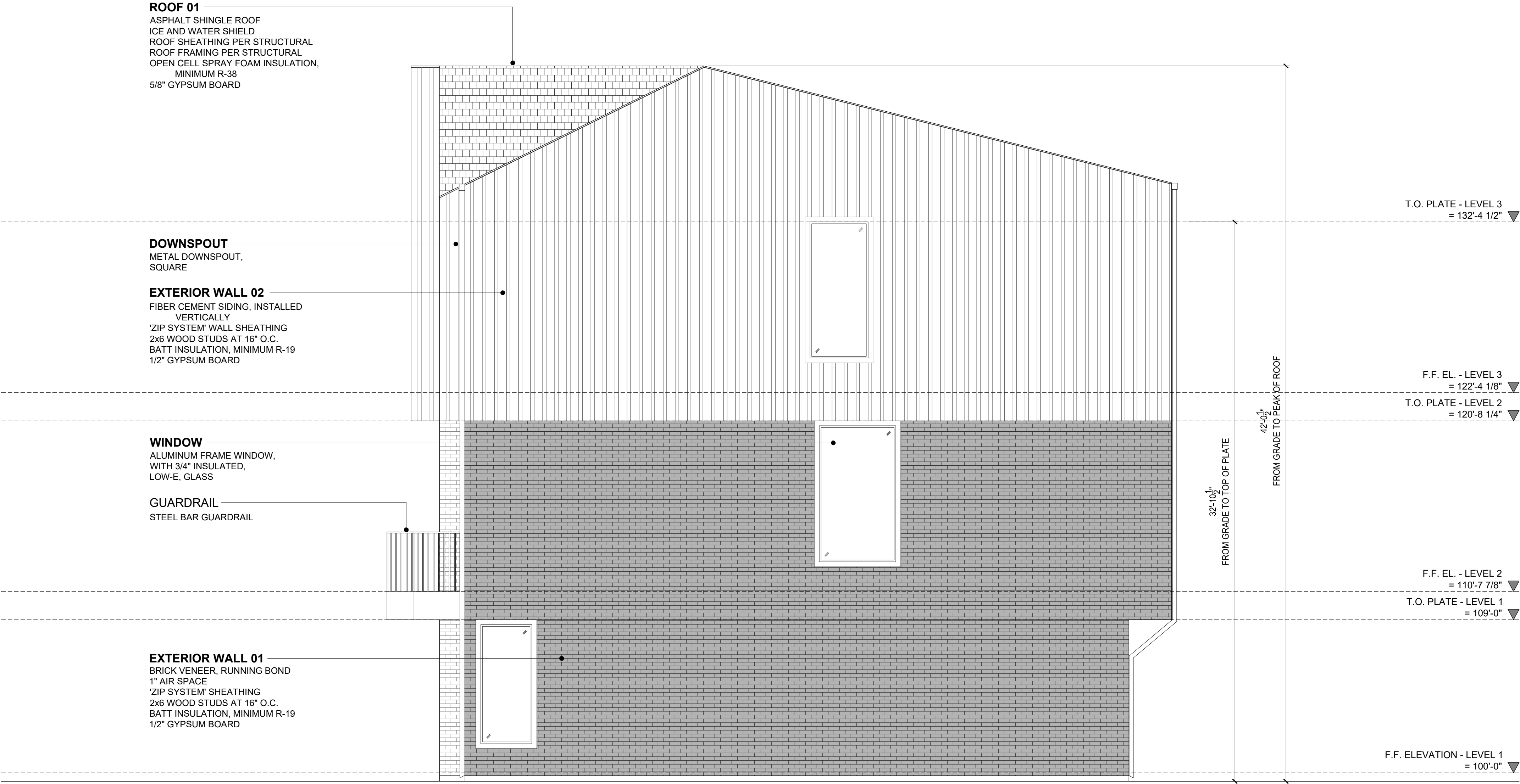
**SITE PLAN REVIEW PACKAGE**

TOWN PROJECT NO. 1846-Z

**ADDISON RESERVE**  
**33-UNIT MULTIFAMILY DEVELOPMENT**  
4150 BELTWAY DRIVE ADDISON, TEXAS 75001

A5.05





SCALE: 1/4" = 1'-0"

SOUTH ELEVATION - BUILDING 1 01

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Date

02.09.2022

Issue

**SITE PLAN REVIEW PACKAGE**

TOWN PROJECT NO. 1846-Z

**ADDISON RESERVE**  
**33-UNIT MULTIFAMILY DEVELOPMENT**  
4150 BELTWAY DRIVE ADDISON, TEXAS 75001

A5.06

## Ken Schmidt, Planning and Zoning Commission

I participated in the meeting with the Developer for the old Super Eight site and here are my observations and concerns.

1. I was impressed with the developer and the architect. It was obvious they are professionals at what they do.
2. I think the product they are proposing is compatible with the Town Lake development.
3. They should be applauded for taking the time to meet with adjacent property owners prior to the P and Z meeting. That was a class move.
4. It would be preferable if they could dedicate more property to the town for the jogging trail extension, but the committee did discuss that this would be one of the more challenging locations to achieve the 100 feet.
5. Obviously the town has never been afraid of density if it is done right, but the parking and circulation seems to be challenging with this many units.
6. My primary concern is about the units facing Beltway for the following reasons.
  - a. What happens to the 7 mature Oak trees that are in between their proposed 10 condos and Beltway Drive?
  - b. Why would we sacrifice those trees for a sidewalk and a little green space when there is a sidewalk across the

- street? The trees are within the towns 10 feet of right of way, so why would we let the developer take those out?
- c. Addressing the condos on Beltway is not something we have allowed any other development. Presently there is no parking on Beltway, because there is no reason to park there. It will be almost impossible to prevent people parking and deliveries from occurring on Beltway if the units are addressed on that street and one of our primary objectives has been to try to protect Beltway.
  - d. Will the construction of the condos facing Beltway necessitate closing of part of a lane like on Marsh Lane where the apartments have been under construction for a number of months? There is a cost to inconveniencing the public that I think sometimes get over looked.
  - e. The additional parking aside from the garages is not adequate and will cause people to want to park on Beltway and other places. People put stuff in their garages and can't always park two cars.

I use to tell Planning and Zoning and Council's that our job was not to redesign people's projects. Our job was to act on the proposal before us and that is what needs to happen in this case in my opinion. If everyone thinks this development checks most of their boxes then they need to approve it, but if you don't then try to resist redesigning it when it is in front of Council.

The committee was asked to look at the redevelopment potential for 70+ acres that is south of Beltway Drive all the way down to Hornet Drive. We haven't submitted our report yet, but I understand the developer has some deadlines they have to meet to purchase the property. It is difficult being the first property considered for rezoning.

Thanks for considering my thoughts. I know everyone will do the best they can.

Ron Whitehead

3919 Bobbin



---

**From:** [REDACTED]

**Sent:** Wednesday, February 23, 2022 12:16 PM

**To:** Irma Parker <[iparker@addisontx.gov](mailto:iparker@addisontx.gov)>; Ken Schmidt <[kschmidt@addisontx.gov](mailto:kschmidt@addisontx.gov)>

**Subject:** Cobalt Project

Hello -

My husband, David Eriksen, and I live at 14876 Towne Lake Circle, Addison, Texas 75001.

We enthusiastically support the Cobalt Homes project that is proposed for the old Super 8 location on Beltway, Addison, Texas, for the following reasons:

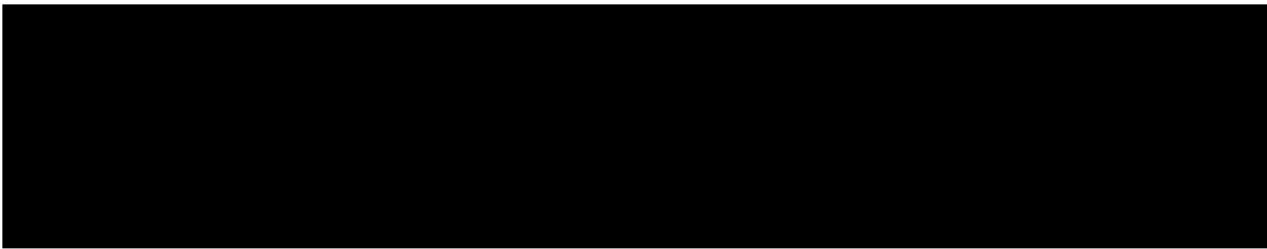
- The developers are also the builders of the project. Addison will deal with the same decision-makers to finish the project, assuming this project moves forward.
- Cobalt Homes specializes in small, in-fill, urban projects, and their expertise has been proven by their other projects.
- They revised their plans in response to community involvement. Being responsive to our concerns about parking, noise, architectural style, etc., goes a long way toward being a good neighbor.
- Adding 31 high-end townhomes is highly compatible with Towne Lake and is the most beneficial to the surrounding area.
- Adding 31 high-end townhomes increases the tax base significantly while spurring other development in the area.

Please share our comments with Addison Town Council in support of the Cobalt Homes project. We urge the Towne Council to accept the recommendation from the Planning & Zoning Committee and approve the zoning change for this project.

Thank you,

Kathryn & David Eriksen  
14876 Towne Lake Circle  
Addison, Texas 75001  
[REDACTED]





---

**From:** Sherry Jahani [REDACTED]

**Sent:** Thursday, February 24, 2022 8:35 AM

**To:** Ken Schmidt <[kschmidt@addisontx.gov](mailto:kschmidt@addisontx.gov)>; Irma Parker <[iparker@addisontx.gov](mailto:iparker@addisontx.gov)>

**Subject:** Cobalt Townhomes on the Super 8 Property

Good morning Ken and Irma,

I hope you are doing well. My husband and I are the residence in Towne Lake community and would like to express our support for the Cobalt Townhome project.

I appreciate your attention and thank you for taking good care of our community.


Sherry and Siavosh Jahani

4157 Towne Green Circle

Addison TX 75001

[REDACTED]

Warmest Regards,



*Sherry Jahani*

[REDACTED]  
[REDACTED]  
[REDACTED]  
[REDACTED]  
[REDACTED]

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**From:** Debbie Johnson [REDACTED]  
**Sent:** Wednesday, February 23, 2022 9:31 AM  
**To:** Ken Schmidt <[kschmidt@addisontx.gov](mailto:kschmidt@addisontx.gov)>  
**Subject:** Support for Cobalt project

Good morning,

Please accept this email as confirmation that I am in support of the Cobalt Townhome project to be built in the previous Super 8 Motel location. I currently live in the Towne Lake community, which is located beside that property. I am also a co-owner of a business, Relocation Synergy Group, located nearby at 4201 Spring Valley Rd., Suite 850. I believe this townhome complex would be a great addition to the community.

Best regards,  
Debbie Johnson  
4147 Towne Green Circle  
Addison, TX 75001

*Debbie Johnson, CRP*




4201 Spring Valley Rd., Suite 850  
Dallas, TX 75244



*Taking Service to New Places*

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**From:** TL [REDACTED]  
**Sent:** Wednesday, February 23, 2022 9:29 AM  
**To:** Irma Parker <[iparker@addisontx.gov](mailto:iparker@addisontx.gov)>  
**Cc:** TL - [REDACTED]; Ken Schmidt <[kschmidt@addisontx.gov](mailto:kschmidt@addisontx.gov)>  
**Subject:** Approval Support for Cobalt Home's Rezoning Request

Greetings Ms. Parker,

As Addison's City Secretary, please accept this email as a declaration of my support for the rezoning of the Motel 8 Parcel of land located at 4150 Beltway Drive from Planned Development (PD) through Ordinance 083-039, to a new Planned Development (PD) District to Allow a Townhome Development Comprised of 31 Townhome Lots and Associated Open Space and Common Area Lots. Case 1846-Z/4150 Beltway Drive (Addison Reserve Townhomes).

Please register my support at the March 08, 2022 City Council Meeting.

Thank you and Best Regards,  
Judy Lindloff  
14891 Towne Lake Circle  
Addison, Texas 75001  
[REDACTED]

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[REDACTED]

---

**From:** James Ross [REDACTED]  
**Sent:** Wednesday, February 23, 2022 10:31 AM  
**To:** Ken Schmidt <[kschmidt@addisontx.gov](mailto:kschmidt@addisontx.gov)>  
**Subject:** Cobalt Town Homes on Super 8 Property



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[REDACTED]

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**From:** [REDACTED]  
**Sent:** Wednesday, February 23, 2022 11:04 AM  
**To:** Ken Schmidt <[kschmidt@addisontx.gov](mailto:kschmidt@addisontx.gov)>  
**Subject:** Super 8

Ken, I support the rezoning of the Super 8 parcel of land to allow Cobalt Homes build townhomes on that site. Thank YOU 😊


Tanya Thomas

[REDACTED]  
14879 Towne Lake Circle  
Addison, Texas 75001


*Tanya-*



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---

From: **Albert Vigil** 

Date: Wed, Feb 23, 2022 at 8:52 PM

Subject: Rezoning of the Super 8 parcel of land for townhomes by Cobalt Homes

To: Irma Parker <[iparker@addisontx.gov](mailto:iparker@addisontx.gov)>, Ken Schmidt <[dschmidt@addisontx.gov](mailto:dschmidt@addisontx.gov)>

Ms. Parker and Mr. Schmidt,

We own a townhome in the Town Lake development adjacent to the Super 8 parcel and we are writing to urge you to approve the rezoning of this property to allow Cobalt homes to build their proposed project.

This is a high-quality development that will enhance the value of our properties and two orders of magnitude preferable to the old motel or anything else that may be put on this site that is not residential.

Regards,

Al Vigil



Zhanna Vigil



14853 Towne Lake Cir, Addison, TX 75001

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# V.V.I., Inc.

February 14, 2022

Via E-mail: [jtedrick@addisontx.gov](mailto:jtedrick@addisontx.gov)  
[kschmidt@addisontx.gov](mailto:kschmidt@addisontx.gov)

Town of Addison  
Planning and Zoning Commission  
Attn: Mr. Ken Schmidt  
Attn: Ms. Jenifer Tedrick  
16801 Westgrove Drive  
Addison, Texas 75001

Re: Case No. 1846-Z/4150 Beltway Drive (Addison Reserve Townhomes)

Dear Mr. Schmidt & Ms. Tedrick:

V.V.I., Inc., is the owner of approximately 8.1676-acres of land and property directly adjacent to the entire eastern and southern boundaries of the proposed development in Case No. 1846-Z/4150 Beltway Drive (Addison Reserve Townhomes), commonly known as 14831 and 14833 Midway Road, Addison, Texas 75001. A public hearing in this case is scheduled for Tuesday, February 15, 2022 at 6:00 p.m. V.V.I., Inc. does hereby protest against the proposed zoning change described in the referenced case number. We respectfully request that this letter of protest be entered into the public record at the public hearing.

The proposed action on a recommendation regarding an ordinance changing the zoning of the 1.804-acre property located at 4150 Beltway Drive, from Planned Development (PD) through Ordinance 083-039, to a new Planned Development (PD) District to allow a townhome development comprised of 33 townhome lots and associated open space and common area lots would have a negative impact on the land of V.V.I., Inc.'s adjacent land and the community.

Specifically, V.V.I., Inc. protests the proposed ordinance changing the zoning of the herein referenced 1.804-acre property on the following issues:

1. V.V.I., Inc. is a successor, assign or licensee of the Grantee as described in the 24-foot access and utility easement attached as Exhibit "A". V.V.I., Inc. is not aware of, and has not been consulted on, how it's 24-foot access and utility easement upon and across the 1.804-acre property will be affected by the proposed zoning change and 33



townhome lot development. Currently, the 24-foot access and utility easement runs along the eastern, southern and western boundary of the 1.804-acre property;

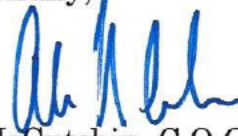
2. V.V.I., Inc. is concerned with the traffic and parking impact the proposed development of 33 townhome lots on the 1.804-acre property upon V.V.I., Inc.'s adjacent property and the community. Traffic and parking in the community has been greatly impacted by the current development in the area and construction along Midway Road. V.V.I., Inc. requests a copy of any traffic impact analysis conducted. If a traffic impact analysis has not been prepared, V.V.I., Inc. would request that a traffic impact analysis be conducted in accordance with the guidelines of the Town of Addison, Texas, to identify the relationship between the proposed development of 33 townhome lots on the 1.804-acre property on the surrounding thoroughfare and local street system and V.V.I., Inc.'s adjacent property. A traffic impact analysis should include, but not be limited to, cut-through traffic considering V.V.I., Inc.'s 24-foot access and utility easement and direct access to Midway Road and Beltway Drive;
3. V.V.I., Inc. is concerned with any potential barriers or fences that would be constructed or required between V.V.I., Inc.'s adjacent property and the 1.804-acre property referenced herein. V.V.I., Inc. has not been informed or consulted on any proposed barriers or fences between the adjacent properties;
4. The proposed developer of the 1.804-acre property referenced herein has requested V.V.I., Inc. to grant easements for utility, water, sewer and/or drainage access. However, V.V.I., Inc. is concerned with the potential impact or costs associated with any such grants of easements. Further, V.V.I., Inc. is concerned with how any such grants of easements would impact future development of the area. V.V.I., Inc. has not agreed to any grants of easements upon or across its adjacent property to the proposed developer of the 1.804-acre tract, and V.V.I., Inc. will not sell any property or land to the proposed developer;
5. The 1.804-acre property of the proposed development and V.V.I., Inc.'s adjacent 8.1676-acre property and land is included in the pending Sam's Club Special Area Study. Currently, the depiction of the proposed development does not appear to be consistent with the depictions of the development alternatives considered for the Sam's Club Special Area Study as attached as Exhibit "B". V.V.I., Inc. would respectfully request that any proposed zoning change to the 1.804-acre property be denied or tabled pending the completion of the Sam's Club Special Area Study to ensure a cohesive pattern of redevelopment for the area.



V.V.I., Inc. respectfully protests against the proposed zoning change described in Case No. 1846-Z/4150 Beltway Drive (Addison Reserve Townhomes). V.V.I., Inc. requests that the proposed zoning change be denied, or in the alternative, be tabled in order to adequately address the concerns identified herein.

Please do not hesitate to contact me to further discuss these issues and concerns.

Respectfully,



Alex McCutchin, C.O.O.  
V.V.I, Inc

14'

STC 92306316/224/Jm

\$14.00

EXHIBIT

A

24' ACCESS AND UTILITY EASEMENT

STATE OF TEXAS

}

0001

2563 0000000

DEED  
TUTL

1406 11:23AM 2/01/93

14.00

14.00

KNOW ALL MEN BY THESE PRESENTS THAT:

COUNTY OF DALLAS

}

THAT PPJ CORPORATION

hereinafter called "Grantor", for an in consideration of the sum of ONE AND NO/100THS DOLLAR (\$1.00) and other good and valuable consideration in hand paid by GENE PAUL MCCUTCHIN, hereinafter called "Grantee", do hereby Grant and Convey unto Grantee, and its successors, an easement and right-of-way for public access purposes upon and across the following described property;

BEING a 24 foot access and utility easement situated in the THOMAS L. CHENOWETH SURVEY, Abstract No. 273, Dallas County, Texas and also being a portion of A MOTEL ADDITION, an addition to the City of Addison, as recorded in Vol. 79219, Page 0188 of the Map Records of Dallas County, Texas and being more particularly described as follows:

BEGINNING at a point on the southerly line of BELTWAY DRIVE (a 60' R.O.W.), said point being the northeast corner of A MOTEL ADDITION as recorded in Volume 79219, Page 0188 (MRDCT);

THENCE SOUTH leaving the said southerly line of BELTWAY DRIVE, a distance of 242.62 feet to a point;

THENCE WEST, a distance of 385.00 feet to a point;

THENCE NORTH a distance of 151.29 feet to a point on the southerly line of BELTWAY DRIVE, said point being the beginning of a non-tangent curve to the left having a radius of 1,005.00 feet, a chord bearing of North 76°04'48" East, for a chord distance of 24.73 feet;

THENCE around said curve to the left through a central angle of 01°24'35" for an arc length of 24.73 feet to a point;

THENCE SOUTH leaving BELTWAY DRIVE, a distance of 133.24 feet to a point;

THENCE EAST a distance of 337.00 feet to a point;

THENCE NORTH a distance of 216.61 feet to a point on the southerly line of BELTWAY DRIVE, said point being the beginning of a curve to the right having a radius of 945.00 feet, a chord bearing of North 85°12'16" East and a chord distance of 24.08 feet;

THENCE around said curve to the right through a central angle of 01°27'37" for an arc length of 24.08 feet to the POINT OF BEGINNING;

CONTAINING within these metes and bounds 0.404 acres or 17,589 square feet of land, more or less.

The easement here granted is a non-exclusive easement for the limited purpose of public pedestrian and vehicular ingress and egress across that certain tract or parcel of land described above. Grantee, upon accepting this easement acknowledges that it passes over and across property owned by Grantor upon which may ultimately be constructed structural improvements and Grantee agrees that the easement here granted shall automatically be

released and abandoned by Grantee upon the filing for record of a subdivision plat by Grantor or its successors or assigns, showing and dedicating an alternate access easement in lieu of the one here granted.

The public access easement here granted shall be open to the public, fire and police units and garbage and rubbish collection agencies. No buildings, fences, shrubs, trees, or other improvements or growths shall be constructed, reconstructed or placed upon, over or across the easement here granted, said easement being hereby reserved for the public use.

For the purpose any future utilities in, along, upon and across said premises, with the right and privilege at all times of the grantee herein, his or its agents, employees, workmen and representatives having ingress, egress, and regress in, along upon and across said premises for the purpose of making additions, to, improvements on and repairs to the said any part thereof.

Grantor does hereby covenant and agree that it shall cause to be constructed upon this access easement a hard surface drive, a minimum of 24 feet in width, and shall cause the same to be maintained in a state of good repair at all times and keep the same free and clear of any structures, fences, trees, shrubs or other obstructions including, but not limited to the parking of motor vehicles, trailers, boats or other impediments to the use of this easement.

TO HAVE AND TO HOLD the above described easement and rights unto the Grantee, its successors, assigns and licensees forever.

IN WITNESS WHEREOF this instrument is executed this the 25 day of January, 19 93.

**APPROVED:**

PPJ CORPORATION

By: Manish T. Jariwala  
MANISH T. JARIWALA, PRESIDENT

By: Gene Paul McCutchin  
GENE PAUL MCCUTCHIN

**APPROVED:**

By: \_\_\_\_\_

By: \_\_\_\_\_



THE STATE OF TEXAS,  
COUNTY OF TARRANT  
on this day personally appeared

ACKNOWLEDGMENT

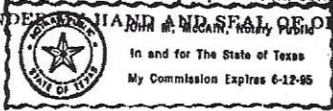
GENE PAUL MCCUTCHIN

BEFORE ME, the undersigned authority,

known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This 25 day of January, A.D. 19 93.

(I.S.)



Notary Public, in and for the State of Texas.  
My Commission Expires

ACKNOWLEDGMENT

THE STATE OF TEXAS,  
COUNTY OF  
on this day personally appeared

BEFORE ME, the undersigned authority,

known to me to be the person whose name subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This day of , A.D. 19

(I.S.)

Notary Public, in and for the State of Texas.  
My Commission Expires

CORPORATION ACKNOWLEDGMENT

THE STATE OF TEXAS,  
COUNTY OF TARRANT  
on this day personally appeared

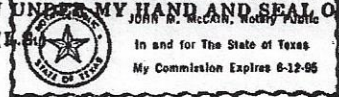
BEFORE ME, the undersigned authority,

MANISH T. JARIWALA, PRESIDENT OF PPJ CORPORATION

whose name is subscribed to the foregoing instrument and acknowledged to me that the same was the act of the said PPJ CORPORATION a corporation, and that he executed the same as the act of such corporation for the purposes and consideration therein expressed, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This 25 day of January, A.D. 19 93.

(I.S.)



Notary Public, in and for the State of Texas.  
My Commission Expires

CLERK'S CERTIFICATE

THE STATE OF TEXAS,  
COUNTY OF

I, , County

Clerk of the County Court of said County, do hereby certify that the foregoing instrument of writing dated on the day of , A. D. 19 , with its Certificate of Authentication, was filed for record in my office on the day of , A. D. 19 , at o'clock M., and duly recorded this day of , A. D. 19 , at o'clock M., in the Records of said County, in Volume , on pages

WITNESS MY HAND AND SEAL OF THE COUNTY COURT of said County, at office in

, the day and year last above written.

Return:  
(I. S.)

STEWART TITLE NORTH TEXAS  
1340 S. MAIN STREET  
SUITE 300  
GRAPEVINE, TEXAS 76051

County Clerk County, Texas.  
By Deputy.

CC-215	
No.	EASEMENT
FROM	93020 3256
TO	
FILED FOR RECORD	
this day of	A. D. 19
at o'clock	M.
County Clerk	Co., Texas
By	Deputy.
RECORDED	
A. D. 19	
County Records,	
Book	Page
County Clerk	
Deputy.	
Recording Fee \$	
This instrument should be filed immediately with the County Clerk for record.	
MAUTIN Stationery Co., Dallas	

**LEGAL DESCRIPTION  
24' ACCESS AND UTILITY EASEMENT**

**BEING** a tract of land situated in the **THOMAS L. CHENOWETH SURVEY**, Abstract No. 273, Dallas County, Texas and also being a portion of **A MOTEL ADDITION**, an addition to the City of Addison, as recorded in Vol. 79219, Page 0188 of the Map Records of Dallas County, Texas and being more particularly described as follows:

**BEGINNING** at a point on the southerly line of **BELTWAY DRIVE** (a 60' R.O.W.), said point being the northeast corner of **A MOTEL ADDITION** as recorded in Volume 79219, Page 0188 (MRDCT);

**THENCE SOUTH** leaving the said southerly line of **BELTWAY DRIVE**, a distance of 242.62 feet to a point;

**THENCE WEST**, a distance of 385.00 feet to a point;

**THENCE NORTH** a distance of 151.29 feet to a point on the southerly line of **BELTWAY DRIVE**, said point being the beginning of a non-tangent curve to the left having a radius of 1,005.00 feet, a chord bearing of North 76°04'48" East, for a chord distance of 24.73 feet;

**THENCE** around said curve to the left through a central angle of 01°24'35" for an arc length of 24.73 feet to a point;

**THENCE SOUTH** leaving **BELTWAY DRIVE**, a distance of 133.24 feet to a point;

**THENCE EAST** a distance of 337.00 feet to a point;

**THENCE NORTH** a distance of 216.61 feet to a point on the southerly line of **BELTWAY DRIVE**, said point being the beginning of a curve to the right having a radius of 945.00 feet, a chord bearing of North 85°12'16" East and a chord distance of 24.08 feet;

**THENCE** around said curve to the right through a central angle of 01°27'37" for an arc length of 24.08 feet to the **POINT OF BEGINNING**;

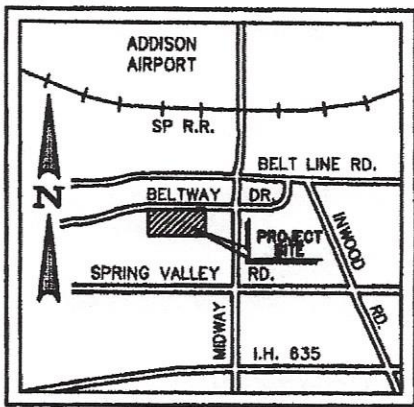
**CONTAINING** within these metes and bounds 0.404 acres or 17,589 square feet of land, more or less.

**PROJECT:** 15601.02

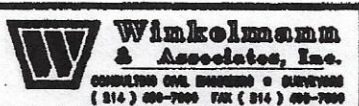
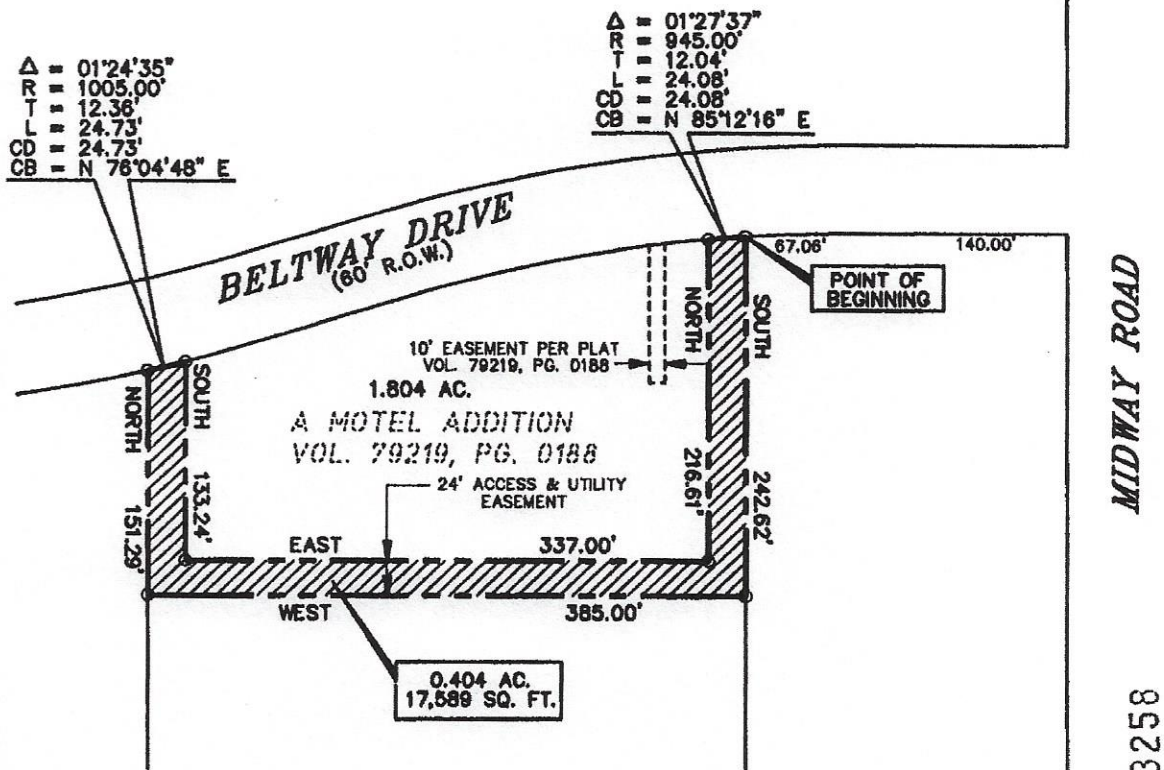
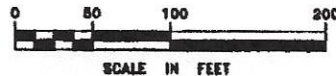
**DATE:** 1/6/93

93020 3257





**VICINITY MAP**  
(NOT TO SCALE)



Scale : 1"=100' Date : 1/07/93  
 Design : B.J.E.  
 Drawn : D.L.B.  
 Dwg. File : 15801EXH.DWG  
 Project No. : 15801.02(58)

0.404 AC.  
 THOMAS L. CHENOWETH SURVEY,  
 ABSTRACT NO. 273  
 CITY OF ADDISON, DALLAS COUNTY, TEXAS  
 CLIENT: LARRY GILL LAND PLANNING & DESIGN  
 1001 HAMPSHIRE LANE, SUITE 120  
 RICHARDSON, TEXAS 75080  
 (214) 337-8802

**24' ACCESS &  
UTILITY EASEMENT**

**SHEET**  
**1**  
**OF**  
**2**

  
 COUNTY CLERK, Dallas County, Texas  
*Car Bunk*  
 FEB 1 1988  
 COUNTY OF DALLAS  
 Any recorded books which mention the date, name, or age of the  
 deceased and property because of date of record it should not  
 be recorded under federal law.  
 I hereby certify that the above instrument was filed on the 1st day of Feb  
 1988 at the County Clerk's Office of Dallas County, Texas as required  
 by law.

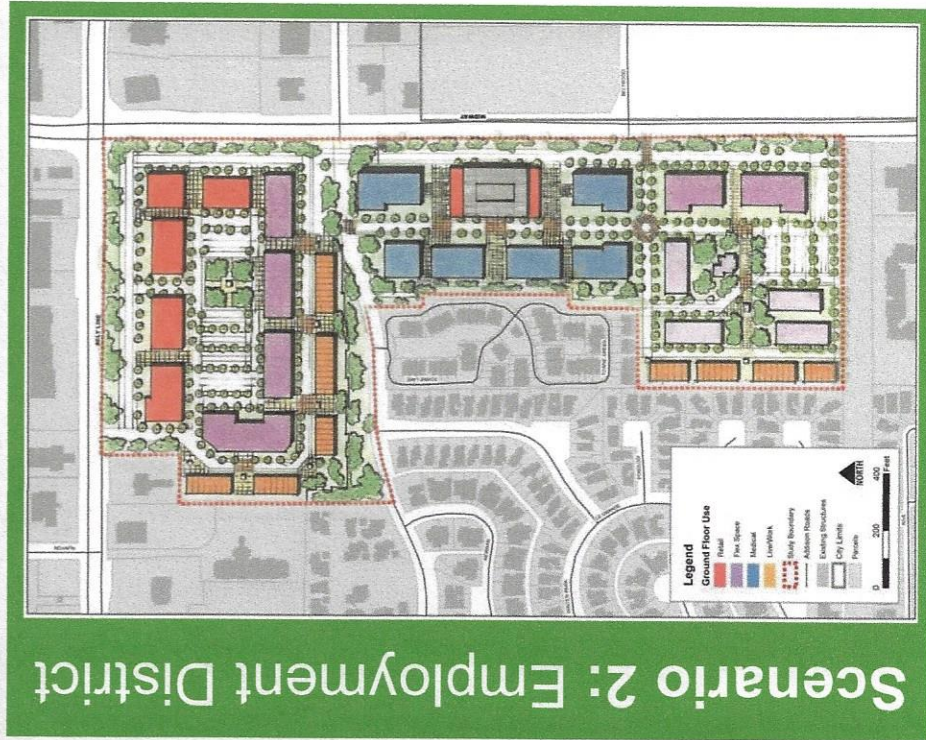
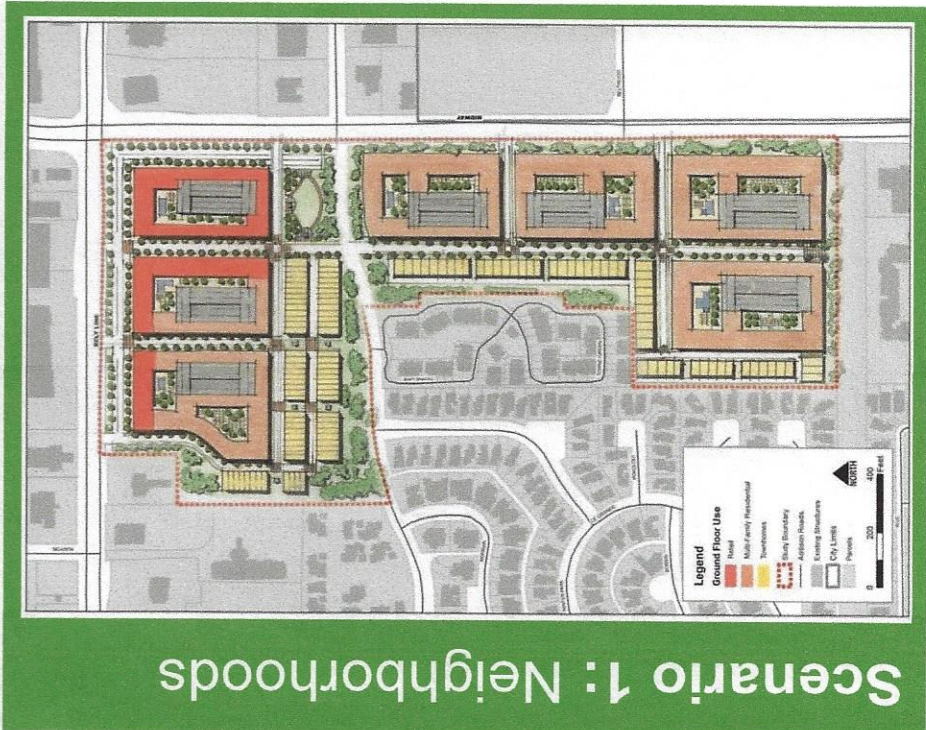
93 JAN 29 PM 2:39

COUNTY CLERK  
*Car Bunk*  
 DALLAS COUNTY

93020 3259



# Development Alternatives





# ADDISON RESERVE

## SITE PLAN PACKAGE

09 FEBRUARY 2022

ARCHITECTURAL	
FAR + DANG	ARCHITECT
4418 BELVA VISTA ST. NO. 18	4418 BELVA VISTA ST. NO. 18
DALLAS, TEXAS 75204	DALLAS, TEXAS 75204
OFFICE@FARANDDANG.COM	OFFICE@FARANDDANG.COM
OWNER / DEVELOPER	
JOSH INCHIO'S PRINCIPAL	COG DALLAS HOMES III, LLC
3803 WART AVENUE, SUITE 300	3803 WART AVENUE, SUITE 300
DALLAS, TEXAS 75219	DALLAS, TEXAS 75219
E. JINCHIO@CDDALLASHOMES.COM	E. JINCHIO@CDDALLASHOMES.COM
DATE	
02/09/2022	DATE
TOWN PROJECT NO.	
1848-Z	TOWN PROJECT NO.
SHEET	
33-UNIT MULTIFAMILY DEVELOPMENT	SHEET
4150 BELTWAY DRIVE, ADDISON, TEXAS 75001	4150 BELTWAY DRIVE, ADDISON, TEXAS 75001
NOT	
for building approval & construction	for building approval & construction
G1.00	



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CONSULTANT: ARCHITECT: **FAR + DANG**  
4418 BELVA VISTA ST. NO. 18  
DALLAS, TEXAS 75204  
OFFICE@FARANDDANG.COM

OWNER / DEVELOPER: JOSH INCHIO'S PRINCIPAL  
COG DALLAS HOMES III, LLC  
3803 WART AVENUE, SUITE 300  
DALLAS, TEXAS 75219  
E. JINCHIO@CDDALLASHOMES.COM

DATE: 02/09/2022  
TOWN PROJECT NO.: 1848-Z  
SHEET: 33-UNIT MULTIFAMILY DEVELOPMENT  
4150 BELTWAY DRIVE, ADDISON, TEXAS 75001  
NOT for building approval & construction  
G1.00



© FAR + DANG

**ADDISON RESERVE**  
33-UNIT MULTIFAMILY DEVELOPMENT  
4150 BELTWAY DRIVE, ADDISON, TEXAS 75001

01

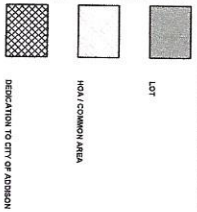
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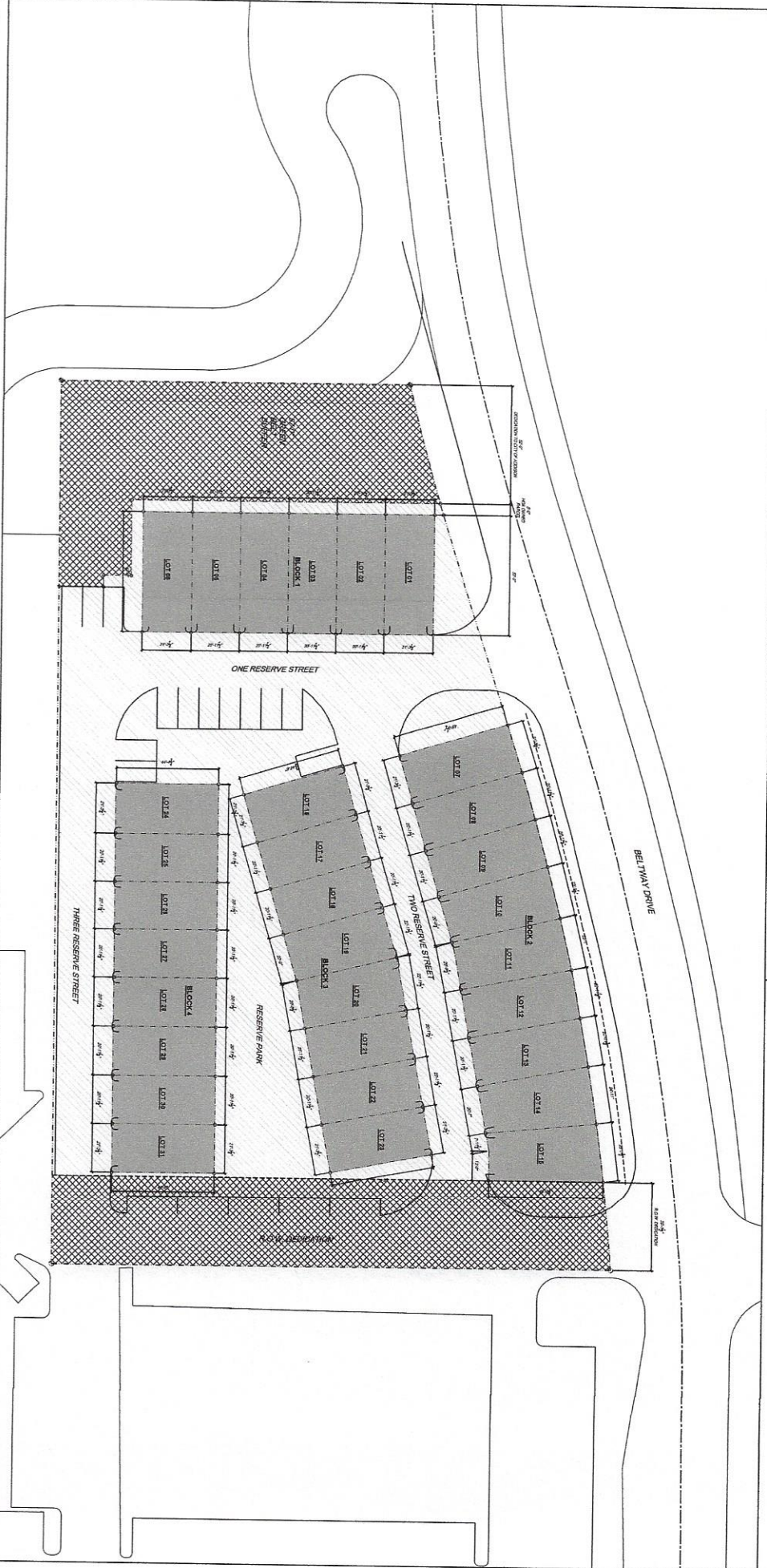
LOT LAYOUT INFORMATION

**SITE AREA**  
14,608 ACRES (79,448 SQ FT)  
44,319 SQ FT  
44,319 SQ FT (79,448 SQ FT = 44,319 HOA COMMON AREA)

LOT LAYOUT LEGEND



REFERENCE SITE PLAN AND LANDSCAPE PLAN FOR MORE INFORMATION REGARDING SITE PLAN AND LANDSCAPE PLAN ELEMENTS.



SCALE: 1" = 200'

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CONSULTANT

ARCHITECT

**FAR + DANG**  
4414 BLENK VISTA ST NO. 18  
DALLAS, TEXAS 75204  
OFFICE@FARANDDANG.COM

OWNER / DEVELOPER

JOSEPH & JENNIFER  
**COG DALLAS HOMES III, LLC**  
3905 MARIE AVENUE, SUITE 530  
DALLAS, TEXAS 75219  
E: jf@cogdallas.com

DATE

02.01.2022 SITE PLAN REVIEW PACKAGE

ISSUE

TOWN PROJECT NO. 1846-Z

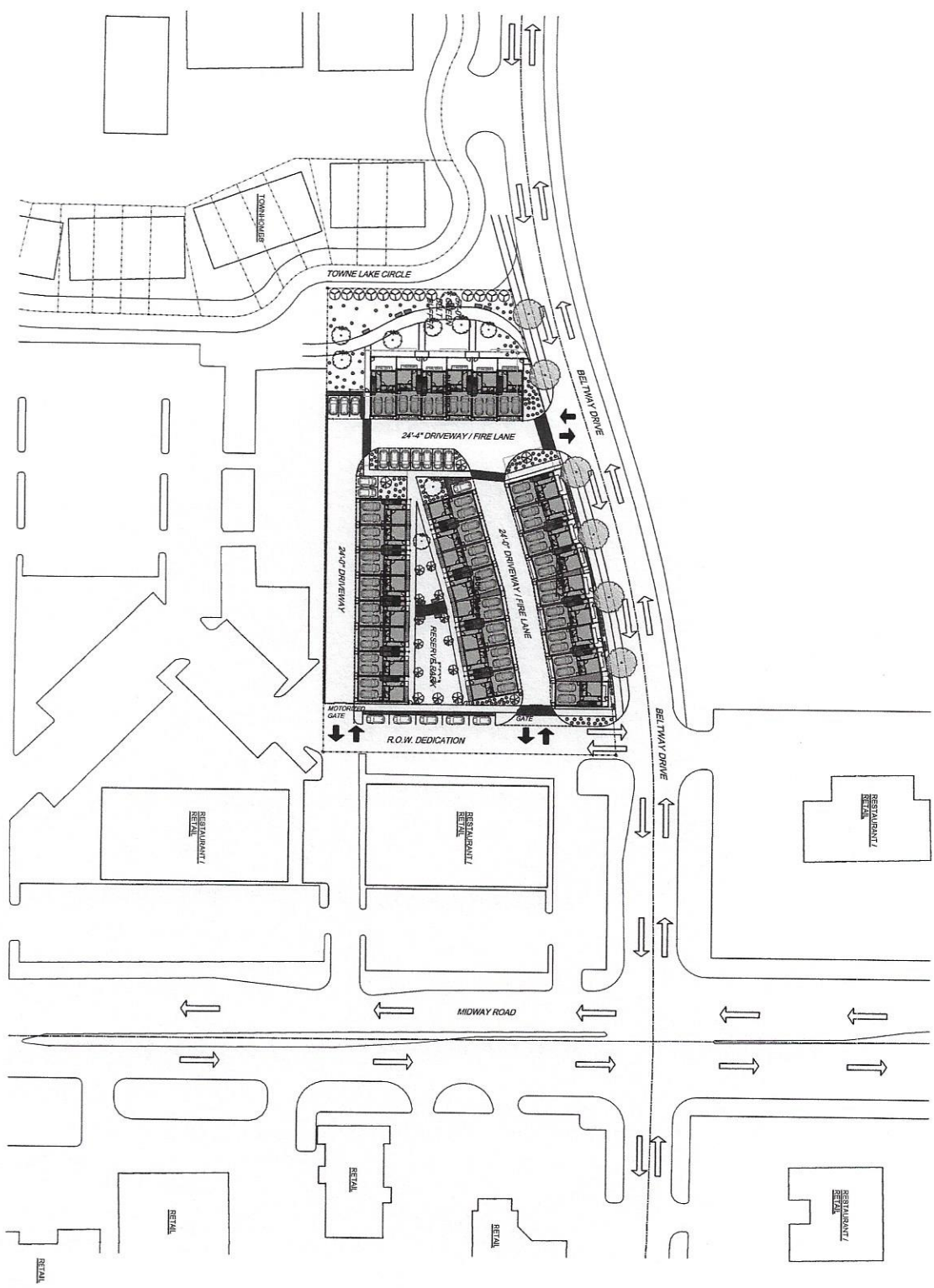
①

CONCEPTUAL LOT LAYOUT 01

**ADDISON RESERVE**  
33-UNIT MULTIFAMILY DEVELOPMENT  
4150 BELTWAY DRIVE, ADDISON, TEXAS 75001

NOT for regulatory approval, marketing or construction

A1.01



SCALE: 1" = 40'-0"

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CONSULTANT:  
 ARCHITECT:  
**FAR + DANG**  
 4414 BIRCH VISTA ST. NO. 18  
 DALLAS, TEXAS 75204  
 OFFICE@FARANDDANG.COM

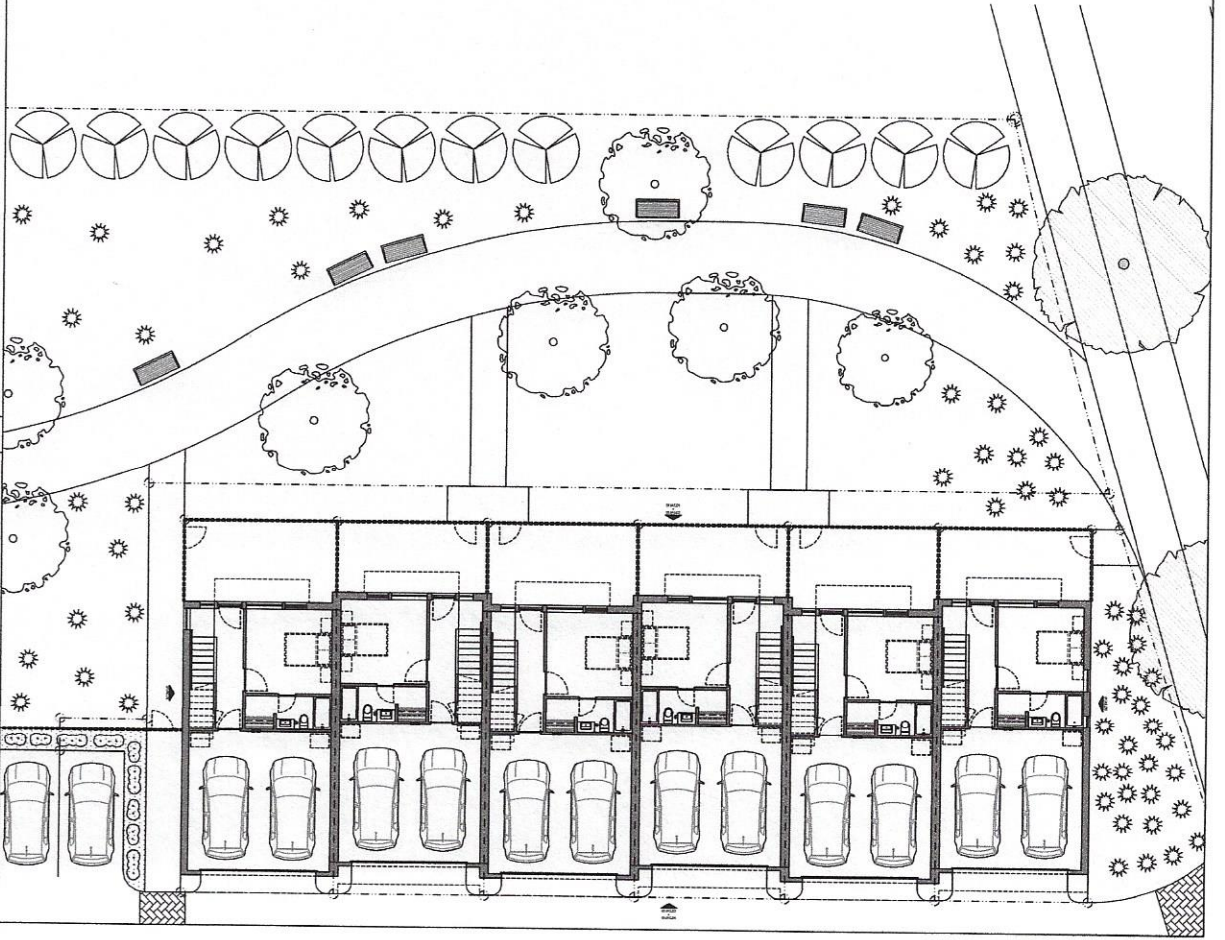
OWNER / DEVELOPER:  
**COG DALLAS HOMES III, LLC**  
 3603 MAPLE AVENUE, SUITE 300  
 DALLAS, TEXAS 75219  
 E: JORDAN@COGDALLASHOMES.COM  
 P: 214.547.8800

DATE: 02/26/2022  
 NAME: SITE PLAN REVIEW PACKAGE  
 TOWN PROJECT NO. 1846-Z

CONCEPTUAL SITE ACCESS 01

**ADDISON RESERVE**  
**33-UNIT MULTIFAMILY DEVELOPMENT**  
 4150 BELTWAY DRIVE, ADDISON, TEXAS 75001  
**NOT** for marketing purposes & binding or construction  
**A1.02**





SCALE: 1/8" = 1'-0"

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CONSULTANT

ARCHITECT

**FAR + DANG**  
4414 BLOOMINGDALE ST. NO. 18  
DALLAS, TEXAS 75204  
OFFICE@FARANDDANG.COM

OWNER / DEVELOPER

**COG DALLAS HOMES III, LLC**  
3903 MAPLE AVENUE, SUITE 300  
DALLAS, TEXAS 75219  
E: JORDAN@COGDALLASHOMES.COM

DATE

02/29/2022

TITLE

SITE PLAN REVIEW PACKAGE

1

FLOOR PLAN - BUILDING 1 - LEVEL 1 01

**ADDISON RESERVE**

**33-UNIT MULTIFAMILY DEVELOPMENT**

4150 BELTWAY DRIVE, ADDISON, TEXAS 75001

**NOT**

For preliminary review & approval only

**A2.01**

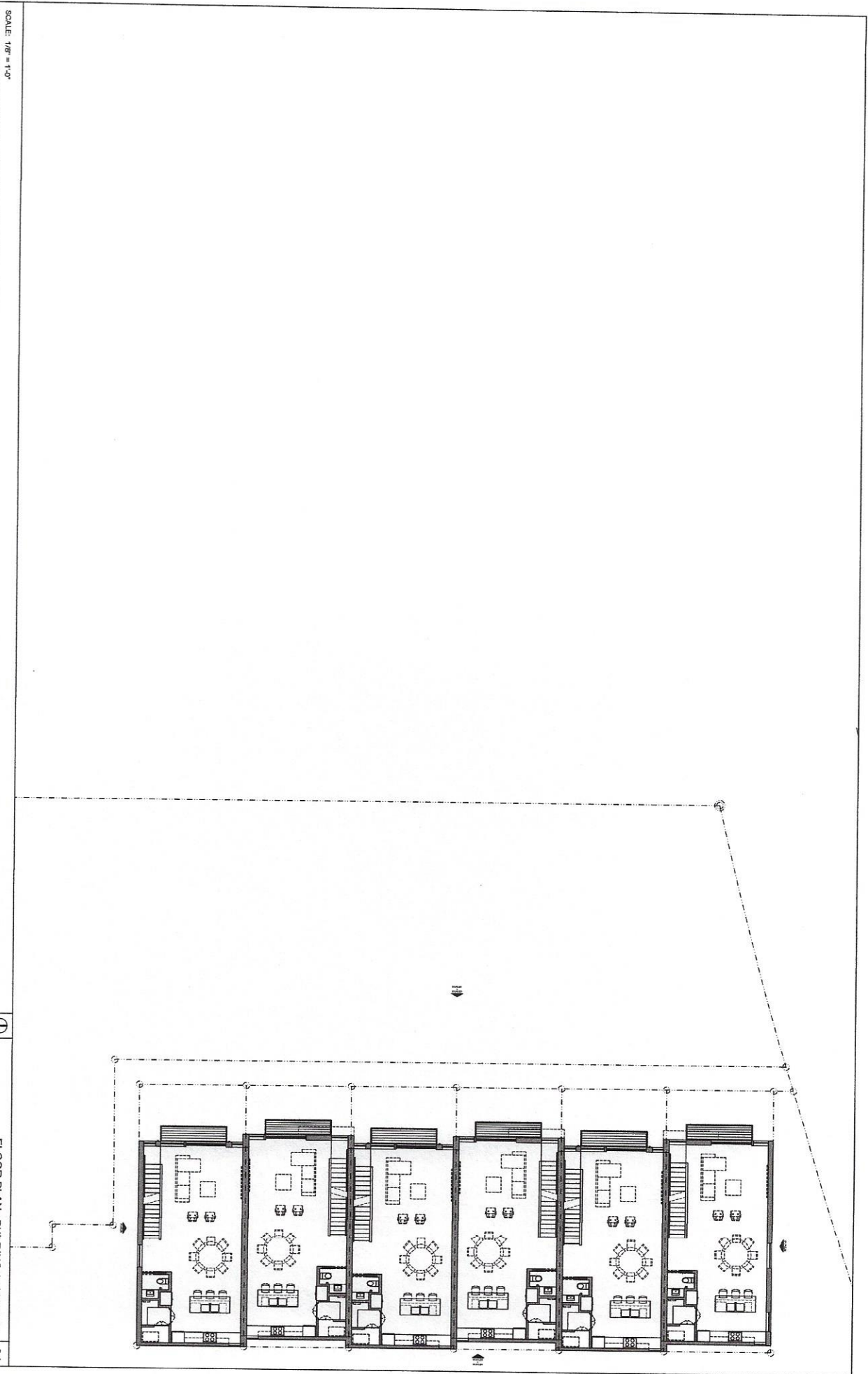
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CONSULTANT:  
 ARCHITECT:  
**FAR + DANG**  
 4111 BUSH BLVD. SUITE 100  
 DALLAS, TEXAS 75234  
 OFFICE@FARANDDANG.COM

OWNER / DEVELOPER:  
 JOSH LINDA'S PRINCIPAL  
**COG DALLAS HOMES II, LLC**  
 3801 W. LBJ AVENUE, SUITE 200  
 DALLAS, TEXAS 75219  
 T: 214.547.8900  
 E: josh.linda@cogdallas.com

Date: 02.03.2022  
 Issue: SITE PLAN REVIEW PACKAGE  
 TOWN PROJECT NO. 1846-Z

①  
 FLOOR PLAN - BUILDING 1 - LEVEL 2  
 01  
**ADDISON RESERVE**  
 33-UNIT MULTIFAMILY DEVELOPMENT  
 4150 BELTWAY DRIVE, ADDISON, TEXAS 75001  
**NOT** by reference approval, planning or construction  
**A2.02**



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CONSULTANT:

ARCHITECT:

**FAR + DANG**  
 4411 BLOOMINGDALE ST. NO. 18  
 DALLAS, TEXAS 75204  
 OFFICE@FARANDDANG.COM

OWNER /

**COG DALLAS HOMES III, LLC**  
 2803 MARPLE AVENUE, SUITE 300  
 DALLAS, TEXAS 75219  
 E: JAMES@COGDALLASHOMES.COM

DATE:

10.09.2022  
 SITE PLAN REVIEW PACKAGE

TOWN PROJECT NO. 1846-Z

①

FLOOR PLAN - BUILDING 1 - LEVEL 3 01

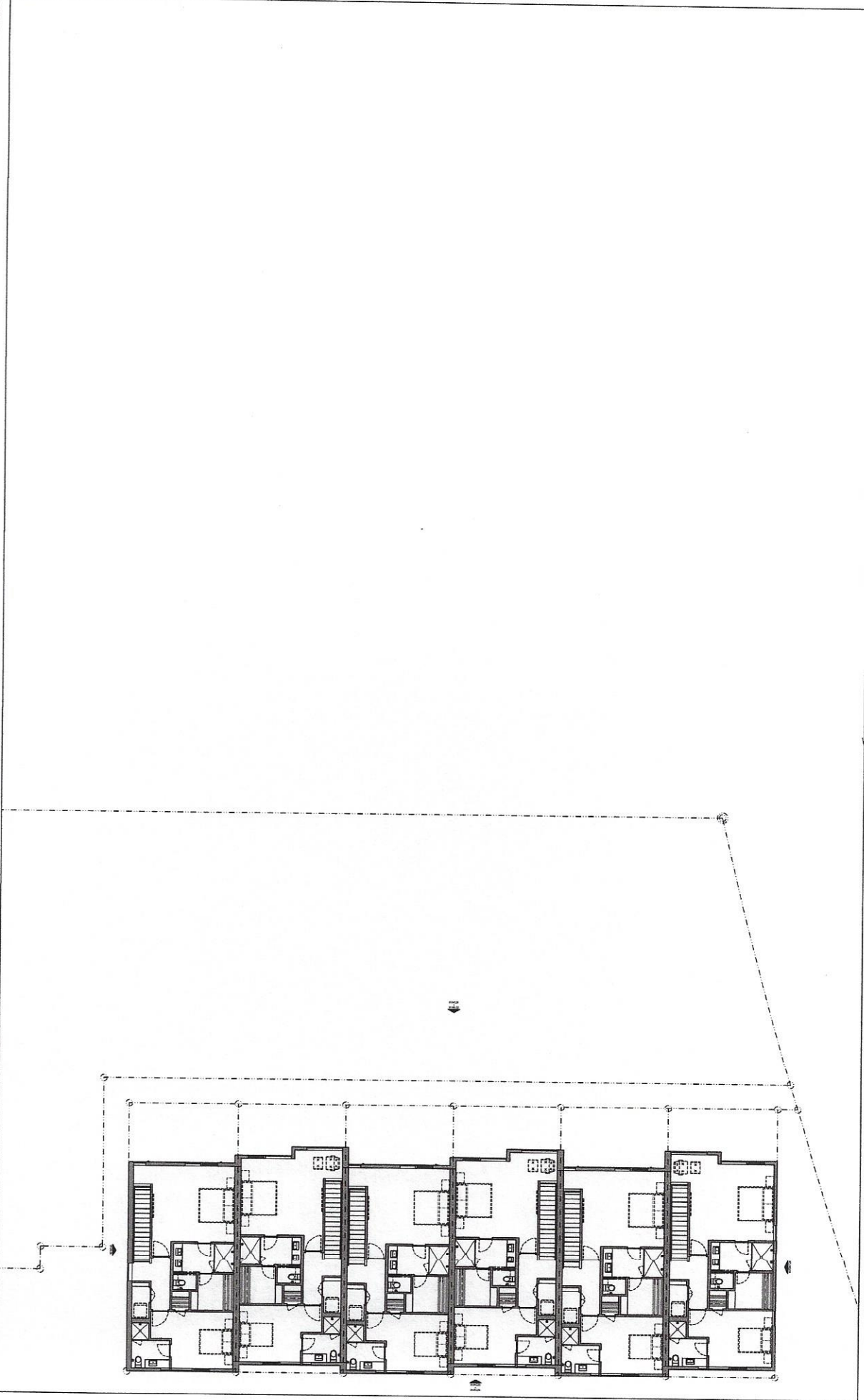
**ADDISON RESERVE**

**33-UNIT MULTIFAMILY DEVELOPMENT**

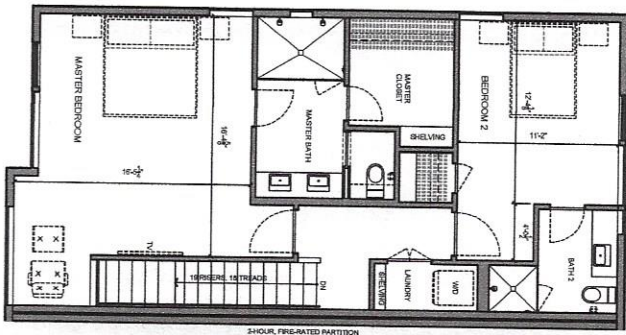
4150 BELTWAY DRIVE, ADDISON, TEXAS 75001

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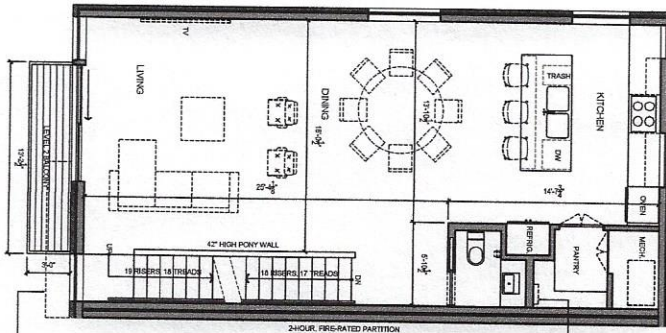
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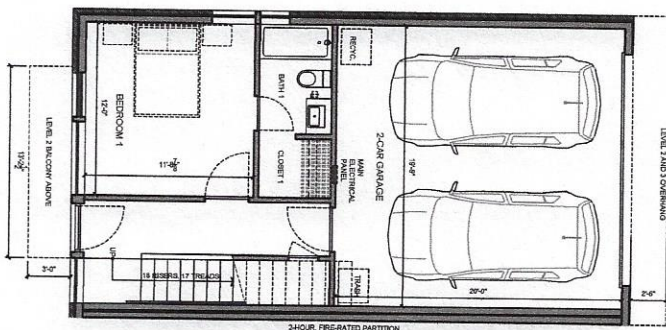




LEVEL 3 CONDITIONED SPACE: 841 SF



LEVEL 2 CONDITIONED SPACE: 883 SF



LEVEL 1, CONDITIONED SPACE: 392 SF  
TOTAL, CONDITIONED SPACE: 2,716 SF

SCALE: 1/4" = 1'-0"

UNIT TYPE A1 - FLOOR PLAN - LEVEL 3

SCALE: 1/4" = 1'-0"

UNIT TYPE A1 - FLOOR PLAN - LEVEL 2

SCALE: 1/4" = 1'-0"

UNIT TYPE A1 - FLOOR PLAN - LEVEL 1

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CONSULTANT:

ARCHITECT:

**FAR + DANG**

4414 BLEM VISTA ST NO. 18  
DALLAS, TEXAS 75204  
OFFICE@FARDANG.COM

OWNER /

**COG DALLAS HOMES III, LLC**

3603 WALE AVENUE, SUITE 300  
DALLAS, TEXAS 75219  
E: jared@cohdallasgroup.com

DATE:

10.08.2022

REVISION:

SITE PLAN REVIEW PACKAGE

PROJECT NO.:

1804-2

ADDISON RESERVE

33-UNIT MULTIFAMILY DEVELOPMENT

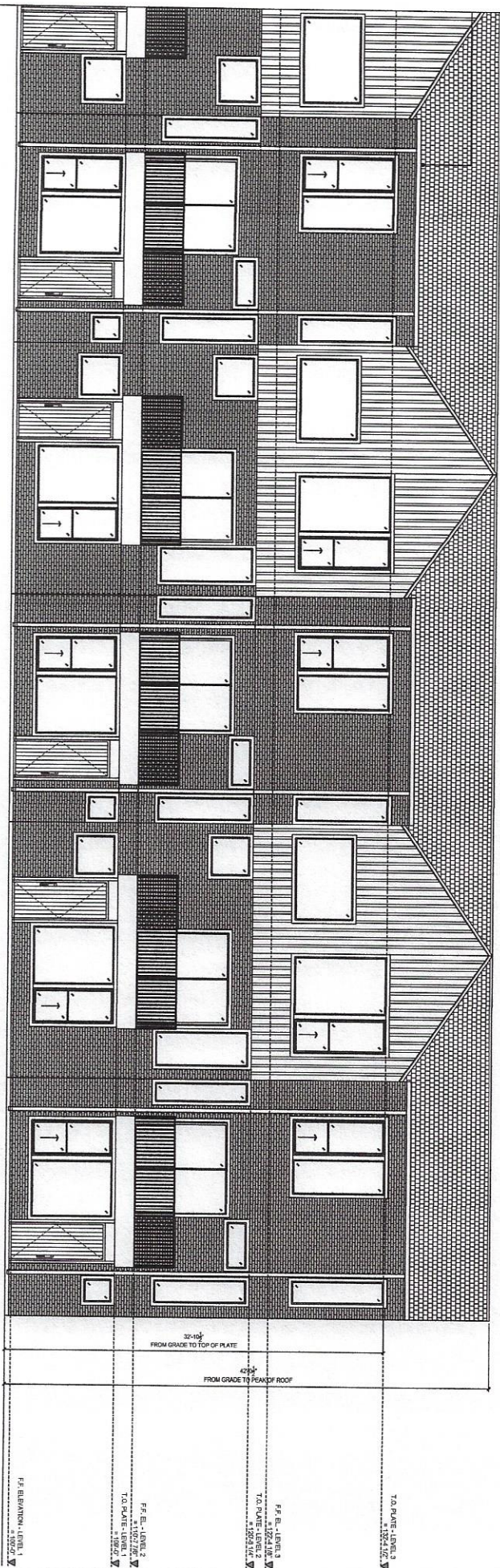
4750 BELTWAY DRIVE, ADDISON, TEXAS 75001

NOT for building approval, marketing or construction

A3.01







SCALE: 1/4" = 1'-0"

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CONSULTANT:

ARCHITECT:

**FAR + DANG**

4414 BLENKINSHAW ST. NO. 18  
DALLAS, TEXAS 75204  
OFFICE@FARANDDANG.COM

OWNER/

**COG DALLAS HOMES III, LLC**

3903 MAPLE AVENUE, SUITE 300  
DALLAS, TEXAS 75219  
E: josh@cohdallas.com

DATE:

02/09/2022

TYPE:

SITE PLAN REVIEW PACKAGE

WEST ELEVATION - BUILDING 1 01

**ADDISON RESERVE**

**33-UNIT MULTIFAMILY DEVELOPMENT**

4150 BELTWAY DRIVE, ADDISON, TEXAS 75001

NOT for regulatory approval & recording or construction

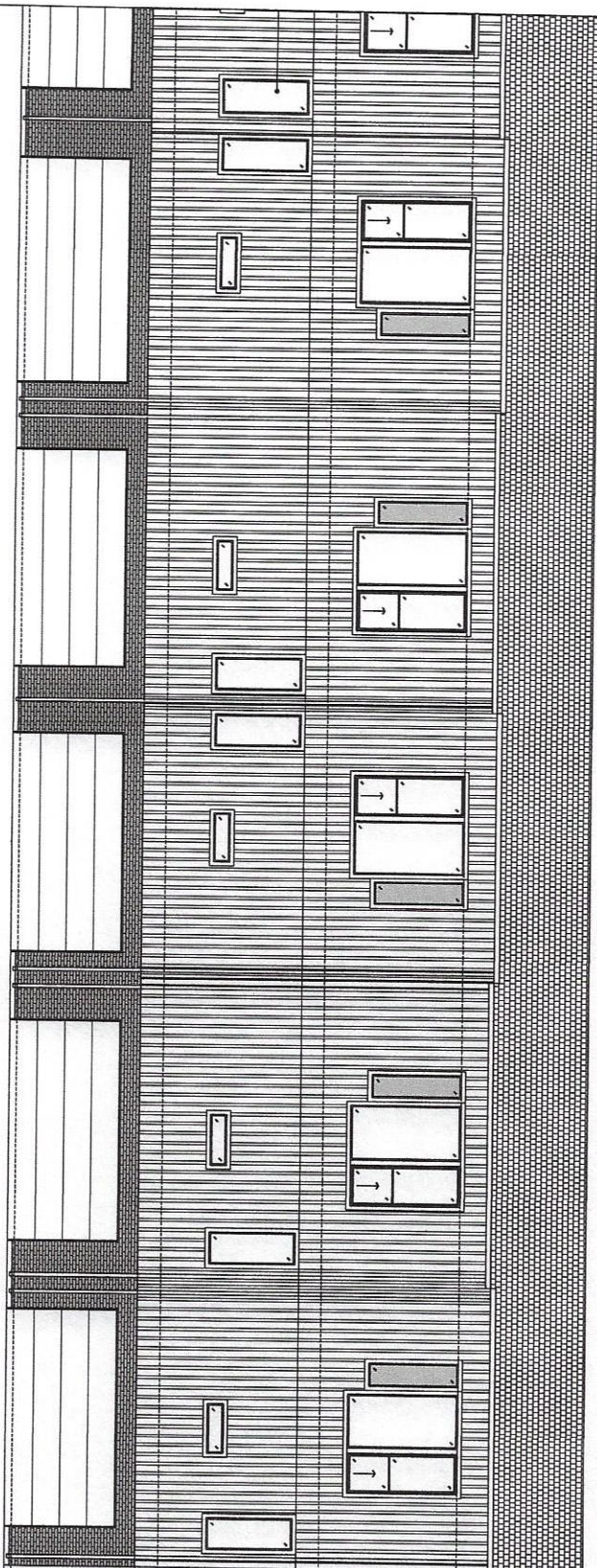
A5.02



**NOT** for regulatory approval, permitting or construction

**A5.03**





TO RAKE - LEVEL 3  
= 105'4.07"

F2 E. - LEVEL 3  
= 105'4.07"  
TO RAKE - LEVEL 3  
= 105'4.07"

F2 E. - LEVEL 2  
= 105'7.00"  
TO RAKE - LEVEL 1  
= 105'7.00"

F2 ELEVATION - LEVEL 1  
= 105'7.00"

30'-10 1/2"  
FROM GRADE TO TOP OF PLATE

42'-0 1/2"  
FROM GRADE TO FINISH OF ROOF

SCALE: 1/4" = 1'-0"

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CONSULTANT:

ARCHITECT:

**FAR + DANG**  
4414 BUEHN VISTA ST NO.18  
DALLAS, TEXAS 75204  
OFFICE@FARANDDANG.COM

OWNER:

**COG DALLAS HOMES III, LLC**  
3903 WARE AVENUE, SUITE 300  
DALLAS, TEXAS 75219  
E: info@cogdallas.com  
P: 214-636-8000  
www.cogdallas.com

DATE:

02.04.2022  
SITE PLAN REVIEW PACKAGE

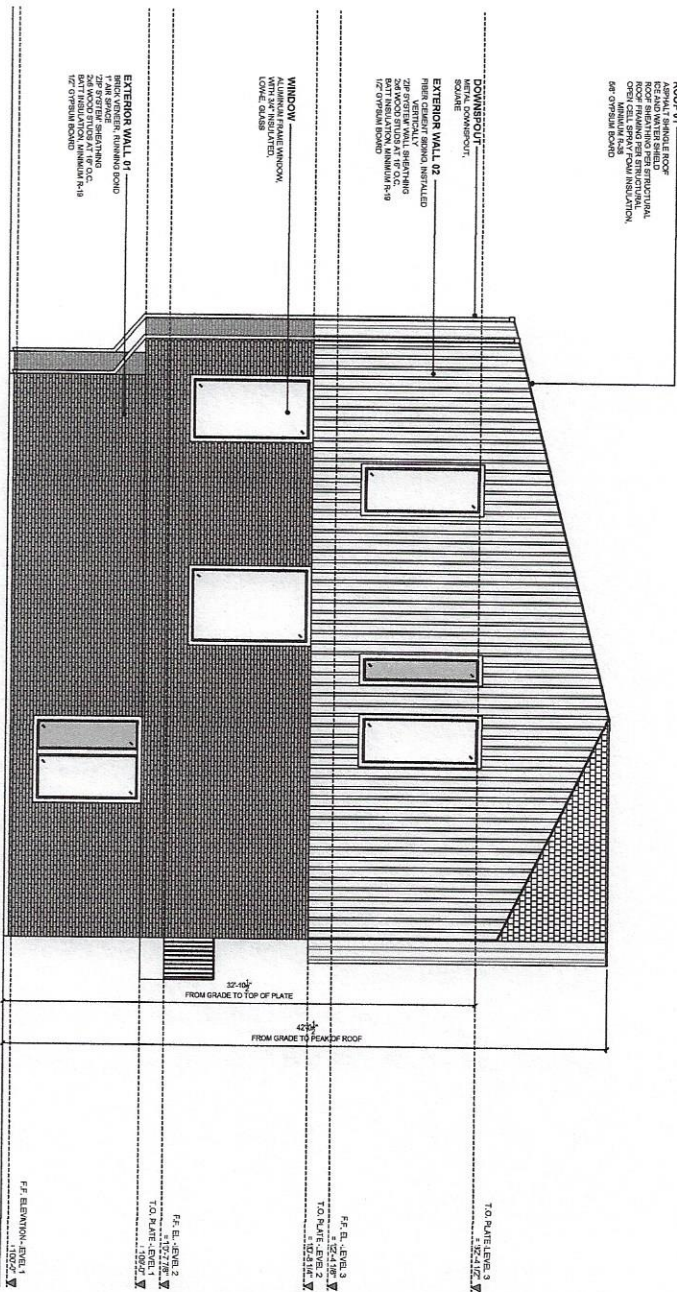
EAST ELEVATION - BUILDING 1 01

**ADDISON RESERVE**  
33-UNIT MULTIFAMILY DEVELOPMENT  
4150 BELTWAY DRIVE ADDISON, TEXAS 75001

**NOT** by reference approval, permitting or construction  
**A5.04**



APPROXIMATE MATERIAL PERCENTAGES:		
GLAZING:	10.6%	
BRICK:	46.0%	
BOARD AND BATTEN HARDIE:	40.5%	
% OF GLAZING AND MASONRY:	56.6%	



SCALE: 1/4" = 1'-0"

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CONSULTANT:

ARCHITECT:

**FAR + DANG**  
4411 BILBA VISTA ST. NO. 18  
DALLAS, TEXAS 75204  
OFFICE@FARANDDANG.COM

OWNER:

JOSH MCKINLEY, PRINCIPAL  
**COG DALLAS HOMES III, LLC**  
3663 MAPLE AVENUE, SUITE 300  
DALLAS, TEXAS 75219  
E: jpmckin@cogdallas.com

DATE:

02-29-2022

TYPE:

SITE PLAN REVIEW PACKAGE

NORTH ELEVATION - BUILDING 1 01

**ADDISON RESERVE**

**33-UNIT MULTIFAMILY DEVELOPMENT**

4150 BELTWAY DRIVE, ADDISON, TEXAS 75001

**NOT**

for regulatory review & permitting consultation

A5.05

© FAR + DANG

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OR DISCLOSED TO OTHERS OR USED IN CONNECTION WITH ANY WORK  
OTHER THAN THE SPECIFIED PROJECT FOR WHICH THEY HAVE BEEN  
PREPARED. IN WHOLE OR IN PART, WITHOUT THE PRIOR WRITTEN  
AUTHORIZATION OF FAR + PAUN.

ARCHITECT:

**FAR+DANG**  
4414 BUENA VISTA ST NO.18  
DALLAS, TEXAS 75204  
T 972.342.9345  
OFFICE@FARANDDANG.COM

OWNER / DEVELOPER:  
**JOSH NICHOLS, PRINCIPAL**  
**COG DALLAS HOMES III, LLC**  
3963 MAPLE AVENUE, SUITE 330  
DALLAS, TEXAS 75219  
T: 214.347.8900  
E: [jnichols@cogdallasgroup.com](mailto:jnichols@cogdallasgroup.com)

Date	Issue
02.09.2022	SITE PLAN REVIEW PACKAGE

SOUTH ELEVATION - BUILDING 1 | 01

01

**ADDISON RESERVE**  
33 UNIT MILL TRAIL BY DEVEL/CREAT-

4150 BELTWAY DRIVE ADDISON, TEXAS 75001

**NOT** *by regulatory approval, limiting consideration* **A5.06**

**ROOF 01**  
ASPHALT SHINGLE ROOF  
ICE AND WATER SHIELD  
ROOF SHEATHING PER STRUCTURAL  
ROOF FRAMING PER STRUCTURAL  
OPEN CELL SPRAY FOAM INSULATION  
MINIMUM R-38  
5/8" GYPSUM BOARD

**DOWNSPOUT —**  
METAL DOWNSPOUT,  
SQUARE

FIBER CEMENT SIDING, INSTALLED  
VERTICALLY  
ZIP SYSTEM® WALL SHEATHING  
2x6 WOOD STUDS AT 16" O.C.  
BATT INSULATION, MINIMUM R-19  
1/2" GYPSUM BOARD

WINDOW —  
ALUMINUM FRAME WINDOW  
WITH 3/4" INSULATED,  
LOWE GLASS

GUARDRAIL —————  
STEEL BAR GUARDRAIL

**EXTERIOR WALL 01**  
BRICK VENEER, RUNNING BOND  
1" AIR SPACE  
2" SYSTEM SHEATHING  
2x6 WOOD STUDS AT 16" O.C.  
BATT INSULATION, MINIMUM R-11  
1/2" GYPSUM BOARD

T.O. PLATE-LEVEL 3

F.F. BL-LEVEL 3  
= 122.4 1/8"   
T.O. PLATE-LEVEL 2  
= 120.8 1/4" 

F.F. B. LEVEL 2  
= 1107.78'  $\nabla$   
T.O. PLATE-LEVEL 1  
= 109.0'  $\nabla$

F.F. ELEVATION-LEVEL 1





ALEX McCUTCHIN  
4048 MORMAN LANE, ADDISON, TEXAS 75001  
[REDACTED]

February 14, 2022

Via E-mail: [jtedrick@addisontx.gov](mailto:jtedrick@addisontx.gov)

Town of Addison  
Planning and Zoning Commission  
Attn: Ms. Jenifer Tedrick  
16801 Westgrove Drive  
Addison, Texas 75001

Re: Case No. 1846-Z/4150 Beltway Drive (Addison Reserve Townhomes)

Dear Ms. Tedrick:

I am a property owner at 4048 Morman Lane, Addison, Texas 75001 located near the proposed development in Case No. 1846-Z/4150 Beltway Drive (Addison Reserve Townhomes). A public hearing in this case is scheduled for Tuesday, February 15, 2022 at 6:00 p.m. I hereby protest against the proposed zoning change described in the referenced case number. I respectfully request that this letter of protest be entered into the public record at the public hearing.

The proposed action on a recommendation regarding an ordinance changing the zoning of the 1.804-acre property located at 4150 Beltway Drive, from Planned Development (PD) through Ordinance 083-039, to a new Planned Development (PD) District to allow a townhome development comprised of 33 townhome lots and associated open space and common area lots would have a negative impact on the neighborhood and the community.

Specifically, I protest the proposed ordinance changing the zoning of the herein referenced 1.804-acre property on the following issues:

1. I am concerned with the traffic and parking impact the proposed development of 33 townhome lots on the 1.804-acre property upon the neighborhood and community. Traffic and parking in the neighborhood has been greatly impacted by the current development in the area and construction along Midway Road. I request a copy of any traffic impact analysis conducted. If a traffic impact analysis has not been conducted, I request that a traffic impact analysis be conducted in accordance with the guidelines of the Town of Addison, Texas, to identify the relationship between the proposed development of 33 townhome lots on the 1.804-acre property on the surrounding thoroughfare and local street system. A traffic impact analysis should include any impact on Beltway Drive and Morman Lane;
2. The 1.804-acre property of the proposed development is included in the pending Sam's Club Special Area Study. I respectfully request that any



proposed zoning change to the 1.804-acre property be denied or tabled pending the completion of the Sam's Club Special Area Study to ensure a cohesive pattern of redevelopment for the area.

Accordingly, I respectfully protest against the proposed zoning change described in Case No. 1846-Z/4150 Beltway Drive (Addison Reserve Townhomes). I request that the proposed zoning change be denied, or in the alternative, be tabled in order to adequately address the concerns identified herein.

Please do not hesitate to contact me to further discuss these issues and concerns.

Respectfully,

A handwritten signature in blue ink, appearing to read 'Alex McCutchin', is written above the printed name.

Alex McCutchin



BEN MCCUTCHIN  
4012 MORMAN LANE  
ADDISON, TX 75001  
[REDACTED]

February 14, 2022

Via E-mail: [jtedrick@addisontx.gov](mailto:jtedrick@addisontx.gov)

Town of Addison  
Planning and Zoning Commission  
Attn: Ms. Jenifer Tedrick  
16801 Westgrove Drive  
Addison, Texas 75001

Re: Case No. 1846-Z/4150 Beltway Drive (Addison Reserve Townhomes)

Dear Ms. Tedrick:

I am a resident at 4012 Mormon Lane located near the proposed development in Case No. 1846-Z/4150 Beltway Drive (Addison Reserve Townhomes). A public hearing in this case is scheduled for Tuesday, February 15, 2022 at 6:00 p.m. I hereby protest against the proposed zoning change described in the referenced case number. I respectfully request that this letter of protest be entered into the public record at the public hearing.

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2. The 1.804-acre property of the proposed development is included in the pending Sam's Club Special Area Study. I respectfully request that any proposed zoning change to the 1.804-acre property be denied or tabled pending the completion of the Sam's Club Special Area Study to ensure a cohesive pattern of redevelopment for the area.

Accordingly, I respectfully protest against the proposed zoning change described in Case No. 1846-Z/4150 Beltway Drive (Addison Reserve Townhomes). I request that the proposed zoning change be denied, or in the alternative, be tabled in order to adequately address the concerns identified herein.

Please do not hesitate to contact me to further discuss these issues and concerns.

Respectfully,

A handwritten signature in cursive script, appearing to read "Ben McCutchin".

Ben McCutchin



GP McCUTCHIN REAL PROPERTY  
4158 TOWNE GREEN CIRCLE  
ADDISON, TEXAS 75001  
[REDACTED]

February 14, 2022

Via E-mail: [jtedrick@addisontx.gov](mailto:jtedrick@addisontx.gov)

Town of Addison  
Planning and Zoning Commission  
Attn: Ms. Jenifer Tedrick  
16801 Westgrove Drive  
Addison, Texas 75001

Re: Case No. 1846-Z/4150 Beltway Drive (Addison Reserve Townhomes)

Dear Ms. Tedrick:

GP McCutchin Real Property, LLC is the property owner of 4158 Towne Green Circle, Addison, Texas 75001 near the proposed development in Case No. 1846-Z/4150 Beltway Drive (Addison Reserve Townhomes). A public hearing in this case is scheduled for Tuesday, February 15, 2022 at 6:00 p.m. I hereby protest against the proposed zoning change described in the referenced case number. I respectfully request that this letter of protest be entered into the public record at the public hearing.

The proposed action on a recommendation regarding an ordinance changing the zoning of the 1.804-acre property located at 4150 Beltway Drive, from Planned Development (PD) through Ordinance 083-039, to a new Planned Development (PD) District to allow a townhome development comprised of 33 townhome lots and associated open space and common area lots would have a negative impact on the neighborhood and the community.

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Please do not hesitate to contact me to further discuss these issues and concerns.

Respectfully,

  
GP McCutchin Real Property, LLC

By: Gene McCutchin, Manager of the GP  
McCutchin Real Property, LLC

KEN LEMONS  
4014 MORMAN LANE, ADDISON TX 75001  
[REDACTED]

February 14, 2022

Via E-mail: [jtedrick@addisontx.gov](mailto:jtedrick@addisontx.gov)

Town of Addison  
Planning and Zoning Commission  
Attn: Ms. Jenifer Tedrick  
16801 Westgrove Drive  
Addison, Texas 75001

Re: Case No. 1846-Z/4150 Beltway Drive (Addison Reserve Townhomes)

Dear Ms. Tedrick:

I am a resident at **4014 Morman Lane, Addison TX 75001** located near the proposed development in Case No. 1846-Z/4150 Beltway Drive (Addison Reserve Townhomes). A public hearing in this case is scheduled for Tuesday, February 15, 2022 at 6:00 p.m. I hereby protest against the proposed zoning change described in the referenced case number. I respectfully request that this letter of protest be entered into the public record at the public hearing.

The proposed action on a recommendation regarding an ordinance changing the zoning of the 1.804-acre property located at 4150 Beltway Drive, from Planned Development (PD) through Ordinance 083-039, to a new Planned Development (PD) District to allow a townhome development comprised of 33 townhome lots and associated open space and common area lots would have a negative impact on the neighborhood and the community.

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proposed zoning change to the 1.804-acre property be denied or tabled pending the completion of the Sam's Club Special Area Study to ensure a cohesive pattern of redevelopment for the area.

Accordingly, I respectfully protest against the proposed zoning change described in Case No. 1846-Z/4150 Beltway Drive (Addison Reserve Townhomes). I request that the proposed zoning change be denied, or in the alternative, be tabled in order to adequately address the concerns identified herein.

Please do not hesitate to contact me to further discuss these issues and concerns.

Respectfully,

A handwritten signature in blue ink, consisting of several overlapping, fluid strokes that form a stylized representation of the name 'Ken Lemons'.

Ken Lemons

## Council Meeting

8.

Meeting Date: 03/08/2022

Department: Development Services

---

### AGENDA CAPTION:

Present, Discuss, and Consider Action on an **Ordinance Granting a Meritorious Exception to Chapter 62 of the Code of Ordinances for Addison Grove, a Mixed Use Multifamily Development Located at 4150 Belt Line Road, in Order to Exceed the Permitted Maximum Quantity of Detached Signs per Frontage and to Reduce the Permitted Minimum Distance Between Detached Signs**. Case MR2022-01/Addison Grove.

### BACKGROUND:

Addison Grove (previously branded as Elan Addison Grove) is a mixed-use multifamily development with ground floor retail uses, located at 4150 Belt Line Road. Property management recently submitted several requests for new signage in order to provide better directional cues to residents and visitors accessing the site. During the review of these sign permit applications, staff determined that a proposed monument sign at the Belt Line Road frontage did not comply with the Town's sign code due to the presence of an existing detached sign that was previously approved and installed.

A typical multifamily development is permitted to install one detached sign on site. For multifamily properties with more than 750 feet of frontage on a public street, one additional detached sign may be installed for each additional 500 feet of frontage, provided that there is at least 150 feet of separation between any installed permanent detached signs on an individual property.

Addison Grove has public street frontage along Belt Line Road to the north, Magnolia Street to the east, Runyon Road to the south, and Oak Street to the west, which encompasses approximately 1,600 linear feet of public street frontage. The applicant is requesting to install a monument sign near the southeast corner of Belt Line Road and Oak Street, which is in close proximity to an existing detached sign installed on the retaining wall along the southern edge of the Belt Line Road streetscape. This sign, which is comprised of 18 inch tall aluminum lettering with no backing, identifies the project name, Addison Grove.

The proposed monument sign complies with all sign dimensional standards and setbacks requirements of the sign code. Due to the proposed placement on the same frontage, within 71 feet of the existing sign, a meritorious exception to the sign code has been requested to address the following conditions:

- Installation of an additional detached sign at the Belt Line Road frontage; and
- Placement of an additional detached sign less than 150 feet from an existing detached sign.

The applicant is pursuing a Meritorious Exception to the sign code in accordance with the code provisions stated below:

Town of Addison Code of Ordinances, Chapter 62 (Signs)

Section 62-33. – Meritorious exceptions.

(d)(3) The council may consider appeals on the basis that such regulations and/or standards will, by reason of exceptional circumstances or surroundings, constitute a practical difficulty or unnecessary hardship or on the basis that the proposed improvement although falling under the definition of a "sign," constitutes art that makes a positive contribution to the visual environment.

Staff believes that the hardship criteria of the Meritorious Exception requirements is met due to the size of this development and how it is accessed by residents and visitors.

While Addison Grove benefits from having frontage on Belt Line Road, the Town's most prominent arterial roadway, it is the only frontage that provides access to the development. All other public streets that surround Elan Addison Grove only connect to Belt Line Road. The sign code permits this development to have an additional detached sign given the amount of public street frontage; however, this additional signage could not be located at the Belt Line Road frontage. Given that this site is only accessed from Belt Line Road, additional signage on a different street frontage would provide limited benefit.

The existing signage on the building and the existing detached sign along Belt Line Road help with branding, but they are less effective for wayfinding purposes as these signs are parallel to the street and are not situated at a prominent entry point. This proposed sign would more effectively assist the public in identifying the development from the street level as the sign would be perpendicular to the street and would be located immediately adjacent to the Oak Street project entryway.

Having effective signage is important for mixed-use developments as it helps the public locate businesses within the development, in this case the ground floor retail, and it reduces driver confusion that may result in unnecessary vehicle trips on adjacent roadways such as Midway Road and Beltway Drive.

**RECOMMENDATION:**

Administration recommends approval.

---

### **Attachments**

Presentation - Meritorious Exception for Addison Grove

Ordinance - Meritorious Exception for Addison Grove

Plans - Meritorious Exception for Addison Grove

---

# **Addison Grove Meritorious Exception (MR2022-01)**



**ADDISON**



# Case MR2022-01 Addison Grove

ADDISON

## LOCATION:

4150 Addison Road

## REQUEST:

Approval of a Meritorious Exception for an additional detached sign for Addison Grove.

## ACTION REQUIRED:

Discuss and consider action on the appropriateness of the proposed sign code meritorious exception request.

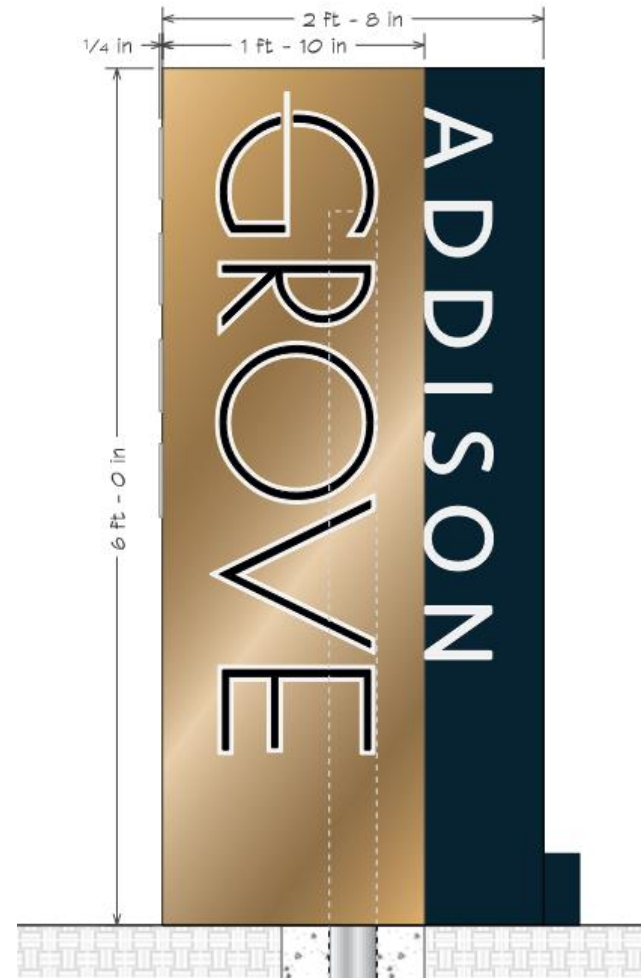
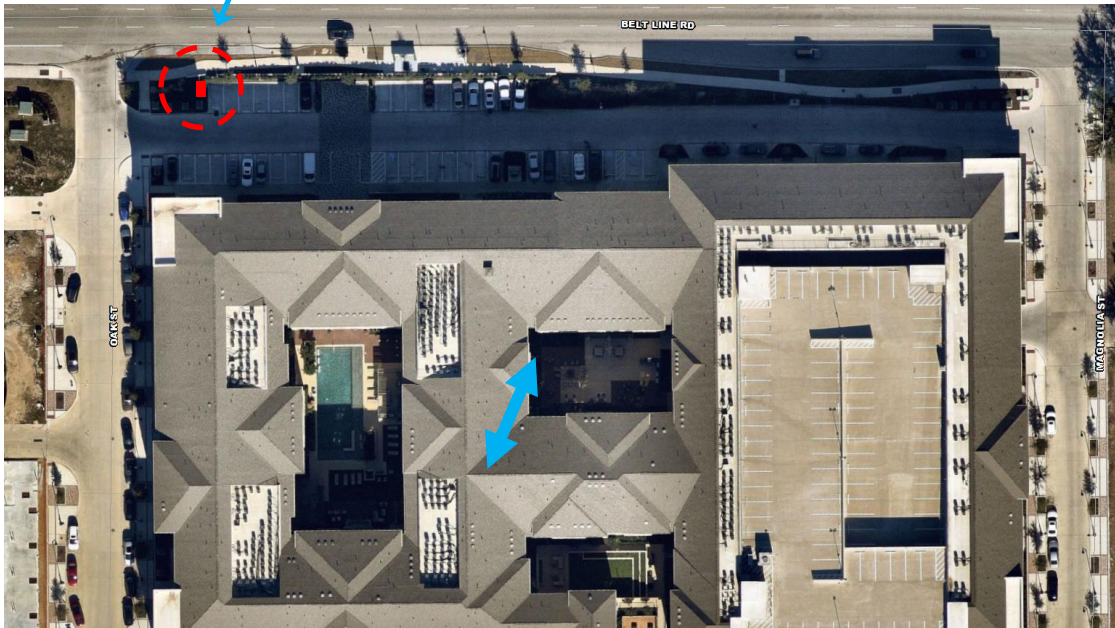


# Case MR2022-01 Addison Grove

ADDISON

## Detached Sign Location

Setback 20' from Belt Line Road  
and 49.5' from Oak Street



## SIGN CODE COMPLIANCE ISSUES:

- **Number of Detached sign per frontage**
  - Maximum number of detached sign per frontage is one
    - Multifamily developments are allowed an additional detached sign per 500 feet of frontage in excess of 750 feet of frontage.
- **Distance between Detached signs**
  - Minimum separation distance between detached signs is 150 feet

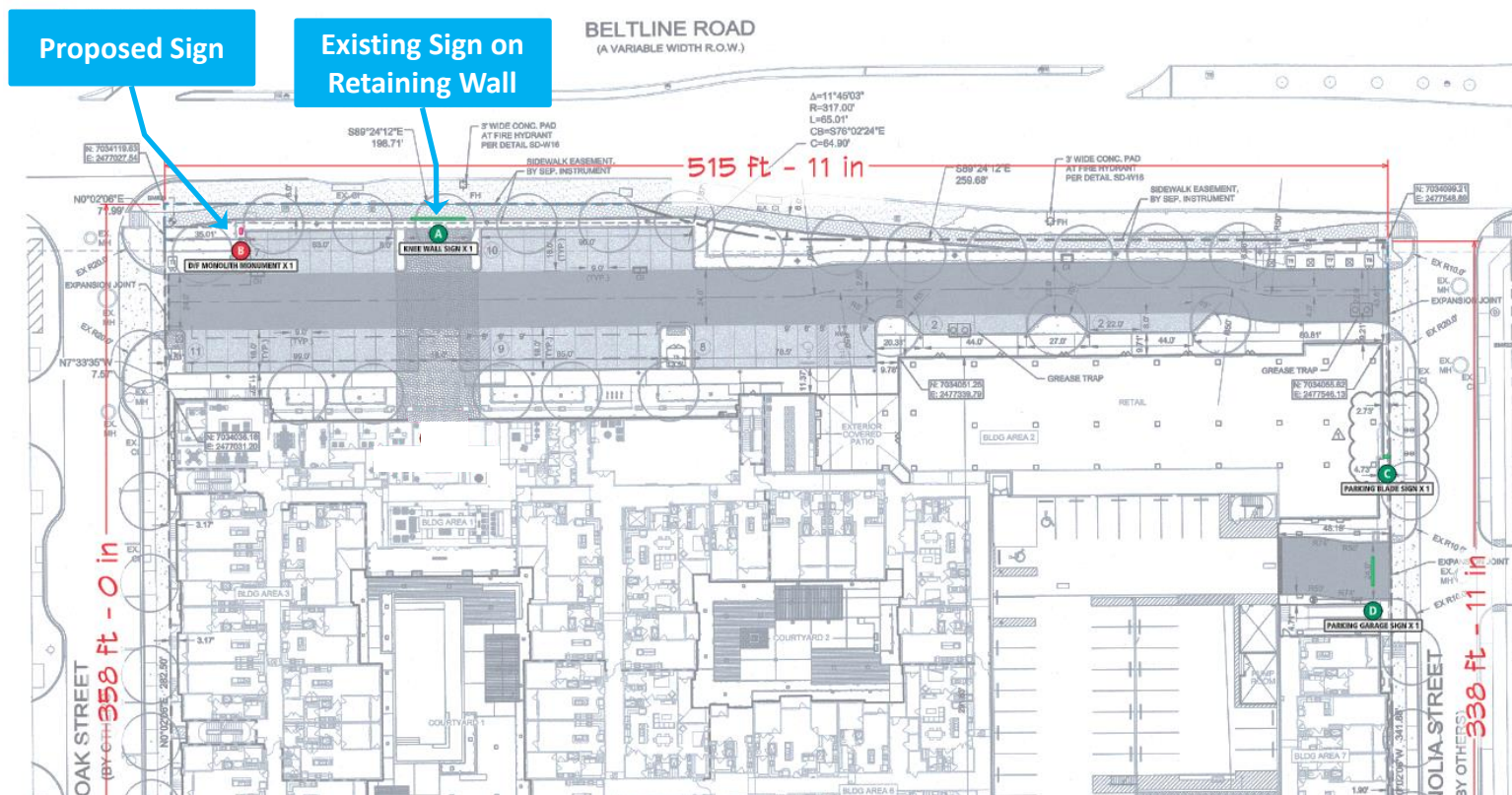


# Case MR2022-01 Addison Grove

ADDISON

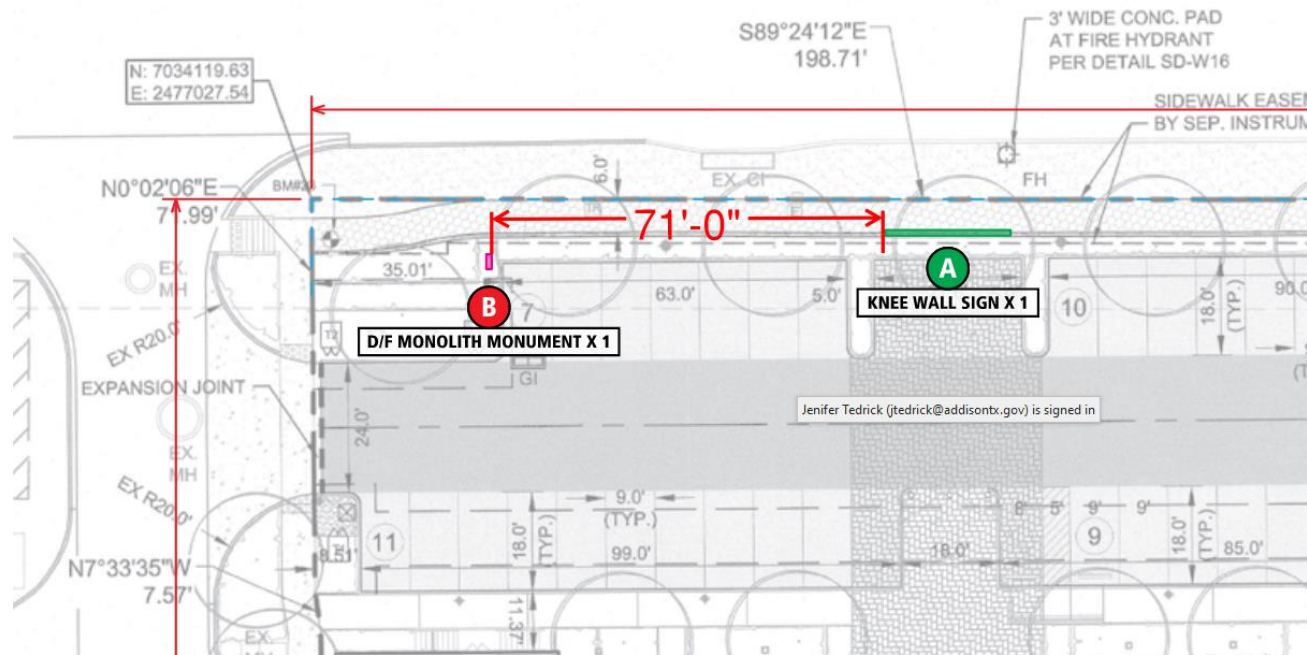
## Number of Detached Signs

- Exceeds maximum permitted detached signs per public street frontage. An existing detached sign is situated at the Belt Line Road frontage.



## Distance between signs

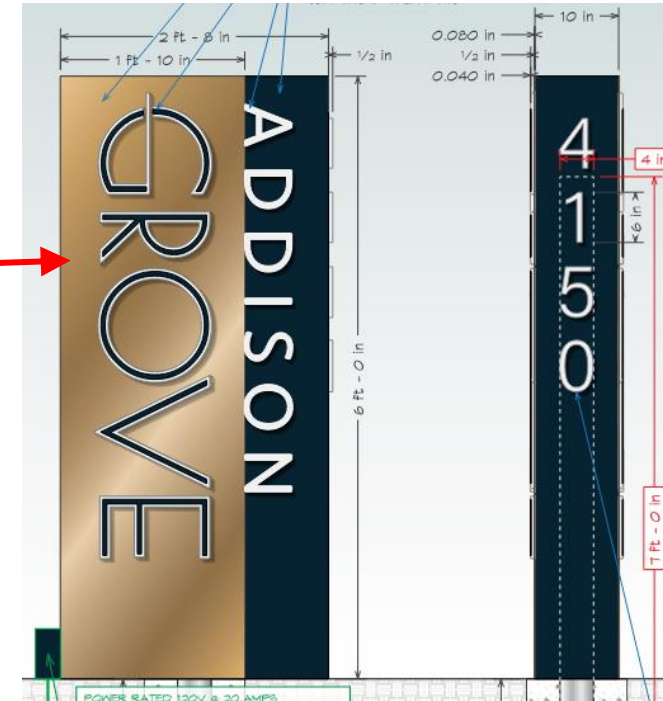
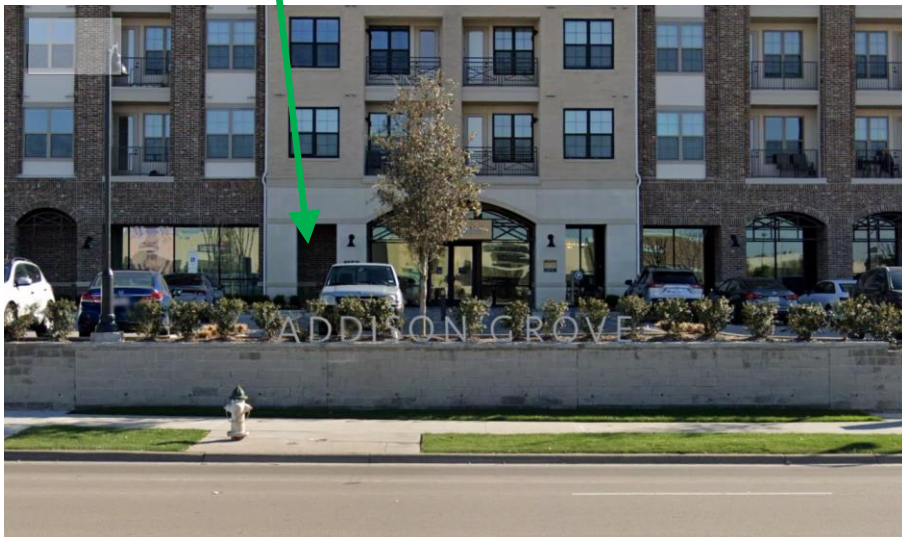
- The proposed sign does not meet the required 150-foot separation distance from the existing sign. This separation distance is reduced by 79 feet.





# Case MR2022-01 Addison Grove

ADDISON



- The existing detached sign is subdued and is oriented parallel to the Belt Line corridor. It is an effective branding feature, but has limited visibility for wayfinding purposes.
- Additional signage oriented perpendicular to the street and situated at a project entry point would more effectively assist drivers, bicyclists, and pedestrians.

**(ADDISON)**

The council may consider appeals on the basis that such regulations and/or standards will, by reason of exceptional circumstances or surroundings, constitute a practical difficulty or unnecessary hardship or on the basis that the proposed improvement although falling under the definition of a "sign," constitutes art that makes a positive contribution to the visual environment.

- Strict application of the sign code is less practical for a project of this size and with such a unique access design.



## RECOMMENDATION:

Staff recommends **approval of the request.**

Having effective signage is important for mixed-use developments as it helps the public locate businesses and it reduces driver confusion that may result in unnecessary vehicle trips on adjacent roadways.

ORDINANCE NO. \_\_\_\_\_

**AN ORDINANCE OF THE TOWN OF ADDISON, TEXAS, GRANTING A MERITORIOUS EXCEPTION TO CHAPTER 62 OF THE CODE OF ORDINANCES FOR ADDISON GROVE, A MIXED USE MULTIFAMILY DEVELOPMENT LOCATED AT 4150 BELT LINE ROAD, TO EXCEED THE MAXIMUM QUANTITY OF DETACHED SIGNS PER FRONTAGE AND TO REDUCE THE MINIMUM DISTANCE BETWEEN DETACHED SIGNS; PROVIDING A PENALTY NOT TO EXCEED FIVE HUNDRED AND NO/100 DOLLARS (\$500.00) FOR EACH OFFENSE; PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, Chapter 62 of the Code of Ordinances regulates signage in the Town of Addison; and

**WHEREAS**, Section 62-33 permits the City Council to approve exceptions to provisions of Chapter 62 in cases that have obvious merit in not only being appropriate to the particular site or location, but also in making a positive contribution to the visual environment; and

**WHEREAS**, the City Council has determined that the grant of the meritorious exception contained herein is in the best interest of the public and promotes the visual environment of the Town.

**NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE TOWN OF ADDISON, TEXAS:**

**SECTION 1.** The recitals and findings set forth above are hereby found to be true and correct and incorporated as if fully set forth herein.

**SECTION 2.** A meritorious exception to Chapter 62 of the Code of Ordinances is hereby granted to permit the placement of an additional detached sign along the Belt Line Road frontage and to allow for the required minimum distance between detached signs to be reduced as depicted in **Exhibit A**, for Addison Grove, a mixed use multifamily development located at 4150 Belt Line Road. Except as permitted herein, all other signage on the Property shall comply with Chapter 62 of the Code of Ordinances.

**SECTION 3.** Any person, firm, corporation, or other business entity violating any of the provisions or terms of this Ordinance shall, in accordance with Section 62-35 of the Town of Addison Code of Ordinance, be fined, upon conviction, in an amount of not more than Five Hundred and No/100 Dollars (\$500.00), and a separate offense shall be deemed committed each day during or on which a violation occurs or continues.

**SECTION 4.** This Ordinance shall become effective from and after its passage and approval and after publication as may be required by law or by the City Charter or ordinance.

**PASSED AND APPROVED** by the City Council of the Town of Addison, Texas, on this the 8<sup>TH</sup> day of MARCH 2022.

**TOWN OF ADDISON, TEXAS**

\_\_\_\_\_  
Joe Chow, Mayor

**ATTEST:**

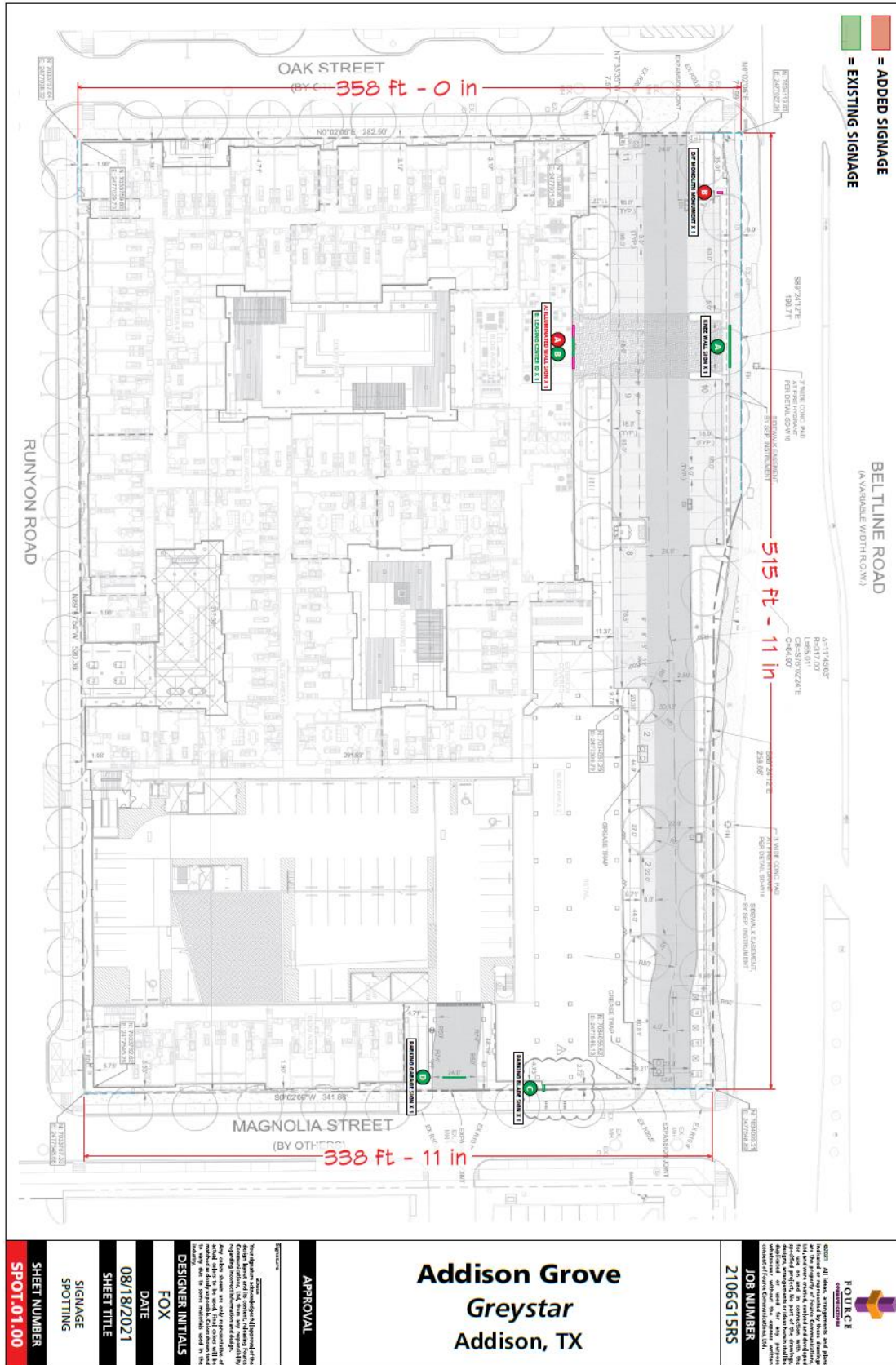
**APPROVED AS TO FORM:**

\_\_\_\_\_  
Irma Parker, City Secretary

\_\_\_\_\_  
City Attorney



# EXHIBIT A



# EXHIBIT A

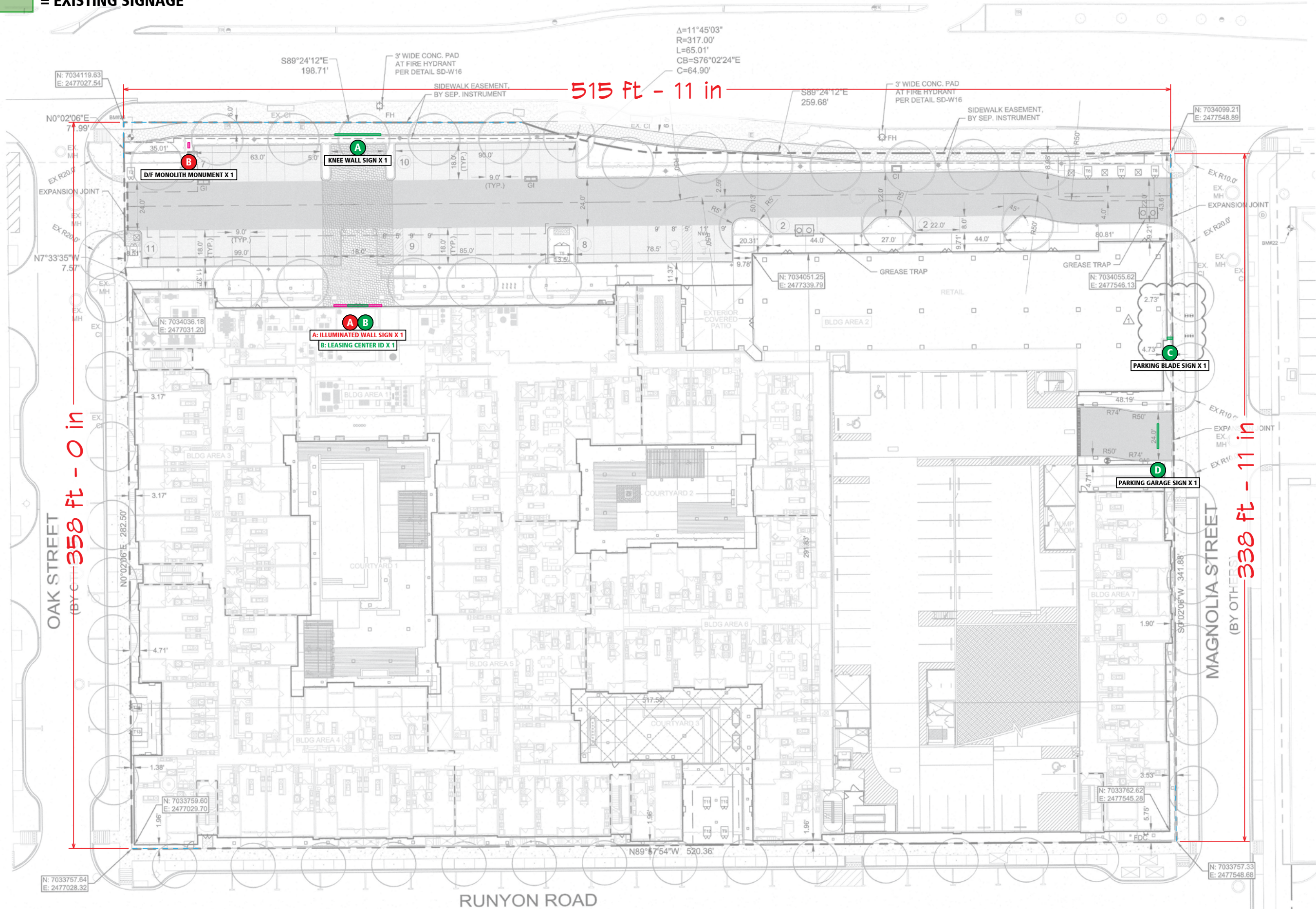




**= ADDED SIGNAGE**

**= EXISTING SIGNAGE**

**BELTLINE ROAD**  
(A VARIABLE WIDTH R.O.W.)



©2021 All ideas, arrangements and plans indicated or represented by these drawings are the property of Fource Communications, Ltd. and were created, evolved and developed for use on and in connection with the specified project. No part of the drawings, designs, arrangements or ideas herein shall be duplicated or used for any purpose whatsoever without the express written consent of Fource Communications, Ltd.

**JOB NUMBER**  
**2106G15RS**

**Addison Grove**  
**Greystar**  
**Addison, TX**

**APPROVAL**

Signature \_\_\_\_\_  
Date \_\_\_\_\_  
Your signature acknowledges full approval of the design layout and its content, releasing Fource Communications, Ltd. from any responsibility regarding incorrect information and design.  
Any colors shown are only representative of actual colors to be used. Final colors will be matched as closely as possible. Colors shown tend to vary due to some materials used in the industry.

**DESIGNER INITIALS**  
**FOX**  
**DATE**  
**08/18/2021**  
**SHEET TITLE**

**SIGNAGE SPOTTING**

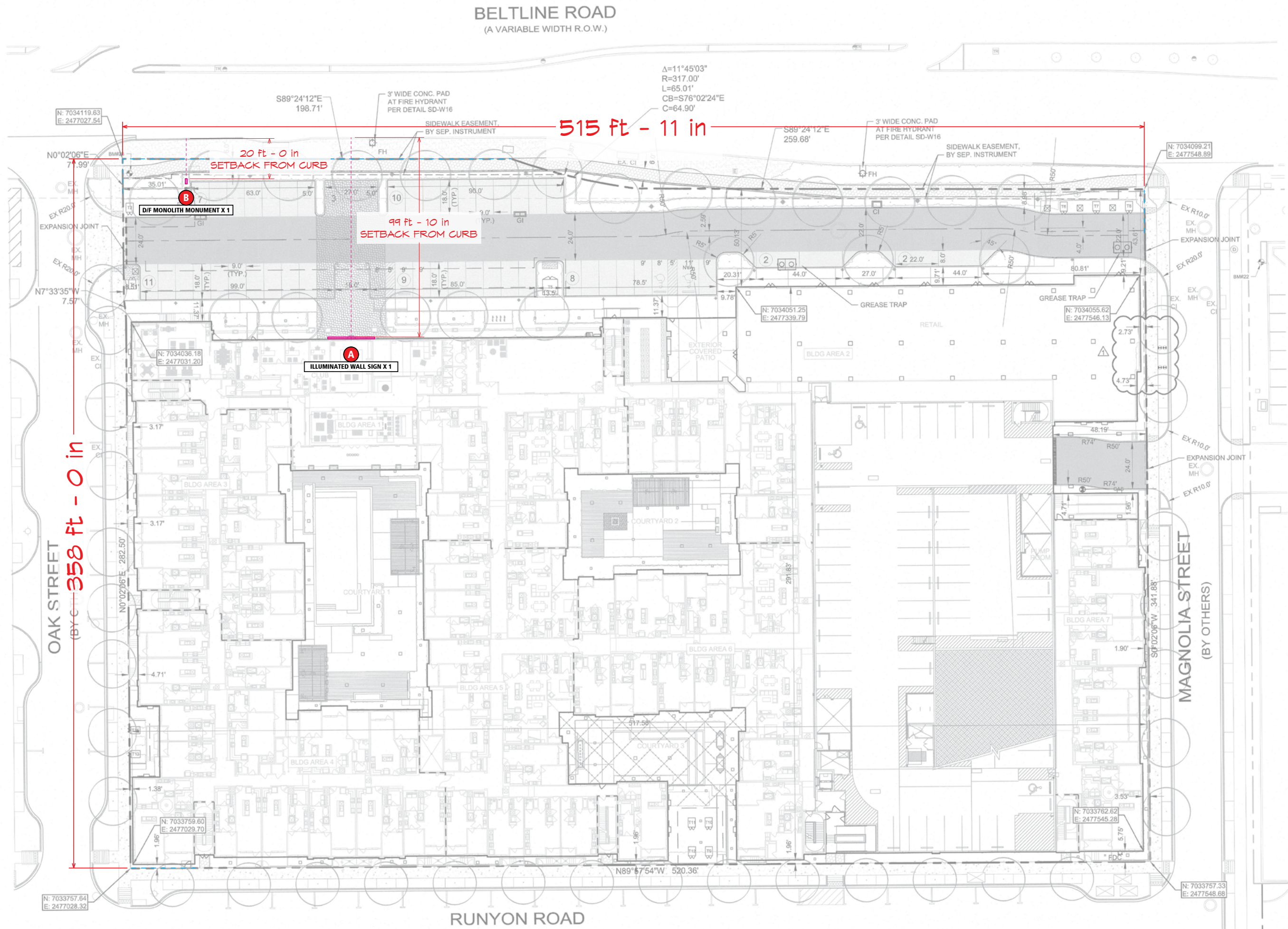
**SHEET NUMBER**  
**SPOT.01.00**





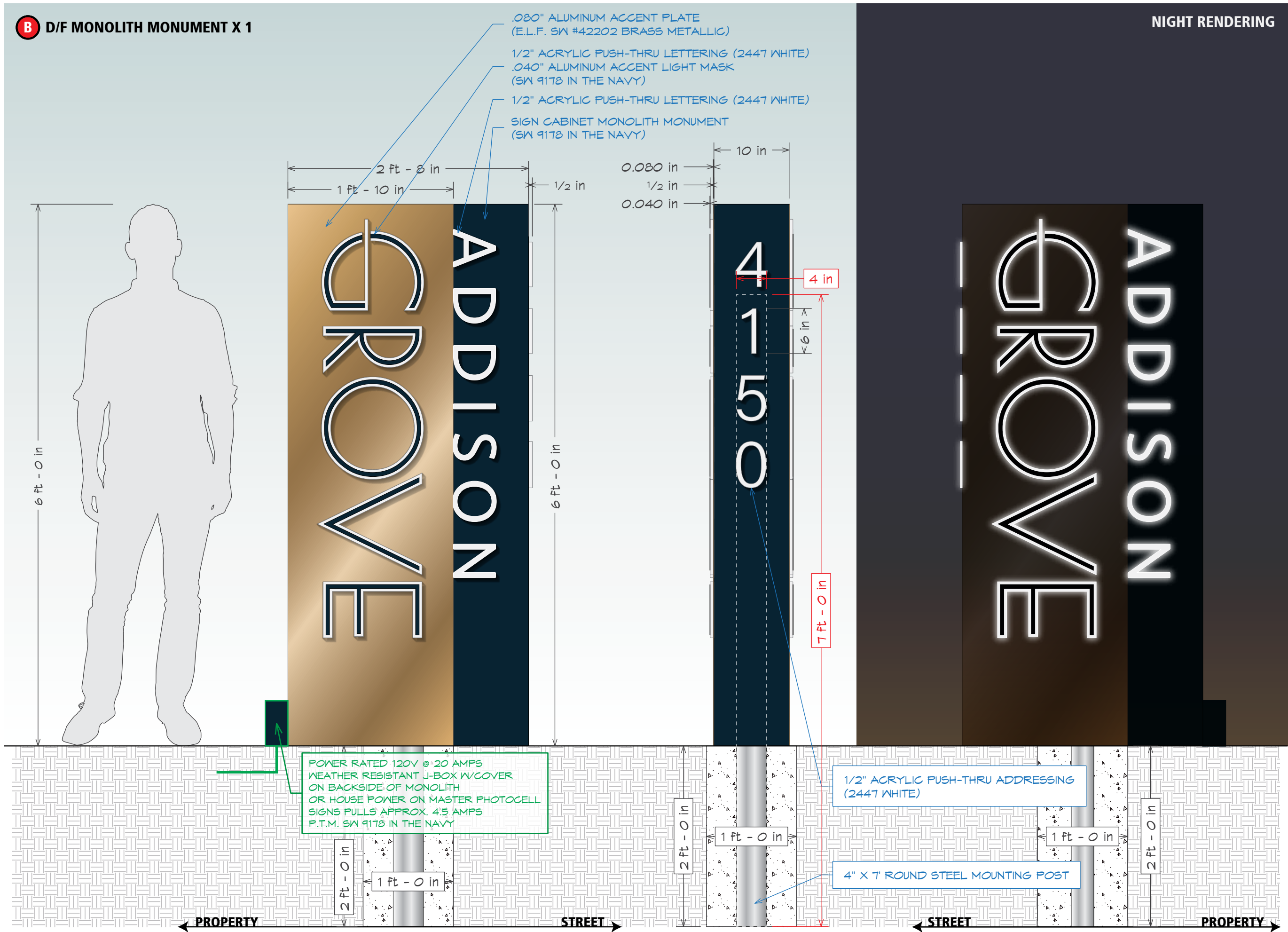
2106G15RS

SPOT.02.00





**B D/F MONOLITH MONUMENT X 1**



**SOURCE**  
COMMUNICATIONS

©2021 All ideas, arrangements and plans indicated or represented by these drawings are the property of Force Communications, Ltd. and were created, evolved and developed for use on and in connection with the specified project. No part of the drawings, designs, arrangements or ideas herein shall be duplicated or used for any purpose whatsoever without the express written consent of Force Communications, Ltd.

JOB NUMBER

2106G15RS

**Addison Grove**  
***Greystar***  
**Addison, TX**

## APPROVAL

Signature

Date \_\_\_\_\_

Your signature acknowledges full approval of the design layout and its content, releasing Source Communications, Ltd. from any responsibility regarding incorrect information and design.

Any colors shown are only representative of actual colors to be used. Final colors will be matched as closely as possible. Colors shown tend to vary due to some materials used in the industry.

DESIGNER INITIALS

FOX

DATE

08/18/2021

SHEET TITLE

## ENTRY SIGNAGE

SHEET NUMBER

## ES.02.01



## Council Meeting

9.

Meeting Date: 03/08/2022

Department: Development Services

---

### AGENDA CAPTION:

Present, Discuss, and Consider Action on an **Ordinance Granting a Meritorious Exception to Chapter 62 of the Code of Ordinances for Dutch Bros Coffee, a Drive-Thru Restaurant Located at 14280 Marsh Lane, in Order to Exceed the Permitted Maximum Quantity, Cumulative Sign Area, and Logo Height for Attached Commercial Tenant Identification Signs and to Reduce the Permitted Minimum Distance Between Adjacent Attached Signs**. Case MR2022-02/Dutch Bros Coffee.

### BACKGROUND:

Dutch Bros Coffee is a drive-thru coffee shop that is currently under construction at 14280 Marsh Lane and is projected to be completed in early spring. As the project nears completion, the owner has begun the permitting process for signage for the site, which includes signs for the drive-thru service and walk-up window. During the permit review process, staff determined that the proposed attached wall signage did not comply with the Town's sign code. Specifically, the quantity of requested attached wall signs does not comply with the Vitruvian Park Special District sign standards.

In 2011, City Council approved an amendment to the Town's sign code in order to establish Special District sign standards for Vitruvian Park (Ordinance No. 011-001, and as amended by Ordinance No. 011-038). This special district applies to the entire ±120-acres owned by UDR, which includes the Brookhaven Village Shopping Center, where Dutch Bros Coffee will be located.

The sign provisions for the Vitruvian Park Special District were tailored to address a walkable mixed use development context, where buildings are oriented to directly engage the streetscape, and where building features are designed to support a more active pedestrian environment. The sign standards outlined in this special district were not tailored to address freestanding buildings with drive-thru service, which is the development context approved for Dutch Bros Coffee.

With the Vitruvian Park Special District sign regulations, attached commercial tenant signs are permitted as follows:

Town of Addison Code of Ordinances, Chapter 62 (Signs)

## Section 62-289. – Special Districts

### (g)(1) Attached Commercial Tenant Identification Sign:

- a. Each commercial tenant may have one sign per 50 lineal feet of building frontage, with a maximum of two signs spaced a minimum of 25 feet apart.
- b. The sign area is limited to one square foot of sign per lineal foot of building frontage up to a maximum of 200 square feet of total sign area with no individual sign exceeding 100 square feet in area.
- c. The sign may project more than 18 inches from the building facade.
- d. Signs projecting more than 18 inches from the building facade shall be located a minimum of eight feet above grade.
- e. Signs shall be placed on exterior facades common with the tenant space.
- f. Letters and logos below 36 feet above grade may have a maximum height of 26 inches.

The proposed Dutch Bros Coffee signs are generally consistent with signs that may be found on other freestanding commercial buildings in Addison where drive-thru service is provided. An example of this can be found at the recently opened Hawaiian Bros Island Grill at 3825 Belt Line Road. The signs proposed include a tenant identification sign on the upper portion of the north, south and east building facades, a logo sign on the west facades, and multiple menu signs on lower portions of the north and south facades, adjacent to the drive-thru line and walk-up order window.

Due to its unique model of service, Dutch Bros Coffee does deviate from a typical drive-thru service concept by providing additional menu signs to maximize communication with their customers. This condition results from Dutch Bros practice of having staff members traversing the site to take customer orders, in lieu of the traditionally used drive-thru speaker, while also accommodating walk up service. The additional menu signs are requested to best accommodate vehicle and walk up customer orders.

Due to this building only having 36.7 feet of building frontage on Marsh Lane, Dutch Bros Coffee is only allowed one attached sign with a maximum area of 36.7 square feet. With this request, Dutch Bros seeks a total of ten attached signs which comprise a total sign area of 138.8 square feet, exceeding the maximum by 102.1 square feet. The north and south facades are proposed to include four signs each, while the east and west facades are proposed to include one sign each. Due to the size of this building, where multiple signs are provided on a façade, the 25 feet of separation required by code is not achieved. Additionally, the logo sign on the west facade (Dutch Bros Coffee windmill logo) exceeds the maximum logo height of 26 inches by 33.5 inches.

As a result, the applicant is seeking a meritorious exception to allow for the following deviations from the Vitruvian Park Special District sign regulations:

- Allowance of nine additional attached signs;
- Allowance for spacing of signs less than 25 feet apart in accordance with the proposed plans;
- Allowance of an additional 102.1 square feet of cumulative sign area; and
- Allowance of an additional 33.5 inches of logo height for the logo sign on the west facade (Dutch Bros windmill logo).

The applicant is pursuing a Meritorious Exception to the sign code in accordance with the code provisions stated below:

Town of Addison Code of Ordinances, Chapter 62 (Signs)

Section 62-33. – Meritorious exceptions.

(d)(3) The council may consider appeals on the basis that such regulations and/or standards will, by reason of exceptional circumstances or surroundings, constitute a practical difficulty or unnecessary hardship or on the basis that the proposed improvement although falling under the definition of a "sign," constitutes art that makes a positive contribution to the visual environment.

Staff believes that the hardship criteria of the Meritorious Exception requirements is met for some of the proposed signs due to the challenges presented by applying the Vitruvian Park Special District sign regulations to a freestanding building with drive-thru services.

The Dutch Bros Coffee signs proposed at the upper portions of each building façade are consistent with signs that would otherwise be permitted in the Town. While the Dutch Bros branded windmill logo sign that is proposed for the west facade would not comply with the Town's standard sign requirements due to the overall logo height, this sign is appropriately scaled to the building and presents similar conditions to what the Town recently considered with Galaxy FBO and the Addison Airport logo signage.

The quantity of proposed menu signs is above and beyond the standard signage that would be permitted at any other drive-thru facility in Town. The applicant has indicated that in addition to standard menu signs, the additional menu signs will be used for the promotion of monthly drink specials and charitable fundraising programs.

Staff believes that due to the nature of service operations, a single freestanding informational sign is appropriate at the north and south facades. Allowance of additional attached signs would not be consistent with conditions at

other drive-thru facilities in Town and should not be approved. These needs may be better achieved by providing one larger sign on each facade, or through web or app-based advertising, as the Town's sign code requires approval of a permit whenever a sign is modified.

**RECOMMENDATION:**

Administration recommends approval, with the following condition:

- Freestanding attached informational signage is limited to no more than one sign at the northern and southern facades.

If the above condition is granted, the attached draft ordinance shall be modified prior to execution.

---

**Attachments**

Presentation - Meritorious Exception for Dutch Bros Coffee

Ordinance - Meritorious Exception for Dutch Bros Coffee

Plans - Meritorious Exception for Dutch Bros Coffee

---

# **Dutch Bros Coffee Meritorious Exception (MR2022-02)**

The logo for Addison, featuring the word "ADDISON" in a bold, blue, sans-serif font. The text is centered within a white circle, which is itself set against a blue background. The blue background is part of a larger graphic on the right side of the slide, consisting of a blue triangle with a white circle and a grey triangle in the top-left corner.

**ADDISON**



# Case MR2022-02 Dutch Bros Coffee

ADDISON

## LOCATION:

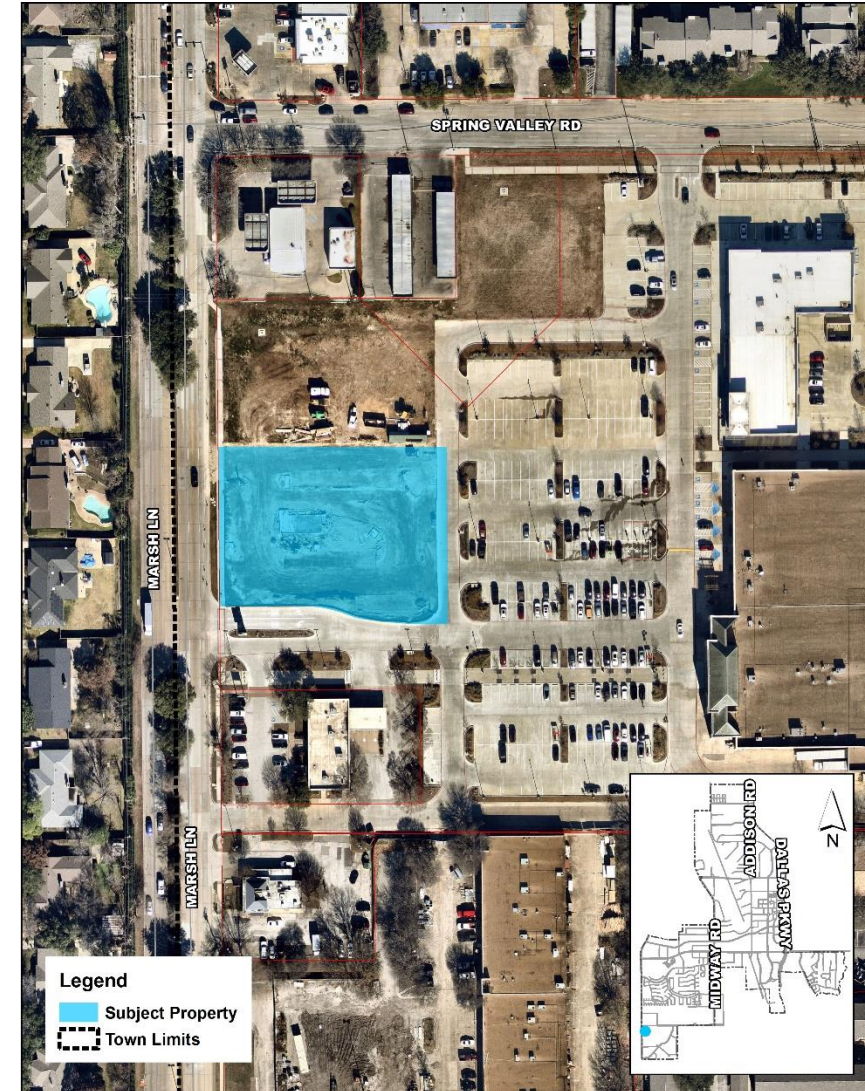
14280 Marsh Lane

## REQUEST:

Approval of a Meritorious Exception for additional attached signs for Dutch Bros Coffee.

## ACTION REQUIRED:

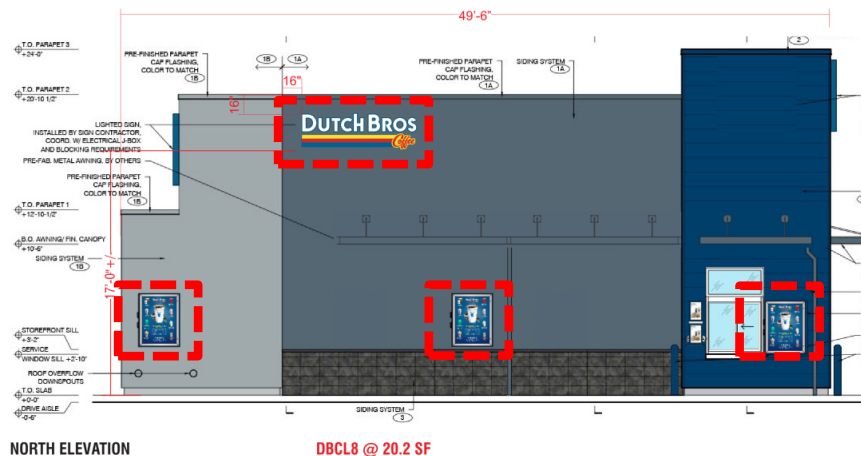
Discuss and consider action on the appropriateness of the proposed sign code meritorious exception request.



# Case MR2022-02 Dutch Bros Coffee

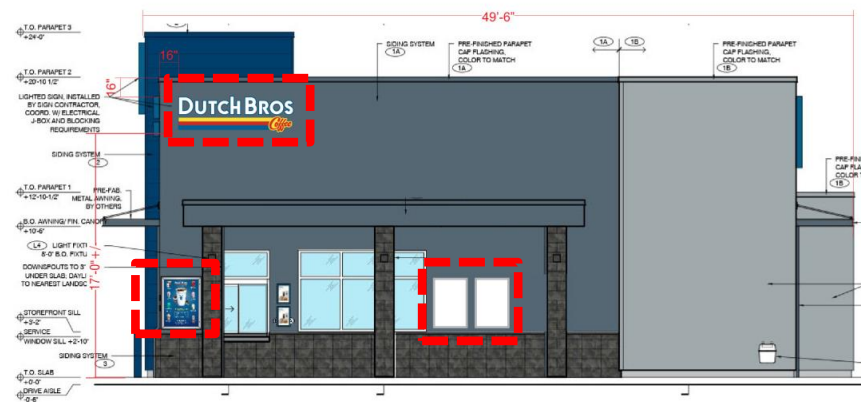
ADDISON

## Proposed Signage

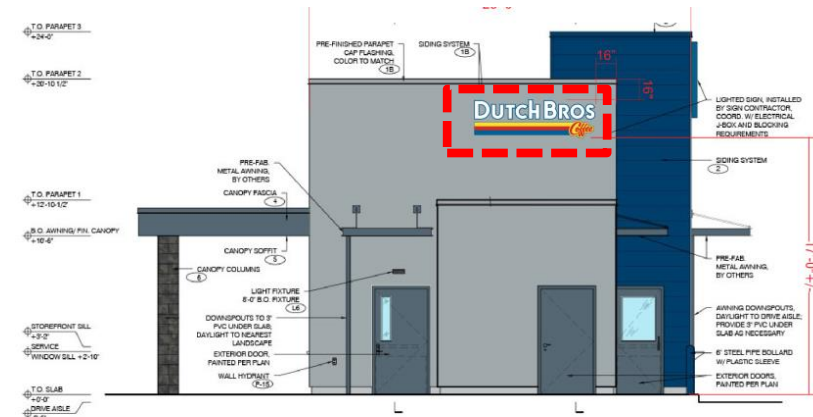


NORTH ELEVATION

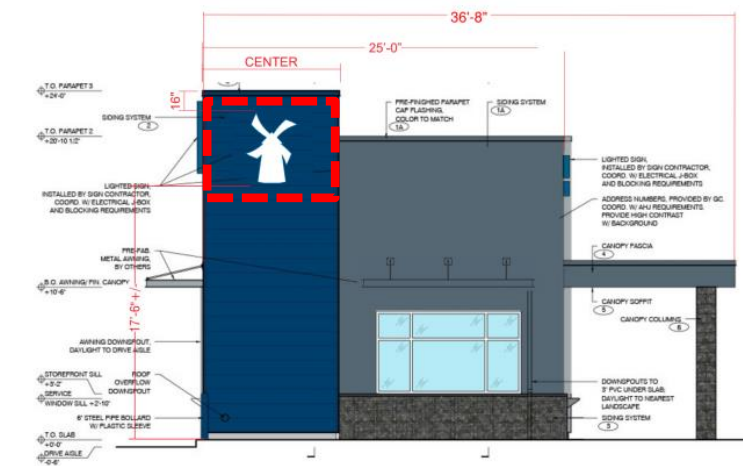
DBCL8 @ 20.2 SF



SOUTH ELEVATION



EAST ELEVATION



WEST ELEVATION

# Case MR2022-02 Dutch Bros Coffee

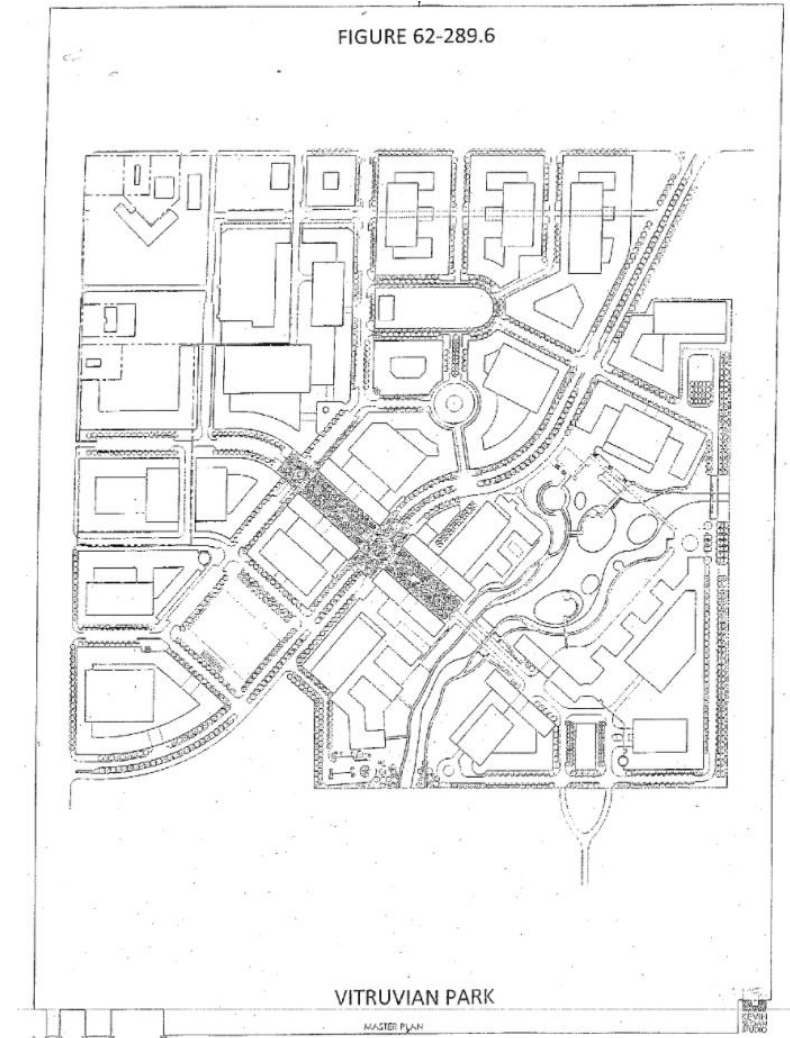
ADDISON

## Vitruvian Park Special District sign standards:

Sign Code - Section 62-289(g)(1)

Attached Commercial Tenant Identification Sign:

- a. Each commercial tenant may have one sign per 50 lineal feet of building frontage, with a maximum of two signs spaced a minimum of 25 feet apart.
- b. The sign area is limited to one square foot of sign area per lineal foot of building frontage up to a maximum of 200 square feet of total sign area with no individual sign exceeding 100 square feet in area.
- c. The sign may project more than 18 inches from the building facade.
- d. Signs projecting more than 18 inches from the building facade shall be located a minimum of eight feet above grade.
- e. Signs shall be placed on exterior facades common with the tenant space.
- f. Letters and logos below 36 feet above grade may have a maximum height of 26 inches.



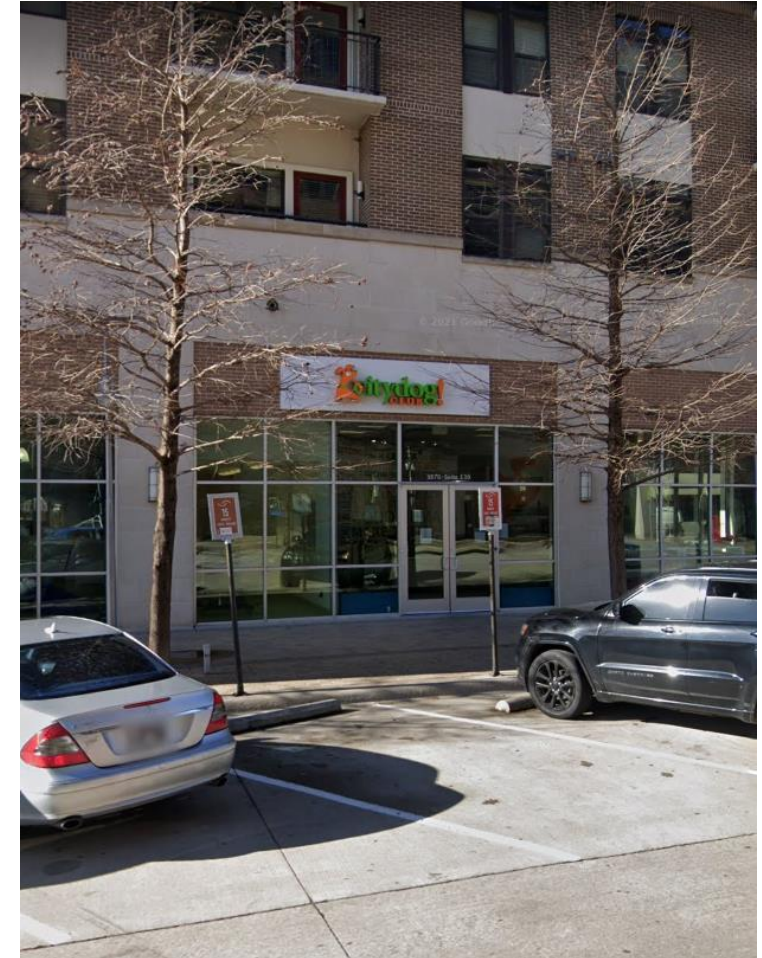


# Case MR2022-02 Dutch Bros Coffee

ADDISON

## SIGN CODE COMPLIANCE ISSUES:

- **Number of attached signs**
  - Maximum number of attached signs for this building is one
- **Distance between attached signs**
  - Minimum separation between attached signs is 25 feet
- **Maximum sign area (cumulative) of attached sign(s)**
  - Maximum sign area allowed for this building is 36.7 square feet
- **Maximum logo height of attached sign**
  - Maximum logo height allowed is 26 inches

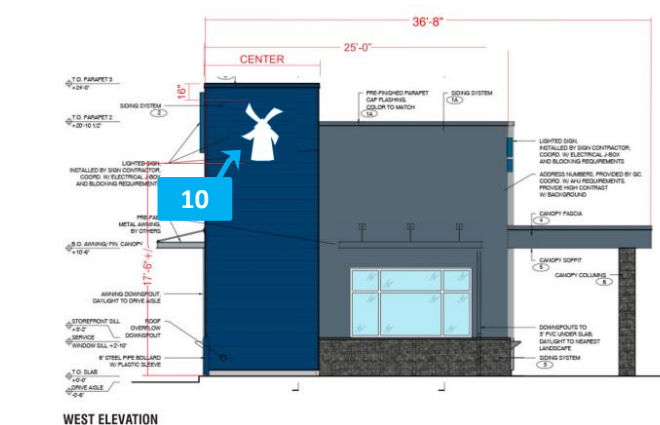
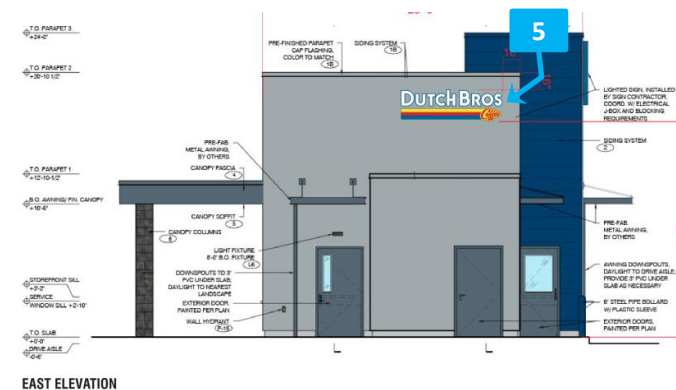
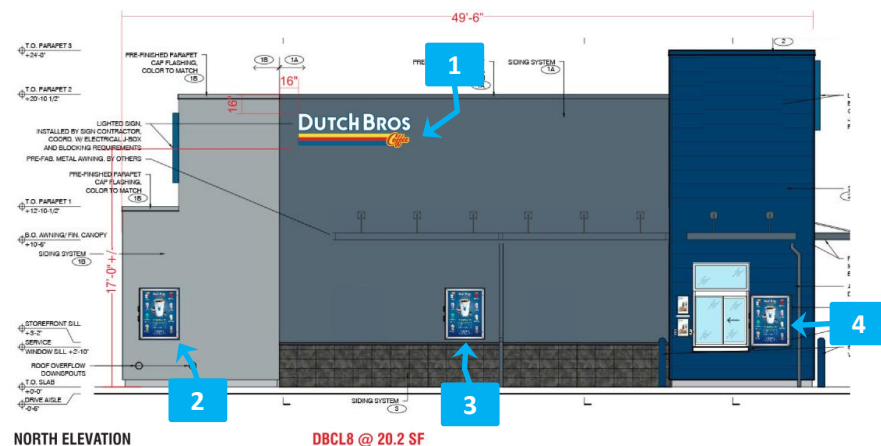


# Case MR2022-02 Dutch Bros Coffee

ADDISON

## Number of Attached Signs

- Exceeds maximum allowed by nine. Total of ten attached signs are proposed.



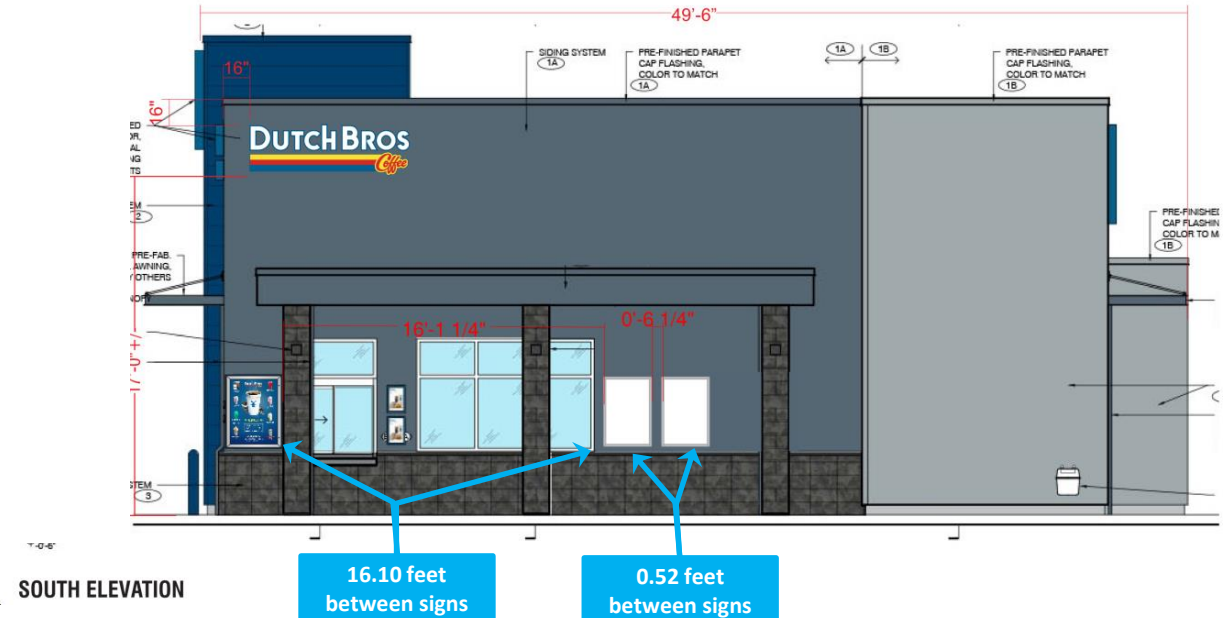
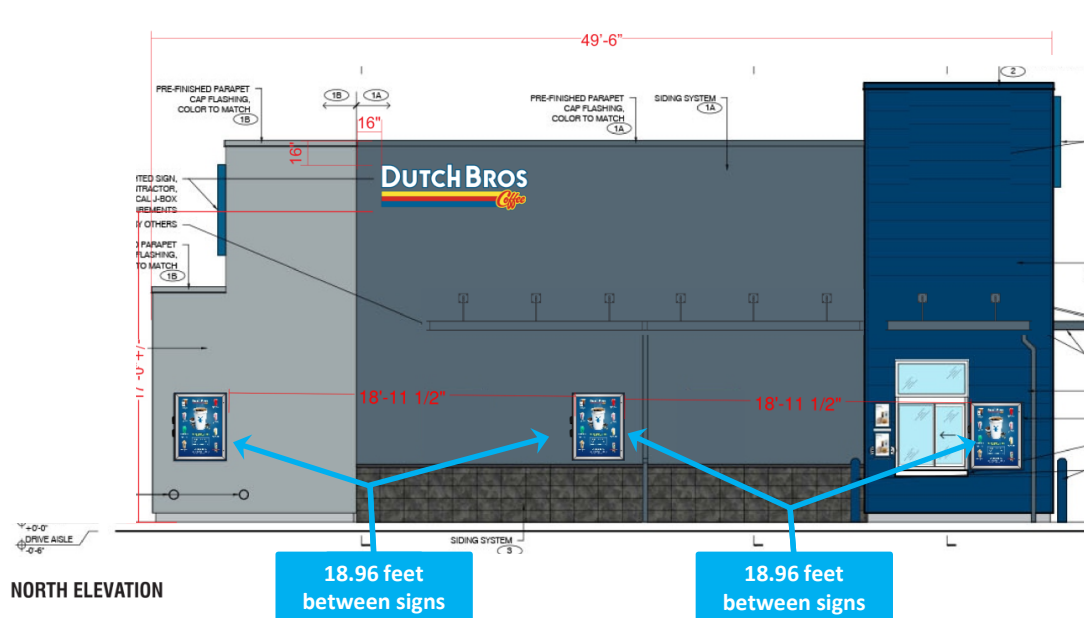


# Case MR2022-02 Dutch Bros Coffee

ADDISON

## Distance between signs

- Reduction in required 25 feet distance between attached menu signs

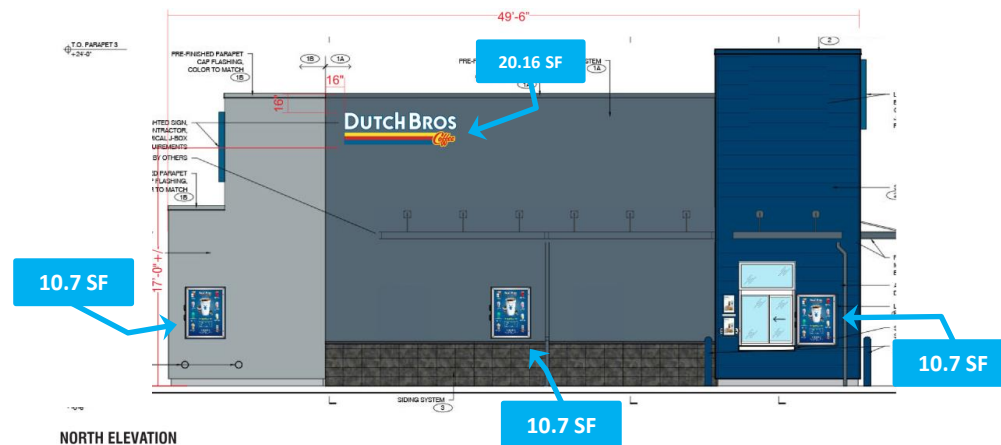


# Case MR2022-02 Dutch Bros Coffee

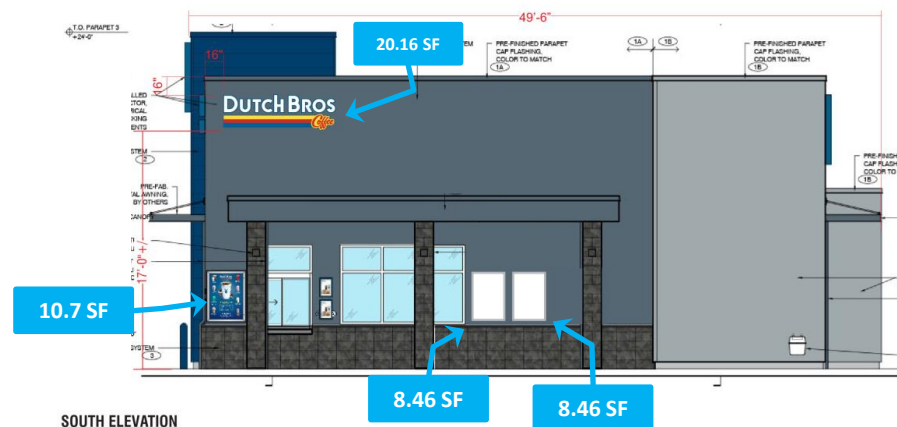
ADDISON

## Total Sign Area

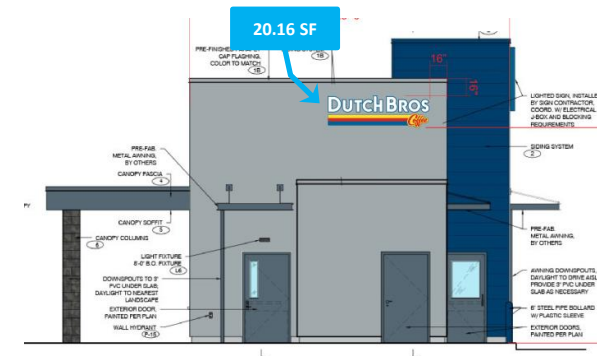
- Allow an additional 102.1 square feet of sign area.



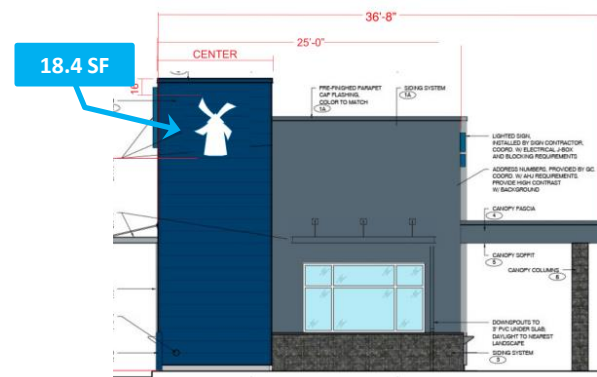
NORTH ELEVATION



SOUTH ELEVATION



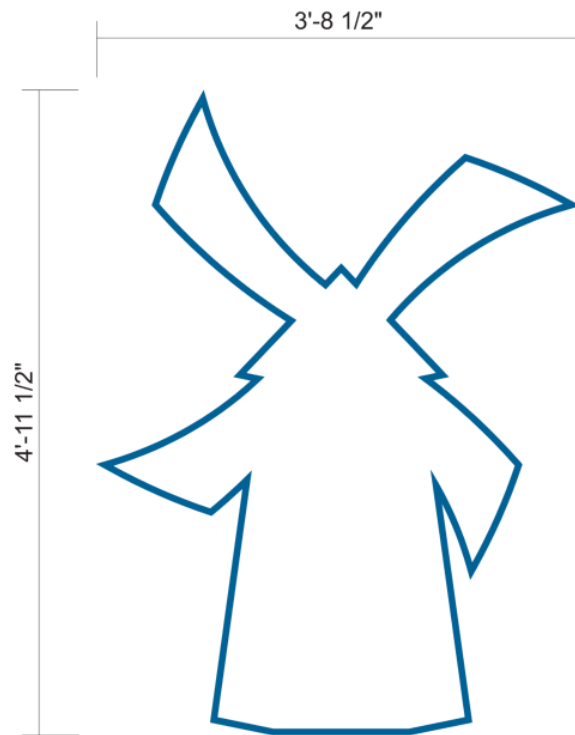
EAST ELEVATION



WEST ELEVATION

## Sign Logo Height

- Exceed maximum logo height by 33.5 inches



WEST ELEVATION

# Case MR2022-02 Dutch Bros Coffee

ADDISON

## MERITORIOUS EXCEPTION CRITERIA:

The council may consider appeals on the basis that such regulations and/or standards will, by reason of exceptional circumstances or surroundings, constitute a practical difficulty or unnecessary hardship or on the basis that the proposed improvement although falling under the definition of a "sign," constitutes art that makes a positive contribution to the visual environment.

### Proposal partially meets hardship criteria

- The Vitruvian Park Special District sign regulations were not intended to address the development context presented by a freestanding building with drive-thru services.
- For the proposed informational signage (menu, specials, fundraising), the quantity of signs exceeds typical conditions for similar businesses in Addison



## RECOMMENDATION:

Staff recommends **approval** of the request, with the following condition:

- Freestanding attached informational signage is limited to no more than one sign at the northern and southern facades.
- If the above condition is granted, the attached draft ordinance shall be modified prior to execution.



**ORDINANCE NO. \_\_\_\_\_**

**AN ORDINANCE OF THE TOWN OF ADDISON, TEXAS, GRANTING A MERITORIOUS EXCEPTION TO CHAPTER 62 OF THE CODE OF ORDINANCES FOR DUTCH BROS COFFEE, A DRIVE-THRU RESTAURANT LOCATED AT 14280 MARSH LANE, TO EXCEED THE PERMITTED MAXIMUM QUANTITY, CUMULATIVE SIGN AREA, AND LOGO HEIGHT FOR ATTACHED COMMERCIAL TENANT IDENTIFICATION SIGNS AND TO REDUCE THE PERMITTED MINIMUM DISTANCE BETWEEN ADJACENT ATTACHED SIGNS; PROVIDING A PENALTY NOT TO EXCEED FIVE HUNDRED AND NO/100 DOLLARS (\$500.00) FOR EACH OFFENSE; PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, Chapter 62 of the Code of Ordinances regulates signage in the Town of Addison; and

**WHEREAS**, Section 62-33 permits the City Council to approve exceptions to provisions of Chapter 62 in cases that have obvious merit in not only being appropriate to the particular site or location, but also in making a positive contribution to the visual environment; and

**WHEREAS**, the City Council has determined that the grant of the meritorious exception contained herein is in the best interest of the public and promotes the visual environment of the Town.

**NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE TOWN OF ADDISON, TEXAS:**

**SECTION 1.** The recitals and findings set forth above are hereby found to be true and correct and incorporated as if fully set forth herein.

**SECTION 2.** A meritorious exception to Chapter 62 of the Code of Ordinances is hereby granted for Dutch Bros Coffee, a drive-thru restaurant located at 14280 Marsh Lane, to allow the following conditions, as depicted in **Exhibit A**:

- A. Installation of nine additional attached commercial tenant identification signs with spacing permitted to be less than 25 feet between adjacent signs;
- B. Cumulative sign area to exceed the permitted maximum cumulative sign area by 102.1 square feet; and
- C. Allowance for one attached commercial tenant identification sign to exceed the maximum logo height by 33.5 inches.

Except as permitted herein, all other signage on the Property shall comply with Chapter 62 of the Code of Ordinances.

**SECTION 3.** Any person, firm, corporation, or other business entity violating any of the provisions or terms of this Ordinance shall, in accordance with Section 62-35 of the Town of

Addison Code of Ordinance, be fined, upon conviction, in an amount of not more than Five Hundred and No/100 Dollars (\$500.00), and a separate offense shall be deemed committed each day during or on which a violation occurs or continues.

**SECTION 4.** This Ordinance shall become effective from and after its passage and approval and after publication as may be required by law or by the City Charter or ordinance.

**PASSED AND APPROVED** by the City Council of the Town of Addison, Texas, on this the 8<sup>TH</sup> day of MARCH 2022.

**TOWN OF ADDISON, TEXAS**

\_\_\_\_\_  
Joe Chow, Mayor

**ATTEST:**

**APPROVED AS TO FORM:**

\_\_\_\_\_  
Irma Parker, City Secretary

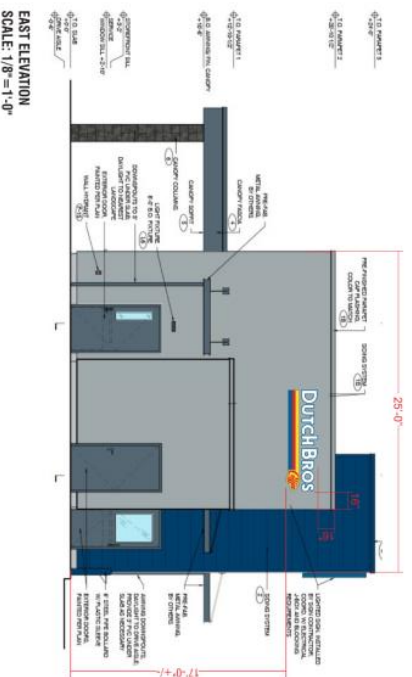
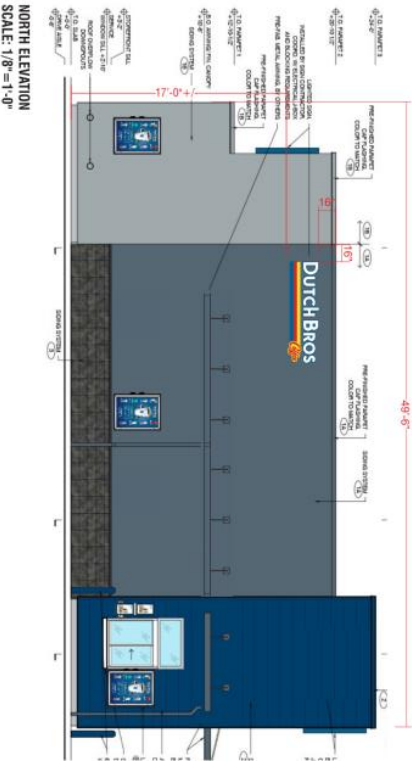
\_\_\_\_\_  
Whitt Wyatt, City Attorney

EXHIBIT A

SUMMARY  
DRAWING

SUMMARY - BUILDING SIGNS & MENUS

DRAWING #:	32722		
CLIENT:	DUTCH BROS - T33301 14280 MARSH LN. ADDISON, TX 75301		
DATE OF SHOP DRAWING:	6/3/21		
SHOP DIMENSIONS:			
SALES: CONCEPT: PROJ.:	DESIGN: DESIGN:		
WJ	CH	CH	1 of 2
ES&S SIGN & AWNING			
P 314.08.5314   T 314.08.5311			



FACTORY  
DRAWING

SCOPE OF WORK: MANUFACTURE & INSTALL (3) SETS OF ILLUMINATED CHANNEL LETTERS WITH REMOTE RACEWAYS



SHEET DRAWING #:  
**32722A**

CLIENT:  
DUTCH BROS - 733301  
14280 MASH LN,  
ADDISON, TX 75501





DATE OF SHEET DRAWING:  
**6/3/21**

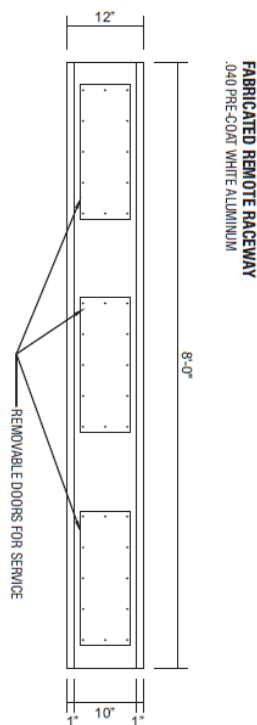
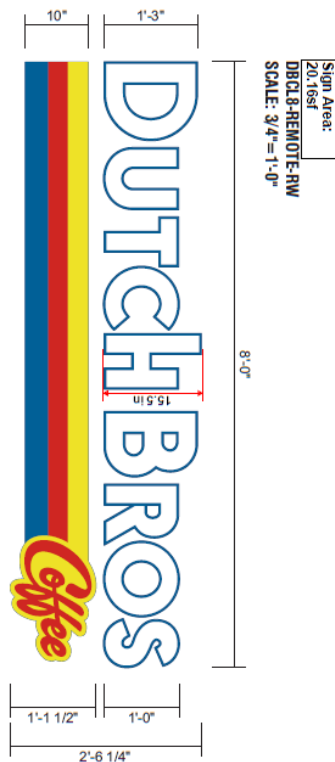
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REMOTE RACEWAYS

SHEET: [CONCEPT] [REVISION] PAGE NO.  
DESIGN: [REVISION] 1 of 1  
M J QI CH

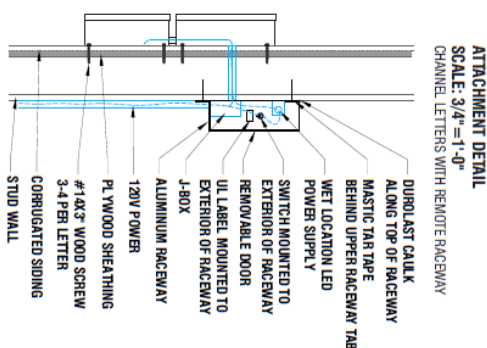
ES&A SIGN & AWNING  
9001 FARMER RD. | DALLAS, TX 75242  
P 214.635.5544 | F 214.635.5513

**COLOR CODE**

	230-015 YELLOW PSV
	230-33 RED PSV
	230-127 INTENSE BLUE PSV
	WHITE



INTERNALLY ILLUMINATED FACE-LIT FLUSH MOUNTED CHANNEL LETTERS  
5" DEEP CHANNEL LETTERS.  
RETURNS & TRIM CAP TO MATCH PANTONE 7691 C "INTENSE BLUE".  
WHITE ACRYLIC FACES.  
230-127 INTENSE BLUE PSV, 230-015 YELLOW PSV, 230-33 RED PSV,  
LED ILLUMINATION.  
FLUSH MOUNTED WITH REMOTE RACEWAY BEHIND PARAPET WALL.



**EXHIBIT A**

# FACTORY DRAWING

32722B

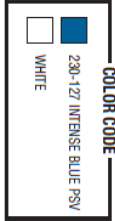
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DUTCH BROS - 733301  
14280 MARCH LN.  
ADDISON, TX 75301

DATE OF SHOP DRAWING:  
6/3/21

SHOP REVISIONS:

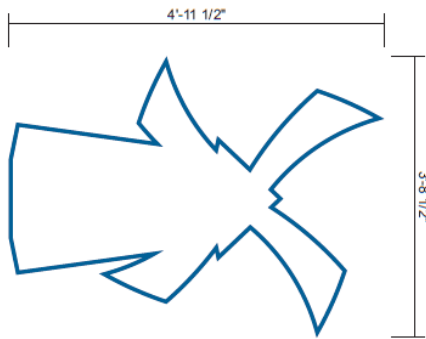
SCALE	CONCEPT	PROJ.	PAGE NO.
1/4" = 1'-0"	DESIGN	DESIGN	1 of 1
1/4" = 1'-0"	OR	OR	

ES&A SIGN & AWNING  
8000 FARMER RD. | DALLAS, TX 75243  
714.658.5500 | 714.658.5413

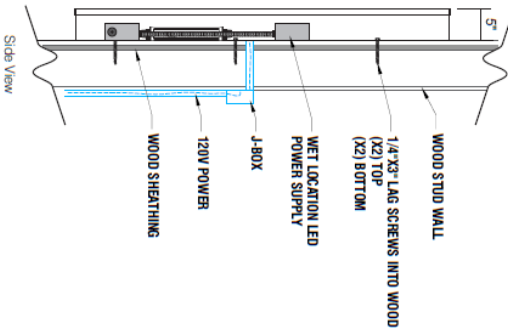


SCOPE OF WORK: MANUFACTURE & INSTALL (1) ILLUMINATED WINDMILL LOGO

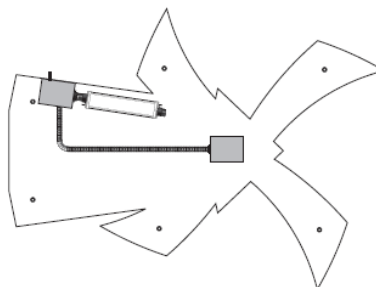
Sign Area  
18.4sf  
DWG13  
SCALE: 3/4"=1'-0"



ATTACHMENT DETAIL



SELF CONTAINED CHANNEL LOGO



INTERNALLY ILLUMINATED FACE-LIT FLUSH MOUNTED CHANNEL WRAP LOGO  
5\"/>





**FACTORY  
DRAWING**

SCOPE OF WORK: PROVIDE (2) NON-ILLUMINATED SNAP FRAME MENUS



SHOP DRAWING #:  
**32722C**

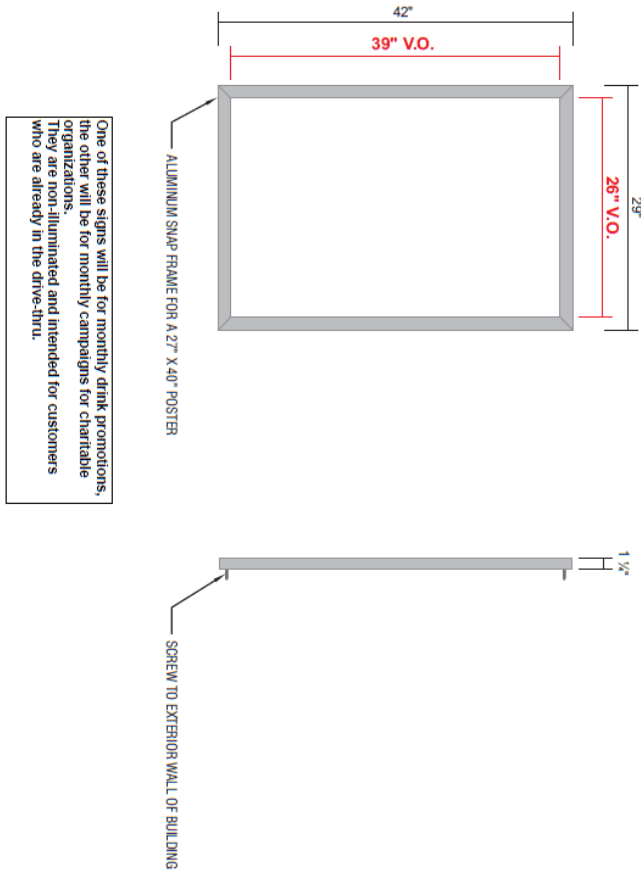
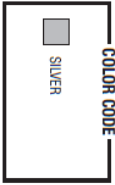
CLIENT:  
DUTCH BROS - TX3301  
14280 MARIH LN.  
ADDISON, TX 75501

DATE OF SHOP DRAWING:  
**6/3/21**

SHOP RETAILING

SCALE:	CONCEPT:	PHOTO:	PAGE NO.:
1/4"	01	01	1 of 1

**ES&A SIGN & AWNING**  
8000 FARMERS RD. | SUITE 100 | WYOMING, WY 84015  
781.688.5506 | 781.688.3811



SCALE: 1"=1'-0"

# FACTORY DRAWING

**SHEET DRAWING #:**  
**32722D**

**CLIENT:**  
DUTCH BROS. - TX3301  
14280 MARSH LN.  
ADDISON, TX 75301

**DATE OF SHOP DRAWING:**  
**6/3/21**

**SHOP REQUIREMENTS:**

<b>SHEET:</b>	<b>CONCEPT:</b>	<b>PROD.</b>	<b>PAGE NO.:</b>
W	GH	CH	1 of 1

**ES&A SIGN & ANIMATING**

9775 FARM RD. | DALLAS, TX 75243  
7.241.483.504 | 1.514.482.3413

**COLOR CODE**

	DIGITAL PRINT
	POWDER COATED DB CUSTOM DARK BLUE
	POWDER COATED SILVER

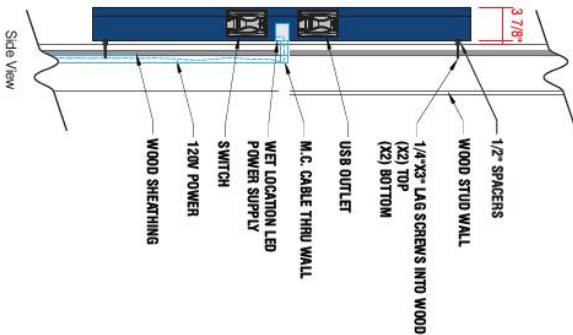
## SCOPE OF WORK: PROVIDE (4) ILLUMINATED MENU SIGNS V5 - WALL-MOUNTED



- A WALL-MOUNTED, BACKLIT MENU SIGN**
- PRINTED MENU PANEL, NOT INCLUDED
  - LED OUTDOOR LIGHT BOX
  - LOCKABLE HINGED DOOR
  - ALUMINUM CONSTRUCTION
- B PRINTED LIGHT GUIDE PANEL**
- AS SEPARATE ORDER

One will be used for monthly drink promotions. One will be used for monthly campaigns for charitable organizations. Two will be used for standard menu items next to the service windows. These are illuminated and intended for customers who are already in the drive-thru.

## ATTACHMENT DETAIL ILLUMINATED WALL MOUNTED MENU



SCALE: 1"=1'-0"

## SUMMARY - FREESTANDING SIGNS & MENUS

**ES&A SIGN & AWNING**  
89975 PRAIRIE RD. | EUGENE, OR 97402  
P 541.485.5546 | F 541.485.5813





SUMMARY  
DRAWING

SUMMARY - BUILDING SIGNS & MENUS

DRAWING #:

32722

CLIENT:

DUTCH BROS - TX3301  
14280 MARSH LN.  
ADDISON, TX 75501

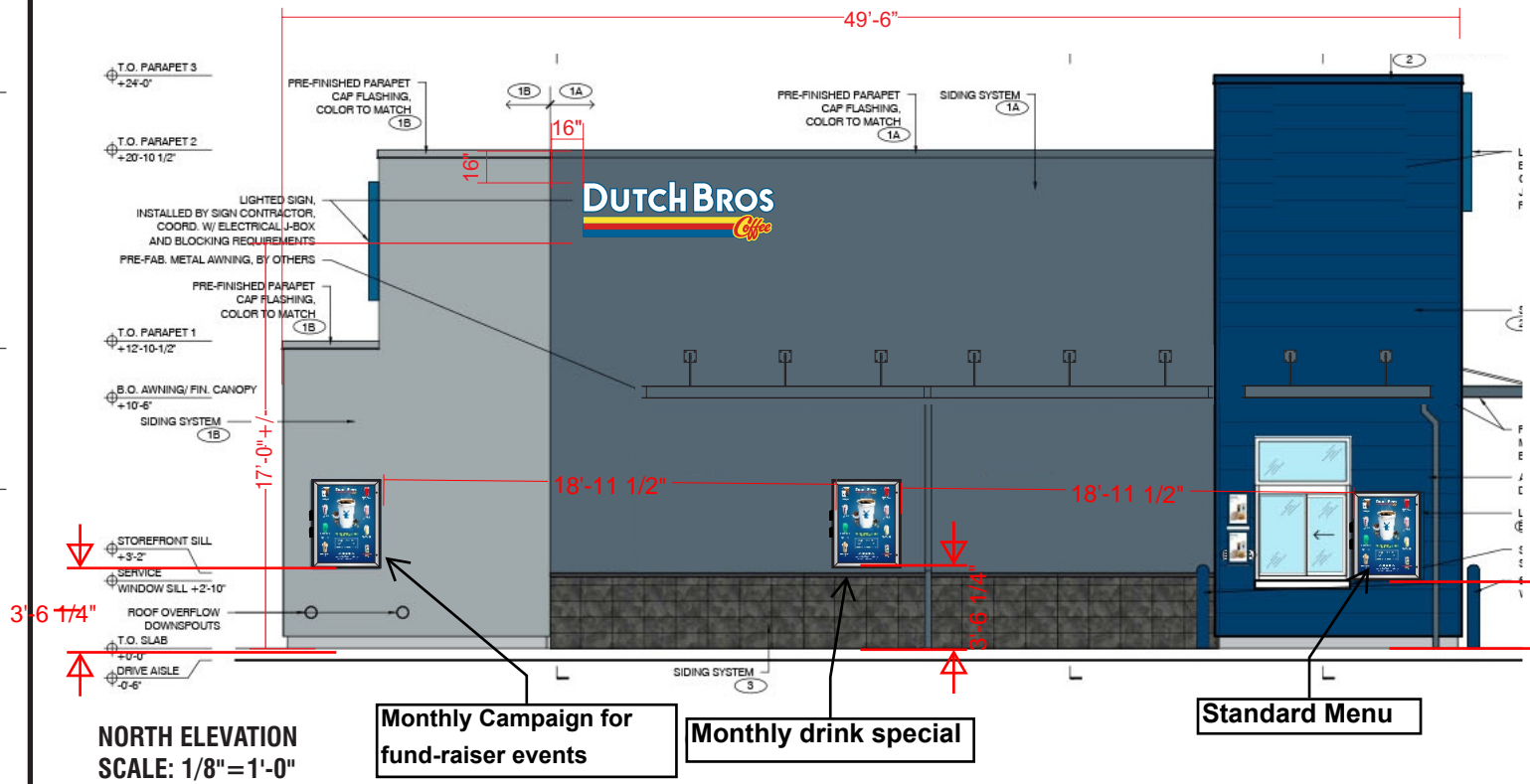
DATE OF SHOP DRAWING:

6/3/21

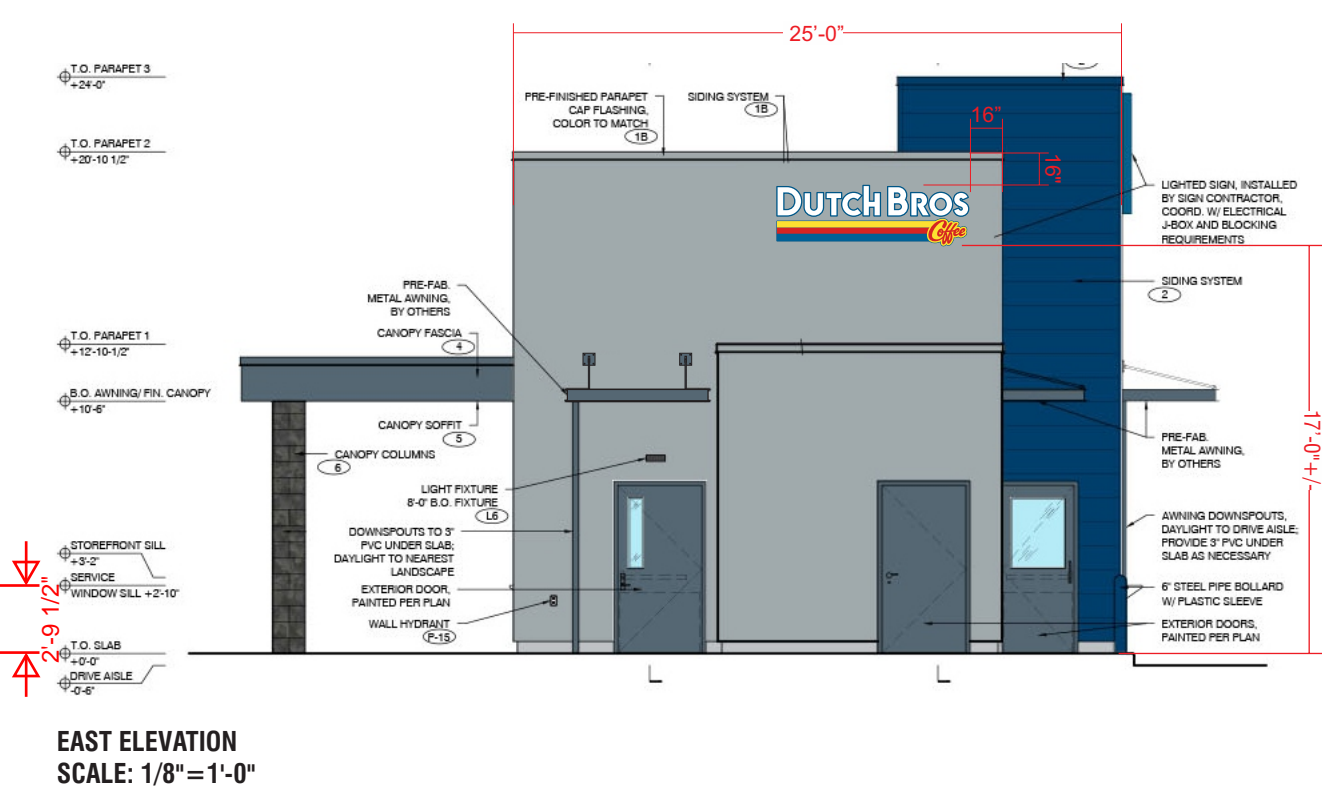
SHOP REVISIONS:

SALES:	CONCEPT:	PROD.	PAGE NO:
DESIGN:	DESIGN:	DESIGN:	
NJ	CH	CH	1 of 2

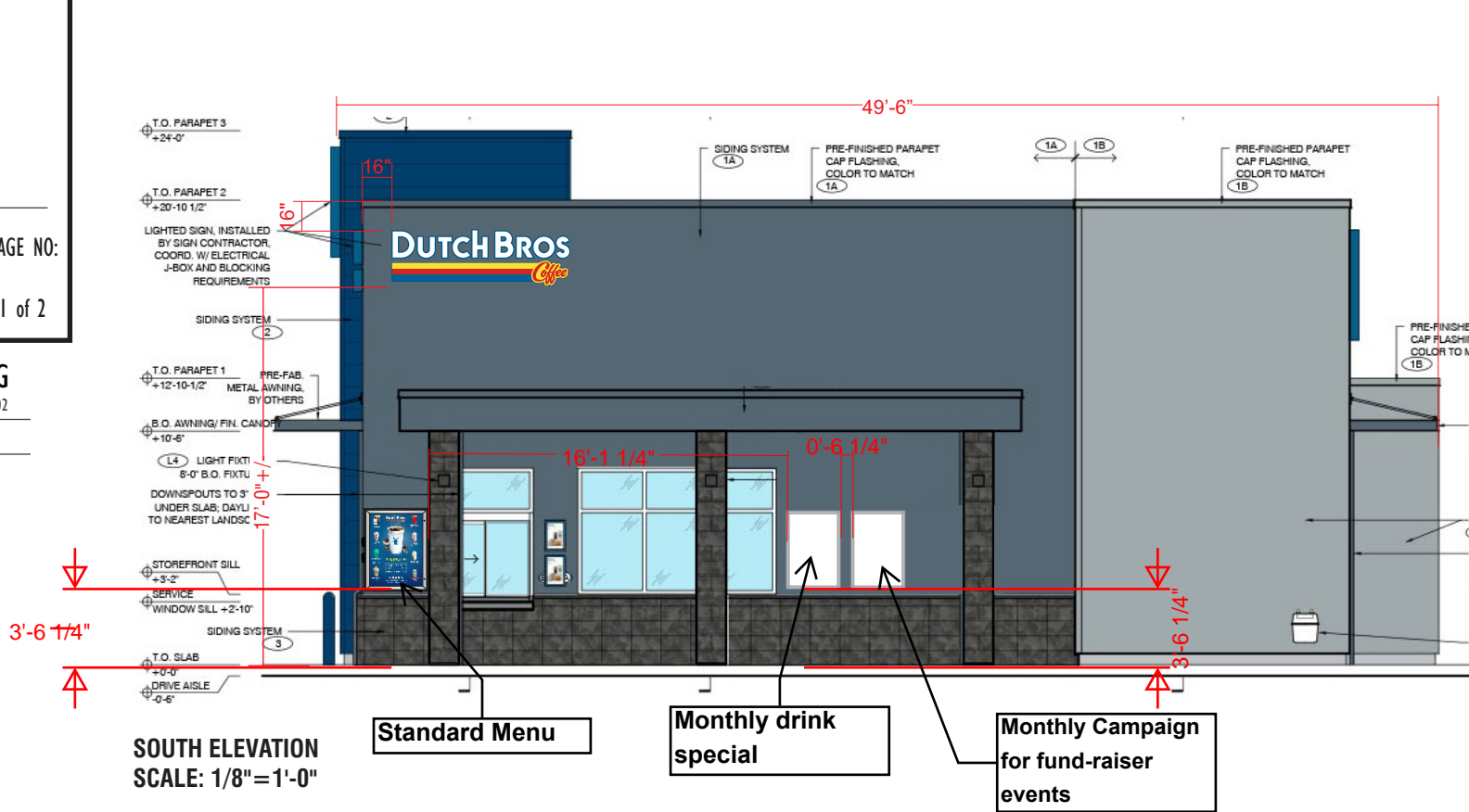
ES&A SIGN & AWNING  
89975 PRAIRIE RD. | EUGENE, OR 97402  
P 541.485.5546 | F 541.485.5813



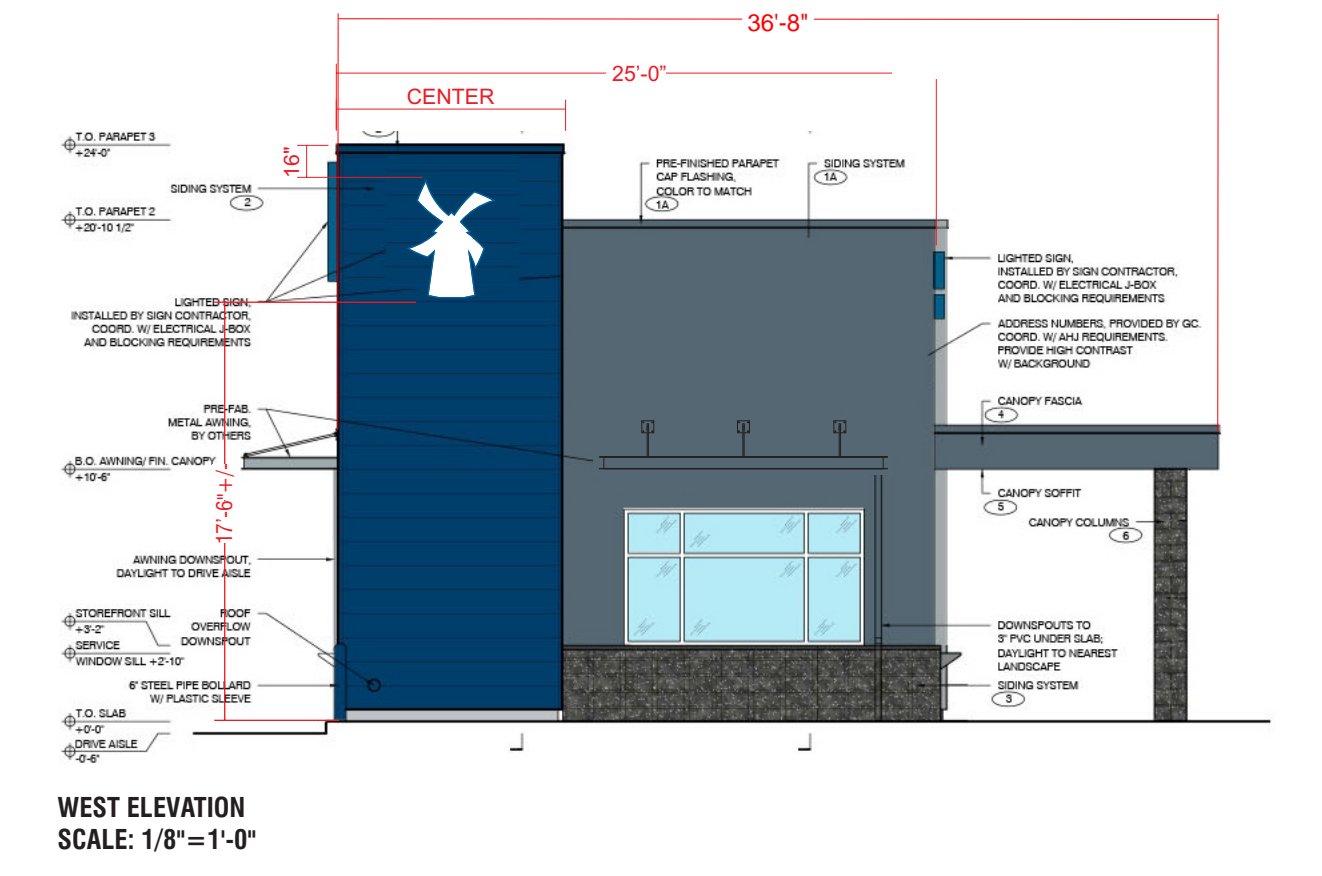
NORTH ELEVATION  
SCALE: 1/8"=1'-0"



EAST ELEVATION  
SCALE: 1/8"=1'-0"



SOUTH ELEVATION  
SCALE: 1/8"=1'-0"



WEST ELEVATION  
SCALE: 1/8"=1'-0"

FACTORY  
DRAWING

SCOPE OF WORK: MANUFACTURE & INSTALL (3) SETS OF ILLUMINATED CHANNEL LETTERS WITH REMOTE RACEWAYS



SHOP DRAWING #:

32722A

CLIENT:

DUTCH BROS - TX3301  
14280 MARSH LN.  
ADDISON, TX 75501

DATE OF SHOP DRAWING:

6/3/21

SHOP REVISIONS:

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ES&A SIGN & AWNING

89975 PRAIRIE RD. | EUGENE, OR 97402

P 541.485.5546 | F 541.485.5813

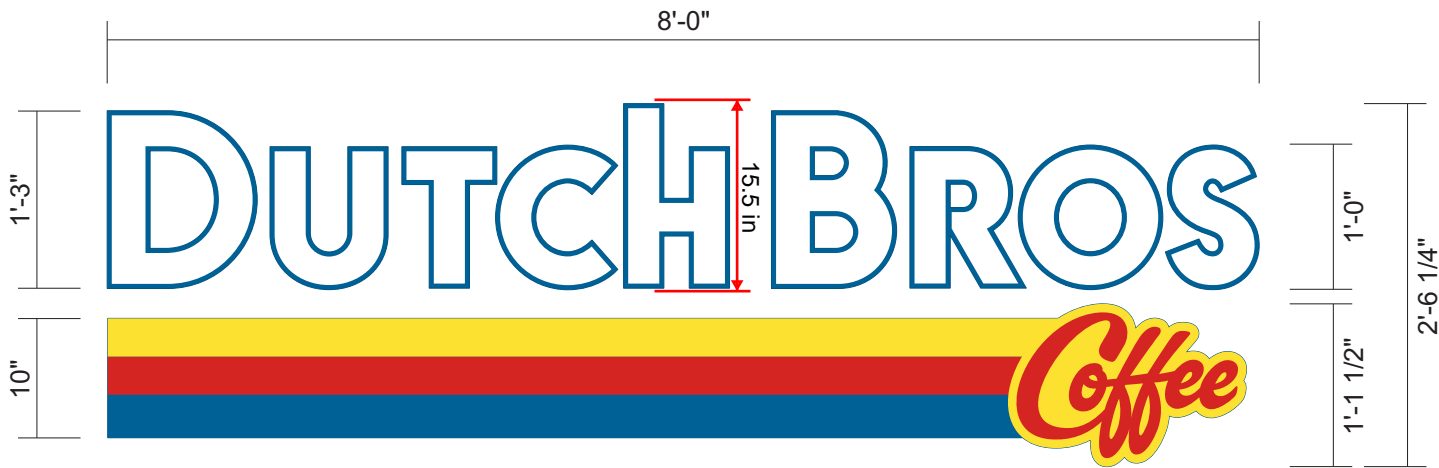
COLOR CODE

	230-015 YELLOW PSV
	230-33 RED PSV
	230-127 INTENSE BLUE PSV
	WHITE

Sign Area:  
20.16sf

DBCL8-REMOTE-RW

SCALE: 3/4"=1'-0"

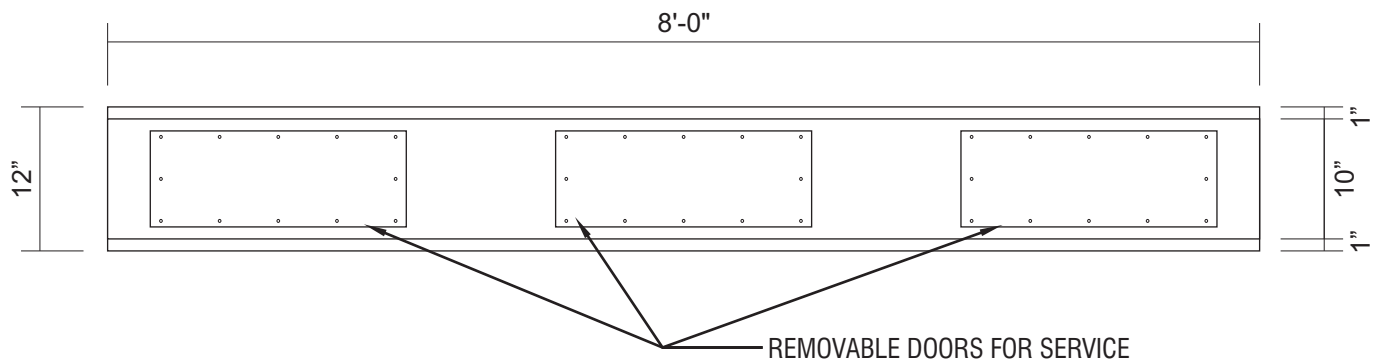


SIDE VIEW



FABRICATED REMOTE RACEWAY

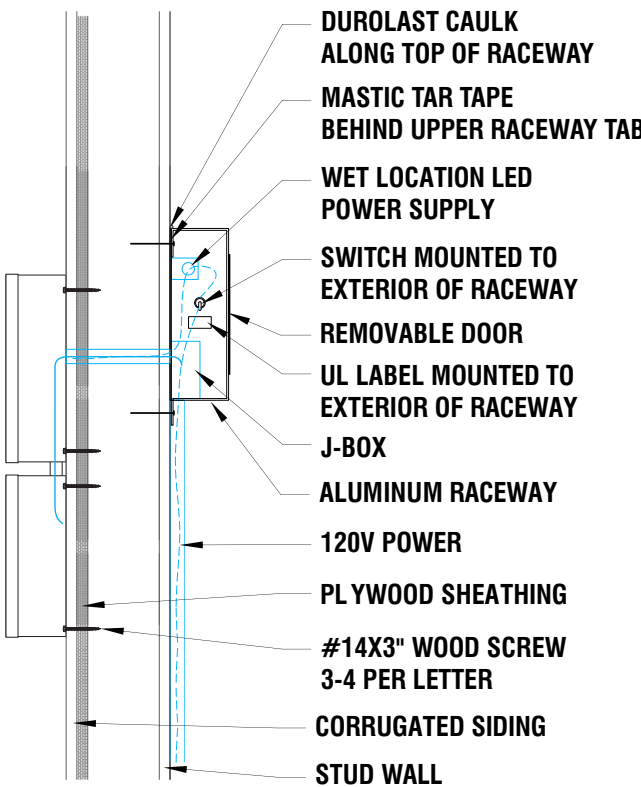
.040 PRE-COAT WHITE ALUMINUM



ATTACHMENT DETAIL

SCALE: 3/4"=1'-0"

CHANNEL LETTERS WITH REMOTE RACEWAY



INTERNALLY ILLUMINATED FACE-LIT FLUSH MOUNTED CHANNEL LETTERS

5" DEEP CHANNEL LETTERS.

RETURNS & TRIM CAP TO MATCH PANTONE 7691 C "INTENSE BLUE".

WHITE ACRYLIC FACES.

230-127 INTENSE BLUE PSV, 230-015 YELLOW PSV, 230-33 RED PSV.

LED ILLUMINATION.

FLUSH MOUNTED WITH REMOTE RACEWAY BEHIND PARAPET WALL.



FACTORY  
DRAWING

SCOPE OF WORK: MANUFACTURE & INSTALL (1) ILLUMINATED WINDMILL LOGO



SHOP DRAWING #:

32722B

CLIENT:

DUTCH BROS - TX3301  
14280 MARSH LN.  
ADDISON, TX 75501

DATE OF SHOP DRAWING:

6/3/21

SHOP REVISIONS:

SALES:	CONCEPT DESIGN:	PROD. DESIGN:	PAGE NO:
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ES&A SIGN & AWNING

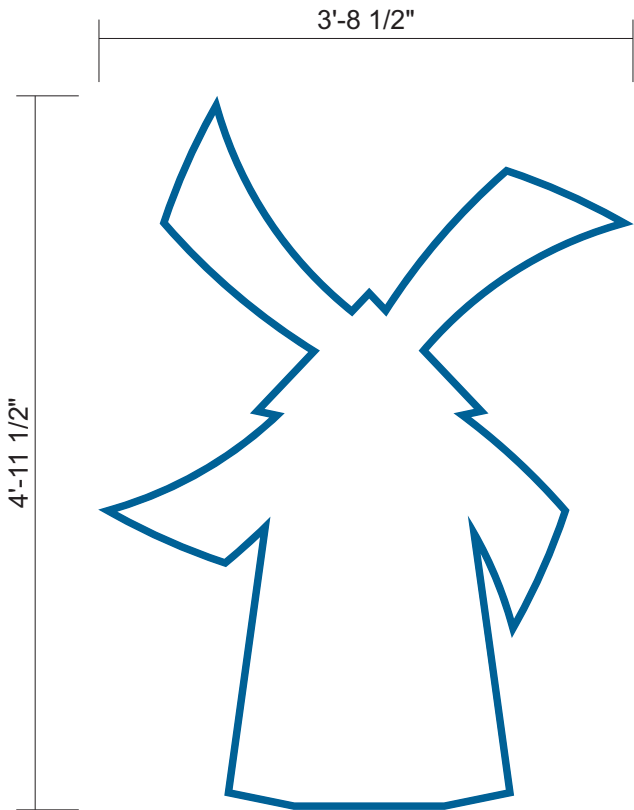
89975 PRAIRIE RD. | EUGENE, OR 97402

P 541.485.5546 | F 541.485.5813

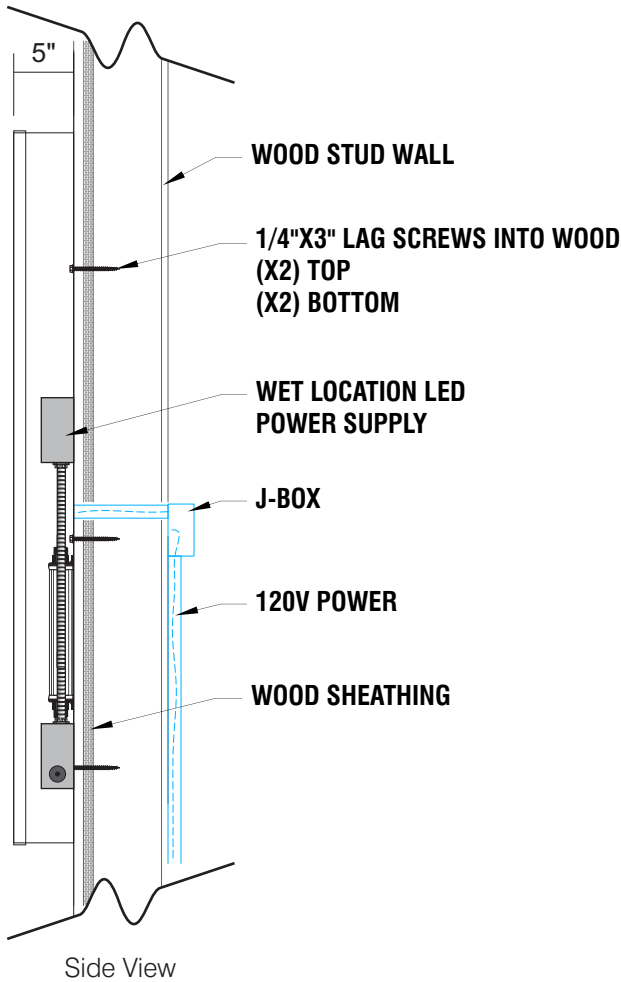
Sign Area  
18.4sf

DBW13

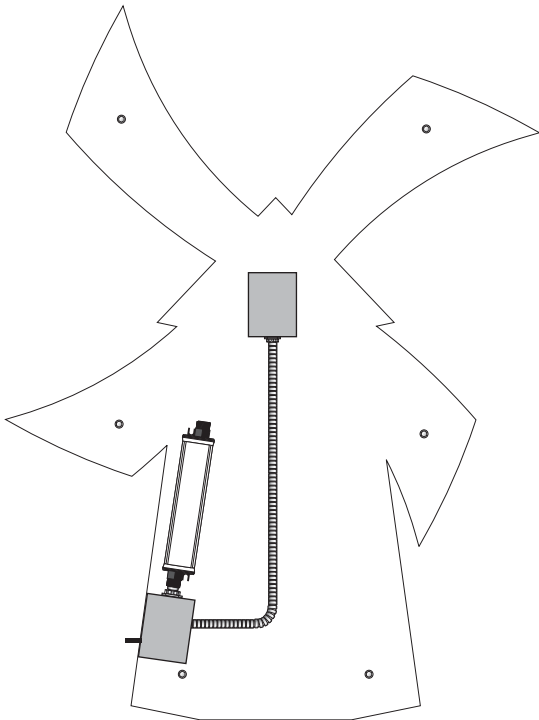
SCALE: 3/4"=1'-0"



ATTACHMENT DETAIL



SELF CONTAINED CHANNEL LOGO



INTERNALLY ILLUMINATED FACE-LIT FLUSH MOUNTED CHANNEL WRAP LOGO  
5" DEEP CHANNEL WRAP.  
RETURNS & TRIM CAP PAINTED TO MATCH PANTONE 7691 C "INTENSE BLUE".  
WHITE ACRYLIC FACE.  
230-127 INTENSE BLUE PSV OUTLINE.  
LED ILLUMINATION.  
FLUSH MOUNTED SELF CONTAINED INSTALLATION.

COLOR CODE

	230-127 INTENSE BLUE PSV
	WHITE

FACTORY  
DRAWING

SCOPE OF WORK: PROVIDE (4) ILLUMINATED MENU SIGNS V5 - WALL-MOUNTED



SHOP DRAWING #:  
**32722D**

CLIENT:  
DUTCH BROS - TX3301  
14280 MARSH LN.  
ADDISON, TX 75501

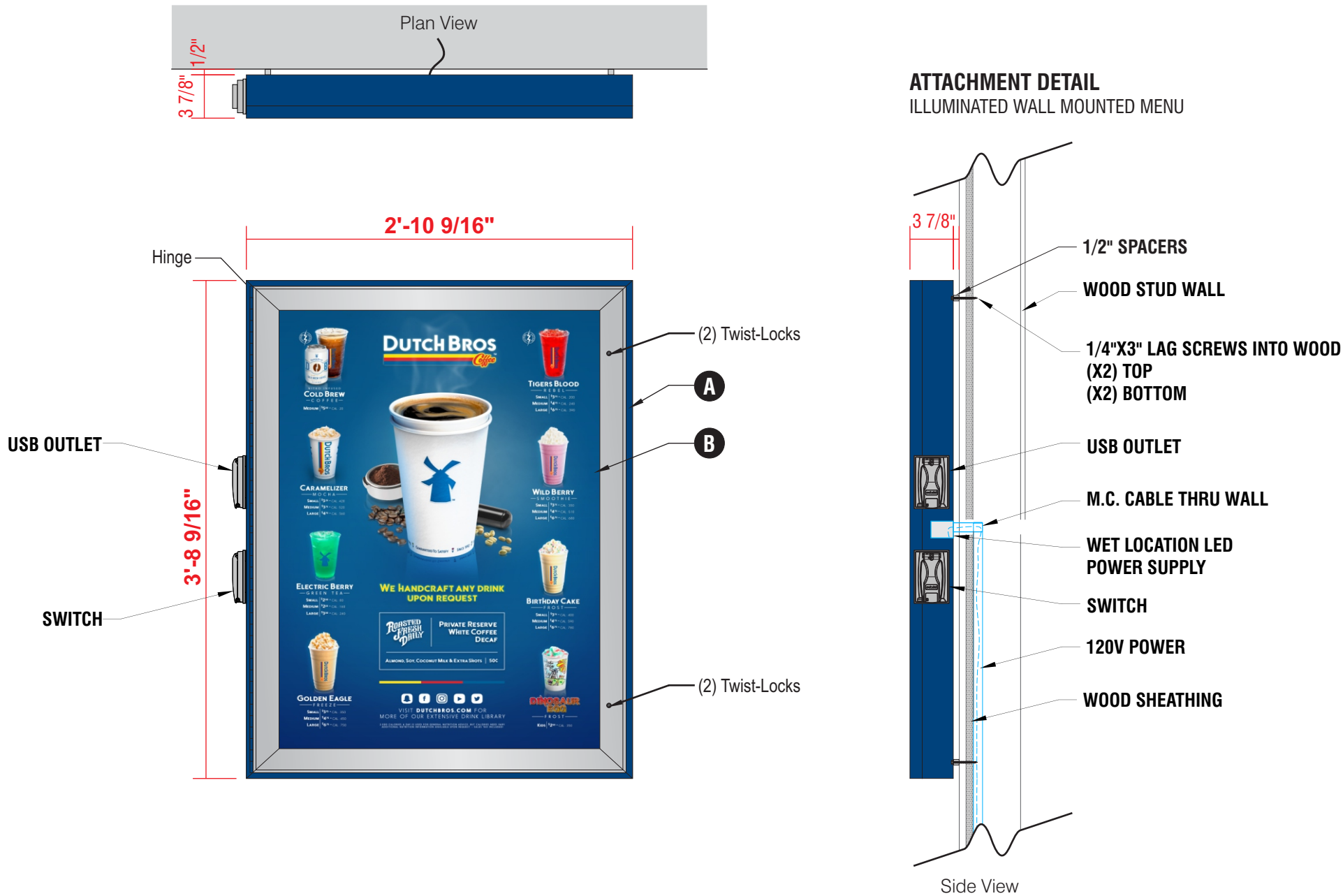
DATE OF SHOP DRAWING:  
**6/3/21**

SHOP REVISIONS:

SALES:	CONCEPT DESIGN:	PROD. DESIGN:	PAGE NO:
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ES&A SIGN & AWNING  
89975 PRAIRIE RD. | EUGENE, OR 97402  
P 541.485.5546 | F 541.485.5813

COLOR CODE	
	DIGITAL PRINT
	POWDER COATED DB CUSTOM DARK BLUE
	POWDER COATED SILVER



- A WALL-MOUNTED, BACKLIT MENU SIGN**
- PRINTED MENU PANEL NOT INCLUDED
  - LED OUTDOOR LIGHT BOX
  - LOCKABLE HINGED DOOR
  - ALUMINUM CONSTRUCTION
- B PRINTED LIGHT GUIDE PANEL**
- AS SEPARATE ORDER

One will be used for monthly drink promotions.  
One will be used for monthly campaigns for charitable organizations.  
Two will be used for standard menu items next to the service windows.  
These are illuminated and intended for customers who are already in the drive-thru.

SCALE: 1"=1'-0"

FACTORY  
DRAWING

SCOPE OF WORK: PROVIDE (2) NON-ILLUMINATED SNAP FRAME MENUS



SHOP DRAWING #:

32722C

CLIENT:

DUTCH BROS - TX3301  
14280 MARSH LN.  
ADDISON, TX 75501

DATE OF SHOP DRAWING:

6/3/21

SHOP REVISIONS:

SALES:	CONCEPT. DESIGN:	PROD. DESIGN:	PAGE NO:
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ES&A SIGN & AWNING

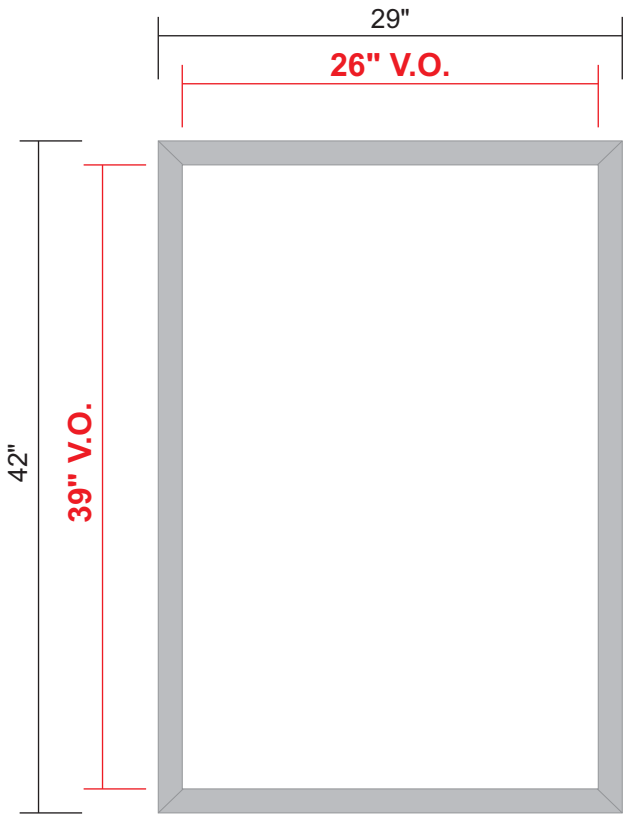
89975 PRAIRIE RD. | EUGENE, OR 97402

P 541.485.5546 | F 541.485.5813

COLOR CODE



SILVER



ALUMINUM SNAP FRAME FOR A 27" X 40" POSTER

1 1/4"



SCREW TO EXTERIOR WALL OF BUILDING

One of these signs will be for monthly drink promotions, the other will be for monthly campaigns for charitable organizations. They are non-illuminated and intended for customers who are already in the drive-thru.

SCALE: 1"=1'-0"

## **Council Meeting**

10.

**Meeting Date:** 03/08/2022

**Department:** Finance

**Pillars:** Gold Standard in Financial Health

**Milestones:** Continue development and implementation of Long Term Financial Plan

---

### **AGENDA CAPTION:**

Present, Discuss, and Consider Action on the **Acceptance of the Fiscal Year 2021 Annual Comprehensive Financial Report (ACFR).**

### **BACKGROUND:**

The Addison Town Charter requires that Staff prepare an Annual Comprehensive Financial Report (ACFR) that shows the status of the Town's finances. The ACFR is required to be prepared in accordance with generally accepted accounting principles. The charter also requires that the Town's financial statements be audited annually by an independent external auditing firm. The results of the independent external audit are included in the ACFR.

The Town of Addison Finance Department has prepared the ACFR for the fiscal year ended September 30, 2021. The ACFR is a report of the Town's overall financial results. The Town's financial statements have been audited by BKD, LLP, an independent firm of licensed certified public accountants. The goal of the independent audit is to provide reasonable assurance that the financial statements of the Town are free of material misstatement.

In addition to providing an overview of the Town of Addison ACFR for Fiscal Year 2021, BKD will present their audit report and opinion on the Town's financial statements.

BKD has issued an unmodified opinion, which means that financial statements are presented fairly, in all material respects, and in accordance with applicable financial reporting framework. Simply stated, an unmodified opinion is a clean opinion.

### **RECOMMENDATION:**

Administration recommends acceptance.





# **Town of Addison, Texas**

## **Annual Comprehensive Financial Report**

For the Year Ended September 30, 2021

### **City Council**

Expiration of Term

Joe Chow, Mayor	May 2023
Guillermo Quintanilla, Mayor Pro Tempore	May 2022
Paul Walden, Deputy Mayor Pro Tempore	May 2022
Tom Braun, Council Member	May 2023
Lori Ward, Council Member	May 2023
Kathryn Wheeler, Council Member	May 2023
Marlin Willesen, Council Member	May 2022

### **City Manager**

Wesley S. Pierson

### **Prepared by the Department of Finance**

Steven Glickman, CPA, CGFO, Chief Financial Officer  
Amanda Turner, CPA, CGFO, Controller  
Ashley Boatright, Accounting Manager  
Tandi Dickey, Accounting Supervisor  
Ben Nguyen, Senior Treasury Analyst  
Ismael Villalta, Senior Accountant  
Eric Wellman, Accounting Specialist  
Kristen Solares, CGFO, Budget Manager



**Town of Addison, Texas**  
**Annual Comprehensive Financial Report**  
For the Fiscal Year Ended September 30, 2021

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February 24, 2022

Honorable Mayor and Members of the City Council  
Town of Addison, Texas

I am pleased to submit the Annual Comprehensive Financial Report of the Town of Addison, Texas for the fiscal year ended September 30, 2021. The purpose of the report is to provide the City Council, management, staff, the public, and other interested parties with detailed information reflecting the Town's financial condition.

## THE REPORT

This report satisfies §103.001 of the Texas Local Government Code requiring annual audits of all municipalities and was conducted in accordance with Section 2.15 of the Charter of the Town of Addison. Responsibility for both the accuracy of the presented data and the completeness and fairness of the presentation, including all disclosures, rests with the Town. We believe the data is accurate in all material respects and is presented in a manner that fairly sets forth the financial position of the Town. We also believe all disclosures necessary to enable the reader to gain an understanding of the Town's financial affairs have been included. To provide a reasonable basis for making these representations, management of the Town of Addison has established a comprehensive internal control framework that is designed both to protect the government's assets from loss, theft, or misuse and to compile sufficient reliable information for the preparation of the Town of Addison's financial statements in conformity with Generally Accepted Accounting Principles (GAAP). Because the cost of internal controls should not outweigh their benefits, the Town of Addison's comprehensive framework of internal controls has been designed to provide reasonable, rather than absolute, assurance that the financial statements will be free from material misstatement. As management, we assert that, to the best of our knowledge and belief, this financial report is complete and reliable in all material respects.

The Annual Comprehensive Financial Report (ACFR) is organized into three major sections: *Introductory*, *Financial*, and *Statistical*. The *Introductory Section* provides general information on the government's structure and personnel as well as information useful in assessing the government's financial condition.

The *Financial Section* contains the opinion of the Town's independent auditor. The Town of Addison's financial statements have been audited by BKD, LLP, a firm of licensed certified public accountants. The goal of the independent audit was to provide reasonable assurance that the financial statements of the Town of Addison for the fiscal year ended September 30, 2021 are free of material misstatement. The independent audit involved examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements; assessing the accounting principles used and significant estimates made by management; and evaluating the overall financial statement presentation. The independent auditor concluded, based upon the audit, that there was a reasonable basis for rendering an unmodified opinion (i.e., clean opinion) that the Town of Addison's financial statements for the fiscal year ended September 30, 2021 are fairly presented in conformity with GAAP. The independent auditor's report is presented as the first component of the financial section of this report.

Also included in the *Financial Section* is management's discussion and analysis (MD&A) that provides users of the basic financial statements a narrative introduction, overview, and analysis of those statements. The basic financial statements, including the accompanying notes, represent the core of the financial section. These financial statements present the financial condition of the Town of Addison as a single entity, as well as the individual funds that account for the Town's various governmental and business-type activities.

**CITY MANAGER'S  
OFFICE**

5300 Belt Line Road  
Dallas, TX 75254

P.O. Box 9010  
Addison, TX 75001

phone: 972.450.7000  
fax: 972.450.7043

ADDISONTEXAS.NET

IT ALL COMES  
TOGETHER.

The report concludes with the *Statistical Section*, which, through the use of tables, presents comparative economic and financial data to give users of the report a perspective of the Town's performance over a number of years.

## THE REPORTING ENTITY

The Town of Addison is located in the Dallas North Parkway area, which has been referred to as the "platinum corridor" of the Dallas Metroplex. The area, which developed rapidly over the past three decades, is home to affluent neighborhoods, hundreds of million-dollar companies, scores of quality restaurants, and two spacious malls. At 4.4 square miles, Addison is the smallest, yet most densely developed, of the various suburbs located in the area. Although it has just over 16,000 residents, the Town has developed into a cosmopolitan center which serves well over 125,000 business persons, shoppers, and visitors daily. Money Inc. and Doorsteps.com recently listed Addison as the number one place in the Dallas region to live.



The Town was incorporated in 1953 and is operating under a Charter adopted in 1978 and last amended in January 2021. Under the amended Charter, the Council is comprised of a mayor and six council members who enact local legislation, determine policies, and adopt the Town's budget. The mayor and council members are elected for two-year terms with the mayor and three council members being elected each odd-numbered year and the remaining three council members elected each even-numbered year. The City Manager is appointed by the City Council and is responsible to them for the proper administration of the affairs of the Town.

The Town provides a full range of municipal services including general government, public safety (police and fire), streets, parks and recreation, planning and zoning, code enforcement, stormwater, and water and sewer utilities. Sanitation collection services are provided through private contractors; non-residential customers contract with the collection firm of their choice while single-family residential customers contract through the Town with sanitation fees added to their municipal utility bills.

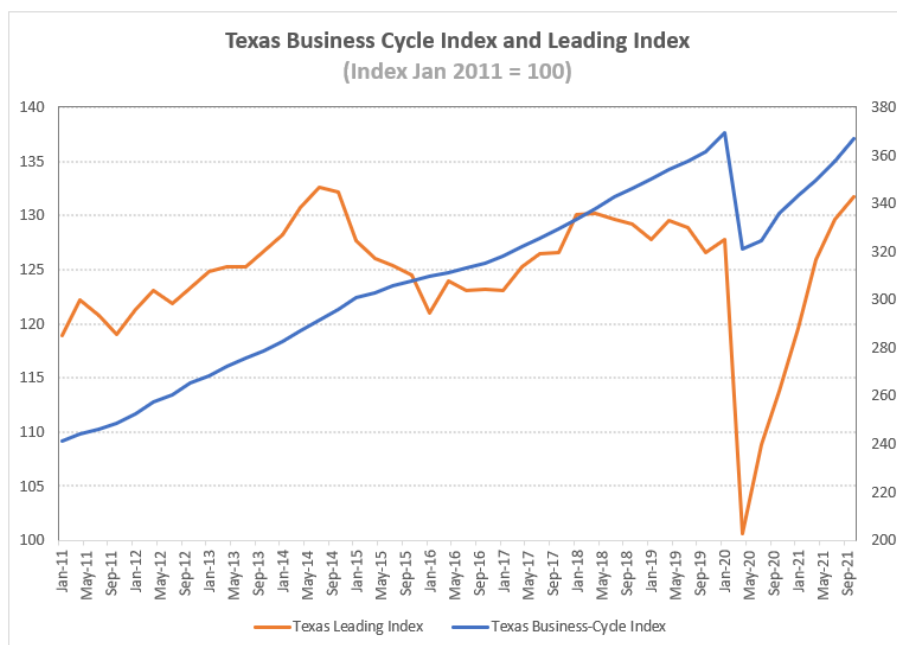
The annual budget of the Town of Addison serves as the foundation for the Town's financial planning and control. The budget is prepared by the City Manager and adopted by the City Council in accordance with policies and procedures established by the Town Charter and Council ordinances. The appropriated budget is prepared and presented by fund, department (e.g. police) or function (e.g. debt service), and major cost category (e.g. personal services). All expenses of the Town are made in accordance with the adopted annual budget. The department level is the legal level of control enacted by the Town Charter. Budgetary control is maintained at the individual expenditure account level by the review of all requisitions of estimated purchase amounts prior to the release of purchase orders to vendors. Transfers between expenditure accounts in one department may occur with the approval of the Chief Financial Officer. Transfers between operating departments may occur with the approval of the City Manager and Chief Financial Officer provided that a department's total budget is not changed by more than five percent. Transfers between funds or transfers between departments that change a department's total budget by more than five percent must be accomplished by budget amendment approved by the City Council. Budget amendments calling for new fund appropriations must also be approved by the City Council.

Budget-to-actual comparisons are provided in this report for each major fund for which an appropriated annual budget has been adopted. For the non-major governmental funds with appropriated annual budgets, this comparison is presented in the combining and individual fund financial statements and schedules section of this report.

## FACTORS AFFECTING FINANCIAL CONDITION

### Status of Local Economy

With its concentration of commercial and retail development, the Town of Addison's economy is strongly influenced by the region's economic climate. According to reports issued by the Federal Reserve Bank of Dallas, the Leading Index and Business Cycle Index indicators increased significantly during FY2021, primarily due to economic recovery following the COVID-19 pandemic. Both indices, after sharp declines in the second and third quarters of FY2020 rebounded consistently throughout FY2021, a trend that bodes well for the continued economic strength of the the Town.



The United States unemployment rate decreased significantly due to economic recovery from the COVID-19 pandemic. Texas ended the year above the nation as a whole. Texas began fiscal year 2021 at 7.9% unemployment, and ended the year at 5.6%, above the U.S. rate of 4.8%.

Addison is densely developed with 11.4 million square feet of office space distributed among 120 office buildings. Much attention is given to the occupancy rates of buildings in Addison. At the end of September 2021, Addison's occupancy rate stood at 78 percent compared with the 79 percent recorded a year earlier. Addison's occupancy rate is 4 percent lower than the 82 percent average for all of the Dallas/Ft. Worth Area. (Source: CoStar Group)

The Town experienced a 3.0 percent increase in taxable property values for the 2021 certified appraised values compared to a 2.2 percent increase for the 2020 certified appraised values.

For the 2021 fiscal year, General Fund revenues of \$42.2 million represented a 6% increase from \$39.8 million in fiscal year 2020, primarily due to increased grant funding. The property tax levy produced 48% of the total revenue available to the Town's General Fund for this year, while the sales tax revenue category produced 39%. The Town's sales tax receipts increased 5.10 percent from fiscal year 2020. General Fund expenditures and transfers for the 2021 fiscal year totaled \$42.1 million. The General Fund ending fund balance increased by \$109 thousand to \$20.2 million, with an ending fund balance of 52% of General Fund operating expenditures. The primary reason for the slight increase in fund balance was due to intentional balancing of transfers to the capital project fund and excess revenues to keep the General Fund fund balance steady.

### **Long-Term Financial Planning**

The City Council has adopted various financial policies for operations, capital, and debt management. Fiscal year 2021 was again most significantly impacted by our fund balance policy during recovery from this Coronavirus pandemic. During the year, Town employees worked together to find ways to cover lost revenues, use grant funding to cover unplanned expenditures, and adjust spending in several funds to ensure each fund will continue to be sustainable.

Because the Town's major source of revenue is taxes, the Town occasionally offers tax abatement incentive agreements to attract new businesses and development. The Town believes these agreements attract quality businesses to our community that provide long-term benefits such as creating more jobs and increasing the tax revenue to spend on additional or enhanced services to our residents.

Users of this document, as well as others interested in the programs and services offered by the Town of Addison, are encouraged to read the Town's 2021-22 Annual Budget. The document details the Town's long-term goals and financial policies, describes program accomplishments and initiatives, and outlines the Town's capital improvement program. The Town's Annual Budget also includes long-term financial plans for the major operating funds that forecast revenues and expenditures over a five-year horizon. The plans are driven by financial policies adopted by the City Council that are designed to protect the Town's financial integrity. The policies include establishing significant fund balances, or reserves, to protect the Town from the boom/bust economic cycle common to the state and the region. The budget document can be obtained from the Town of Addison's Financial and Strategic Services Department by calling (972) 450-7051. The Annual Budget can also be accessed through the department's website at

<http://addisontexas.net/index.php?section=finance-department> Addison-budget.

## AWARDS AND ACKNOWLEDGMENTS

The Government Finance Officers Association of the United States and Canada (GFOA) awarded a *Certificate of Achievement for Excellence in Financial Reporting* to the Town of Addison, Texas for its Annual Comprehensive Financial Report (ACFR) for the fiscal year ended September 30, 2020. The *Certificate*, which is reproduced herein, is the highest form of recognition for excellence in state and local government financial reporting. In order to be awarded a *Certificate of Achievement*, a government unit must publish an easily readable and efficiently organized ACFR whose contents conform to program standards. The document must satisfy both generally accepted accounting principles and applicable legal requirements. A *Certificate of Achievement* is valid for a period of one year only. The Town of Addison has received a *Certificate* for the last 45 consecutive years. We believe our current report continues to conform to the *Certificate of Achievement* program requirements, and we are submitting it to GFOA for consideration.

In addition to the *Certificate*, the Town received GFOA's *Award for Distinguished Budget Presentation* for its fiscal year 2021 annual budget document. In order to qualify for the *Award*, the Town's budget document was judged to be proficient or exceptional in several categories including policy documentation, financial planning, and operations guide. The Town has received the *Award* for 34 consecutive years. Together, the *Award* and the *Certificate* are evidence of the Finance Department's dedication to producing documents that effectively communicate the Town's financial condition to elected officials, city administrators, and the general public.

I wish to thank all members of the Finance Department who assisted in preparing and assembling the information presented in this report. I also acknowledge our auditors, BKD, LLP, and the assistance they provided in meeting the deadlines established for publication of the document. I am grateful for the support provided by the City Council, and affirm our pledge to be a resource to help them achieve the goals they have established for the Addison community.

Respectfully submitted,



Wesley S. Pierson  
City Manager



Steven Glickman, CPA  
Chief Financial Officer





Government Finance Officers Association

Certificate of  
Achievement  
for Excellence  
in Financial  
Reporting

Presented to

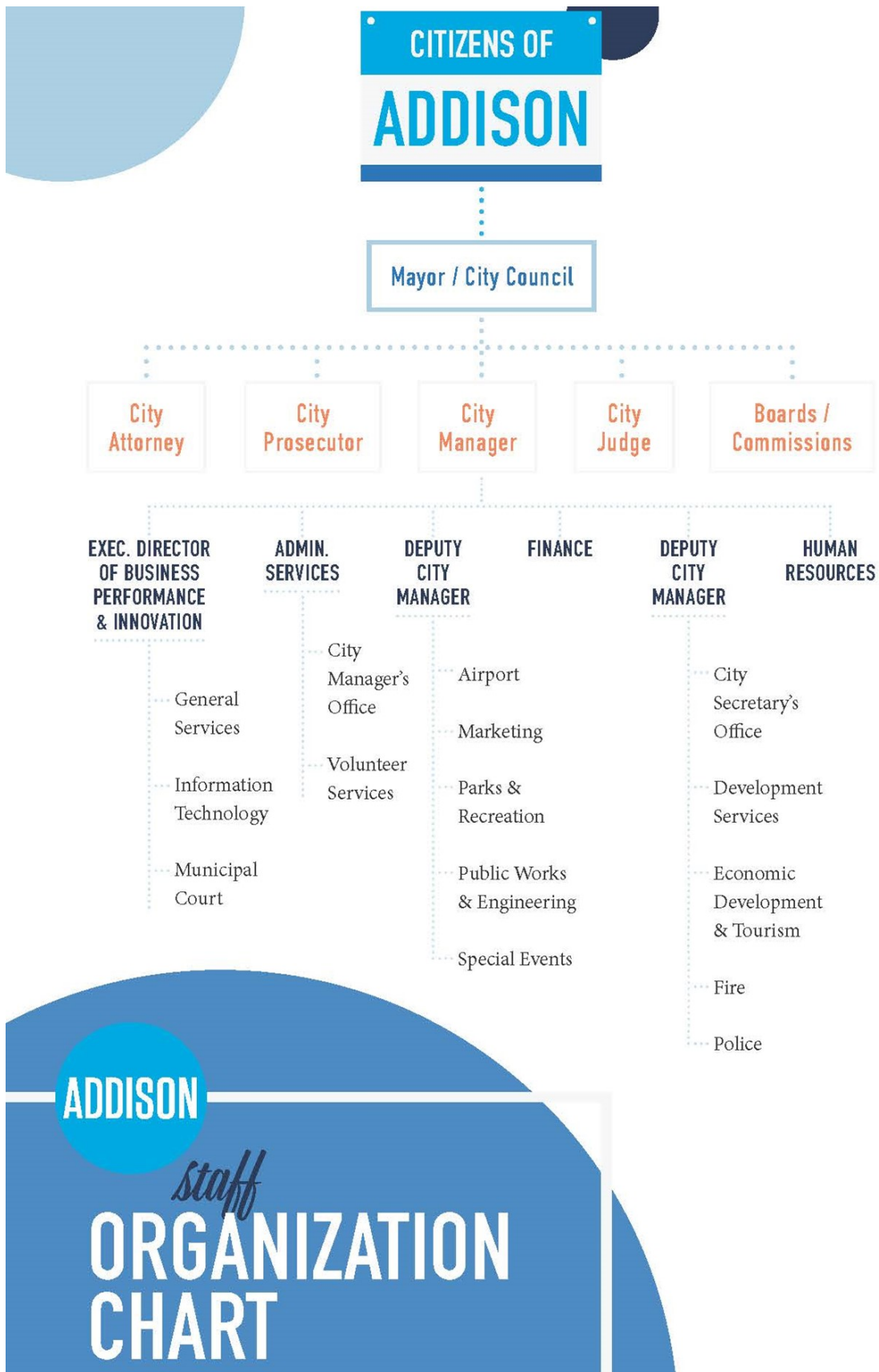
**Town of Addison  
Texas**

For its Annual Comprehensive  
Financial Report  
For the Fiscal Year Ended

September 30, 2020

*Christopher P. Morill*

Executive Director/CEO



**Town of Addison**  
**LIST OF PRINCIPAL OFFICIALS**  
**September 30, 2021**

Town Hall  
(972) 450-7000  
Fax (972) 450-7043

**Elected Officials**

Mayor	Joe Chow	(972) 450-7000
Mayor Pro Tempore	Guillermo Quintanilla	(972) 450-7000
Deputy Mayor Pro Tempore	Paul Walden	(972) 450-7000
Council Member	Tom Braun	(972) 450-7000
Council Member	Lor Ward	(972) 450-7000
Council Member	Kathryn Wheeler	(972) 450-7000
Council Member	Marlin Willesen	(972) 450-7000

**Town Management**

City Manager	Wesley Pierson	(972) 450-7037
Deputy City Manager	Ashley Mitchell	(972) 450-7010
Deputy City Manager	John Crawford	(972) 450-7036
Exec. Dir. of Business Performance & Innovation	Hamid Khaleghipour	(972) 450-2868
City Secretary	Irma Parker	(972) 450-7017
Director of Administrative Services	Bill Hawley	(972) 450-7016
Director of Airport Administration	Joel Jenkinson	(972) 392-4855
Director of Economic Development & Tourism	Orlando Campos	(972) 450-7034
Director of Development Services	Ken Schmidt	(972) 450-7027
Chief Financial Officer	Steven Glickman	(972) 450-7050
Fire Chief	David Jones	(972) 450-7206
Director of General Services	Rob Bourestom	(972) 450-6203
Director of Human Resources	Passion Hayes	(972) 450-2819
Director of Parks and Recreation	Janna Tidwell	(972) 450-2869
Police Chief	Paul Spencer	(972) 450-7168
Director of Public Communications	Mary Rosenbleeth	(972) 450-7032
Director of Public Works & Engineering	Shannon Hicks	(972) 450-2849
Director of Special Events	Jasmine Lee	(972) 450-6221

## Independent Auditor's Report

The Honorable Mayor and  
Members of the Town Council  
Town of Addison, Texas

### Report on the Financial Statements

We have audited the accompanying financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the Town of Addison, Texas (Town), as of and for the year ended September 30, 2021, and the related notes to the financial statements, which collectively comprise the Town's basic financial statements as listed in the table of contents.

### *Management's Responsibility for the Financial Statements*

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; this includes the design, implementation and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

### *Auditor's Responsibility*

Our responsibility is to express opinions on these financial statements based on our audit. We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

The Honorable Mayor and  
Members of the Town Council  
Town of Addison, Texas  
Page 2

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

### ***Opinions***

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the Town, as of September 30, 2021, and the respective changes in financial position and, where applicable, cash flows thereof and the respective budgetary comparison for the general fund and the hotel fund for the year then ended in accordance with accounting principles generally accepted in the United States of America.

### ***Other Matters***

#### ***Required Supplementary Information***

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis, and pension and other postemployment benefits information as listed in the table of contents be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

#### ***Other Information***

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the Town's basic financial statements. The accompanying combining and individual fund financial statements and schedules and introductory and statistical sections as listed in the table of contents are presented for purposes of additional analysis and are not a required part of the basic financial statements.

The combining and individual fund financial statements and schedules are the responsibility of management and were derived from and relate directly to the underlying accounting and other records used to prepare the basic financial statements. Such information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the combining and individual fund financial statements and schedules are fairly stated in all material respects in relation to the basic financial statements as a whole.



The Honorable Mayor and  
Members of the Town Council  
Town of Addison, Texas  
Page 3

The introductory and statistical sections have not been subjected to the auditing procedures applied in the audit of the basic financial statements, and accordingly, we do not express an opinion or provide any assurance on it.

**Other Reporting Required by *Government Auditing Standards***

In accordance with *Government Auditing Standards*, we also have issued our report dated February 24, 2022, on our consideration of the Town's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts and grant agreements, and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the Town's internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the Town's internal control over financial reporting and compliance.

*BKD, LLP*

Dallas, Texas  
February 24, 2022

## MANAGEMENT'S DISCUSSION AND ANALYSIS (MD&A)

As management of the Town of Addison, we offer readers of these financial statements this narrative overview and analysis of the financial activities of the Town of Addison for the fiscal year ended September 30, 2021. Readers are encouraged to read this narrative in conjunction with the transmittal letter at the front of this report and the Town's financial statements, which follow this section. ***All amounts reported in this MD&A, unless otherwise indicated, are expressed in thousands of dollars (000's).***

### Financial Highlights

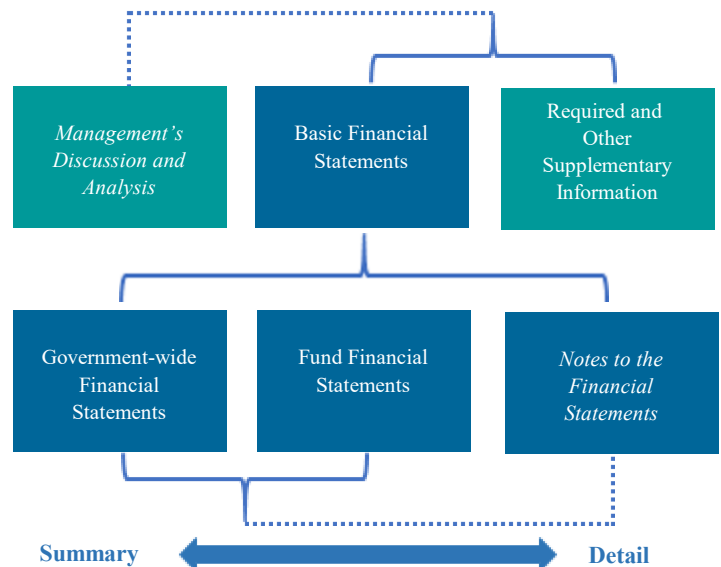
- The Town's assets and deferred outflows of resources exceeded its liabilities and deferred inflows of resources at the close of the 2021 fiscal year by \$258,334. This amount represents an increase over the previous year of \$6,761. The increase is due to higher revenue in charges for services, increased general revenues, and higher operating grants and contributions. These increased revenues were coupled with decreased expenses in the primary government as the Town recovered from the financial effects of the Coronavirus pandemic.
- As of September 30, 2021, the Town's governmental funds reported combined ending fund balances of \$86,654, an increase of \$11,153. The majority of the increase is due to proceeds received from the issuance of 2021 General Obligation Bonds that will be expended on capital projects in the future.
- At the end of the 2021 fiscal year, the fund balance for the General Fund was \$20,244, or 52 percent of total fund expenditures. Fund balance increased \$110 during the year.
- At year-end, the Town of Addison's outstanding long-term liabilities totals \$142,550, an increase of \$8,977 from the previous year, which is attributed to the issuance of 2021 General Obligation Bonds less principal payments made during the fiscal year.

### Overview of Financial Statements

This annual report is comprised of four segments as dictated by generally accepted accounting principles (GAAP): *management's discussion and analysis* (this section), the *basic financial statements*, *required supplementary information* and *other supplementary information*. The basic financial statements include two kinds of statements that present different views of the Town:

- The *government-wide financial statements* provide both long-term and short-term information about the Town's overall financial status.
- The fund financial statements focus on individual parts of Addison's government, reporting the Town's operations in more detail than the government-wide statements.
  - The *governmental funds statements* explain how general government services such as public safety were financed in the short-term, as well as what remains for future spending.
  - *Proprietary fund statements* offer short-term and long-term financial information about the activities the government operates as business-like, such as the airport.

**Illustration A-1 Required Components of  
Town of Addison's Annual Financial Report**



The financial statements also include *notes*, which elaborate on some of the information in the financial statements, providing more detailed data. These financial statements are followed by a section of required supplementary information that further explains and supports the information in the financial statements. Illustration A-1 shows how the required parts of this annual report are arranged and relate to one another. In addition to these required elements, we have included other information such as the Town's statistical section, which, through the use of tables, presents comparative economic and financial data to give users of this report a perspective of the Town's financial performance over a number of years.

Illustration A-2 summarizes the major features of the Town's financial statements. The remainder of this overview section of the management's discussion and analysis explains the structure and contents of each of the statements.

<b>Illustration A-2</b> <b>Major Features of Town of Addison's Government-wide and Fund Financial Statements</b>			
	<b>Government-wide Statements</b>	<b>Fund Statements</b>	
		<b>Governmental Funds</b>	<b>Proprietary Funds</b>
Scope	Entire Town government	Activities of the Town that are not proprietary, such as police, fire, and parks	Activities the Town operates similar to a private-sector business: airport, water/sewer utility, and storm water
Required financial statements	<ul style="list-style-type: none"> <li>* Statement of net position</li> <li>* Statement of activities</li> </ul>	<ul style="list-style-type: none"> <li>* Balance Sheet</li> <li>* Statement of revenues, expenditures, and changes in fund balances</li> <li>* Budget and actual</li> </ul>	<ul style="list-style-type: none"> <li>* Statement of net position</li> <li>* Statement of revenues, expenses, and changes in net position</li> <li>* Statement of cash flows</li> </ul>
Accounting basis and measurement focus	Accrual accounting and economic resources focus	Modified accrual accounting and current financial resources focus	Accrual accounting and economic resources focus
Type of asset/liability information	All assets and liabilities, both financial and capital, short-term and long-term	Only assets expected to be used up and liabilities that come due during the year or soon thereafter; no capital assets included	All assets and liabilities, both financial and capital, short-term and long-term
Type of inflow/outflow information	All Revenues and expenses during year, regardless of when cash is received or paid	Revenues for which cash is received during or soon after the end of the year; expenditures when goods or services have been received and payment is due during the year or soon thereafter	All revenues and expenses during year, regardless of when cash is received or paid

## Government-wide Financial Statements

The *government-wide financial statements* are designed to provide readers with a broad overview of the Town of Addison's finances in a manner similar to a private-sector business. These statements can be located on pages 21-22 of this document.

- The *statement of net position* presents information on all of the Town's assets, liabilities, and deferred inflows and outflows, with the difference reported as *net position*. Over time, increases or decreases in net position **may** indicate the improvement or deterioration of the Town's financial position.
- The *statement of activities* presents information showing the Town's change in net position during the concluded fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows.

The government-wide financial statements of the Town are divided into two categories:

- *Governmental activities* – These are functions such as fire, police, and other services that are principally supported by taxes and intergovernmental revenue.
- *Business-type activities* – These functions are intended to recover all or a significant portion of their costs through user fees and charges. The Town's airport, utility system and storm water system fall within this category.

## Fund Financial Statements

A *fund* is a grouping of related accounts used to maintain control over resources which have been segregated for specific activities or objectives. The Town of Addison, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. All of the funds of the Town can be divided into two categories: governmental funds and proprietary funds.

*Governmental Funds* – Governmental funds are used to account for essentially the same functions reported as *governmental activities*. However, unlike the government-wide financial statements, governmental fund financial statements focus on **short-term** inflows and outflows of spendable resources, as well as on balances of spendable resources available at the end of the fiscal year. Such information may be useful in evaluating a government's short-term financing requirements.

The focus of governmental funds is narrower than that of the government-wide financial statements, it is useful to compare the information presented for governmental funds with similar information presented for governmental activities in the government-wide financial statements. By doing so, readers may better understand the **long-term impact** of the government's **short-term financing** decisions. Both the governmental fund balance sheet and the governmental fund statement of revenues, expenditures, and changes in fund balances provide a reconciliation to facilitate this comparison between governmental *funds* and governmental *activities*.

The Town of Addison maintains 10 individual governmental funds. Information is presented separately in the governmental fund balance sheet and in the governmental fund statement of revenues, expenditures, and changes in fund balances for all these funds, with the exception of the Economic Development Fund, Municipal Court Fund, Public Safety Fund, Advanced Funding Grant Fund, Reimbursement Grant Fund and PEG Fees Fund, which are considered non-major funds and are combined into a single, aggregated presentation. Individual fund data for each of these non-major funds is provided in the form of combining statements elsewhere in this report.

The Town adopts an annual appropriated budget for almost all its governmental funds. A budgetary comparison statement is provided for each fund to demonstrate compliance with this budget except for the Capital Projects Fund.

*Proprietary Funds* – Services for which the Town charges customers a fee are generally reported in the proprietary funds. Proprietary funds provide the same type of information as the government-wide statements, only in more detail. The Town of Addison maintains two different types of proprietary funds.

- *Enterprise funds* are used to report the same functions presented as *business-type activities* in the government-wide financial statements. The Town uses enterprise funds to account for its general aviation airport, storm water (drainage), and its utility (water and sewer) system.
- *Internal service funds* are an accounting device used to accumulate and allocate costs internally among the Town's various functions. The Town uses internal service funds to account for its fleet of vehicles, major equipment, its technological information systems, and to repair and improve existing facilities. All of these services predominantly benefit governmental rather than business-type functions hence they have been included within *governmental activities* in the government-wide financial statements.

The proprietary fund financial statements provide separate information for Addison's airport, utility system, and storm drainage system, all of which are considered to be major funds of the Town of Addison. Conversely, all internal service funds are combined into a single, aggregated presentation in the proprietary fund financial statements. Individual fund data for the internal service funds is provided in the form of combining statements elsewhere in this report.

### **Notes to the Financial Statements**

The notes provide additional information that is essential to a full understanding of the data presented in the government-wide and fund financial statements. The notes to the financial statements can be found on pages 35-74 of this report.

### **Other Information**

In addition to the basic financial statements and accompanying notes, this report also presents certain required supplementary information concerning the Town of Addison's funding of its obligations to provide pension benefits to Town employees through the Texas Municipal Retirement System (TMRS) and to provide other postemployment benefits to Town employees upon retirement.

The combining statements referred to earlier in connection with non-major governmental funds and internal service funds are presented on pages 84-85.

### **Government-wide Financial Analysis**

As of the close of the 2021 fiscal year, the Town's net position (assets and deferred outflows exceeding liabilities and deferred inflows) totaled \$258,334 (see Table A-1). Of this amount \$187,010, or 72 percent, represents the Town's investment in capital assets (e.g. land, buildings, machinery, and equipment), less any related outstanding debt used to acquire those assets. The Town of Addison uses these capital assets to provide services to the community, these assets are not available for future spending. A portion of net position has been restricted for the Town's long-term general obligation debt (\$662), promotion of tourism and hotel industry (\$2,711) and other restrictions (\$746). The remaining amount of net position is labeled as unrestricted and totals \$67,205. This amount is available to meet the Town's ongoing obligations to citizens and creditors.



At the end of the current fiscal year, the Town of Addison is able to report positive balances in these three categories of net position, both for the government as a whole, as well as for its separate governmental and business-type activities.

**Table A-1**  
**Town of Addison's Net Position (000's)**

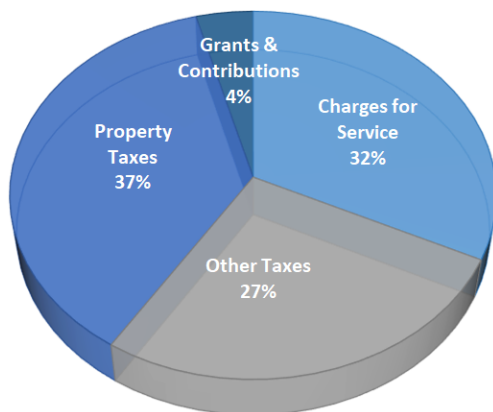
	Governmental Activities		Business-type Activities		Total	
	2021	2020	2021	2020	2021	2020
Assets:						
Current and Other Assets	\$ 104,504	\$ 90,354	\$ 38,127	\$ 39,273	\$ 142,631	\$ 129,627
Capital Assets	174,140	171,956	92,968	93,013	267,108	264,969
<b>Total Assets</b>	<b>278,644</b>	<b>262,310</b>	<b>131,095</b>	<b>132,286</b>	<b>409,739</b>	<b>394,596</b>
Deferred Outflows of Resources:						
Deferred Charges on Refundings	1,169	1,137	506	340	1,675	1,477
Deferred Outflows on Pensions	3,101	2,785	200	181	3,301	2,966
Deferred Outflows on OPEB	747	508	65	44	812	552
<b>Total Deferred Outflows of Resources</b>	<b>5,017</b>	<b>4,430</b>	<b>771</b>	<b>565</b>	<b>5,788</b>	<b>4,995</b>
Liabilities:						
Long-Term Liabilities Outstanding	110,524	100,149	32,026	33,423	142,550	133,572
Other Liabilities	7,168	5,754	3,487	4,429	10,655	10,183
<b>Total Liabilities</b>	<b>117,692</b>	<b>105,903</b>	<b>35,513</b>	<b>37,852</b>	<b>153,205</b>	<b>143,755</b>
Deferred Inflows of Resources:						
Deferred Inflows on Pensions	3,548	3,856	206	224	3,754	4,080
Deferred Inflows on OPEB	215	168	19	15	234	183
<b>Total Deferred Inflows of Resources</b>	<b>3,763</b>	<b>4,024</b>	<b>225</b>	<b>239</b>	<b>3,988</b>	<b>4,263</b>
Net Position:						
Net Investment in Capital Assets	118,883	121,008	68,127	69,493	187,010	190,501
Restricted :						
Debt Service	662	63	-	-	662	63
Tourism/Hotel	2,711	3,239	-	-	2,711	3,239
Child Safety	126	111	-	-	126	111
Justice Administration	33	57	-	-	33	57
Court Technology	32	27	-	-	32	27
Public Safety	113	124	-	-	113	124
Court Security	39	33	-	-	39	33
Other Purposes	403	359	-	-	403	359
Unrestricted	39,204	31,792	28,001	25,267	67,205	57,059
<b>Total Net Position</b>	<b>\$ 162,206</b>	<b>\$ 156,813</b>	<b>\$ 96,128</b>	<b>\$ 94,760</b>	<b>\$ 258,334</b>	<b>\$ 251,573</b>

As reflected in Table A-2, the Town's net position increased \$6,761 during the 2021 fiscal year.

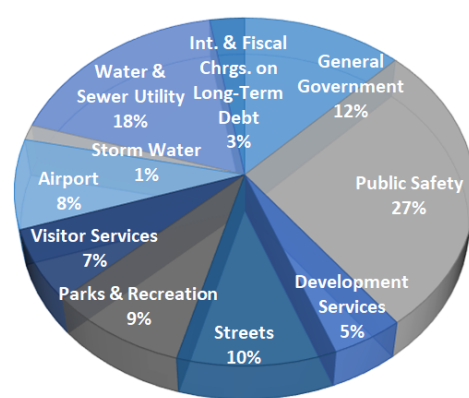
**Table A-2**  
**Town of Addison's Change in Net Position (000's)**

	Governmental Activities		Business-type Activities		Total	
	2021	2020	2021	2020	2021	2020
Revenues:						
Program Revenues:						
Charges for Services	\$ 4,795	\$ 3,714	\$ 21,382	\$ 20,533	\$ 26,177	\$ 24,247
Capital Grants & Contributions	229	-	121	1,358	350	1,358
Operating Grants & Contributions	2,935	634	107	207	3,042	841
General Revenues:						
Property Taxes	29,960	27,005	-	-	29,960	27,005
Other Taxes	20,806	20,496	-	-	20,806	20,496
Other	1,223	1,368	216	626	1,439	1,994
<b>Total Revenues</b>	<b>59,589</b>	<b>53,195</b>	<b>21,826</b>	<b>22,724</b>	<b>81,415</b>	<b>75,919</b>
Expenses:						
General Government	9,265	10,206	-	-	9,265	10,206
Public Safety	20,235	20,337	-	-	20,235	20,337
Development Services	3,438	3,321	-	-	3,438	3,321
Streets	7,619	8,327	-	-	7,619	8,327
Parks & Recreation	6,676	6,784	-	-	6,676	6,784
Visitor Services	5,012	4,311	-	-	5,012	4,311
Interest and Fiscal Charges on Long-Term Debt	2,007	2,154	-	-	2,007	2,154
Airport	-	-	6,236	6,894	6,236	6,894
Storm water	-	-	1,065	1,362	1,065	1,362
Water & Sewer Utility	-	-	13,101	12,361	13,101	12,361
<b>Total Expenses</b>	<b>54,252</b>	<b>55,440</b>	<b>20,402</b>	<b>20,617</b>	<b>74,654</b>	<b>76,057</b>
Increase (decrease) in net position	5,337	(2,245)	1,424	2,107	6,761	(138)
Transfers	56	(3,790)	(56)	3,790	-	-
<b>Change in Net Position</b>	<b>5,393</b>	<b>(6,035)</b>	<b>1,368</b>	<b>5,897</b>	<b>6,761</b>	<b>(138)</b>
Net Position - Beginning of year	156,813	162,848	94,760	88,863	251,573	251,711
<b>Net Position - End of year</b>	<b>\$ 162,206</b>	<b>\$ 156,813</b>	<b>\$ 96,128</b>	<b>\$ 94,760</b>	<b>\$ 258,334</b>	<b>\$ 251,573</b>

**Illustration A-3**  
**Total Sources of Revenue**



**Illustration A-4**  
**Total Expenses by Activity**



## Governmental Activities

Governmental activities increased the Town of Addison's net position by \$5,393 in fiscal year 2021 as compared to a \$6,035 decrease in fiscal year 2020. The major changes from 2020 to 2021 are as follows:

1. A decrease in transfers from governmental activities to business-type activities for completed capital assets of \$3.8 million from 2020 to 2021
2. Hotel tax revenue decreased by \$717 due to decreased hotel occupancy related to the coronavirus pandemic
3. Sales tax revenue increased by \$1.1 million as the economy recovers from the financial impact of the Coronavirus pandemic
4. Property tax revenue increased by \$2.9 million due to increased taxes to service newly issued debt and slight increases to fund maintenance and operations coupled with higher than anticipated collection rates
5. Visitor Services revenue increased by \$1.8 million due to the Town's special events resuming in 2021 after being cancelled in 2020 due to the Coronavirus pandemic and funds received from the American Rescue Plan applied to the Hotel Fund. Visitor Services expenses increased by \$701 due to the Town's special events resuming after being cancelled in 2020 due to the Coronavirus pandemic
6. General Government grants and contributions increased by \$1 million due to funds received from the American Rescue Plan applied to the General Fund.

## Business-Type Activities

The Town's business-type activities experienced a \$1,368 increase in net position with the Airport Fund recording a decrease of \$670, due mainly to no capital grants and contributions received during the fiscal year. The Utility Fund posted a decrease in net position of \$199, due mainly to the increase in salary expenses and contractual services. The Storm Water Fund posted an increase in net position of \$1,525, which is \$504 less than the prior year increase in net position. This is due to a decrease in capital grants and contributions in fiscal year 2021 from fiscal year 2020 of \$870.

## Financial Analysis of the Government Funds

*Governmental funds* – The focus of the Town of Addison's governmental funds is to provide information on short-term inflows, outflows, and balances of spendable resources. Such information is useful in assessing the Town's financing requirements. In particular, unassigned fund balance may serve as a useful measure of a government's net resources available for spending following the end of the fiscal year.

As of September 30, 2021, the Town's governmental funds reported combined ending fund balances of \$86,654, an increase of \$11,153 compared to balances a year earlier. Of the ending balance, \$19,699 or 22.7 percent is *unassigned* and is available to the Town for future spending. Most of the remaining fund balance is *restricted* for future capital projects (\$46,856), promotion of tourism and hotel industry (\$2,711), debt service (\$573) or *committed* for Economic Development (\$2,012) and Capital Projects (\$13,512). Components of the net increase of total fund balance are:

- In the General Fund, expenditures and transfers out totaled \$42,102 compared to revenues of \$42,207. Expenditures increased \$1,977 from the 2020 fiscal year. This increase is primarily due to the increases in public safety (\$1,216), parks and recreation services (\$288), and streets expenditures (\$152). Revenues increased \$2,409 from the previous year. The increase was mainly due to an increase in sales tax and investment earnings, along with a portion of the American Rescue Plan Act Grant (\$1,015) allocated to the General Fund.
- In the Hotel Fund, expenditures and transfers out to other funds totaled \$5,018 compared to revenues of \$4,580. Fund revenues increased \$872 from the previous year, and expenditures increased \$1,011 from fiscal year 2020 due in large part to lifted COVID-19 restrictions and the return of several of the Town's special events. In addition, \$1,000 of the American Rescue Plan Act funds were allocated to this fund.
- Capital project funds recorded a net increase in fund balance of \$10,800, primarily due to the proceeds received from the issuance of 2021 General Obligation Bonds, which will be expended in the future. Included in these funds is the Infrastructure Investment Fund with an ending fund balance of \$5,569 as of September 30, 2021. Other balances included are for capital projects funded with bond proceeds such as the 2020 and 2021 G.O. Bonds issued as well as savings from general operations transferred to the Self-Funded Project fund for future capital projects.

*Proprietary funds* - The Town of Addison's proprietary funds provide the same type of information found in the government-wide financial statements. Unrestricted net position of the Airport Fund at the end of the fiscal year amounted to \$6,031; the Utility Fund reported an unrestricted net position of \$11,824, while the Stormwater Fund reported an unrestricted net position of \$8,875.

### General Fund Budgetary Highlights

Major differences between the original budget and the final amended budget are described below, ***not expressed in thousands of dollars (000's)***:

- Sales tax revenue was amended to recognize an increase in sales tax collections by \$1,200,766. Additionally, \$598,766 was amended for personnel costs associated with a compensation market study, the Addison Holiday in the Park event, and self-contained breathing apparatus (SCBA) equipment for the Fire Department. An additional allocation to provide funding to Metrocrest Services for a Residential Assistance Program in response to the coronavirus pandemic, as well as a \$500,000 contribution to provide funding for the creation of the Facility Maintenance Fund were made that did not result in a net change to appropriations.

The adjustments resulted in increasing budgeted revenue 3.1 percent and increasing expenditures by 3.1 percent. \$2,460,950 was transferred to the Self-Funded Project Fund for future capital needs. This was authorized by Section 3 of the September budget amendment ordinance that allowed the City Manager to transfer unexpended appropriations and excess revenue at the end of the fiscal year.

The final actuals resulted in revenues of 5.7 percent higher than the revised budget, due primarily to property and sales tax outperforming budget projections. Expenditures were 3.2 percent lower than the revised budget. The decrease in expenditures resulted from savings on maintenance and contractual services in various departments.

### Capital Asset and Debt Administration

*Capital assets* – As detailed in Table A-3 below, the Town of Addison's investment in capital assets for its governmental and business-type activities as of September 30, 2021, totals \$267,108 (net of accumulated depreciation). This amount represents a \$2,139 increase from the previous year and is attributed to the addition of the completion of constructed assets less depreciation of existing assets. Some of the projects that are in progress include the Vitruvian Public Infrastructure, Midway Road Rehabilitation, Airport Parkway Reconstruction, Keller Springs Reconstruction, Kellway Lift Station Rehabilitation, Celestial Ground Storage Tank, Basin I Sanitary Sewer Reroute, Rawhide Creek Basin Drainage Improvement, and Customs Facility Construction. More information related to the Town's capital assets can be found in Sections; I, D, 4 and III, D of the Notes to Financial Statements.

**Table A-3**  
**Town of Addison's Capital Assets**  
(Net of Depreciation) (000's)

	Governmental Activities		Business-type Activities		Total	
	2021	2020	2021	2020	2021	2020
Land	\$ 69,682	\$ 67,194	\$ 17,259	\$ 17,259	\$ 86,941	\$ 84,453
Intangible Assets	862	858	-	-	862	858
Buildings	8,093	8,347	6,246	6,394	14,339	14,741
Improvements other than Buildings	70,810	73,627	55,552	53,750	126,362	127,377
Machinery and Equipment	12,655	10,890	2,555	2,423	15,210	13,313
Construction in Progress	12,038	11,039	11,356	13,188	23,394	24,227
<b>Total Capital Assets</b>	<b>\$ 174,140</b>	<b>\$ 171,955</b>	<b>\$ 92,968</b>	<b>\$ 93,014</b>	<b>\$ 267,108</b>	<b>\$ 264,968</b>

*Long-term debt* – At the end of the 2021 fiscal year, the Town of Addison had total bonded debt outstanding of \$133,846 as detailed in Table A-4. The Town of Addison maintains an underlying bond rating of “AAA” from Standard & Poor’s and “Aaa” from Moody’s. Several of the Town’s outstanding debt issuances are insured. More information related to the Town’s long-term debt can be found in Section III, F of the Notes to Financial Statements.

**Table A-4**  
**Town of Addison’s Outstanding Bonded Debt (000’s)**

	Governmental Activities		Business-type Activities		Total	
	2021	2020	2021	2020	2021	2020
General Obligation Bonds	\$ 75,791	\$ 63,730	\$ 11,835	\$ 5,616	\$ 87,626	\$ 69,346
Certificates of Obligation	26,774	28,223	19,446	27,096	46,220	55,319
<b>Total Debt Outstanding</b>	<b>\$ 102,565</b>	<b>\$ 91,953</b>	<b>\$ 31,281</b>	<b>\$ 32,712</b>	<b>\$ 133,846</b>	<b>\$ 124,665</b>

### **Economic Factors and Next Year’s Budget and Rates**

The development of the Town's budget is guided by several factors including the Town's strategic plan and prevailing economic conditions. The fiscal year 2022 budget plan adopted by the City Council adheres to the Town's financial policies and preserves the Town's strong financial position while providing excellent levels of service. The annual budget is adopted within context of five-year financial plans for the General, Hotel, Airport, and Utility funds. The long-term financial plans project major operating revenues and categories of expenses. Changes in fund balances are monitored to ensure that the Town is in compliance with adopted fund balance policy.

Major programs in the General Fund continue to focus on public safety, community development and parks to ensure the high quality of life enjoyed by Addison citizens and visitors.

Revenue assumptions in the General Fund are expected to take into consideration current economic indicators. Revenues, such as property tax revenue and sales tax revenue, are forecasted using both historical results and current trends. Certified taxable property values in Addison totaled \$5,075,396,106 for fiscal year 2022 which represented a 3.0 percent increase from the previous year. The property tax rate increased to \$0.614660 per \$100 appraised value, from the previous fiscal year. Of the 2022 budget tax rate, \$0.441109 was levied for operation/maintenance and \$0.173551 for debt service.

Sales tax collections for the Town were conservatively budgeted from the amount collected in 2021. Sales tax collections were projected to increase in fiscal year 2022 compared to the 2021 budget.

Hotel occupancy tax collections were budgeted to increase by approximately 39.1 percent between fiscal year 2021 and fiscal year 2022.

### **Requests for Information**

This financial report is designed to provide our citizens, taxpayers, customers, investors and creditors with a general overview of the Town of Addison’s finances and to show the Town's accountability for the funds it receives. Questions concerning any of the information provided in this report or requests for additional financial information should be addressed to the following:

Town of Addison  
Finance Department  
P.O. Box 9010  
Addison, TX 75001  
Telephone: (972) 450-7050  
Email: [sglickman@addisontx.gov](mailto:sglickman@addisontx.gov)



**Town of Addison, Texas**  
**Basic Financial Statements**

TOWN OF ADDISON  
STATEMENT OF NET POSITION  
SEPTEMBER 30, 2021

	Primary Government		
	Governmental Activities	Business-Type Activities	Total
<b>ASSETS</b>			
Pooled Cash and Investments	\$ 97,201,156	\$ 29,262,798	\$ 126,463,954
Receivables, Net of Allowances for Uncollectibles	5,262,847	3,083,058	8,345,905
Prepaid Items	497,647	-	497,647
Inventories, at Cost	47,161	-	47,161
Internal Balances	530,000	(530,000)	-
Investment in Joint Venture	965,033	6,310,687	7,275,720
Capital Assets, Net of Accumulated Depreciation			
Land	69,682,567	17,258,730	86,941,297
Intangible Assets	862,221	-	862,221
Buildings	8,092,546	6,245,880	14,338,426
Improvements other than Buildings	70,810,260	55,552,202	126,362,462
Machinery and Equipment	12,654,584	2,555,540	15,210,124
Construction in Progress	12,037,848	11,355,951	23,393,799
<b>Total Assets</b>	<b>278,643,870</b>	<b>131,094,846</b>	<b>409,738,716</b>
<b>DEFERRED OUTFLOWS OF RESOURCES</b>			
Deferred Charges on Refundings	1,168,873	506,591	1,675,464
Deferred Outflows on Pensions	3,101,204	199,745	3,300,949
Deferred Outflows on OPEB	746,527	64,883	811,410
<b>Total Deferred Outflows of Resources</b>	<b>5,016,604</b>	<b>771,219</b>	<b>5,787,823</b>
<b>LIABILITIES</b>			
Accounts Payable and Accrued Liabilities	7,165,721	2,028,549	9,194,270
Customer Deposits	2,456	1,458,897	1,461,353
Long-Term Liabilities			
Due within One Year	6,026,087	1,769,918	7,796,005
Due in More Than One Year	104,497,728	30,255,628	134,753,356
<b>Total Liabilities</b>	<b>117,691,992</b>	<b>35,512,992</b>	<b>153,204,984</b>
<b>DEFERRED INFLOWS OF RESOURCES</b>			
Deferred Inflows on Pensions	3,547,867	206,092	3,753,959
Deferred Inflows on OPEB	214,932	18,690	233,622
<b>Total Deferred Inflows of Resources</b>	<b>3,762,799</b>	<b>224,782</b>	<b>3,987,581</b>
<b>NET POSITION</b>			
Net Investment in Capital Assets	118,883,370	68,126,836	187,010,206
Restricted for:			
Debt Service	661,804	-	661,804
Promotion of Tourism and Hotel Industry	2,710,600	-	2,710,600
Child Safety	126,062	-	126,062
Justice Administration	33,404	-	33,404
Court Technology	32,421	-	32,421
Court Security	38,503	-	38,503
Public Safety	112,729	-	112,729
Other Purposes	402,711	-	402,711
Unrestricted	39,204,079	28,001,455	67,205,534
<b>Total Net Position</b>	<b>\$ 162,205,683</b>	<b>\$ 96,128,291</b>	<b>\$ 258,333,974</b>

See accompanying notes to basic financial statements.

Town of Addison, Texas  
Basic Financial Statements

TOWN OF ADDISON  
STATEMENT OF ACTIVITIES  
FOR THE YEAR ENDED SEPTEMBER 30, 2021

Functions/Programs	Program Revenues				Net (Expense)/Revenue and Changes in Net Position		
	Expenses	Charges for Services	Operating Grants and Contributions	Capital Grants and Contributions	Primary Government		
					Governmental Activities	Business-type Activities	Total
<b>Primary Government:</b>							
Governmental Activities:							
General Government	\$ 9,265,244	\$ 595,391	\$ 1,463,010	\$ -	\$ (7,206,843)	\$ -	\$ (7,206,843)
Public Safety	20,235,377	1,027,810	444,255	180,952	(18,582,360)	-	(18,582,360)
Development Services	3,437,779	852,648	3,000	-	(2,582,131)	-	(2,582,131)
Streets	7,619,194	796,446	-	-	(6,822,748)	-	(6,822,748)
Parks and Recreation	6,675,787	74,703	9,440	48,000	(6,543,644)	-	(6,543,644)
Visitor Services	5,011,538	1,088,609	1,014,871	-	(2,908,058)	-	(2,908,058)
Interest on Long-Term Debt	2,007,306	-	-	-	(2,007,306)	-	(2,007,306)
<b>Total Governmental Activities</b>	<b>54,252,225</b>	<b>4,435,607</b>	<b>2,934,576</b>	<b>228,952</b>	<b>(46,653,090)</b>	<b>-</b>	<b>(46,653,090)</b>
Business-Type Activities:							
Airport	6,235,571	5,588,284	107,000	-	-	(540,287)	(540,287)
Utilities	13,100,779	13,272,935	-	61,450	-	233,606	233,606
Stormwater	1,065,470	2,521,318	-	59,276	-	1,515,124	1,515,124
<b>Total Business-Type Activities</b>	<b>20,401,820</b>	<b>21,382,537</b>	<b>107,000</b>	<b>120,726</b>	<b>-</b>	<b>1,208,443</b>	<b>1,208,443</b>
<b>Total Primary Government</b>	<b>\$ 74,654,045</b>	<b>\$ 25,818,144</b>	<b>\$ 3,041,576</b>	<b>\$ 349,678</b>	<b>(46,653,090)</b>	<b>1,208,443</b>	<b>(45,444,647)</b>
General Revenues							
Taxes							
Property Taxes, Levied for General Purposes					29,960,335	-	29,960,335
Sales Taxes					16,113,549	-	16,113,549
Franchise Taxes					1,989,938	-	1,989,938
Hotel/Motel Taxes					2,702,204	-	2,702,204
Interest on Investments					85,076	32,098	117,174
Gain on Sale of Capital Assets					364,018	103,818	467,836
Miscellaneous					774,276	80,383	854,659
Transfers					56,014	(56,014)	-
<b>Total General Revenues and Transfers</b>					<b>52,045,410</b>	<b>160,285</b>	<b>52,205,695</b>
<b>Change in Net Position</b>					<b>5,392,320</b>	<b>1,368,728</b>	<b>6,761,048</b>
<b>NET POSITION, Beginning of Year</b>					<b>156,813,363</b>	<b>94,759,563</b>	<b>251,572,926</b>
<b>NET POSITION, End of Year</b>					<b>\$ 162,205,683</b>	<b>\$ 96,128,291</b>	<b>\$ 258,333,974</b>

See accompanying notes to basic financial statements.

**Town of Addison, Texas**  
**Basic Financial Statements**

**Governmental Funds**  
**Balance Sheet**  
**September 30, 2021**

	General Fund	Hotel	General Obligation Debt Service	Capital Project Fund	Non-Major Governmental Funds	Total Governmental Funds
<b>ASSETS:</b>						
Pooled Cash and Investments	\$ 21,141,934	\$ 3,071,658	\$ 571,462	\$ 61,774,522	\$ 2,985,933	\$ 89,545,509
Receivables:						
Ad Valorem Taxes, Including Interest and Penalties, Net	289,454	-	117,889	4,383	16,857	428,583
Non-Property Taxes	2,636,326	481,848	-	-	-	3,118,174
Franchise Fees	291,072	-	-	-	-	291,072
Service Fees, Net	141,385	-	-	-	-	141,385
Ambulance, Net	274,038	-	-	-	-	274,038
Interest	82,239	10,781	1,948	178,522	10,037	283,527
Intergovernmental	-	-	-	427,427	-	427,427
Other	13,450	254,210	-	2,354	-	270,014
Due from Other Funds	-	-	-	530,000	-	530,000
Prepaid Items	497,647	-	-	-	-	497,647
Inventories, At Cost	47,161	-	-	-	-	47,161
Total Assets	<u>\$ 25,414,706</u>	<u>\$ 3,818,497</u>	<u>\$ 691,299</u>	<u>\$ 62,917,208</u>	<u>\$ 3,012,827</u>	<u>\$ 95,854,537</u>
<b>LIABILITIES, DEFERRED INFLOWS OF RESOURCES, AND FUND BALANCE:</b>						
Liabilities:						
Accounts Payable and Accrued Liabilities	\$ 3,066,417	\$ 773,043	\$ -	\$ 2,544,864	\$ 237,921	\$ 6,622,245
Intergovernmental Payable	124,593	1,605	-	-	-	126,198
Customer Deposits	306	2,150	-	-	-	2,456
Total Liabilities	<u>3,191,316</u>	<u>776,798</u>	<u>-</u>	<u>2,544,864</u>	<u>237,921</u>	<u>6,750,899</u>
Deferred Inflows of Resources:						
Unavailable Resources	<u>1,979,715</u>	<u>331,099</u>	<u>117,888</u>	<u>4,383</u>	<u>16,857</u>	<u>2,449,942</u>
Total Deferred Inflows of Resources	<u>1,979,715</u>	<u>331,099</u>	<u>117,888</u>	<u>4,383</u>	<u>16,857</u>	<u>2,449,942</u>
Fund Balances:						
Nonspendable						
Inventories	47,161	-	-	-	-	47,161
Prepaid Items	497,647	-	-	-	-	497,647
Restricted						
Debt Service	-	-	573,411	-	-	573,411
Promotion of Tourism and Hotel Industry	-	2,710,600	-	-	-	2,710,600
Capital Projects	-	-	-	46,856,016	-	46,856,016
Child Safety	-	-	-	-	126,062	126,062
Justice Administration	-	-	-	-	33,404	33,404
Court Technology	-	-	-	-	32,421	32,421
Court Security	-	-	-	-	38,503	38,503
Public Safety	-	-	-	-	112,729	112,729
Governmental Public Education	-	-	-	-	402,711	402,711
Committed						
Capital Projects	-	-	-	13,511,945	-	13,511,945
Economic Development	-	-	-	-	2,012,219	2,012,219
Unassigned	<u>19,698,867</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>19,698,867</u>
Total Fund Balance	<u>20,243,675</u>	<u>2,710,600</u>	<u>573,411</u>	<u>60,367,961</u>	<u>2,758,049</u>	<u>86,653,696</u>
Total Liabilities, Deferred Inflows of Resources, and Fund Balance	<u>\$ 25,414,706</u>	<u>\$ 3,818,497</u>	<u>\$ 691,299</u>	<u>\$ 62,917,208</u>	<u>\$ 3,012,827</u>	<u>\$ 95,854,537</u>

See accompanying notes to basic financial statements.

**Town of Addison, Texas**  
**Basic Financial Statements**

**TOWN OF ADDISON**  
**RECONCILIATION OF THE GOVERNMENTAL FUNDS BALANCE SHEET**  
**TO THE STATEMENT OF NET POSITION**  
**SEPTEMBER 30, 2021**

Total Fund Balances - Governmental Funds	\$ 86,653,696
The Town uses internal service funds to charge the costs of certain activities such as replacement of capital assets and information technology to appropriate functions in other funds. A portion of the assets and liabilities of the internal service funds are included in governmental activities in the government-wide statement of net position. The effect of this consolidation is to increase net position.	13,973,315
Capital assets used in governmental activities, including infrastructure and developer contributions, are not financial resources and therefore are not reported in fund financial statements. Capital assets of \$167,793,677, net of accumulated depreciation of \$148,885,582, exclusive of the capital assets of internal service funds with a net carrying value of \$6,346,349, included above, increased net position in the government-wide financial statements.	167,793,677
Investment in Joint Venture is not financial resources and is not reported in the fund financial statements. Investment in Joint Venture increased net position in the government-wide financial statements.	965,033
Deferred losses on refundings of debt have been reflected net of amortization in the government-wide financial statements.	1,168,873
Bonds payable, contractual obligations, and related premium and discount amounts have not been included in the fund financial statements.	(102,564,412)
Accrued liabilities for compensated absences have not been reflected in the fund financial statements.	(1,245,032)
Total OPEB liability is not reflected in the fund financial statements.	(4,595,036)
Deferred outflows on OPEB, net of amortization, are not reflected in fund financial statements	746,527
Deferred inflows on OPEB, net of amortization, are not reflected in fund financial statements	(214,932)
Deferred outflows on pension costs, net of amortization, are not reflected in fund financial statements	3,101,204
Deferred inflows on pension costs, net of amortization, are not reflected in fund financial statements	(3,547,867)
Net pension liability is not reflected in fund financial statements	(2,119,333)
Interest payable on outstanding debt is accrued in the government-wide financial statements, whereas in the fund financial statements an interest expenditure is reported when due. The effect of recording accrued interest is to decrease net position.	(359,972)
Revenue from property taxes, sales taxes, franchise fees, court bonds, ambulance billing, and intergovernmental grants is a deferred inflow in the fund financial statements until it is considered available to finance current expenditures, but such revenues are recognized when assessed, net of an allowance for uncollectible accounts, in the government-wide statements.	2,449,942
<b>Net Position of Governmental Activities</b>	<b>\$ 162,205,683</b>

See accompanying notes to basic financial statements.

**Town of Addison, Texas**  
**Basic Financial Statements**

**Governmental Funds**  
**Statement of Revenues, Expenditures, and Changes in Fund Balances**  
**Year Ended September 30, 2021**

	General Fund	Hotel	General Obligation Debt Service	Capital Project Fund	Non-Major Governmental Funds	Total Governmental Funds
<b>REVENUES:</b>						
Ad Valorem Taxes	\$ 20,172,494	\$ -	\$ 8,229,693	\$ 304,229	\$ 1,163,539	\$ 29,869,955
Non-Property Taxes	15,965,385	2,523,560	-	-	-	18,488,945
Franchise Fees	1,946,706	-	-	-	43,232	1,989,938
Licenses and Permits	824,908	-	-	-	-	824,908
Intergovernmental	1,000,000	1,014,871	-	427,427	705,755	3,148,053
Service Fees	1,826,274	897,005	-	44,800	27,165	2,795,244
Fines and Forfeitures	163,408	-	-	-	33,927	197,335
Earnings on Investments	21,569	1,383	2,941	55,920	3,263	85,076
Rental Charges	7,900	86,403	-	-	-	94,303
Recycling Proceeds	2,471	-	-	-	-	2,471
Other	275,753	56,340	-	718,049	28,190	1,078,332
Total Revenues	<u>42,206,868</u>	<u>4,579,562</u>	<u>8,232,634</u>	<u>1,550,425</u>	<u>2,005,071</u>	<u>58,574,560</u>
<b>EXPENDITURES:</b>						
Current:						
General Government	9,046,345	-	8,092	-	149,458	9,203,895
Public Safety	20,387,046	-	-	-	281,955	20,669,001
Development Services	1,560,348	-	-	-	-	1,560,348
Streets	1,951,588	-	-	-	-	1,951,588
Parks and Recreation	5,695,541	-	-	-	-	5,695,541
Visitor Services	-	4,634,221	-	-	-	4,634,221
Municipal Court	-	-	-	-	2,938	2,938
Economic Development	-	-	-	-	1,839,493	1,839,493
Debt Service:						
Principal Retirement	-	-	4,985,000	-	-	4,985,000
Interest and Fiscal Charges	-	-	2,725,605	-	-	2,725,605
Capital Projects:						
Engineering and Contractual Services	-	-	-	993,326	-	993,326
Construction and Equipment	-	-	-	9,780,860	-	9,780,860
Total Expenditures	<u>38,640,868</u>	<u>4,634,221</u>	<u>7,718,697</u>	<u>10,774,186</u>	<u>2,273,844</u>	<u>64,041,816</u>
Excess/(Deficiency) of Revenues over/(under) Expenditures	3,566,000	(54,659)	513,937	(9,223,761)	(268,773)	(5,467,256)
<b>OTHER FINANCING SOURCES/(USES):</b>						
Transfers In	-	-	-	3,460,950	384,000	3,844,950
Transfers Out	(3,460,950)	(384,000)	-	-	-	(3,844,950)
Proceeds on Asset Sales	4,186	-	-	359,832	-	364,018
Proceeds from Debt Issuance or Refunding	-	-	4,315,000	14,850,000	-	19,165,000
Payment to Refunded Bonds Escrow Agent	-	-	(4,261,861)	-	-	(4,261,861)
Premium on Issuance	-	-	-	1,352,595	-	1,352,595
Total Other Financing Sources/(Uses)	<u>(3,456,764)</u>	<u>(384,000)</u>	<u>53,139</u>	<u>20,023,377</u>	<u>384,000</u>	<u>16,619,752</u>
Net Change in Fund Balance	109,236	(438,659)	567,076	10,799,616	115,227	11,152,496
Fund Balances at Beginning of Year	<u>20,134,439</u>	<u>3,149,259</u>	<u>6,335</u>	<u>49,568,345</u>	<u>2,642,822</u>	<u>75,501,200</u>
Fund Balances at End of Year	<u>\$ 20,243,675</u>	<u>\$ 2,710,600</u>	<u>\$ 573,411</u>	<u>\$ 60,367,961</u>	<u>\$ 2,758,049</u>	<u>\$ 86,653,696</u>
See accompanying notes to basic financial statements.						



**TOWN OF ADDISON  
RECONCILIATION OF THE GOVERNMENTAL FUNDS STATEMENT OF  
REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES  
TO THE STATEMENT OF ACTIVITIES  
FOR THE YEAR ENDED SEPTEMBER 30, 2021**

Total Net Change in Fund Balances - Governmental Funds	\$ 11,152,496
The Town uses internal service funds to charge the costs of certain activities such as replacement of capital assets and information technology to appropriate functions in other funds. A portion of the revenues and expenses of the internal service funds are included in governmental activities in the government-wide statement of activities. The effect of this consolidation is to increase net position.	939,197
Current year capital outlays are expenditures in the fund financial statements, but they are shown as increases in capital assets in the government-wide financial statements. The effect of removing the capital outlays is to increase net position.	10,401,166
Capital asset donations are not recognized in fund financial statements.	28,000
Losses on disposals of capital assets are not recognized in fund financial statements.	(55,253)
Depreciation is not recognized as an expense in governmental funds since it does not require the use of current financial resources. The effect of recording the current year's depreciation is to decrease net position. This amount excludes \$1,201,307 depreciation in the internal service funds.	(8,301,998)
The Town's share of net gain from Investment in Joint Venture is not reflected in fund financials.	155,780
The issuance of long term debt increases the current financial resources of governmental funds while the repayment of the principal of long term debt consumes the current financial resources of governmental funds, but both have no effect on net position. The amortization of prepaid insurance associated with the issuance of long-term debt, bond premiums, bond discounts, and deferred gain/loss on refunding of long term debts is reported in the statement of activities but does not require the use of current financial resources. Therefore the effect of the amortization of these various items are not reported in the statement of revenues, expenditures, and changes in fund balance. This amount represents the increase in net position of the following:	
New debt from bond issuances, including premiums, discounts, and loss on refundings	(20,363,250)
Bond repayments, including refunded amounts of principal and premiums	9,098,405
Amortization of premiums, discounts, and losses on refunding	<u>683,842</u>
	(10,581,003)
The change in compensated absences liability is not shown in the fund financial statements. The net effect of the current year's increase in liability is to decrease net position.	(46,128)
The current year increase in the total OPEB liability of \$417,762, amortization of deferred inflows and and outflows on OPEB of \$191,925 are not shown in the fund financial statements. The effect of recording these amounts is to decrease net position.	(225,837)
Interest is accrued on outstanding debt in the government-wide financial statements, whereas in the fund financial statements an interest expenditure is reported when due. The effect of recording the increase in accrued interest is to decrease net position.	(22,288)
Decrease in pension liability of \$701,553 and amortization of deferred inflows and outflows on pensions of \$624,682, increase net position by decreasing the pension expense in each function.	1,326,235
Revenue from property taxes, sales taxes, hotel taxes, franchise fees, court bonds, ambulance billing, alarm billing, and intergovernmental grants not recognized in fund financial statements on the modified accrual basis is recognized on the accrual basis in the government-wide financial statements.	<u>621,953</u>
<b>Change in Net Position of Governmental Activities</b>	<u><u>\$ 5,392,320</u></u>

See accompanying notes to basic financial statements.

**Town of Addison, Texas**  
**Basic Financial Statements**

**General Fund**  
**Statement of Revenues, Expenditures and Changes in Fund Balances - Budget and Actual**  
**Year Ended September 30, 2021**

	Budget		Actual GAAP	Variance With
	Original	Final	Basis	Final Budget
				Positive
				(Negative)
<b>REVENUES</b>				
<b>Taxes:</b>				
Ad Valorem Taxes:				
Current	\$ 19,546,156	\$ 19,546,156	\$ 20,276,338	\$ 730,182
Delinquent	(165,758)	(165,758)	(159,726)	6,032
Penalties and Interest	45,000	45,000	55,882	10,882
Total Ad Valorem	19,425,398	19,425,398	20,172,494	747,096
Non-Property Taxes:				
Sales Tax	12,330,000	13,530,766	14,881,277	1,350,511
Alcoholic Beverage Tax	1,026,000	1,026,000	1,084,108	58,108
Total Non-Property Taxes	13,356,000	14,556,766	15,965,385	1,408,619
Total Taxes	32,781,398	33,982,164	36,137,879	2,155,715
<b>Franchise Fees:</b>				
Electric Franchise	1,525,000	1,525,000	1,422,617	(102,383)
Gas Franchise	205,000	205,000	185,638	(19,362)
Telephone Franchise	400,000	400,000	211,969	(188,031)
Cable Franchise	130,000	130,000	126,482	(3,518)
Total Franchise Fees	2,260,000	2,260,000	1,946,706	(313,294)
<b>Licenses and Permits:</b>				
Business Licenses and Permits	211,650	211,650	175,825	(35,825)
Building and Construction Permits	930,900	930,900	649,083	(281,817)
Total Licenses and Permits	1,142,550	1,142,550	824,908	(317,642)
<b>Service Fees:</b>				
Public Safety	1,055,645	1,055,645	918,394	(137,251)
Urban Development	1,900	1,900	2,090	190
Streets and Sanitation	445,000	445,000	465,456	20,456
Recreation	57,800	57,800	29,903	(27,897)
Interfund	410,431	410,431	410,431	-
Total Service Fees	1,970,776	1,970,776	1,826,274	(144,502)
<b>Fines and Forfeitures</b>	260,000	260,000	163,408	(96,592)
<b>Earnings on Investments</b>	200,000	200,000	21,569	(178,431)
<b>Intergovernmental</b>	-	-	1,000,000	1,000,000
<b>Rental Charges</b>	8,000	8,000	7,900	(100)
<b>Recycling Proceeds</b>	3,000	3,000	2,471	(529)
<b>Other</b>	115,000	115,000	275,753	160,753
Total Revenues	\$ 38,740,724	\$ 39,941,490	\$ 42,206,868	\$ 2,265,378

See accompanying notes to basic financial statements.

**Town of Addison, Texas**  
**Basic Financial Statements**

**General Fund**  
**Statement of Revenues, Expenditures and Changes in Fund Balances - Budget and Actual**  
**Year Ended September 30, 2021**

	Budget		Actual GAAP Basis	Variance With Final Budget Positive (Negative)
	Original	Final		
<b>EXPENDITURES</b>				
<b>General Government:</b>				
City Secretary:				
Salaries and Fringe Benefits	117,888	127,888	120,917	6,971
Supplies	10,950	10,950	3,269	7,681
Contractual Services	74,250	74,250	84,714	(10,464)
Total City Secretary	203,088	213,088	208,900	4,188
City Manager's Office:				
Salaries and Fringe Benefits	984,752	1,024,752	1,063,573	(38,821)
Supplies	25,252	25,252	23,151	2,101
Maintenance and Materials	50,293	50,293	25,922	24,371
Contractual Services	95,972	95,972	109,538	(13,566)
Capital Replacement	11,396	11,396	11,396	-
Total City Manager's Office	1,167,665	1,207,665	1,233,580	(25,915)
Financial and Strategic Services:				
Salaries and Fringe Benefits	1,197,984	1,217,984	1,185,932	32,052
Supplies	18,483	18,483	6,913	11,570
Maintenance and Materials	38,626	38,626	19,605	19,021
Contractual Services	490,545	490,545	579,205	(88,660)
Capital Replacement	29,917	29,917	29,917	-
Total Financial and Strategic Services	1,775,555	1,795,555	1,821,572	(26,017)
General Services:				
Salaries and Fringe Benefits	505,349	505,349	454,821	50,528
Supplies	32,092	32,092	29,918	2,174
Maintenance and Materials	114,130	114,130	110,643	3,487
Contractual Services	75,416	75,416	62,115	13,301
Capital Replacement	25,282	525,282	524,982	300
Total General Services	752,269	1,252,269	1,182,479	69,790
Municipal Court:				
Salaries and Fringe Benefits	510,807	510,807	497,195	13,612
Supplies	10,091	10,091	5,147	4,944
Maintenance and Materials	71,850	71,850	66,863	4,987
Contractual Services	85,058	85,058	48,236	36,822
Capital Replacement	29,012	29,012	29,012	-
Total Municipal Court	706,818	706,818	646,453	60,365
Human Resources:				
Salaries and Fringe Benefits	470,990	480,990	455,747	25,243
Supplies	58,252	58,252	57,979	273
Maintenance and Materials	810	810	456	354
Contractual Services	171,707	171,707	146,849	24,858
Capital Replacement	9,281	9,281	9,281	-
Total Human Resources	711,040	721,040	670,312	50,728

See accompanying notes to basic financial statements.

**Town of Addison, Texas**  
**Basic Financial Statements**

**General Fund**  
**Statement of Revenues, Expenditures and Changes in Fund Balances - Budget and Actual**  
**Year Ended September 30, 2021**

	Budget		Actual GAAP	Variance With
	Original	Final	Basis	Final Budget
				Positive
				(Negative)
<b>EXPENDITURES (CONTINUED)</b>				
Information Technology:				
Salaries and Fringe Benefits	1,156,431	1,156,431	1,155,062	1,369
Supplies	57,056	57,056	30,218	26,838
Maintenance and Materials	913,610	913,610	587,327	326,283
Contractual Services	90,698	90,698	73,772	16,926
Capital Replacement	30,806	30,806	30,806	-
Capital Outlay	-	-	20,151	(20,151)
Total Information Technology	2,248,601	2,248,601	1,897,336	351,265
Combined Services:				
Salaries and Fringe Benefits	-	-	85,505	(85,505)
Supplies	22,000	22,000	20,486	1,514
CS Maintenance and Materials	3,040	3,040	-	3,040
Contractual Services	1,162,911	1,162,911	967,553	195,358
Total Combined Services	1,187,951	1,187,951	1,073,544	114,407
City Council Special Projects:				
Salaries and Fringe Benefits	29,483	29,483	28,116	1,367
Supplies	18,000	18,000	13,985	4,015
Contractual Services	201,727	323,727	267,231	56,496
Capital Replacement	2,922	2,922	2,837	85
Total City Council Special Projects	252,132	374,132	312,169	61,963
Total General Government	9,005,119	9,707,119	9,046,345	660,774
<b>Public Safety:</b>				
Police:				
Salaries and Fringe Benefits	7,935,376	8,250,376	8,332,305	(81,929)
Supplies	309,712	309,712	291,779	17,933
Maintenance and Materials	253,879	253,879	287,451	(33,572)
Contractual Services	835,188	835,188	660,995	174,193
Capital Replacement	641,719	641,719	641,719	-
Capital Outlay	-	-	74,367	(74,367)
Total Police	9,975,874	10,290,874	10,288,616	2,258
Emergency Communications:				
Maintenance and Materials	64,240	69,240	70,511	(1,271)
Contractual Services	1,327,279	1,327,279	1,322,058	5,221
Total Emergency Communications	1,391,519	1,396,519	1,392,569	3,950
Fire:				
Salaries and Fringe Benefits	7,234,413	7,409,413	7,446,897	(37,484)
Supplies	260,181	263,947	243,487	20,460
Maintenance and Materials	237,059	237,059	264,542	(27,483)
Contractual Services	349,226	349,226	341,802	7,424
Capital Replacement	400,670	400,670	391,565	9,105
Capital Outlay	-	-	17,568	(17,568)
Total Fire	8,481,549	8,660,315	8,705,861	(45,546)
Total Public Safety	19,848,942	20,347,708	20,387,046	(39,338)

See accompanying notes to basic financial statements.

**Town of Addison, Texas**  
**Basic Financial Statements**

**General Fund**  
**Statement of Revenues, Expenditures and Changes in Fund Balances - Budget and Actual**  
**Year Ended September 30, 2021**

	Budget		Actual GAAP	Variance With
	Original	Final	Basis	Final Budget
				Positive
				(Negative)
<b>EXPENDITURES (CONTINUED)</b>				
<b>Development Services:</b>				
Development Services:				
Salaries and Fringe Benefits	1,308,314	1,308,314	1,204,641	103,673
Supplies	36,041	36,041	26,562	9,479
Maintenance and Materials	18,470	18,470	26,318	(7,848)
Contractual Services	241,686	241,686	270,040	(28,354)
Capital Replacement	33,042	33,042	32,787	255
Total Development Services	1,637,553	1,637,553	1,560,348	77,205
<b>Streets:</b>				
Streets:				
Salaries and Fringe Benefits	524,415	524,415	375,259	149,156
Supplies	48,550	48,550	40,233	8,317
Maintenance and Materials	813,500	813,500	565,136	248,364
Contractual Services	699,414	699,414	725,290	(25,876)
Capital Replacement	65,024	65,024	63,824	1,200
Capital Outlay	-	-	181,846	(181,846)
Total Streets	2,150,903	2,150,903	1,951,588	199,315
<b>Parks and Recreation:</b>				
Parks:				
Salaries and Fringe Benefits	1,915,377	1,835,377	1,750,999	84,378
Supplies	462,047	462,047	380,279	81,768
Maintenance and Materials	810,783	810,783	717,748	93,035
Contractual Services	988,199	1,068,199	1,052,457	15,742
Capital Replacement	84,886	84,886	79,632	5,254
Capital Outlay	-	-	85,258	(85,258)
Total Parks	4,261,292	4,261,292	4,066,373	194,919
Recreation:				
Salaries and Fringe Benefits	1,021,410	1,021,410	931,031	90,379
Supplies	175,470	175,470	151,392	24,078
Maintenance and Materials	219,180	219,180	182,906	36,274
Contractual Services	350,055	350,055	293,710	56,345
Capital Replacement	59,911	59,911	59,161	750
Capital Outlay	-	-	10,968	(10,968)
Total Recreation	1,826,026	1,826,026	1,629,168	196,858
Total Parks and Recreation	6,087,318	6,087,318	5,695,541	391,777
Total Expenditures	38,729,835	39,930,601	38,640,868	1,289,733
Excess of revenues over expenditures	10,889	10,889	3,566,000	3,555,111
<b>OTHER FINANCING SOURCES/(USES):</b>				
Transfers Out	(710,950)	(710,950)	(3,460,950)	(2,750,000)
Proceeds on Asset Sales	10,000	10,000	4,186	(5,814)
Total Other Financing Sources/(Uses)	(700,950)	(700,950)	(3,456,764)	(2,755,814)
Net Change in Fund Balance	(690,061)	(690,061)	109,236	799,297
Fund Balances at Beginning of Year	20,134,439	20,134,439	20,134,439	-
Fund Balances at End of Year	\$ 19,444,378	\$ 19,444,378	\$ 20,243,675	\$ 799,297

See accompanying notes to basic financial statements.



**Town of Addison, Texas**  
**Basic Financial Statements**

**Hotel Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balances**  
**Budget and Actual**  
**Year Ended September 30, 2021**

	2021			Variance With Final Budget Positive (Negative)
	Budget		Actual GAAP Basis	
	Original	Final		
<b>REVENUES:</b>				
Hotel/Motel Occupancy Taxes	\$ 4,155,000	\$ 4,155,000	\$ 2,523,560	\$ (1,631,440)
Intergovernmental	-	-	1,014,871	1,014,871
Proceeds from Special Events and Service Fees	1,104,500	1,104,500	897,005	(207,495)
Earnings on Investments	50,000	50,000	1,383	(48,617)
Rental Charges	23,810	23,810	86,403	62,593
Other	100	100	56,340	56,240
Total Revenues	5,333,410	5,333,410	4,579,562	(753,848)
<b>EXPENDITURES:</b>				
Conference Centre	200,977	200,977	242,198	(41,221)
Marketing	1,113,915	1,113,915	859,612	254,303
Special Events	3,337,581	3,337,581	2,867,922	469,659
Performing Arts	647,965	647,965	641,403	6,562
General Hotel Operations	154,125	154,125	23,086	131,039
Total Expenditures	5,454,563	5,454,563	4,634,221	820,342
Excess/(Deficiency) of Revenues over/(under) Expenditures	(121,153)	(121,153)	(54,659)	66,494
<b>OTHER FINANCING SOURCES/(USES):</b>				
Transfer to Economic Development Fund	(384,000)	(384,000)	(384,000)	-
Net Change in Fund Balance	(505,153)	(505,153)	(438,659)	66,494
Fund Balances at Beginning of Year	3,149,259	3,149,259	3,149,259	-
Fund Balances at End of Year	\$ 2,644,106	\$ 2,644,106	\$ 2,710,600	\$ 66,494

See accompanying notes to basic financial statements.

**Town of Addison, Texas**  
**Basic Financial Statements**

**Proprietary Funds**  
**Statement of Net Position**  
**September 30, 2021**

	Business Type Activities - Enterprise Funds				Governmental Activities
	Airport	Utility	Stormwater	Total	Internal Service
<b>ASSETS:</b>					
Current Assets:					
Pooled Cash and Investments	\$ 7,762,895	\$ 10,705,581	\$ 9,468,330	\$ 27,936,806	\$ 8,981,638
Interest Receivable	25,047	36,872	32,278	94,197	28,627
Accounts Receivable, Net	206,745	2,438,754	343,362	2,988,861	-
Total Current Assets	7,994,687	13,181,207	9,843,970	31,019,864	9,010,265
Non-Current Assets:					
Capital Assets:					
Land	15,633,373	1,625,357	-	17,258,730	-
Construction in Progress	9,004,457	2,100,776	250,718	11,355,951	766,820
Buildings	2,600,302	6,966,355	-	9,566,657	-
Improvements other than Buildings	58,521,379	56,186,474	4,763,848	119,471,701	-
Machinery and Equipment	1,914,635	2,625,029	102,279	4,641,943	13,216,018
Accumulated Depreciation	(35,610,317)	(33,366,439)	(349,923)	(69,326,679)	(7,636,489)
Total Capital Assets, Net of Accumulated Depreciation	52,063,829	36,137,552	4,766,922	92,968,303	6,346,349
Investment in Joint Venture	-	6,310,687	-	6,310,687	-
Total Assets	60,058,516	55,629,446	14,610,892	130,298,854	15,356,614
<b>DEFERRED OUTFLOWS OF RESOURCES:</b>					
Deferred Charges on Refundings	55,347	311,951	139,293	506,591	-
Deferred Outflows on Pensions	-	199,745	-	199,745	-
Deferred Outflows on OPEB	11,357	48,521	5,005	64,883	-
Total Deferred Outflows of Resources	66,704	560,217	144,298	771,219	-
<b>LIABILITIES:</b>					
Current Liabilities:					
Accounts Payable and Accrued Liabilities	\$ 914,456	\$ 813,594	\$ 120,915	\$ 1,848,965	\$ 112,530
Accrued Interest Payable	34,775	78,972	10,614	124,361	-
Current Compensated Absences Payable	5,187	19,731	-	24,918	-
Current Maturities of Long-Term Liabilities	425,000	910,000	410,000	1,745,000	-
Due to Other Funds	530,000	-	-	530,000	-
Customer Deposits	307,811	1,151,086	-	1,458,897	-
Total Current Liabilities	2,217,229	2,973,383	541,529	5,732,141	112,530
Non-Current Liabilities:					
Long-Term Liabilities, Net of Current Portion	8,644,693	16,578,636	5,032,299	30,255,628	-
Total Liabilities	10,861,922	19,552,019	5,573,828	35,987,769	112,530
<b>DEFERRED INFLOWS OF RESOURCES:</b>					
Deferred Inflows on Pensions	-	206,092	-	206,092	-
Deferred Inflows on OPEB	3,270	14,015	1,405	18,690	-
Total Deferred Inflows of Resources	3,270	220,107	1,405	224,782	-
<b>NET POSITION:</b>					
Net Investment in Capital Assets	43,228,886	24,593,383	304,567	68,126,836	6,346,349
Unrestricted	6,031,142	11,824,154	8,875,390	26,730,686	8,897,735
Total Net Position	\$ 49,260,028	\$ 36,417,537	\$ 9,179,957	\$ 94,857,522	\$ 15,244,084

Reconciliation to business-type activities:  
Some amounts reported for business-type activities in  
the Statement of Net Position are different because  
certain internal service balances are included  
with business-type activities.

	\$ 1,270,769
Net Position of business type activities	\$ 96,128,291

See accompanying notes to basic financial statements.

**Proprietary Funds**  
**Statement of Revenues, Expenses, and Changes in Fund Net Position**  
**Year ended September 30, 2021**

	Business Type Activities - Enterprise Funds				Governmental Activities
	Airport	Utility	Stormwater	Total	Internal Service
<b>OPERATING REVENUES:</b>					
Water	\$ -	\$ 7,518,421	\$ -	\$ 7,518,421	\$ -
Sewer	-	5,809,216	-	5,809,216	-
Drainage	-	-	2,457,241	2,457,241	-
Penalties	-	15,958	-	15,958	-
Water and Sewer Taps and Other Fees	-	12,158	1,475	13,633	-
Fuel Flowage Fees	1,064,377	-	-	1,064,377	-
Customs Agent Fees	108,408	-	-	108,408	-
Rental Charges	4,352,062	-	-	4,352,062	-
Other Income	240,807	10,013	62,602	313,422	8,280
Department Contributions	-	-	-	-	3,044,863
<b>Total Operating Revenues</b>	<b>5,765,654</b>	<b>13,365,766</b>	<b>2,521,318</b>	<b>21,652,738</b>	<b>3,053,143</b>
<b>OPERATING EXPENSES:</b>					
Salaries and Fringe Benefits	1,966,558	2,106,965	326,134	4,399,657	-
Supplies	41,733	300,457	11,638	353,828	112,958
Maintenance and Materials	368,803	527,646	59,376	955,825	16,422
Contractual Services	1,487,445	1,712,546	250,824	3,450,815	3,674
Water Purchases	25,594	3,265,914	-	3,291,508	-
Wastewater Purchases	-	3,491,532	-	3,491,532	-
Total Operating Expenses (Excluding Depreciation)	3,890,133	11,405,060	647,972	15,943,165	133,054
Depreciation	2,432,704	1,582,552	143,938	4,159,194	1,201,307
<b>Total Operating Expenses</b>	<b>6,322,837</b>	<b>12,987,612</b>	<b>791,910</b>	<b>20,102,359</b>	<b>1,334,361</b>
<b>OPERATING INCOME/(LOSS)</b>	<b>(557,183)</b>	<b>378,154</b>	<b>1,729,408</b>	<b>1,550,379</b>	<b>1,718,782</b>
<b>NON-OPERATING REVENUES/(EXPENSES):</b>					
Investment Income	8,417	14,228	9,453	32,098	9,278
Gain/(Loss) on Disposal of Assets	73,366	30,452	-	103,818	202,559
Gain/(Loss) on Joint Venture	-	(82,818)	-	(82,818)	-
Interest Expense and Fiscal Charges	(379,751)	(693,586)	(273,560)	(1,346,897)	-
<b>Total Non-Operating Revenues/(Expenses)</b>	<b>(297,968)</b>	<b>(731,724)</b>	<b>(264,107)</b>	<b>(1,293,799)</b>	<b>211,837</b>
<b>NET INCOME/(LOSS) BEFORE TRANSFERS AND CAPITAL GRANTS AND CONTRIBUTIONS</b>	<b>(855,151)</b>	<b>(353,570)</b>	<b>1,465,301</b>	<b>256,580</b>	<b>1,930,619</b>
Capital Grants and Contributions	-	61,450	59,276	120,726	-
Transfers In	202,975	130,809	-	333,784	56,014
Transfers Out	(17,940)	(38,074)	-	(56,014)	(333,784)
<b>CHANGE IN NET POSITION</b>	<b>(670,116)</b>	<b>(199,385)</b>	<b>1,524,577</b>	<b>655,076</b>	<b>1,652,849</b>
Net Position at Beginning of Year	49,930,144	36,616,922	7,655,380	94,202,446	13,591,235
Net Position at End of Year	\$ 49,260,028	\$ 36,417,537	\$ 9,179,957	\$ 94,857,522	\$ 15,244,084

Reconciliation to business-type activities:

Change in net position of enterprise funds \$ 655,076

Some amounts reported for business-type activities in the Statement of Net Position are different because certain internal service balances are included with business-type activities.

Change in net position of business type activities \$ 713,652  
\$ 1,368,728

See accompanying notes to basic financial statements.

**Town of Addison, Texas**  
**Basic Financial Statements**

**Proprietary Funds**  
**Statement of Cash Flows**  
**Year Ended September 30, 2021**

	Business-Type Activities - Enterprise Funds				Governmental Activities
	Airport	Utility	Stormwater	Total	Internal Service
<b>CASH FLOWS FROM OPERATING ACTIVITIES:</b>					
Cash Received from Customers	\$ 5,705,872	\$ 13,145,349	\$ 2,504,177	\$ 21,355,398	\$ 3,044,863
Other Receipts	-	-	-	-	8,280
Payments to Suppliers	(2,157,085)	(9,103,895)	(343,502)	(11,604,482)	(138,324)
Payments to Employees for Services	(1,846,489)	(2,123,903)	(319,160)	(4,289,552)	-
<i>Net Cash Provided by Operating Activities</i>	<u>1,702,298</u>	<u>1,917,551</u>	<u>1,841,515</u>	<u>5,461,364</u>	<u>2,914,819</u>
<b>CASH FLOWS FROM CAPITAL AND RELATED FINANCING ACTIVITIES:</b>					
Acquisition and Construction of Capital Assets	(2,001,639)	(1,837,046)	(277,469)	(4,116,154)	(1,785,555)
Principal Paid on Long-Term Debt	(432,292)	(870,000)	(305,000)	(1,607,292)	-
Interest and Fiscal Charges Paid on Long-Term Debt	(394,525)	(789,087)	(244,960)	(1,428,572)	-
Principal Paid on Interfund Loan for Capital Purchase	(85,000)	-	-	(85,000)	-
Proceeds from Sale of Capital Assets	84,548	30,452	-	115,000	246,792
<i>Net Cash Used by Capital and Related Financing Activities</i>	<u>(2,828,908)</u>	<u>(3,465,681)</u>	<u>(827,429)</u>	<u>(7,122,018)</u>	<u>(1,538,763)</u>
<b>CASH FLOWS FROM INVESTING ACTIVITIES:</b>					
Interest on Cash and Investments	(2,320)	(5,539)	(10,597)	(18,456)	(8,662)
<i>Net Cash Provided/(Used) by Investing Activities</i>	<u>(2,320)</u>	<u>(5,539)</u>	<u>(10,597)</u>	<u>(18,456)</u>	<u>(8,662)</u>
<i>Net Increase/(Decrease) in Cash and Cash Equivalents</i>	(1,128,930)	(1,553,669)	1,003,489	(1,679,110)	1,367,394
Cash and Cash Equivalents, October 1	8,891,825	12,259,250	8,464,841	29,615,916	7,614,244
Cash and Cash Equivalents, September 30	<u>\$ 7,762,895</u>	<u>\$ 10,705,581</u>	<u>\$ 9,468,330</u>	<u>\$ 27,936,806</u>	<u>\$ 8,981,638</u>
Reconciliation of Operating Income/(Loss) to Net Cash Provided by Operating Activities:					
Operating Income/(Loss)	\$ (557,183)	\$ 378,154	\$ 1,729,408	\$ 1,550,379	\$ 1,718,782
Adjustments to Reconcile Operating Income/(Loss) to Net Cash Provided/(Used) by Operating Activities:					
Depreciation	2,432,704	1,582,552	143,938	4,159,194	1,201,307
Change in Assets, Liabilities, and Deferred Items:					
(Increase)/Decrease in Accounts Receivables	(54,150)	(255,134)	(17,141)	(326,425)	-
(Increase)/Decrease in Prepaid Items	-	-	-	-	-
Increase/(Decrease) in Accounts Payable	(116,878)	239,572	(16,165)	106,529	(5,270)
Increase/(Decrease) in Customer Deposits	(5,632)	34,717	-	29,085	-
(Increase)/Decrease in Deferred Outflows on Pensions	-	(18,379)	-	(18,379)	-
(Increase)/Decrease in Deferred Outflows on OPEB	(3,630)	(15,557)	(1,556)	(20,743)	-
Increase/(Decrease) in Deferred Inflows on Pensions	-	(17,909)	-	(17,909)	-
Increase/(Decrease) in Deferred Inflows on OPEB	710	3,042	305	4,057	-
Increase/(Decrease) in Net Pension Liability	-	(40,752)	-	(40,752)	-
Increase/(Decrease) in Total OPEB Liability	6,357	27,245	2,726	36,328	-
<i>Net Cash Provided by Operating Activities</i>	<u>\$ 1,702,298</u>	<u>\$ 1,917,551</u>	<u>\$ 1,841,515</u>	<u>\$ 5,461,364</u>	<u>\$ 2,914,819</u>
<b>NONCASH CAPITAL AND RELATED FINANCING ACTIVITIES:</b>					
Capital Grants and Contributions	\$ -	\$ 61,450	\$ 59,276	\$ 120,726	\$ -
Capital Assets in Accounts Payable	729,574	480,328	96,268	1,306,170	112,530
Transfers of Capital Assets	185,035	92,735	-	277,770	(277,770)
Gain/(Loss) of Joint Venture	-	(82,818)	-	(82,818)	-
<i>Net Noncash Items from Capital and Related Financing Activities</i>	<u>\$ 914,609</u>	<u>\$ 551,695</u>	<u>\$ 155,544</u>	<u>\$ 1,621,848</u>	<u>\$ (165,240)</u>

See accompanying notes to the basic financial statements.

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

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**I. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES**

The accounting and reporting policies of the Town of Addison, Texas ("Town"), relating to the funds included in the accompanying financial statements, conform to the generally accepted accounting principles applicable to state and local governments. The following represent the more significant accounting and reporting policies and practices used by the Town.

**A. Reporting Entity**

The Town is a municipal corporation incorporated on June 15, 1953, under the Constitution of the State of Texas (Home Rule Amendment). The Town's charter was last amended in January 2021. The Town operates as a Council-Manager form of government and provides such services as are authorized by its charter to advance the welfare, health, comfort, safety, and convenience of the Town and its inhabitants.

The Town is a financial reporting entity as defined by GASB Statement No. 14, "*The Financial Reporting Entity*," as amended by GASB Statement No. 61 "The Financial Reporting Entity: Omnibus: an amendment of GASB Standards No. 14 and No. 34." As required by generally accepted accounting principles (GAAP), the Town's financial statements include all required activities relating to the Town and its operations. In accordance with the standards, the Town does not have component units requiring inclusion.

**B. Basic Financial Statements**

The basic financial statements include both government-wide financial statements (based on the Town as a whole) and fund financial statements. Both sets of financial statements classify activities as either governmental activities, which are supported by taxes and intergovernmental revenues, or business-type activities, which rely on fees and charges for support.

The government-wide Statement of Activities demonstrates the degree to which the direct expenses of a given function are offset by program revenues. Direct expenses are clearly identifiable with a specific function. Program revenues include charges to customers or applicants who purchase, use, or directly benefit from goods, services, or privileges provided by a given function and grants and contributions that are restricted to meeting the operational or capital requirements of a particular function. Taxes and other items not properly included among program revenues are reported instead as general revenues.

Separate financial statements are provided for governmental and proprietary funds. Major individual governmental funds and major individual enterprise funds are reported as separate columns in the fund financial statements.

**C. Measurement Focus, Basis of Accounting, and Financial Statement Presentation**

The accounting and financial reporting treatment applied to a fund is determined by its measurement focus. "Measurement focus" refers to what is being measured, and "basis of accounting" refers to the timing of revenue and expenditure recognition in financial statements. The government-wide financial statements and the proprietary funds are reported using the economic resources measurement focus and the accrual basis of accounting. Revenues are reported when earned, and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Property taxes are recognized as revenue in the year in which they are levied.

The governmental funds are accounted for using a current financial resources measurement focus and the modified accrual basis of accounting. Under the modified accrual basis of accounting, revenues are recorded when susceptible to accrual (i.e., both measurable and available). "Measurable" means the amount of the transaction can be determined and "available" means collectible within the current period or soon enough thereafter to be used to pay liabilities of the current period.



**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

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**I. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)**

The Town considers all revenues available if they are collected within thirty (30) days after year-end. Expenditures are recognized when the related fund liability is incurred, if measurable, except for principal and interest on general long-term debt, which are recorded when due, and compensated absences, which are recorded when payable from currently available financial resources.

Ad Valorem (property), sales, and hotel taxes, as well as franchise fees, recorded in the General Fund and Ad Valorem tax revenues recorded in the Economic Development Fund, General Obligation Debt Service Fund and Capital Project Fund are recognized under the susceptible to accrual concept. Licenses and permits, charges for services (except ambulance services), fines and forfeitures (except court warrants), and miscellaneous revenues (except earnings on investments) are recorded as revenues when received in cash because they are generally not measurable until actually received. Ambulance services, court warrants and investment earnings are recorded as earned since they are measurable and available.

As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements. Exceptions to this general rule are charges between the Town's airport and utility functions and various other functions of the Town, and charges of the internal service funds to the Airport and Utility funds. Elimination of these charges would distort the direct costs and program revenues reported for the various functions concerned.

Amounts reported as program revenues include 1) charges to customers or applicants for goods, services, or privileges provided; 2) operating grants and contributions; and 3) capital grants and contributions, including special assessments. Internally dedicated resources are reported as general revenues rather than as program revenues. Likewise, general revenues include all taxes.

Proprietary funds distinguish operating revenues and expenses from non-operating items. Operating revenues and expenses generally result from providing services or producing and delivering goods in connection with a proprietary fund's principal ongoing operations. The principal operating expenses of the Town's enterprise funds and internal service funds include the cost of sales and services, administrative expenses, and depreciation on capital assets. All revenues and expenses not meeting this definition are reported as non-operating revenues and expenses.

The Town reports the following major governmental funds:

General Fund – The General Fund is used to account for all financial resources traditionally associated with government which are not required legally or by sound financial management to be accounted for in another fund. Revenues which are not allocated by law or contractual agreement to other funds are accounted for in this fund.

Hotel Fund – The Hotel Fund is used to account for tax revenues received from local hotels. Expenditures must fall within the guidelines set forth in the Texas Hotel Occupancy Tax Act (Article 1269: Vernon's Texas Civil Statutes). This fund has been designated as a major fund by Town management.

General Obligation Debt Service Fund – The General Obligation Debt Service Fund accounts for the accumulation of resources to be used for the payment of principal and interest on the general obligation bonded debt of the Town.

Capital Project Fund – The Capital Project Fund is used to account for financial resources related to the acquisition, construction, or improvements of major capital assets.

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

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**I. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)**

Additionally, the Town reports the following non-major governmental funds:

Municipal Court Fund - The Municipal Court Fund accounts for the Town's court building security and technology fees that are generated from court citation fines. According to state law, the revenue generated from these fees may only be spent on the municipal court function.

Public Safety Fund - The Public Safety Fund accounts for awards of monies or property by the courts relating to cases that involve the Addison Police Department.

Advanced Funding Grant Fund - The Advanced Funding Grant Fund accounts for grant monies that are received prior to the related expenditure, and therefore the fund may carry a balance from year to year if the Town does not expend the monies within the fiscal year.

Economic Development Fund - The Economic Development Fund accumulates resources to support efforts that attract commercial enterprises to Addison and encourage existing businesses to remain in Addison.

Reimbursement Grant Fund - The Reimbursement Grant Fund accounts for expenditures for which the Town expects to be reimbursed. For any reimbursements not received prior to the fiscal year end, the Town will record a receivable. Amounts not received within 30 days of the fiscal year end are reported as deferred inflows of resources - unavailable revenue.

PEG Fees Fund - The PEG Fees Fund was created to collect state restricted public, educational, and government access channels, or PEG, fees and account for their use.

The Town reports the following major proprietary funds:

Airport Fund - The Airport Fund accounts for all revenue generated by the Town's general aviation airport. The Town is required to spend this revenue on airport functions. The airport's operating, maintenance, and capital expenses are supported solely by airport income.

Utility Fund - The Utility Fund provides water and sewer services to the residents and businesses of the Town. All activities necessary to provide such services are accounted for in this fund including, but not limited to, administration, operations, maintenance, financing and related debt service, and billing.

Stormwater Fund - The Town's Stormwater Fund accounts for maintenance and improvements to Town stormwater infrastructure. It is financed and operated in a manner similar to private business enterprises, where costs of providing the services to the public are financed primarily through user charges. All operating, maintenance, and capital expenses are supported solely by the approved user fees.

Additionally, the Town reports the following internal service funds:

Capital Replacement Fund - The Capital Replacement Fund is used to accumulate sufficient resources to replace existing capital equipment that have reached or exceeded their useful lives. Resources are acquired through charges to operating departments in the funds. The charges are calculated using a straight-line amortization of each piece of equipment based upon the item's expected life. The funds are used to finance replacement equipment when needed.

Information Technology Replacement Fund - The Information Technology Replacement Fund is used to accumulate sufficient resources to replace existing information technology systems. Resources are acquired through charges to operating departments in the funds. The charges are calculated using a straight-line amortization of each component of a system based upon the component's expected life. The funds are used to finance replacement equipment when needed.

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

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**I. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)**

Facility Maintenance Fund - The Facility Maintenance Fund is used to accumulate sufficient resources to repair and improve Town facilities. Resources are acquired through charges to operating departments in the funds. The charges are calculated using a straight-line amortization of each component of the facilities based on its expected life. The funds are used to finance repairs and improvements of facilities when needed.

**D. Assets, Liabilities, Deferred Inflows/Outflows of Resources, and Net Position or Equity**

**1) Cash and Investments**

The Town's cash and cash equivalents are considered to be cash on hand, demand deposits, and short-term investments with original maturities of three months or less from the date of acquisition. To maximize investment opportunities, all funds participate in a pooling of cash and investments.

Statutes authorize the Town to invest in obligations of the U.S. Treasury, agencies and instrumentalities; obligations of the State of Texas and related agencies; obligations of state, agencies, counties, cities and other political subdivisions of any state rated A or above by Standard & Poor's Corporation or Moody's Investors Service; certificates of deposit issued by state or national banks and savings banks domiciled in Texas; fully collateralized direct repurchase agreements; prime domestic banker's acceptances (BA's); commercial paper with a stated maturity of 180 days or less and a rating of not less than A-1+ or its equivalent; and state or local government investment pools.

Investments in debt securities for the Town are reported at fair value. Fair value is the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date. The Town considers quoted market price at September 30, 2021 to be the fair value of investments. Investments in negotiable certificates of deposit are carried at fair value. The government investment pools, TexPool, TexSTAR, Texas CLASS, and LOGIC operate in accordance with state laws and regulations. Investments in external pools are carried at either net asset value or amortized cost, as determined by each pool's individual investment valuation method and whether there is a readily determinable fair value of the pool as of the Town's fiscal year end. In instances where pools transact at amortized cost, such as TexPool, no readily determinable fair value is deemed available.

**2) Receivables and Payables**

All receivables for the Town are reported net of an allowance for uncollectibles. The allowances are based on historical collections data and evaluated periodically.

The Town's property tax lien is levied each October 1 on the assessed value listed as of the prior January 1 for all real and business personal property located in the Town. Values are assessed at 100% of the estimated market value. Taxes are due by January 31 following the levy date and are considered delinquent after January 31. Taxes unpaid as of February 1 are subject to penalty and interest as the City Council provides by ordinance.

**3) Inventories and Prepaid Items**

In accordance with the consumption method of accounting, both inventories and prepaid items are recorded as expenditures when consumed rather than when purchased.

Inventories are stated at cost. Cost is determined for inventories of fuel using the moving-average method.

Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid in the government-wide and fund financial statements. The prepaid items of the Town consist primarily of prepaid software maintenance agreements, the quarterly payment to Dallas Central Appraisal District for appraisal fees, the quarterly payment to North Texas Emergency Communication Center for dispatch services, and postage.

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

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**I. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)**

4) Capital Assets

Capital assets include land, buildings, equipment, and improvements. Improvements include upgrading facilities other than buildings such as streets or sewers and infrastructure, including pavement, storm sewers, and right-of-way contributed by developers. Capital expenditures are defined as purchases that meet specific guidelines as listed below:

- Expected useful life must be three years or more for equipment and ten years or more for improvements.
- Original unit cost of the equipment should be \$5,000 or greater and includes all costs enabling the item into operation, such as freight, installation, and accessories; capital improvements should be \$25,000 or greater.
- The item should not be consumed, unduly altered, or materially reduced in value immediately by use.

The Land and Improvements other than Buildings categories associated with governmental activities include amounts for infrastructure. Related accumulated depreciation of Improvements other than Buildings includes amounts associated with infrastructure. Subsequently, infrastructure is tracked and reported as a separate component of general capital assets associated with governmental activities.

The internal service funds may record assets that have an original cost of \$5,000 or less if assets are considered part of an overall system. Individual items may be retired and replaced as parts of the larger system.

Contributed assets are recorded at acquisition value as of the date donated. Depreciation of property, plant, and equipment by major classes is provided by the straight-line method based on the following estimated useful lives by major class of depreciable capital assets:

Buildings.....	50 years
Improvements other than Buildings.....	20-50 years
Equipment.....	3-50 years

Depreciation of current year additions and retirements is computed at one-half the straight-line rate.

5) Compensated Absences

Vacation, holiday, and sick pay costs are charged to operations when taken by the employees of the Town. In the event of termination, an employee is reimbursed for all accumulated vacation and holiday days not exceeding two years' accumulation. The amounts of such liabilities have been provided for in the government-wide financial statements. No reimbursements upon termination are made for accumulated sick leave; accordingly, no liability for unused sick leave has been provided. The liability is computed based on the reimbursable hours at the employees' rate of pay as of September 30, 2021. The Town's liability for compensated absences increased \$142,017 for a total liability of \$1,436,070.

6) Grants and Contributions

Included in capital grants and contributions in the government-wide financial statements is capital developer donations of \$61,450 for Utilities and \$59,276 for Stormwater. Capital grants also includes a \$20,000 grant for Parks to construct a memorial, a \$28,000 donation of a sculpture to Parks, and \$180,952 for the Fire Department to purchase equipment. Operating grants and contributions included \$463,010 for CARES grant funding, \$2,014,871 for primary government ARPA grant funding, \$444,255 of grant funding for public safety, a \$1,500 donation to Parks and Recreation for an event, a \$7,940 grant for Parks and Recreation maintenance, a \$3,000 retail food regulatory grant, a \$50,000 grant for Airport operations, and \$57,000 grant to the airport for the Coronavirus Response Program.

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

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**I. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)**

**7) Deferred Outflows/Inflows of Resources**

In addition to assets, the statement of net position and/or balance sheet reports a separate section for deferred outflows of resources. This separate financial statement element, represents a consumption of net position that applies to a future reporting period(s) and so will not be recognized as an outflow of resources (expense/expenditure) until then. The Town has the following items that qualify for reporting in this category.

- Deferred charges on refundings – A deferred charge on refunding results from the difference in the carrying value of refunded debt and its reacquisition price. This amount is deferred and amortized over the shorter of the life of the refunded or refunding debt.
- Pension and other postemployment benefit (OPEB) contributions after measurement date – These contributions are deferred and recognized in the following fiscal year.
- Changes in pension and OPEB assumptions - These changes are deferred and recognized over the estimated average remaining service lives of all employees that are provided with pensions and OPEB through the pension and OPEB plans (active and inactive employees) determined as of the beginning of the measurement period.
- Difference in expected versus actual experience - This difference is deferred and amortized over the estimated average remaining service lives of all employees that are provided with pensions through the pension plan (active and inactive employees) determined as of the beginning of the measurement period.

In addition to liabilities, the statement of net position and/or balance sheet will sometimes report a separate section for deferred inflows of resources. This separate financial statement element, deferred inflows of resources, represents an acquisition of net position that applies to a future reporting period(s) and so will not be recognized as an inflow of resources (revenue) until that time. The Town has four types of items that qualify for reporting in this category. The difference due to changes in OPEB assumptions is deferred and recognized over the estimated average remaining service lives of all employees that are provided with OPEB through the OPEB plans (active and inactive employees) determined as of the beginning of the measurement period. The difference in expected and actual OPEB experience is deferred and recognized over the estimated average remaining service lives of all employees that are provided with OPEB through the OPEB plans (active and inactive employees) determined as of the beginning of the measurement period. The difference between projected and actual investment earnings on pension plan is deferred and amortized over the estimated average remaining service lives of all employees that are provided with pensions the pension plan (active and inactive employees) determined as of the beginning of the measurement period. In the governmental funds, unavailable resources are revenues that are earned and measurable but not yet available, and are reported as deferred inflows of resources. In the full accrual government-wide statements, the unavailable resources are recognized as revenue and not deferred.

**8) Fund Equity**

The Town reports governmental fund balances per GASB 54 definitions as follows:

**Nonspendable** – Amounts that are not in spendable form or are required to be maintained intact, such as inventory or prepaid amounts or that are legally or contractually required to remain intact.

**Restricted** – Amounts that can be spent only for specific purposes stipulated by external parties, such as grants, court technology fees, and court building security fees or that are imposed by law through constitutional provisions or enabling legislation.

**Committed** – Amounts whose use is constrained by specific limitations that the Town imposes itself, as determined through an ordinance passed by the Town Council. Once adopted, the limitation imposed by the ordinance remains in place until another ordinance removes or revises the limitation.



**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

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**I. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)**

Assigned – Amounts intended to be used for specific purposes. Intent may be expressed by the governing body or by an official or body to which the governing body delegates the authority. The City Council has delegated the CFO or his designee as the official authorized to assign fund balance for a specific purpose as approved by the fund balance policy.

Unassigned – Amounts not contained in other classifications that can be used for any purpose. Only the General Fund reports a positive unassigned fund balance. In governmental funds other than the general fund, if expenditures incurred for specific purposes exceed the amounts that are restricted, committed, or assigned to those purposes, it may be necessary to report a negative unassigned fund balance in that fund.

Governmental fund balances classified as restricted are balances with constraints placed on the use of resources by creditors, grantors, contributors or laws or regulations of other governments. Fund balances classified as committed can only be used for specific purposes pursuant to constraints imposed by the City Council through an ordinance or resolution. Assigned fund balances are constrained by intent to be used for specific purposes but are neither restricted nor committed. Assignments are made by Town management based on Council direction.

The Town will utilize funds for expenditures from the most restrictive fund balance first when more than one fund balance classification is available, with most restrictive being restricted, then committed, then assigned, and lastly unassigned.

9) Minimum Fund Balance Policy

It is the desire of the Town to maintain adequate fund balances to maintain liquidity and in anticipation of economic downturns or natural disasters. The City Council has adopted a financial standard to maintain a General Fund minimum fund balance of 30 percent of budgeted expenditures, and a minimum fund balance of 25 percent of budgeted expenditures for all other operating funds.

10) Net Position

Net Position represents the difference between assets plus deferred outflows of resources and liabilities plus deferred inflows of resources. Net investment in capital assets consists of capital assets net of accumulated depreciation and the outstanding balances of any borrowing spent for the acquisition, construction or improvements of those assets. Net position is reported as restricted when there are limitations imposed on their use either through the enabling legislation adopted by the Town or through external restrictions imposed by creditors, grantors or laws or regulations of other governments.

**II. STEWARDSHIP, COMPLIANCE, AND ACCOUNTABILITY**

A. Budgetary Information

Budget Policy – The City Council follows these procedures in establishing the budget reflected in the financial statements:

- 1) Prior to August 1 each year, the City Manager submits to the City Council a proposed budget for the fiscal year beginning on the following October 1. The operating budget includes proposed expenditures and the means to finance them.
- 2) Public hearings are conducted where all interested persons' comments concerning the budget are heard.
- 3) The budget is legally enacted by the City Council through passage of an ordinance prior to the beginning of the fiscal year.

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

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**II. STEWARDSHIP, COMPLIANCE, AND ACCOUNTABILITY (CONTINUED)**

- 4) The department level is the legal level of control enacted by the Town Charter. The Town has also adopted a budget amendment policy delineating responsibility and authority for the amendment process. Transfers between expenditure accounts in one department may occur with the approval of the Chief Financial Officer. Transfers between operating departments may occur with the approval of the City Manager and Chief Financial Officer provided a department's total budget is not changed by more than five percent. Transfers between funds or transfers between departments that change a department's total budget by more than five percent must be accomplished by budget amendment approved by the City Council. Budget amendments calling for new fund appropriations must also be approved by the City Council.

Budgetary control is maintained at the individual expenditure account level by the review of all requisitions of estimated purchase amounts prior to the release of purchase orders to vendors.

- 5) Budgets for the General, Special Revenue, and Debt Service funds are adopted on a basis consistent with generally accepted accounting principles (GAAP). Budgets for the Capital Project funds are normally established pursuant to the terms of the related bond indentures, that is, project basis. Accordingly, no comparison of budget to actual is presented in the financial statements.

**Budget Data** – The budget amounts presented in the statements reflect original and amended budget amounts. The FY2021 budget was amended two times, and the amendments were approved by City Council on April 27, 2021, and September 28, 2021. The April 27th amendment was to allocate funds to the General Fund for Holiday in the Park, Self-Contained Breathing Apparatus (SCBA) equipment in the Fire department, and personnel costs attributed to a compensation market study. Additionally, this amendment was to allocate funds from the 2013 GO Bond Fund for the Signal Pole Replacements project and Midway Road Reconstruction, as well as allocate funds from the 2014 GO Bond Fund for the Belt Line 1.5 project. The amendment also added funding for various capital projects in the Self-Funded Special Projects Fund. The September 28th budget amendment appropriated funds from the General Fund for the creation of the Facility Maintenance Fund, to provide additional funding for Metrocrest Services, funds for salaries in the City Manager's Office, and funding an increase for contractual services in Emergency Communications. The amendment also reflects an allocation for expenditures and offsetting revenues related to CARES Act grant funding and to reflect the receipt of bond proceeds associated with the 2021 General Obligation Taxable Refunding Bonds.

**Excess of Expenditures over Appropriations** – For the year ended September 30, 2021, City Manager's department expenditures in the General Fund exceeded appropriations by \$25,915, mainly due to a promotion from Assistant to the City Manager to Director of Administrative Services. Also in the General Fund, the Fire department expenditures exceeded appropriations by \$45,546, mainly due to overtime costs being underbudgeted, and Finance department expenditures exceeded appropriations by \$26,017 due to increased audit services. The excess of appropriations for expenditures in other departments in the General Fund were more than enough to cover these overages, so fund balance was not impacted.

Encumbrance accounting is employed in governmental funds, but all operating encumbrances are liquidated at year-end. Only encumbrances for capital project contracts roll forward to the next fiscal year to increase following year capital budgets.

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

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**III. DETAILED NOTES ON ALL FUNDS**

**A. Cash and Investments**

The Town has six bank accounts: the Operating Account, Controlled Disbursement Account, Payroll Account, ACH/Wire Account, Benefits Account, and the Addison Airport Account. The Controlled Disbursements and Payroll accounts are zero-balance accounts. The ACH/Wire Account is used for all receipts and expenditures made by ACH or wire transfer. The Town uses the Operating Account as an operating pool available for all funds. Each fund type's portion of this pool is reported as "Pooled Cash and Investments." The other demand accounts are reported in the same manner. The Addison Airport account is a checking account used by the management companies at the Airport to cover operational expenses.

The investment policies of the Town are governed by state statutes and an Investment Policy Ordinance adopted by the City Council. Major provisions of the Town's investment policy include: responsibility for investments, authorized investments, bank and security dealer selection and qualifying procedures, safekeeping and custodial procedures, statement of investment objectives, and investment reporting procedures.

**Cash**

State statutes require that all deposits in financial institutions be fully collateralized by U.S. Government obligations or its agencies and instrumentalities or direct obligations of Texas or its agencies or instrumentalities that have a market value of not less than the principal amount of the deposits. The Town's deposits were fully insured or collateralized as required by the state statutes at September 30, 2021. Included in Pooled Cash and Investments is \$5,250 of petty cash and \$63,443 seized funds. At year-end, the carrying amount of the Town's deposits was a debit balance of \$3,598,735. The respective bank balance totaled \$4,122,529. In addition, collateral with a market value of \$6,287,180 were held by the pledging financial institution's account at the Bank of New York Mellon in the Town's name.

In order to maximize interest earnings, the Town utilizes a controlled disbursement account that allows the Town to deposit only as much money needed to fund checks presented for payment each day. The amount required is withdrawn from the operating pool.

**External Investment Pools**

The Town's pool investments as of September 30, 2021 were invested in LOGIC, TexPool, TexSTAR (Texas Short Term Asset Reserve program) and Texas CLASS (Texas Cooperative Liquid Assets Securities System).

Federated Investors is the full service provider for the TexPool program. As the provider, the responsibilities include managing the assets, providing participant services, and arranging for all custody and other functions in support of the operations under a contract with the State Comptroller of Public Accounts. State Street Bank serves as custodian to TexPool Hilltop Securities, Inc. (HTS) and JPMorgan Investment Management, Inc. (JPMIM) serve as co-administrators for LOGIC and TexSTAR under an agreement with its Board of Trustees and Board of Directors, respectively. HTS provides distribution, administrative, participant support and marketing services. JPMIM provides investment management, custody and fund accounting services. JPMorgan Chase Bank, N.A. serves as custodian for LOGIC and TexSTAR. Texas CLASS is administered by Public Trust Advisors, LLC and UMB Bank serves as custodian which provide investment, financial or other cash management services.

LOGIC, TexPool, TexSTAR and Texas CLASS are not registered with the Securities and Exchange Commission (SEC) as investment companies. LOGIC, TexPool, TexSTAR and Texas CLASS are investment pools that have been organized in conformity with the Interlocal Cooperation Act, Chapter 791 of the Texas Government Code, and the Public Funds Investment Act, Chapter 2256 of the Texas Government Code.

The government investment pool TexPool is carried at amortized cost. Logic, TexSTAR, and Texas CLASS are carried at net asset value.

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

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**III. DETAILED NOTES ON ALL FUNDS (CONTINUED)**

Investments

As of September 30, 2021, the Town held the following investments:

	<u>Carrying Value</u>	<u>Weighted Average Maturity (Days)</u>
Agency Securities	\$ 32,834,132	347
Negotiable Certificates of Deposit	1,738,555	18
Municipal Bonds	44,742,235	406
<i>Total Investment in Securities</i>	<u>79,314,922</u>	
LOGIC	12,890,238	55
TexPool	1,000,081	37
TexSTAR	1,000,043	43
Texas CLASS	28,591,242	29
<i>Total Investment in Pools</i>	<u>43,481,604</u>	
<i>Total Investments</i>	<u>\$ 122,796,526</u>	254

In accordance with GASB Statement No. 72, "*Fair Value Measurement and Application*," the Town records investments at fair value. However, for participating interest-earning investment contracts with maturities of one year or less at time of purchase, the Town reports these investments at amortized cost. Investments in debt securities are carried at fair value. Fair value for debt securities is determined using a multi-dimensional relational model using standard inputs including TRACE reported trades. Investments in negotiable certificates of deposits are carried at fair value.

*Interest Rate Risk* – In accordance with its investment policy, the Town manages its exposure to declines in fair market values by limiting the weighted average days to maturity of its investment portfolio to 24 months (730 days). This means investing operating funds primarily in short-term securities, money market mutual funds or similar investment pools.

*Credit Risk* – The reported investments meet the criteria specified in the Town's investment policy related to the specific types of instruments presented.

1. Debt obligations with a maturity not to exceed five years from the date of purchase issued by, guaranteed by, or for which the credit of any of the following Federal Agencies and Instrumentalities is pledged for payment: Federal National Mortgage Association (FNMA), Federal Home Loan Bank (FHLB), Federal Farm Credit Bank (FFCB), and Federal Home Loan Mortgage Corporation (FHLMC). The Town's investments in bonds of U.S. Agencies were rated Aaa by Moody's Investors Service and AAA by Standard and Poor's. Mortgage-backed securities may be held as collateral although principal-only and interest-only mortgage-backed securities as well as all types of collateralized mortgage obligations (CMO) and real estate mortgage investment conduits (REMICs) are expressly prohibited.
2. Time Certificates of Deposit with a maturity not to exceed five years from the date of purchase, insured by the Federal Deposit Insurance Corporation (FDIC) or its successor, in depository institutions that have a main office or a branch in the state of Texas which have been approved by the Town in accordance with its Investment Policy. In addition, separate CDs issued by depositories wherever located, bundled together into a single investment with the full amount of principal and interest of each CD federally insured may be purchased through a selected depository institution with its main office or branch office in Texas. This depository shall act as the custodian for the various certificates on behalf of the Town.

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

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**III. DETAILED NOTES ON ALL FUNDS (CONTINUED)**

3. Obligations of states, agencies, counties, cities, and other political subdivisions of any State having been rated as to investment quality by a nationally recognized investment rating firm and having received a rating of not less than "A" or its equivalent with a maturity not to exceed five (5) years from the date of purchase.
4. State and Local Investment Pools organized under the Interlocal Cooperation Act that meet the requirements of Chapter 2256 Texas Government Code and have been specifically approved by the CFO and authorized by the City Council. LOGIC, TexPool, TexSTAR and Texas CLASS are all currently rated AAA by Standard and Poor's.

*Concentration of Credit Risk* – It is the Town's policy to avoid a concentration of assets in a specific maturity, a specific issue, or a specific class of securities. The applicable limits on the Town's investments as of September 30, 2021 based on par value, are Agency Securities (70%) of which the Town's portfolio is currently at 27.2%, Certificates of Deposit (50%) of which the Town's portfolio is currently at 1.4%, Municipal Bonds (50%) of which the Town's portfolio is currently at 35.2%, and Local Government Investment Pools (70%) of which the Town's portfolio is currently at 36.2%.

**Fair Value of Assets**

Fair value is the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date. Fair value measurements must maximize the use of observable inputs and minimize the use of unobservable inputs. There is a hierarchy of three levels of inputs that may be used to measure fair value:

- |                |   |
|----------------|---|
| <b>Level 1</b> | Quoted prices in active markets for identical assets or liabilities   |
| <b>Level 2</b> | Observable inputs other than Level 1 prices, such as quoted prices for similar assets or liabilities; quoted prices in markets that are not active; or other inputs that are observable or can be corroborated by observable market data for substantially the full term of the assets or liabilities |
| <b>Level 3</b> | Unobservable inputs supported by little or no market activity and are significant to the fair value of the assets or liabilities  |



**Town of Addison, Texas**  
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**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

**III. DETAILED NOTES ON ALL FUNDS (CONTINUED)**

*Recurring Measurements*

The following table presents the fair value measurements of assets recognized in the accompanying financial statements measured at fair value on a recurring basis and the level within the fair hierarchy in which the fair value measurements fall at September 30, 2021:

	Fair Value	Quoted Prices in Active Markets for Identical Assets (Level 1)	Significant Other Observable Inputs (Level 2)	Significant Observable Inputs (Level 3)
<b>Investments by fair value level</b>				
U.S. Agency Securities	\$ 32,834,132	\$ -	\$ 32,834,132	\$ -
Negotiable Certificates of Deposit	1,738,555	-	1,738,555	-
Municipal Bonds	44,742,235	-	44,742,235	-
<i>Total Investment by fair value level</i>	<u>79,314,922</u>	<u>\$ -</u>	<u>\$ 79,314,922</u>	<u>\$ -</u>
<b>Investments measured at net asset value - LOGIC</b>	12,890,238			
<b>Investments measured at amortized cost - TexPool</b>	1,000,081			
<b>Investments measured at net asset value - TexSTAR</b>	1,000,043			
<b>Investments measured at net asset value - Texas CLASS</b>	<u>\$ 28,591,242</u>			
<i>Total Investments</i>	<u>\$ 122,796,526</u>			

Certain investments that are measured at amortized cost or using the net asset value per share (or its equivalent) practical expedient have not been classified in the fair value hierarchy. The fair value amounts included above approximate amortized cost or net asset value for all related external investment pool balances.

*Investments*

Where quoted market prices are available in an active market, securities are classified within Level 1 of the valuation hierarchy. If quoted market prices are not available, and the assets are classified in Level 2, their fair values are estimated by using the matrix pricing technique. This technique includes quoted prices of securities with similar characteristics or independent asset pricing services and pricing models, the inputs of which are market-based or independently sourced market parameters, including, but not limited to, yield curves, interest rates, volatilities, prepayments, defaults, cumulative loss projections and cash flows. In certain cases where Level 1 or Level 2 inputs are not available, securities are classified within Level 3 of the hierarchy. At September 30, 2021, no investments are held by the Town meeting the Level 3 hierarchy classification.

*Investment in State Investment Pools*

During the year, the Town invested in multiple public fund investment pools, including LOGIC, TexPool, TexSTAR and Texas CLASS. TexPool is measured at amortized cost, and Logic, TexSTAR, and Texas CLASS are measured at net asset value. Each pool's governing body is comprised of individuals who are employees, officers, or elected officials of participants in the funds or who do not have a business relationship with the fund and are qualified to advise. Investment objective and strategies of the pools are to seek preservation of principal, liquidity and current income through investment in a diversified portfolio of short-term marketable securities. Pools offer same day access to investment funds. The Town can liquidate funds daily without penalty, and there is no unfunded commitment.

**B. Ad Valorem (Property) Taxes**

Property taxes attach as an enforceable lien on property as of January 1. The Town's property tax is levied on the assessed value listed as of the prior January 1 for all real and business personal property located in the Town. Assessed values are established by Dallas Central Appraisal District at 100% of the estimated market value and certified by the Appraisal Review Board. The assessed taxable value for the roll of January 1, 2020, upon which the fiscal year 2021 levy is based, was \$4,659,408,996.

**Town of Addison, Texas**  
**Basic Financial Statements**

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

**III. DETAILED NOTES ON ALL FUNDS (CONTINUED)**

The Town is permitted by Article XI, Section 5 of the State of Texas Constitution to levy taxes up to \$2.50 per \$100 of assessed valuation for general governmental services including the payment of principal and interest on general obligation long-term debt. The tax rate for the year ended September 30, 2021 was \$.608676 per \$100, of which \$.441109 was allocated for general government and \$.167567 was allocated for the payment of principal and interest on general obligation and certificates of obligation long-term debt.

Taxes are due by January 31 following the October 1 levy date and are considered delinquent after January 31 of each year. Taxes unpaid as of February 1 are subject to penalty and interest as the City Council provides by ordinance. Current tax collections for the year ended September 30, 2021, were 99.39% of the original tax levy. In Texas, countywide central appraisal districts are required to assess all property within the appraisal district on the basis of 100% of its appraised value and are prohibited from applying any assessment ratios. The value of property within the appraisal district must be reviewed every three years; however, the Town may, at its own expense, require annual reviews of appraised values. The Town may challenge appraised values established by the appraisal district through various appeals and, if necessary, legal action. Under this arrangement, the Town continues to set tax rates on Town property.

If the effective tax rate, excluding tax rates for retirement of bonds and other debt, adjusted for new improvements, exceeds the rate for the previous year by more than 3.5%, the Town is required to hold an election to determine whether to limit the tax rate to no more than 3.5%. This legislation also provides that, if approved by the qualified voters in the Town, both the appraisal and collection functions may be placed with the appraisal district.

In the governmental funds financial statements, taxes are recognized as revenue beginning on the date of levy when they become available. "Available" means collected within the current period or expected to be collected soon enough thereafter to be used to pay current liabilities. Taxes not expected to be collected within thirty (30) days of the fiscal year ending are recorded as deferred inflows of resources and recognized as they become available. Taxes collected prior to the levy date to which they apply are recorded as unearned revenues and recognized as revenue of the period to which they apply.

An allowance for uncollectible taxes is provided based on an analysis of historical trends. The allowance for uncollectible taxes at September 30, 2021, was \$599,671.

**C. Receivables**

As of September 30, 2021, receivables for the Town's individual major governmental funds, non-major governmental funds, and internal service funds in the aggregate, including the applicable allowance for uncollectible accounts, are as follows:

	General	Hotel	Debt Service	Capital Projects	Non-Major Funds	Internal Service Funds	Total
Taxes:							
Ad Valorem	\$ 678,772	\$ -	\$ 297,712	\$ 10,343	\$ 41,427	\$ -	\$ 1,028,254
Non-Property	2,636,326	481,848	-	-	-	-	3,118,174
Franchise Fees	291,072	-	-	-	-	-	291,072
Service Fees	958,885	-	-	-	-	-	958,885
Ambulance	830,417	-	-	-	-	-	830,417
Interest	82,239	10,781	1,948	178,522	10,037	28,627	312,154
Intergovernmental				427,427			427,427
Other	13,450	254,210	-	2,354	-	-	270,014
Due from Other Funds	-	-	-	530,000	-	-	530,000
Gross Receivables	\$ 5,491,161	\$ 746,839	\$ 299,660	\$ 1,148,646	\$ 51,464	\$ 28,627	\$ 7,766,397
Less: Allowance for Uncollectibles	1,763,197	-	179,823	5,960	24,570	-	1,973,550
Net Receivables	<u>\$ 3,727,964</u>	<u>\$ 746,839</u>	<u>\$ 119,837</u>	<u>\$ 1,142,686</u>	<u>\$ 26,894</u>	<u>\$ 28,627</u>	<u>\$ 5,792,847</u>

The above allowance for uncollectible accounts represents reserves for ambulance (\$556,379), court warrants (\$746,625), alarm (\$70,875), and property taxes (\$599,671).

**Town of Addison, Texas**  
**Basic Financial Statements**

**NOTES TO FINANCIAL STATEMENTS**  
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**III. DETAILED NOTES ON ALL FUNDS (CONTINUED)**

In the proprietary funds at September 30, 2021 the Airport fund has \$149,745 rent receivable and \$57,000 grant receivable with no associated allowance accounts. The Utility fund has \$2,497,956 in water and sewer sales receivable, net of an allowance of \$59,202. The Stormwater fund has stormwater fees receivable of \$360,589 net of an allowance of \$17,227.

**D. Capital Assets**

Capital Asset activity for the year ended September 30, 2021 was as follows:

	Beginning Balance	Increases	Decreases	Transfers	Ending Balance
<b>Governmental Activities:</b>					
Capital Assets, not Depreciable:					
Land	\$ 67,194,694	\$ 2,487,873	\$ -	\$ -	\$ 69,682,567
Intangible Assets	858,063	-	-	4,158	862,221
Construction in Progress	11,039,270	7,239,646	(34,950)	(6,206,118)	12,037,848
<i>Total Capital Assets, not Depreciable</i>	<u>79,092,027</u>	<u>9,727,519</u>	<u>(34,950)</u>	<u>(6,201,960)</u>	<u>82,582,636</u>
Capital Assets, Depreciable:					
Buildings	23,297,688	23,882	(13,375)	342,944	23,651,139
Improvements other than Buildings	196,596,050	314,727	-	3,632,903	200,543,680
Machinery and Equipment	21,823,428	1,695,302	(1,916,216)	2,282,127	23,884,641
<i>Total Capital Assets, Depreciable</i>	<u>241,717,166</u>	<u>2,033,911</u>	<u>(1,929,591)</u>	<u>6,257,974</u>	<u>248,079,460</u>
Less Accumulated Depreciation for:					
Buildings	(14,950,816)	(614,468)	6,691	-	(15,558,593)
Improvements other than Buildings	(122,969,319)	(6,764,101)	-	-	(129,733,420)
Machinery and Equipment	(10,933,684)	(2,124,736)	1,828,363	-	(11,230,057)
<i>Total Accumulated Depreciation</i>	<u>(148,853,819)</u>	<u>(9,503,305)</u>	<u>1,835,054</u>	<u>-</u>	<u>(156,522,070)</u>
<i>Total Capital Assets, Depreciable, net</i>	<u>92,863,347</u>	<u>(7,469,394)</u>	<u>(94,537)</u>	<u>6,257,974</u>	<u>91,557,390</u>
<i>Governmental Activities Capital Assets, net</i>	<u>\$ 171,955,374</u>	<u>\$ 2,258,125</u>	<u>\$ (129,487)</u>	<u>\$ 56,014</u>	<u>\$ 174,140,026</u>
<b>Business-type Activities:</b>					
Capital Assets, not Depreciable:					
Land	\$ 17,258,730	\$ -	\$ -	\$ -	\$ 17,258,730
Construction in Progress	13,187,545	3,647,947	(103,477)	(5,376,064)	11,355,951
<i>Total Capital Assets, not Depreciable</i>	<u>30,446,275</u>	<u>3,647,947</u>	<u>(103,477)</u>	<u>(5,376,064)</u>	<u>28,614,681</u>
Capital Assets, Depreciable:					
Buildings	9,524,089	42,568	-	-	9,566,657
Improvements other than Buildings	114,070,864	133,806	-	5,267,030	119,471,700
Machinery and Equipment	4,870,582	460,112	(741,771)	53,020	4,641,943
<i>Total Capital Assets, Depreciable</i>	<u>128,465,535</u>	<u>636,486</u>	<u>(741,771)</u>	<u>5,320,050</u>	<u>133,680,300</u>
Less Accumulated Depreciation for:					
Buildings	(3,129,864)	(190,913)	-	-	(3,320,777)
Improvements other than Buildings	(60,320,763)	(3,598,735)	-	-	(63,919,498)
Machinery and Equipment	(2,447,446)	(369,546)	730,589	-	(2,086,403)
<i>Total Accumulated Depreciation</i>	<u>(65,898,073)</u>	<u>(4,159,194)</u>	<u>730,589</u>	<u>-</u>	<u>(69,326,678)</u>
<i>Total Capital Assets, Depreciable, net</i>	<u>62,567,462</u>	<u>(3,522,708)</u>	<u>(11,182)</u>	<u>5,320,050</u>	<u>64,353,622</u>
<i>Business-type Activities Capital Assets, net</i>	<u>\$ 93,013,737</u>	<u>\$ 125,239</u>	<u>\$ (114,659)</u>	<u>\$ (56,014)</u>	<u>\$ 92,968,303</u>

**Town of Addison, Texas**  
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**III. DETAILED NOTES ON ALL FUNDS (CONTINUED)**

Depreciation expense was charged to departments of the Town as follows:

	Governmental Activities	Business-type Activities
General Government	\$ 301,749	\$ -
Public Safety	564,834	-
Development Services	3,931	-
Streets	5,852,854	-
Parks and Recreation	1,073,399	-
Visitor Services	505,231	-
IT Replacement	272,565	-
Capital Replacement	928,742	-
Airport Fund	-	2,432,704
Utility Fund	-	1,582,552
Stormwater Fund	-	143,938
	<u>\$ 9,503,305</u>	<u>\$ 4,159,194</u>

The following tabulation presents the estimated significant commitments under unfinished capital construction and equipment contracts that are fully funded as of September 30, 2021:

Project	Estimated Commitments	Less Expenditures to Date	Total Commitment Remaining
<u>Governmental Activities</u>			
Vitruvian Public Infrastructure	\$ 16,802,019	\$ 10,573,503	\$ 6,228,516
Midway Road Rehabilitation	40,856,038	7,038,683	33,817,355
2019 Prop C&D AAC Improvements	5,126,667	369,719	4,756,948
Airport Parkway Reconstruction	9,400,000	551,350	8,848,650
2019 Bond Prop D - Non-AAC Roof Replacement	1,562,500	31,001	1,531,499
License Plate Recognition System	2,000,000	1,054,908	945,092
Keller Springs Reconstruction	12,900,000	736,796	12,163,204
	<u>\$ 88,647,224</u>	<u>\$ 20,355,960</u>	<u>\$ 68,291,264</u>
<u>Business Type Activities</u>			
Customs Facility Construction	\$ 10,046,111	\$ 8,989,707	1,056,404
Kellway Lift Station Rehabilitation & Repair	1,510,000	487,186	1,022,814
Celestial Ground Storage Tank	1,540,000	1,363,290	176,710
Chlorine Booster Station	1,233,143	199,774	1,033,369
Rawhide Creek Basin Drainage Improvement	3,350,000	188,067	3,161,933
Basin I Sanitary Sewer Reroute	2,334,136	2,270,809	63,327
	<u>\$ 20,013,390</u>	<u>\$ 13,498,833</u>	<u>\$ 6,514,557</u>

As mentioned in Note IIA, the Town employs encumbrance accounting. The Town had the following outstanding encumbrances related to capital projects at September 30, 2021. The Airport fund had \$13,337 related to the construction of the customs facility and \$200,000 for the license plate recognition project, the Stormwater fund had \$306,463 for drainage improvements, the Utility fund had \$872,865 for pump station and sewer line improvements, and the Capital Project fund had \$30,104,010 for various streets, facilities, and parks projects.

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

**III. DETAILED NOTES ON ALL FUNDS (CONTINUED)**

**E. Interlocal Sanitary Sewer Interceptor Agreement**

The Town is party to an interlocal agreement, which established a non-profit water supply corporation (North Dallas County Water Supply Corporation) for the purpose of constructing, maintaining, and operating a joint sanitary sewer interceptor with the City of Farmers Branch. The non-profit water supply corporation is governed by a six-member board composed of three appointees from each entity. The Town was obligated for construction costs of the project in proportion to its percentage of allocated flows for each specific portion of the project as set forth in the agreement. The Town is also obligated to pay 55% of all general overhead costs. Operating and maintenance costs since the project became operational shall be paid in accordance with respective percentages of allocated flows as set forth in the agreement.

The Town's net investment and its share of general overhead expenses are reported in the Town's Utility Fund (an enterprise fund). The Town's equity interest in the North Dallas County Water Supply Corporation of \$6,310,687 is included in Unrestricted Net Position. This joint venture provides audited financial statements bi-annually. The most recent audit report available is for the year ended September 30, 2021. Complete financial statements for the North Dallas County Water Supply Corporation can be obtained from Charles Cox, Secretary/Treasurer, North Dallas County Water Supply Corporation, 13000 William Dodson Parkway, Farmers Branch, Texas.

**F. Long-Term Debt**

The long-term debt of the Town consisted of the following as of September 30, 2021:

	<u>Governmental Activities</u>	<u>Business-type Activities</u>
<b>Combination Tax and Revenue Certificates of Obligation Series of 2012</b>		
A series of 2,967 bonds at \$5,000 each dated August 15, 2012. The bonds were issued for the purpose of (i) acquiring and installing radio and telecommunication equipment for Town public safety operations, (ii) designing, acquiring, improving, constructing, and renovating water, wastewater and street infrastructure improvements, including drainage infrastructure, within the Vitruvian Park area of the Town; and (iii) paying professional services of attorneys, financial advisors and other professionals in connection with the Project and the issuance of the certificates. The bonds mature serially through 2032 with interest rates ranging from 1.5% to 4%. The bonds are callable at par value plus accrued interest on or after February 15, 2022 in whole or in part in principal amounts of \$5,000. Bonds and interest are payable from a combination of Ad Valorem taxes and a limited pledge (not to exceed \$1,000) of surplus net revenues of the Town's Utility Fund.	\$ 10,230,000	\$ -
Ratings: Moody's "Aa1"; Standard & Poor's "AAA"		



**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

**III. DETAILED NOTES ON ALL FUNDS (CONTINUED)**

	<u>Governmental Activities</u>	<u>Business-type Activities</u>
<b>General Obligation Refunding and Improvement Bonds Series of 2012</b>		
<p>A series of 4,518 bonds at \$5,000 each dated August 15, 2012. The bonds were issued to fund various public improvement projects up to \$19,830,000 to include construction, engineering, and other professional services; refund the Town's outstanding General Obligation Bonds, Series 2004, and General Obligation Refunding and Improvement Bonds, Series 2005; and pay the costs of issuance associated with the sale of the bonds. The bonds mature serially through 2032 with interest rates ranging from 2% to 5%. The bonds are callable at par plus accrued interest on or after February 15, 2022 in whole or in part in principal amounts of \$5,000. Bonds and interest are payable from Ad Valorem taxes.</p> <p>Ratings: Moody's "Aa1"; Standard &amp; Poor's "AAA"; AMBAC Insured</p>	\$ 875,000	\$ -
<b>General Obligation Bonds, Tax-Exempt Series of 2013</b>		
<p>A series of 933 bonds at \$5,000 each dated July 15, 2013. The bonds were issued to provide funds to (i) engineer, construct, improve, repair, develop, extend and expand streets, thoroughfares, bridges, interchanges, intersections, grade separations, sidewalks and other public ways of the Town, including related streetscape improvements, public utility improvements, storm drainage facilities and improvements, signalization and other traffic controls, street lighting and the acquisition of land therefore; (ii) acquire and improve land and interest in land to provide improvements, additions and access to the Addison Municipal Airport, and (iii) pay the costs of issuing the Tax-Exempt Bonds. The bonds mature serially through 2023 with interest rates ranging from 2% to 5%. The bonds are callable at par plus accrued interest on or after February 15, 2023 in whole or in part in principal amounts of \$5,000.</p> <p>Ratings: Moody's "Aa1"; Standard &amp; Poor's "AAA"</p>	\$ 425,000	\$ -
<b>General Obligation Bonds Series 2013A (AMT)</b>		
<p>A series of 375 bonds at \$5,000 each dated July 15, 2013. The bonds were issued to provide funds to: (i) acquire and improve of land and interests in land to provide improvements, additions and access to the Addison Municipal Airport, and (ii) pay the costs of issuing the AMT bonds. The bonds mature serially through 2023 with interest rates ranging from 2% to 2.25%. The bonds are not callable.</p> <p>Ratings: Moody's "Aa1"; Standard &amp; Poor's "AAA"</p>	\$ 175,000	\$ -

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

**III. DETAILED NOTES ON ALL FUNDS (CONTINUED)**

	<u>Governmental Activities</u>	<u>Business-type Activities</u>
<b>General Obligation Bonds Taxable Series of 2013B</b>		
<p>A series of 250 bonds at \$5,000 each dated July 15, 2013. The bonds, used together with other available Town funds, were issued to provide funds to: (i) acquire and improve land and interests in land to provide improvements, additions and access to the Addison Municipal Airport, and (ii) pay the costs of issuing the Taxable Bonds. The bonds mature serially through 2023 with interest rates ranging from 3.75% to 5%. The bonds are callable at par plus accrued interest on or after February 15, 2023 in whole or in part in principal amounts of \$5,000.</p> <p>Ratings: Moody's "Aa1"; Standard &amp; Poor's "AAA"</p>	\$ 115,000	\$ -
<b>Combination Tax and Revenue Certificates of Obligation Series of 2013</b>		
<p>A series of 2,037 bonds at \$5,000 each dated July 15, 2013. The Certificates were issued for (i) (a) designing, acquiring, improving, constructing and renovating facilities and infrastructure at the Addison Municipal Airport and the acquisition and improvement of land and interests in land to provide improvements, additions and access to the airport, (b) designing, acquiring, improving, constructing, and renovating City drainage and stormwater infrastructure and facilities ((a) and (b) together, the "Project") and (ii) paying professional services of attorneys, financial advisors and other professionals in connection with the Project and the issuance of the Certificates. The bonds mature serially through 2023 with interest rates ranging from 2% to 5%. The bonds are callable at par plus accrued interest on or after February 15, 2023 in whole or in part in principal amounts of \$5,000.</p> <p>Ratings: Moody's "Aa1"; Standard &amp; Poor's "AAA"</p>	\$ -	\$ 920,000
<b>General Obligation Bonds, Tax-Exempt Series 2014</b>		
<p>A series of 2,400 bonds at \$5,000 each dated February 15, 2014. The bonds were issued to provide funds for: (i) engineering, constructing, reconstructing, improving, repairing, developing, extending and expanding streets, thoroughfares, bridges, interchanges, intersections, grade separations, sidewalks and other public ways of the Town, including related streetscape improvements, public utility improvements, storm drainage facilities and improvements, signalization and other traffic controls, street lighting, and the acquisition of land therefor; relocating utilities currently located in or adjacent to the Belt Line Road right-of-way and acquiring, constructing, and developing Belt Line Road roadway and streetscape improvements and the acquisition of land therefor; and (iii) for the payment of the costs of issuing the Tax-Exempt Bonds. The bonds mature serially through 2034 with interest rates ranging from 3% to 3.625%. The bonds are callable at par plus accrued interest on or after February 15, 2024 in whole or in part in principal amounts of \$5,000.</p> <p>Ratings: Moody's "Aa1"; Standard &amp; Poor's "AAA"</p>	\$ 9,255,000	\$ -

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

**III. DETAILED NOTES ON ALL FUNDS (CONTINUED)**

	<u>Governmental Activities</u>	<u>Business-type Activities</u>
<b>Certificates of Obligation Series 2014</b>		
A series of 1,513 bonds at \$5,000 each dated February 15, 2014. The Certificates were issued for (i) designing, constructing, installing, acquiring and equipping additions, extensions and improvements to the Town's water and wastewater system, and the acquisition of land and interests in land for such projects, (the "Project") and (ii) paying professional services of attorneys, financial advisors and other professionals in connection with the Project and the issuance of the Certificates. The bonds mature serially through 2034 with interest rates ranging from 1% to 4%. The bonds are callable at par plus accrued interest on or after February 15, 2024 in whole or in part in principal amounts of \$5,000.	\$ -	\$ 5,680,000
Ratings: Moody's "Aa1"; Standard & Poor's "AAA"		
<b>General Obligation Refunding Bonds Series 2016</b>		
A series of 4,712 bonds at \$5,000 each dated May 13, 2016. The bonds were issued to refund a portion of the Town's outstanding debt for debt service savings and to pay the costs associated with the issuance of the bonds. The bonds mature serially through 2033 with interest rates ranging from 3% to 5%. The bonds are callable at par plus accrued interest on or after February 15, 2026 in whole or in part in principal amounts of \$5,000.	\$ 15,000,000	\$ 4,645,000
Ratings: Moody's "Aa1"; Standard & Poor's "AAA"		
<b>Combination Tax and Revenue Certificates of Obligation Series 2018</b>		
A series of 2,623 bonds at \$5,000 each dated December 11, 2018. The bonds were issued for the purpose of (i) designing, constructing, installing, acquiring and equipping additions, extensions and improvements to the Town's water and wastewater system, and the acquisition of land and interests in land for such projects, (ii) designing, acquiring, improving, constructing, and renovating facilities and infrastructure at the Addison Municipal Airport related to constructing and equipping a new customs and airport administration facility, and (iii) to pay for professional services of attorneys, financial advisors and other professionals in connection with the Project and the issuance of the certificates. The bonds mature serially through 2039 with interest rates ranging from 3% to 5%. The bonds are callable at par value plus accrued interest on or after February 15, 2028 in whole or in part in principal amounts of \$5,000. Bonds and interest are payable from a combination of Ad Valorem taxes and a limited pledge (not to exceed \$1,000) of surplus net revenues of the Town's Utility Fund.	\$ -	\$ 12,425,000
Ratings: Moody's "Aaa"; Standard & Poor's "AAA"		

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

**III. DETAILED NOTES ON ALL FUNDS (CONTINUED)**

	<u>Governmental Activities</u>	<u>Business-type Activities</u>
<b>Combination Tax and Revenue Certificates of Obligation Series 2019</b>		
<p>A series of 3,380 bonds at \$5,000 each dated September 10, 2019. The bonds were issued for the purpose of (i) engineering, constructing, reconstructing, improving, repairing, developing, extending and expanding streets, thoroughfares, bridges, interchanges, intersections, grade separations, sidewalks and other public ways of the Town, including related streetscape improvements, public utility improvements, storm drainage facilities and improvements, signalization and other traffic controls, street lighting, and the acquisition of land therefor, (ii) improvements to a groundwater well to supply water to the Town's Vitruvian Park, and (iii) to pay for professional services of attorneys, financial advisors and other professionals in connection with the Project and the issuance of the certificates. The bonds mature serially through 2039 with interest rates ranging from 3% to 4%. The bonds are callable at par value plus accrued interest on or after February 15, 2028 in whole or in part in principal amounts of \$5,000.</p> <p>Ratings: Moody's "Aaa"; Standard &amp; Poor's "AAA"</p>	\$ 15,605,000	\$ -
<b>General Obligation Bonds Series 2020</b>		
<p>A series of 2,727 bonds at \$5,000 each dated August 11, 2020. The bonds were issued for the purpose of (i) constructing and improving Keller Springs Road and Airport Parkway, including sidewalks, bridges, landscaping, streetlighting, right-of-way protection, and related storm drainage improvements and acquiring rights-of-way in connection therewith, (ii) acquiring, developing, renovating and improving parks, park facilities, including the Addison Athletic Club, and open spaces for park and recreation purposes in and for the Town, including the acquisition of land therefor, (iii) renovating, repairing, improving, and equipping existing Town service, public safety, conference and administrative facilities, including repair, replacement, and improvement of roofs, mechanical, electrical, plumbing, air conditioning, heating and ventilation equipment and systems, facade improvements, and improvements required by the Americans with Disabilities Act and other applicable laws, (iv) improving, acquiring and equipping advanced traffic control systems and facilities, and (v) paying of the costs of issuance of the Bonds. The bonds mature serially through 2040 with interest rates ranging from 2% to 5%. The bonds are callable at par value plus accrued interest on or after August 15, 2029 in whole or in part in principal amounts of \$5,000.</p> <p>Ratings: Moody's "Aaa"; Standard &amp; Poor's "AAA"</p>	\$ 13,100,000	\$ -

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

**III. DETAILED NOTES ON ALL FUNDS (CONTINUED)**

	<u>Governmental Activities</u>	<u>Business-type Activities</u>
<b>General Obligation Refunding Bonds Taxable Series 2020</b>		
<p>A series of 2,641 bonds at \$5,000 each dated August 11, 2020. The bonds were issued for the purpose of (i) refund the Refunded Bonds, and (ii) pay of the costs of issuance of the Bonds. The bonds mature serially through 2032 with interest rates ranging from 0.2% to 2%. The bonds are callable at par value plus accrued interest on or after August 15, 2029 in whole or in part in principal amounts of \$5,000.</p> <p>Ratings: Moody's "Aaa"; Standard &amp; Poor's "AAA"</p>	\$ 12,925,000	\$ -
<b>General Obligation Bonds Series 2021</b>		
<p>A series of 2,970 bonds at \$5,000 each dated August 1, 2021. The bonds were issued for the purpose of (i) engineering, constructing, reconstructing, improving, repairing, developing, extending and expanding streets, thoroughfares, intersections, grade separations, sidewalks, and other public ways of the Town, including related streetscape improvements, public utility improvements, storm drainage facilities and improvements, signalization and other traffic controls, street lighting and the acquisition of land therefor, (ii) acquiring, developing, renovating and improving parks, park facilities, recreation facilities, including the Addison Athletic Club, and open spaces for park and recreation purposes in and for the Town, including the acquisition of land therefor, (iii) renovating, repairing, improving, and equipping existing Town service, public safety, conference and administrative facilities, including repair, replacement, and improvement of roofs, mechanical, electrical, plumbing, air conditioning, heating and ventilation equipment and systems, facade improvements, and improvements required by the Americans with Disabilities Act and other applicable laws, (iv) improving, acquiring and equipping advanced traffic control systems and facilities, and (v) paying of the costs of issuance of the Bonds. The bonds mature serially through 2041 with interest rates ranging from 2% to 5%. The bonds are callable at par value plus accrued interest on or after August 15, 2030 in whole or in part in principal amounts of \$5,000.</p> <p>Ratings: Moody's "Aaa"; Standard &amp; Poor's "AAA"</p>	\$ 14,850,000	\$ -



**NOTES TO FINANCIAL STATEMENTS**  
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**III. DETAILED NOTES ON ALL FUNDS (CONTINUED)**

	<u>Governmental Activities</u>	<u>Business-type Activities</u>
<b>General Obligation Refunding Bonds Taxable Series 2021</b>		
A series of 2,192 bonds at \$5,000 each dated August 1, 2021. The bonds were issued for the purpose of (i) to refund certain outstanding ad valorem tax obligations of the Town as described in Schedule I - Schedule of Refunding Obligations for debt service savings, and (ii) for payment of the costs of issuance of the Taxable Bonds. The bonds mature serially through 2033 with interest rates ranging from 1.15% to 3%. The bonds are callable at par value plus accrued interest on or after August 15, 2030 in whole or in part in principal amounts of \$5,000. Ratings: Moody's "Aaa"; Standard & Poor's "AAA"	\$ 4,315,000	\$ 6,645,000
<b>TOTAL LONG-TERM DEBT OUTSTANDING</b>	<u>\$ 96,870,000</u>	<u>\$ 30,315,000</u>

**Town of Addison, Texas**  
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**NOTES TO FINANCIAL STATEMENTS**  
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**III. DETAILED NOTES ON ALL FUNDS (CONTINUED)**

Changes in Long-Term Liabilities

A summary of long-term liability activity for the year ended September 30, 2021 was as follows (in thousands of dollars):

	Beginning Balance	Additions	Retirements	Ending Balance	Due Within One Year
Governmental Activities:					
General Obligation Bonds	\$ 59,500	\$ 19,165	\$ (7,630)	\$ 71,035	\$ 4,280
Premium on General Obligation Bonds	4,237	1,352	(821)	4,768	-
Discount on General Obligation Bonds	(7)	(6)	1	(12)	-
Certificates of Obligation	27,185	-	(1,350)	25,835	1,390
Premium on Certificates of Obligation	1,113	-	(104)	1,009	-
Discount on Certificates of Obligation	(75)	-	5	(70)	-
Net Pension Liability	2,820	12,653	(13,354)	2,119	-
Compensated Absences	1,199	231	(185)	1,245	150
Total OPEB Liability	4,177	692	(274)	4,595	206
Long-Term Liabilities – Governmental Activities	<u>\$ 100,149</u>	<u>\$ 34,087</u>	<u>\$ (23,712)</u>	<u>\$ 110,524</u>	<u>\$ 6,026</u>
Business-type Activities:					
General Obligation Refunding Bonds	\$ 4,965	\$ 6,645	\$ (320)	\$ 11,290	\$ 465
(Payable from airport and utility system revenues)					
Premium on General Obligation Refunding Bonds	651	-	(98)	553	-
Discount on General Obligation Refunding Bonds	-	(9)	-	(9)	-
Combination Tax and Revenue Certificates of Obligation	8,945	-	(2,130)	6,815	390
(Payable from airport revenues)					
Premium on Combination Tax and Revenue C.O.	291	-	(84)	207	-
Combination Tax and Revenue Certificates of Obligation	12,105	-	(550)	11,555	570
(Payable from utility system revenues)					
Premium on Combination Tax and Revenue C.O.	227	-	(21)	206	-
Combination Tax and Revenue Certificates of Obligation	5,365	-	(4,710)	655	320
(Payable from storm water system revenues)					
Premium on Combination Tax and Revenue C.O.	163	-	(156)	7	-
Note Payable	57	-	(57)	-	-
Net Pension Liability	197	735	(775)	157	-
Compensated Absences	95	122	(26)	191	25
Total OPEB Liability	363	60	(24)	399	-
Long-Term Liabilities – Business-type Activities	<u>\$ 33,424</u>	<u>\$ 7,553</u>	<u>\$ (8,951)</u>	<u>\$ 32,026</u>	<u>\$ 1,770</u>

During the current fiscal year, the Town refunded \$10,155,000 of governmental GO's with a \$318,677 unamortized premium in a taxable refunding issuance entitled GO Refunding Bonds, Taxable Series 2021. No additional proceeds were received, and the Town paid \$47,251 in issuance costs and underwriter discounts from the General Obligation Debt Service Fund. The new issuance resulted in \$10,960,000 governmental GO refunding bonds with a discount of \$15,152. As a result of the taxable refunding, the Town reduced its total debt service requirements by \$1,468,772, which resulted in an economic gain (difference between the present value of the debt service payments on the old and new debt) of approximately \$1,328,239.

The Town intends to retire all of its general obligation bonds (other than those recorded in the enterprise funds), plus interest, from future Ad Valorem tax levies, interest income, and transfers from other funds. The Town is required by ordinance to create from such tax revenues a sinking fund sufficient to pay the current interest due thereon and each installment of principal as it becomes due. There is \$573,411 available in the General Obligation Debt Service Fund to service the general obligation bonds.

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**Basic Financial Statements**

**NOTES TO FINANCIAL STATEMENTS**  
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**III. DETAILED NOTES ON ALL FUNDS (CONTINUED)**

Proprietary fund-type debt is to be repaid from net revenues of the enterprise funds and is, accordingly, recorded as enterprise fund debt.

Bonded debt is direct obligations and pledge the full faith and credit of the government for both governmental and business-type activities. There are a number of limitations and restrictions contained in the various general obligations, certificates of obligation, and revenue bond indentures. The Town is in compliance with all significant limitations and restrictions at September 30, 2021.

For the governmental activities, compensated absences are generally liquidated in the General Fund, Economic Development Fund and Hotel Fund. Also for governmental activities, the net pension liability and total OPEB liability is generally liquidated from the General Fund.

The debt service requirements on the aforementioned bonded debt are as follows:

	Governmental Activities		Business-type Activities	
	Principal	Interest	Principal	Interest
General Obligation Bonds:				
2022	\$ 4,280,000	\$ 2,008,570	\$ 465,000	\$ 293,998
2023	4,385,000	1,911,265	475,000	283,855
2024	4,495,000	1,790,679	965,000	264,655
2025	4,640,000	1,666,604	990,000	243,705
2026	4,790,000	1,524,304	1,020,000	219,955
2027-2031	25,360,000	5,135,181	5,185,000	685,338
2032-2036	15,290,000	1,534,064	2,190,000	66,565
2037-2041	7,795,000	371,372	-	-
	<u>\$ 71,035,000</u>	<u>\$ 15,942,039</u>	<u>\$ 11,290,000</u>	<u>\$ 2,058,071</u>
Certificates of Obligation:				
2022	\$ 1,390,000	\$ 811,538	\$ 1,280,000	\$ 675,750
2023	1,445,000	758,613	1,335,000	627,125
2024	1,505,000	699,612	895,000	588,975
2025	1,560,000	642,512	925,000	561,675
2026	1,620,000	587,463	960,000	530,600
2027-2031	6,935,000	2,261,338	5,455,000	2,042,319
2032-2036	7,535,000	1,190,363	5,485,000	909,722
2037-2040	3,845,000	157,819	2,690,000	145,866
	<u>\$ 25,835,000</u>	<u>\$ 7,109,258</u>	<u>\$ 19,025,000</u>	<u>\$ 6,082,032</u>

At September 30, 2021, the Town had \$65,390,000 authorized but unissued general obligation bonds.

**Town of Addison, Texas**  
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**NOTES TO FINANCIAL STATEMENTS**  
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**III. DETAILED NOTES ON ALL FUNDS (CONTINUED)**

**G. Interfund Receivables, Payables, and Transfers**

A summary of interfund receivables and payables at September 30, 2021 is as follows, and it has been classified as internal balances within the government-wide statement of net position:

	Interfund Receivables	Interfund Payables	
Capital Project Fund	\$ 530,000	\$ -	
Airport Fund	-	530,000	Loan for AFRR, reimbursement expected in subsequent years
Total	<u>\$ 530,000</u>	<u>\$ 530,000</u>	

Transfers between funds during the year ended September 30, 2021 were comprised of the following:

<u>Fund</u>	<u>Transfers In</u>	<u>Transfers Out</u>	<u>Purpose of Transfer</u>
General Fund	\$ -	\$ 3,460,950	For capital projects
Capital Project Fund	3,460,950	-	For capital projects
Hotel Fund	-	384,000	For economic development
Economic Development Fund	384,000	-	For economic development
Airport Fund	-	17,940	For assests transferred to Internal Svc Fund
Utility Fund	-	38,074	For assests transferred to Internal Svc Fund
Internal Service Fund	17,940	-	For assests transferred to Internal Svc Fund
Internal Service Fund	38,074	-	For assests transferred to Internal Svc Fund
Internal Service Fund	-	183,255	For purchase of assets in Internal Svc Fund
Internal Service Fund	-	130,809	For purchase of assets in Internal Svc Fund
Internal Service Fund	-	19,720	For purchase of assets in Internal Svc Fund
Airport Fund	183,255	-	For purchase of assets in Internal Svc Fund
Utility Fund	130,809	-	For purchase of assets in Internal Svc Fund
Airport Fund	19,720	-	For purchase of assets in Internal Svc Fund
Total Transfers	<u>\$ 4,234,748</u>	<u>\$ 4,234,748</u>	

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

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**IV. OTHER INFORMATION**

**A. Risk Management**

The Town is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omissions; injuries to employees; and natural disasters. During fiscal year 2021, the Town maintained workers compensation, general liability and property coverage through the Texas Municipal League Intergovernmental Risk Pool (TMLIRP). The Town pays an annual premium to TMLIRP for such coverage. TMLIRP purchases reinsurance and the Town does not retain risks of loss exceeding deductibles. The Town's general liability coverage is \$5,000,000 and \$10,000,000 in the aggregate. Settled claims have not exceeded insurance coverage in each of the past five years.

For the period of October 2020 to September 2021, the Town offered health benefits through one of two plans operated by Blue Cross Blue Shield. Employees were able to choose either an HSA (health savings account) plan or a PPO (preferred provider organization) plan. The Town also offers a dental plan through Delta Dental and a vision plan through Blue Cross Blue Shield of Texas Vision. The HSA, PPO, and dental plans are funded by joint contributions from the employees and the Town and are accounted for in the respective operating funds. The vision plan is solely from employee contributions.

Blue Cross and Delta Dental plans are fully insured contracts. Monthly premiums paid to Blue Cross and Delta Dental were based upon fixed employee and dependent rates that are established each year.

**B. Employee's Retirement System**

**1) Pension Plan**

For purposes of measuring the net pension liability, pension related deferred outflows and inflows of resources, and pension expense, Town specific information about its fiduciary net position in the Texas Municipal Retirement System (TMRS) and additions to/deductions from the Town's fiduciary net position have been determined on the same basis as they are reported by TMRS. For this purpose, plan contributions are recognized in the period that compensation is reported for the employee, which is when contributions are legally due. Benefit payments and refunds are recognized when due and payable in accordance with the benefit terms. Investments are reported at fair value. Information regarding the Town's net pension liability is obtained from TMRS through a report prepared for the Town by TMRS consulting actuary, Gabriel Roeder Smith & Company, in compliance with Governmental Accounting Standards Board (GASB) Statement No. 68, *Accounting and Financial Reporting for Pensions - an amendment of GASB Statement No. 27*.

**Plan Description**

The Town provides pension benefits for all of its full-time employees through a nontraditional, hybrid defined benefit plan in the state-wide Texas Municipal Retirement System (TMRS), one of over 890 administered by TMRS, an agent multiple-employer public employee retirement system. Each of the municipalities has an annual individual actuarial valuation performed. TMRS is an agency created by the State of Texas and administered in accordance with the TMRS Act, Subtitle G, Title 8, Texas Government Code (the TMRS Act) as an agent multiple-employer retirement system for municipal employees in the State of Texas. The TMRS Act places the general administration and management of the System with a six-member Board of Trustees. Although the Governor, with the advice and consent of the Senate, appoints the Board, TMRS is not fiscally dependent on the State of Texas. TMRS' defined benefit pension plan is a tax-qualified plan under Section 401 (a) of the Internal Revenue Code.



**NOTES TO FINANCIAL STATEMENTS**  
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**IV. OTHER INFORMATION (CONTINUED)**

TMRS issues a publicly available Annual Comprehensive Financial Report, a copy of which may be obtained by writing to P.O. Box 149153, Austin, Texas 78714-9153. The report is also available on the System's web site at: <http://www.tmr.com/publications.php>.

Benefits Provided

TMRS provides retirement, disability, and death benefits. Benefit provisions are adopted by the governing body of the Town, within the options available in the state statutes governing TMRS.

Benefits depend upon the sum of the employee's contributions to the plan and the Town-financed monetary credits, with interest. At the date the plan began, the Town granted monetary credits for services rendered before the plan began based on an amount equal to two times what would have been contributed by the employee plus interest. Monetary credits for service since the plan began are 200 percent of the employee's accumulated contributions. Beginning in 1994, the Town adopted an annually repeating type of monetary credit referred to as an updated service credit which when added to the employee's accumulated contributions and the monetary credits for service since the plan began would be the total monetary credits and employee contributions accumulated with interest, if the current employee contribution rate and Town matching percent had always been in existence. The calculation included a three-year exponential average of the actual salaries paid during the prior fiscal years.

At retirement, the benefit is calculated as if the sum of the employee's accumulated contributions with interest and the employer-financed monetary credits plus interest were used to purchase an annuity. Also, in 1994, the Town adopted annually repeating annuity increases for its retirees equal to 70% of the change in the consumer price index. The Town discontinued the annual increases in January 2009 and began doing ad hoc increases through 2014, still at 70%. The Town has not adopted an ad hoc COLA since 2014.

The plan provisions are adopted by the governing body of the Town, within the options available in the state statutes governing TMRS and within the actuarial constraints also in the statutes. Members can retire at certain ages, based on the years of service with the Town. The service retirement eligibilities for the Town are: 5 years/age 60, 20 years/any age. Plan provisions for the Town are as follows:

Deposit Rate:	7%
Matching Ratio (Town to Employee):	2 to 1
A member is vested after:	5 years

Employees covered by benefit terms

At the December 31, 2020 valuation and measurement date, the following employees were covered by the benefit terms:

Inactive employees or beneficiaries currently receiving benefits	232
Inactive employees entitled to but not yet receiving benefits	236
Active employees	<u>278</u>
Total	<u>746</u>

**NOTES TO FINANCIAL STATEMENTS**  
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**IV. OTHER INFORMATION (CONTINUED)**

Contributions

The contribution rates for employees in TMRS are either 5%, 6%, or 7% of employee gross earnings, and the Town matching percentages are either 100%, 150%, or 200%, both as adopted by the governing body of the Town. Under the state law governing TMRS, the contribution rate for the Town is determined annually by the actuary, using the Entry Age Normal (EAN) actuarial cost method. The actuarially determined rate is the estimated amount necessary to finance the cost of benefits earned by employees during the year, with an additional amount to finance any unfunded accrued liability. Since the Town needs to know its contribution rates in advance for budgetary purposes, there is a one-year delay between the actuarial valuation that serves as the basis for the rate and the calendar year when the rate goes into effect.

Employees for the Town were required to contribute 7% of their annual gross earnings during the fiscal year. The Town elected to contribute at the full rates for calendar year 2020 of 11.22%. Accordingly, contributions to TMRS for the year ended September 30, 2021 were \$2,450,696 and were equal to the required contribution.

Net Pension Liability

The Town's Net Pension Liability was measured as of December 31, 2020, and the Total Pension Liability (TPL) used to calculate the Net Pension Liability was determined by an actuarial valuation as of that date.

Actuarial assumptions

The Total Pension Liability in the December 31, 2020 actuarial valuation was determined using the following actuarial assumptions:

Inflation	2.50% per year
Overall payroll growth	2.75% per year including inflation
Investment rate of return	6.75% net of pension plan investment expense including inflation

Salary increases were based on service-related tables. Mortality rates for active members and retirees were multiplied by 107.5% for both males and females. The rates are projected on a fully generational basis by scale BB to account for future mortality improvements. For disabled annuitants, the same table as healthy retirees is used, with slight adjustments.

Actuarial assumptions used in the December 31, 2020, valuation were based on the actuarial investigation of experience of TMRS. This investigation was for the period December 31, 2014 through December 31, 2018.

The long-term expected rate of return on pension plan investments is 6.75%. The pension plan's policy in regard to the allocation of invested assets is established and may be amended by the TMRS Board of Trustees. Plan assets are managed on a total return basis with an emphasis on both capital appreciation as well as the production of income, in order to satisfy the short-term and long-term funding needs of TMRS.

**NOTES TO FINANCIAL STATEMENTS**  
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**IV. OTHER INFORMATION (CONTINUED)**

The long-term expected rate of return on pension plan investments was determined using a building-block method in which best estimate ranges of expected future real rates of return (expected returns, net of pension plan investment expense and inflation) are developed for each major asset class. These ranges are combined to produce the long-term expected rate of return by weighting the expected future real rates of return by the target asset allocation percentage and by adding expected inflation. The target allocation and best estimates of arithmetic real rates of return for each major asset class are summarized in the following table:

<u>Asset Class</u>	<u>Target Location</u>	<u>Long-Term Expected Real Rate of Return (Arithmetic)</u>
Global Equity	30.0%	5.30%
Core Fixed Income	10.0%	1.25%
Non-Core Fixed Income	20.0%	4.14%
Real Return	10.0%	3.85%
Real Estate	10.0%	4.00%
Absolute Return	10.0%	3.48%
Private Equity	10.0%	7.75%
Total	<u>100.0%</u>	

Single Discount Rate

Projected benefit payments are required to be discounted to their actuarial present values using a single discount rate that reflects (1) a long-term expected rate of return on pension plan investments (to the extent that the plan's fiduciary net position is projected to be sufficient to pay benefits) and (2) tax-exempt municipal bond rate based on an index of 20-year general obligation bonds with an average AA credit rating as of the measurement date (to the extent that the plan's projected fiduciary net position is not sufficient to pay benefits).

For the purpose of this valuation, the expected rate of return on pension plan investments is 6.75%. A single discount rate of 6.75% was used to measure the total pension liability as of December 31, 2020. This single discount rate was based on the expected rate of return on pension plan investments of 6.75%. Based on the stated assumptions and the projection of cash flows, the Town's fiduciary net position and future contributions were sufficient to finance the future benefit payments of the current plan members for all projection years. Therefore, the long-term expected rate of return on pension plan investments was applied to all periods of the projected benefit payments to determine the total pension liability for the Town. The projection of cash flows used to determine the single discount rate for the Town assumed that the funding policy adopted by the TMRS Board will remain in effect for all future years. Under this funding policy, the Town will finance the unfunded actuarial accrued liability over the years remaining for the closed period existing for each base in addition to the employer portion of all future benefit accruals (i.e. the employer normal cost).

**Town of Addison, Texas**  
**Basic Financial Statements**

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

**IV. OTHER INFORMATION (CONTINUED)**

Changes in the Net Pension Liability

	Increase (Decrease)		
	Total Pension Liability (a)	Plan Fiduciary Net Position (b)	Net Pension Liability (a) - (b)
Balance at 10/1/2020	\$ 136,646,183	\$ 133,628,634	\$ 3,017,549
Changes for the year:			
Service cost	3,442,943	-	3,442,943
Interest	9,077,037	-	9,077,037
Difference between expected and actual experience	800,065	-	800,065
Contributions - employer	-	2,450,696	(2,450,696)
Contributions - employee	-	1,551,077	(1,551,077)
Net investment income	-	10,128,771	(10,128,771)
Benefit payments, including refunds of employee contributions	(7,786,079)	(7,786,079)	-
Administrative expense	-	(65,634)	65,634
Other	-	(2,561)	2,561
Net changes	5,533,966	6,276,270	(742,304)
Balance at 9/30/2021	\$ 142,180,149	\$ 139,904,904	\$ 2,275,245

Sensitivity of the Net Pension Liability/(Asset) to Changes in the Discount Rate

The following presents the net pension liability of the Town, calculated using the discount rate of 6.75% as well as what the Town's net pension liability/(asset) would be if it were calculated using a discount rate that is 1-percentage-point lower (5.75%) or 1-percentage-point higher (7.75%) than the current rate:

	1% Decrease 5.75%	Current Discount Rate 6.75%	1% Increase 7.75%
Town's net pension liability	\$ 20,889,590	\$ 2,275,245	\$ (13,120,559)

Pension Plan Fiduciary Net Position

Detailed information about the pension plan's Fiduciary Net Position is available in a separately-issued TMRS financial report. That report may be obtained on the Internet at [www.tmrs.com](http://www.tmrs.com).

Pension Expense and Deferred Outflows of Resources and Deferred Inflows of Resources

For the year ended September 30, 2021, the Town recognized pension expense of \$1,330,118. At September 30, 2021, the Town reported deferred outflows of resources and deferred inflows of resources related to pensions from the following sources:

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

**IV. OTHER INFORMATION (CONTINUED)**

	Deferred Outflows of Resources	Deferred Inflows of Resources
Differences between expected & actual economic experience	\$ 1,096,331	\$ -
Contributions subsequent to the measurement date	1,998,885	-
Change of assumptions	205,733	-
Difference between projected and actual investment earnings	-	(3,753,959)
Total	<u>\$ 3,300,949</u>	<u>\$ (3,753,959)</u>

Deferred outflows of resources related to pensions resulting from contributions subsequent to the measurement date but before the end of the Town's reporting period of \$1,998,885 will be recognized as a reduction of the net pension liability for the year ending September 30, 2022. Other amounts reported as deferred outflows and inflows of resources related to pensions will be recognized in pension expense as follows:

Year ended September 30	Net deferred outflows (inflows) of resources
2022	\$ (869,851)
2023	691,928
2024	(2,054,204)
2025	(219,768)
Total	<u>\$ (2,451,895)</u>

Allocation of Pension Items

The City allocates pension items between governmental activities and business-type activities on the basis of employee payroll.

2) Deferred Compensation Plan

The Town offers all employees a deferred compensation plan through Mission Squared (Trustee) in accordance with Internal Revenue Code Section 457. The ICMA-RC 457 plan provides employees the option to supplement their TMRS retirement benefits by making pre-tax contributions to their plan. The Town matches 2.67% of employee contributions up to 4.0% of their base salaries. The 457 plan contribution maximums for 2021 are \$20,500 for individuals under 50, \$26,000 for age 50 catch-up, and \$39,000 for the regular catch-up provision. Employees may enroll in the plan and/or change their contribution amounts at any time. The total amount contributed by the Town for fiscal year 2021 was \$621,775.



**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

**IV. OTHER INFORMATION (CONTINUED)**

3) Other Postemployment Benefits

A summary of OPEB related items as of and for the year ended September 30, 2021, is presented below.

Plan	Total OPEB Liability	Deferred Outflows of Resources	Deferred Inflows of Resources	OPEB Expense
Retiree Health Care Plan				
Governmental Activities	\$ 3,363,184	\$ 468,912	\$ (158,168)	\$ 317,623
Business-Type Activities	292,183	40,738	(13,756)	27,619
Supplemental Death Benefits				
Governmental Activities	1,231,852	277,615	(56,764)	114,833
Business-Type Activities	107,020	24,145	(4,934)	9,985
Total	<u>\$ 4,994,239</u>	<u>\$ 811,410</u>	<u>\$ (233,622)</u>	<u>\$ 470,060</u>

Retiree Health Care Plan Description

In addition to the pension benefits described above, as required by state law and defined by Town Policy, the Town makes available health care benefits to all employees who retire from the Town and who are receiving benefits from a Town-sponsored retirement program (Texas Municipal Retirement System and/or a Section 457 Deferred Compensation Plan) through a single-employer defined benefit healthcare plan. This healthcare plan provides lifetime insurance, or until age 65 if eligible for Medicare, to eligible retirees, their spouses and dependents through the Town's group health insurance plan, which covers both active and retired members. No assets are accumulated in a trust that meets the criteria in paragraph 4 of GASB Statement No. 75.

Benefits Provided

Current retirees in the health plan and active employees with 20 years or more of service or at age 60 or more with five years or more of service at retirement are eligible to remain in the health plan at the total blended contribution rate for active and retiree participants. Since an irrevocable trust has not been established, the plan is not accounted for as a trust fund. The plan does not issue a separate financial report. Benefit provisions for retirees are not mandated by any form of employment agreement. The continued provision of these benefits is based entirely on the discretion of the Town of Addison City Council.

A measurement date of December 31, 2020 was used for the September 30, 2021 liability and expense. The information that follows was determined as of a valuation date of December 31, 2020.

Employees covered by benefit terms

At the December 31, 2020 measurement date, the following employees were covered by the benefit terms:

Retirees and Beneficiaries	53
Active Members	<u>278</u>
Total	<u>331</u>

NOTES TO FINANCIAL STATEMENTS  
September 30, 2021

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IV. OTHER INFORMATION (CONTINUED)

Contributions

Before age 65, the Town will pay a \$150 monthly stipend toward the retiree’s healthcare premium if the retiring employee meets the eligibility criteria at the time of termination and elects coverage in the health plan. For members who retire after 65 or were eligible for the \$150 stipend before age 65, the Town will pay a \$75 monthly stipend directly to the retiree. Current retirees contribute to the health plan the total blended premium for active and retired participants, less the \$150 stipend provided by the Town. The Town contribution to the health plan consists of total premiums in excess of retiree contributions.

Retirees receiving medical benefits during fiscal year 2021 contributed \$499 to \$1,600 per month depending on coverage levels selected. In fiscal year 2021, total retiree contributions were \$155,626.

Total OPEB Liability for Retiree Health Care Plan

The Town of Addison utilized the actuarial services of Gabriel, Roeder, Smith & Company (GRS), a company who has been providing actuarial consulting services since 1938, under the shared services arrangement provided by GRS and North Central Texas Council of Governments. The Town's total OPEB liability for healthcare benefits of \$3,655,367 was measured as of December 31, 2020.

Actuarial assumptions

The Town's total OPEB Liability in the December 31, 2020 actuarial valuation was determined using the following actuarial assumptions, applied to all periods included in the measurement date, unless otherwise specified:

Inflation	2.50% per year
Salary Increases	3.50% to 11.50%, including inflation
Discount rate	2.0% (2.75% in prior year)
Healthcare cost trend rates	7.0% for 2021, declining to 4.25% after 13 years
Participation rates	50% of employees who retire before age 65 and 90% of employees who retire at age 65 or older (100% of employees who retire at age 65 or older in prior year)

For plans that do not have a formal trust that meets the GASB's requirements, the discount rate is equal to the tax-exempt municipal bond rate based on a 20-year general obligation AA bond rating as of the measurement date. The rate of 2.00 percent is based on the daily rate closest to but not later than the measurement date using the Fidelity 20-Year Municipal G.O. AA Index.

Mortality rates were based on the gender-distinct 2019 Municipal Retirees of Texas mortality tables and projected on a fully generational basis using the ultimate mortality improvement rates in the MP tables to account for future mortality improvements.

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

**IV. OTHER INFORMATION (CONTINUED)**

Changes in the Total OPEB Liability for Retiree Health Care Plan

	Total OPEB Liability
Balance as of 10/1/20	\$ 3,434,751
Changes for the year:	
Service cost	223,105
Interest on OPEB Liability	94,810
Effect of difference in expected & actual experience	(82,782)
Effect of changes of assumptions	182,815
Benefit payments	(197,332)
Change in total OPEB Liability	220,616
Balance as of 9/30/21	\$ 3,655,367

Sensitivity of Total OPEB Liability to Changes in the Discount Rate

The following presents the plan's total OPEB liability of the Town, calculated using a discount rate of 2.00% as well as what the plan's total OPEB liability would be if it were calculated using a discount rate that is 1-percentage-point lower (1.00%) or 1-percentage-point higher (3.00%) than the current rate:

	1% Decrease 1.00%	Current Discount Rate 2.00%	1% Increase 3.00%
Total OPEB liability	\$ 4,041,825	\$ 3,655,367	\$ 3,315,933

Sensitivity of Total OPEB Liability to Changes in the Health Care Cost Trend Rates

The following presents the plan's total OPEB liability of the Town, calculated using the assumed trend rates as well as what the plan's total OPEB liability would be if it were calculated using a trend rates that is 1-percentage-point lower or 1-percentage-point higher than the current rate:

	1% Decrease	Current Health Care Cost Trend Rates	1% Increase
Total OPEB liability	\$ 3,366,433	\$ 3,655,367	\$ 4,004,584

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

**IV. OTHER INFORMATION (CONTINUED)**

OPEB Expense and Deferred Outflows of Resources and Deferred Inflows of Resources

For the year ended September 30, 2021, the Town recognized OPEB expense of \$345,242. At September 30, 2021, the Town reported deferred outflows of resources and deferred inflows of resources related to OPEB from the following sources:

	Deferred Outflows of Resources	Deferred Inflows of Resources
Differences between expected & actual economic experience	\$ -	\$ (107,582)
Change of assumptions	363,558	(64,342)
Benefit payments made subsequent to measurement date	146,092	-
Total	<u>\$ 509,650</u>	<u>\$ (171,924)</u>

Deferred outflows of resources related to OPEB resulting from benefit payments subsequent to the measurement date but before the end of the Town's reporting period of \$146,092 will be recognized as a decrease to the total OPEB liability during the year ended September 30, 2022. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to OPEB will be recognized in OPEB expense as follows:

Year ended September 30	Net deferred outflows (inflows) of resources
2022	\$ 27,327
2023	27,327
2024	27,327
2025	27,327
2026	27,327
Thereafter	54,999
Total	<u>\$ 191,634</u>

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

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**IV. OTHER INFORMATION (CONTINUED)**

Supplemental Death Benefits Fund Description

Texas Municipal Retirement System ("TMRS") administers an agent multiple-employer defined benefit group-term life insurance plan known as the Supplemental Death Benefits Fund ("SDBF"). This is a voluntary program in which participating member cities may elect, by ordinance, to provide group-term life insurance coverage for their active members, including or not including retirees. The death benefit for active employees provides a lump-sum payment approximately equal to the employee's annual salary (calculated based on the employee's actual earnings, for the 12-month period preceding the month of death). The death benefit for retirees is considered an other postemployment benefit ("OPEB") and is a fixed amount of \$7,500. As the SDBF covers both active and retiree participants, with no segregation of assets, the SDBF is considered to be an unfunded OPEB plan. No assets are accumulated in a trust that meets the criteria in paragraph 4 of GASB Statement No. 75.

Benefits Provided

The Town contributes to the SDBF at a contractually required rate as determined by an annual actuarial valuation. The rate is equal to the cost of providing one-year term life insurance. The funding policy for the SDBF program is to assure that adequate resources are available to meet all death benefit payments for the upcoming year. The intent is not to pre-fund retiree term life insurance during employees' entire careers.

A measurement date of December 31, 2020 was used for the September 30, 2021 liability and expense. The information that follows was determined as of a valuation date of December 31, 2020.

Employees covered by benefit terms

At the December 31, 2020 measurement date, the following employees were covered by the benefit terms:

Inactive employees currently receiving benefits	172
Inactive employees entitled to but not yet receiving benefits	62
Active employees	<u>278</u>
Total	<u>512</u>

Contributions

Due to the SDBF being considered an unfunded OPEB plan, benefit payments are treated as being equal to the employer's yearly contribution for retirees. The Town's Supplemental Death Benefit Plan contributions for 2021 were \$6,634.

Total OPEB Liability for Supplemental Death Benefits

The Town's total OPEB liability for supplemental death benefits of \$1,338,872 was measured as of December 31, 2020.

Actuarial assumptions

The Total OPEB Liability in the December 31, 2020 actuarial valuation was determined using the following actuarial assumptions, applied to all periods included in the measurement date, unless otherwise specified:

Inflation	2.50% per year
Salary increases	3.50% to 11.50%, including inflation
Discount rate	2.00% (2.75% in prior year)



**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

**IV. OTHER INFORMATION (CONTINUED)**

For plans that do not have a formal trust that meets the GASB's requirements, the discount rate is equal to the tax-exempt municipal bond rate based on a 20-year general obligation AA bond rating as of the measurement date. The rate of 2.00 percent is based on the daily rate closest to but not later than the measurement date using the Fidelity 20-Year Municipal G.O. AA Index.

Mortality rates were based on the 2019 Municipal Retirees of Texas Mortality Tables and projected on a fully generational basis with scale UMP.

The actuarial assumptions used in the December 31, 2020 valuation were based on the results of an actuarial experience study for the period December 31, 2014 to December 31, 2018.

Changes in the Total OPEB Liability for supplemental death benefits

	Total OPEB Liability
Balances as of 10/1/20	\$ 1,105,399
Changes for the year:	
Service cost	37,592
Interest on OPEB Liability	30,824
Effect of difference in expected & actual experience	(11,779)
Effect of changes in assumptions or other inputs	183,470
Benefit payments	(6,634)
Change in OPEB Liability	233,473
Balances as of 9/30/21	\$ 1,338,872

Sensitivity of Total OPEB Liability to Changes in the Discount Rate

The following presents the plan's total OPEB liability of the Town, calculated using a discount rate of 2.00% as well as what the plan's total OPEB liability would be if it were calculated using a discount rate that is 1-percentage-point lower (1.00%) or 1-percentage-point higher (3.00%) than the current rate:

	1% Decrease 1.00%	Current Discount Rate 2.00%	1% Increase 3.00%
Total OPEB liability	\$ 1,649,052	\$ 1,338,872	\$ 1,101,755

OPEB Expense and Deferred Outflows of Resources and Deferred Inflows of Resources

For the year ended September 30, 2021, the Town recognized OPEB expense of \$124,818. At September 30, 2021, the Town reported deferred outflows of resources and deferred inflows of resources related to OPEB from the following sources:

	Deferred Outflows of Resources	Deferred Inflows of Resources
Differences between expected and actual experience	\$ -	\$ (27,559)
Change of assumptions	301,760	(34,139)
Total	\$ 301,760	\$ (61,698)

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

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**IV. OTHER INFORMATION (CONTINUED)**

Deferred outflows and inflows of resources related to OPEB will be recognized in OPEB expense as follows:

Year ended September 30	Net deferred outflows (inflows) of resources
2022	\$ 56,402
2023	56,006
2024	43,752
2025	58,418
2026	25,484
Total	<u>\$ 240,062</u>

**C. Contingencies**

The Town is party to various legal actions arising in the ordinary course of business, none of which is believed by the Town's management to have a material impact on the financial condition of the Town. Accordingly, no provision for losses has been recorded in the accompanying financial statements for such contingencies.

The Town of Addison has a \$5,000,000 loan from the North Central Texas Council of Governments (NCTCOG) for Addison's future contribution to Dallas Area Rapid Transit (DART) for the Cotton Belt, also known as the Silver Line. NCTCOG transferred the \$5,000,000 to DART in 2019. The loan is to be repaid over 10 years at 1.8% interest, starting after the completion of the Cotton Belt. The Town of Addison is not responsible for any repayment of the loan unless and until the Cotton Belt is finished. If the Cotton Belt fails to materialize, the Town has no obligation to repay the loan. Completion is currently anticipated in 2024.

**D. Tax Incentive Rebates**

The Town of Addison has two active Commercial Development and Job Related Incentive Rebates that develop or redevelop a particular property attracting businesses that generate incremental tax revenues. In addition to GASB 77, the agreements are subject to Chapter 380 of the Texas Local Government Code that promotes local economic development, commercial activity and business stimulation. City Council approves the agreements via resolution. As part of the agreements, the Town agrees to rebate a portion of the ad valorem or sales tax after confirmation of payment. If the businesses do not meet the obligations as set forth in the agreements in a particular year, the businesses forego the rebates in that year.

The agreement with one entity, executed March 4, 2016, provides a rebate for 50% of business personal property (ad valorem) tax for ten years and a total amount of \$50,000 for waiver of permit fees. The entity did not meet the eligibility criteria to receive the incentive in the year ended September 30, 2021, and the amount forgone was \$17,375. Over the life of the contract, the entity has forgone \$86,873.

The agreement with the other entity provides a rebate for 75% of sales tax over a threshold amount, of which the calculation is outlined in the contract. The Town paid \$394,783 during the fiscal year ended September 30, 2021, and has paid \$1,752,395 over the life of the contract. Also, the contract allows for the Town of Addison to commission an independent traffic study regarding an area specified in the contract, and if warranted, the Town will pay for capital expenses related to potential signalization or other needed improvements in the specified area.

No traffic study has been warranted or commissioned as of September 30, 2021. Also, the contract requires a tree mitigation amount of \$424,385 to be paid in five installments starting the 10th anniversary of the contract execution date, which was in August 2012.

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

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**IV. OTHER INFORMATION (CONTINUED)**

**E. New Accounting Pronouncements**

The town has adopted and implemented the following statements during the fiscal year 2021.

Statement No. 84, *Fiduciary Activities* and Statement No. 97, *Certain Component Unit Criteria, and Accounting and Financial Reporting for Internal Revenue Code Section 457 Deferred Compensation Plans – an amendment of GASB Statements No. 14 and No. 84, and a supersession of GASB Statement No. 32* – These statements improve guidance regarding the identification of fiduciary activities for accounting and financial reporting purposes and how these activities should be reported. The adoption of GASB 84 and GASB 97 had no impact on the Town's net position.

Statement No. 90, *Majority Equity Interests* – This statement aims to improve the consistency and comparability of reporting a government's majority equity interest in a legally separate organization and to improve the relevance of financial statement information for certain component units. The adoption had no impact on the Town's net position.

Statement No. 98, *The Annual Comprehensive Financial Report* – This statement establishes the new term annual comprehensive financial report and the acronym ACFR. The adoption had no impact on the Town's net position.

The GASB has issued the following statements which will become effective in a future year.

Statement No. 87, *Leases* – This statement establishes a single approach to accounting for and reporting leases by state and local governments. This statement will be effective for the Town in fiscal year 2022. The Town will evaluate the potential impact on the Town's net position.

Statement No. 91, *Conduit Debt Obligations* – This statement provides a single method of reporting conduit debt and clarifies that these obligations are not government liabilities. This statement will be effective for the Town in fiscal year 2023. The Town will evaluate the potential impact on the Town's net position.

Statement No. 92, *Omnibus 2020* – This statement improves comparability and consistency of application of accounting and financial reporting and also authoritative literature. This statement will be effective for the Town in fiscal year 2022. The Town will evaluate the potential impact on the Town's net position.

Statement No. 93, *Replacement of Interbank Offered Rates* – This statement addresses implications caused by the replacement of an IBOR. This statement will be effective for the Town in fiscal year 2022. The Town will evaluate the potential impact on the Town's net position.

Statement No. 94, *Public-Private and Public-Public Partnerships and Availability Payment Arrangements* – This statement addresses issues related to public-private and public-public partnership arrangements (PPPs) and availability payment arrangements (APAs). This statement will be effective for the Town in fiscal year 2023. The Town will evaluate the potential impact on the Town's net position.

Statement No. 96, *Subscription-Based Information Technology Arrangements* – This statement provides guidance on subscription-based information technology arrangements (SBITAs) to further report on government's obligations and assets from SBITAs. This statement will be effective for the Town in fiscal year 2023. The Town will evaluate the potential impact on the Town's net position.

**NOTES TO FINANCIAL STATEMENTS**  
September 30, 2021

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**IV. OTHER INFORMATION (CONTINUED)**

F. Subsequent Events

On February 18, 2022, the Town refunded 2012 Certificates of Obligation by issuing \$8,670,000 in General Obligation Refunding Bonds, Series 2022 for debt service savings and paying of the costs of issuance of the bonds.

## Required Supplementary Information



**Town of Addison, Texas**  
**Required Supplementary Information**

**REQUIRED SUPPLEMENTARY INFORMATION**  
Texas Municipal Retirement System  
Schedule of the Town's Changes in Net Pension Liability/(Asset) and Related Ratios (Unaudited)  
Last Seven Measurement Years (Previous years are not available)

	Measurement Year 2014	Measurement Year 2015	Measurement Year 2016	Measurement Year 2017
Total pension liability:				
Service cost	\$ 2,819,937	\$ 3,120,695	\$ 2,740,122	\$ 2,862,674
Interest (on the Total Pension Liability)	8,660,470	9,031,058	7,721,380	8,023,052
Changes in benefit terms including substantively automatic status	-	-	(20,027,692)	-
Difference between expected and actual experience	(987,858)	(1,253,581)	(37,547)	827,177
Change in assumptions	-	467,077	-	-
Benefit payments, including refunds of employee contributions	(5,193,445)	(5,504,175)	(6,038,979)	(5,993,041)
Net change in total pension liability	5,299,104	5,861,074	(15,642,716)	5,719,862
Total pension liability - beginning	124,907,757	130,206,861	136,067,935	120,425,219
Total pension liability - ending (a)	130,206,861	136,067,935	120,425,219	126,145,081
Plan fiduciary net position:				
Contributions - employer	1,789,255	1,824,122	1,743,443	1,942,088
Contributions - employee	1,224,976	1,257,382	1,266,899	1,323,808
Net investment income	6,157,338	164,587	7,376,667	15,717,180
Benefit payments, including refunds of employee contributions	(5,193,445)	(5,504,175)	(6,038,979)	(5,993,041)
Administrative expense	(64,289)	(100,255)	(83,336)	(81,484)
Other	(5,286)	(4,952)	(4,490)	(4,130)
Net change in plan fiduciary net position	3,908,549	(2,363,291)	4,260,204	12,904,421
Plan fiduciary net position - beginning	107,639,477	111,548,026	109,184,735	113,444,939
Plan fiduciary net position - ending (b)	111,548,026	109,184,735	113,444,939	126,349,360
Net pension liability/(asset) - ending (a) - (b)	\$ 18,658,835	\$ 26,883,200	\$ 6,980,280	\$ (204,279)
Plan fiduciary net position as a percentage of total pension liability	85.67%	80.24%	94.20%	100.16%
Covered payroll	\$ 17,479,153	\$ 17,945,341	\$ 18,098,559	\$ 18,895,541
Net pension liability/(asset) as a percentage of covered payroll	106.75%	149.81%	38.57%	-1.08%

Changes in assumptions: In the 2015 valuation the investment rate of return decreased from 7.0% to 6.75%; the inflation rate was lowered from 3.0% to 2.5%; the experience study for retirement age was updated.

The information in this schedule has been determined as of the measurement date (December 31) of the Town's net pension liability/(asset) and is intended to show information for 10 years. However, until a full 10-year trend is compiled in accordance with the provisions of GASB 68, only periods of which such information is available are presented.

**Town of Addison, Texas**  
**Required Supplementary Information**

**REQUIRED SUPPLEMENTARY INFORMATION**

Texas Municipal Retirement System  
Schedule of the Town's Changes in Net Pension Liability/(Asset) and Related Ratios, Continued (Unaudited)  
Last Seven Measurement Years (Previous years are not available)

	Measurement Year 2018	Measurement Year 2019	Measurement Year 2020
Total pension liability:			
Service cost	\$ 3,028,227	\$ 3,261,975	\$ 3,442,943
Interest (on the Total Pension Liability)	8,365,372	8,672,125	9,077,037
Changes in benefit terms including substantively automatic status	-	-	-
Difference between expected and actual experience	154,569	857,318	800,065
Change in assumptions	-	402,607	-
Benefit payments, including refunds of employee contributions	(7,455,524)	(6,785,567)	(7,786,079)
Net change in total pension liability	4,092,644	6,408,458	5,533,966
Total pension liability - beginning	126,145,081	130,237,725	136,646,183
Total pension liability - ending (a)	130,237,725	136,646,183	142,180,149
Plan fiduciary net position:			
Contributions - employer	2,066,662	2,259,912	2,450,696
Contributions - employee	1,382,710	1,480,167	1,551,077
Net investment income	(3,781,614)	18,296,106	10,128,771
Benefit payments, including refunds of employee contributions	(7,455,524)	(6,785,567)	(7,786,079)
Administrative expense	(73,147)	(103,502)	(65,634)
Other	(3,822)	(3,109)	(2,561)
Net change in plan fiduciary net position	(7,864,734)	15,144,007	6,276,270
Plan fiduciary net position - beginning	126,349,361	118,484,627	133,628,634
Plan fiduciary net position - ending (b)	118,484,627	133,628,634	139,904,904
Net pension liability/(asset) - ending (a) - (b)	\$ 11,753,098	\$ 3,017,549	\$ 2,275,245
Plan fiduciary net position as a percentage of total pension liability	90.98%	97.79%	98.40%
Covered payroll	\$ 19,727,861	\$ 21,140,471	\$ 22,112,672
Net pension liability/(asset) as a percentage of covered payroll	59.58%	14.27%	10.29%

Changes in assumptions: In the 2015 valuation the investment rate of return decreased from 7.0% to 6.75%; the inflation rate was lowered from 3.0% to 2.5%; the experience study for retirement age was updated.

The information in this schedule has been determined as of the measurement date (December 31) of the Town's net pension liability/(asset) and is intended to show information for 10 years. However, until a full 10-year trend is compiled in accordance with the provisions of GASB 68, only periods of which such information is available are presented.

**Town of Addison, Texas**  
**Required Supplementary Information**

**REQUIRED SUPPLEMENTARY INFORMATION**  
Texas Municipal Retirement System  
Schedule of Town Contributions (Unaudited)  
September 30, 2021

	(1)	(2)	(3) = (2) - (1)	(4)	(5) = (1) / (4)	(6) = (2) / (4)
Fiscal Year	Actuarially determined contribution	Contribution in relation to the actuarially determined contribution	Contribution excess (deficiency)	Covered payroll	Actuarially determined contributions as a percentage of covered payroll	Contributions as a percentage of covered payroll
2015	1,874,383	1,874,383	-	18,804,927	9.97%	9.97%
2016	1,786,827	1,786,827	-	18,465,892	9.68%	9.68%
2017	1,893,931	1,893,931	-	18,796,558	10.08%	10.08%
2018	2,136,195	2,136,195	-	19,933,808	10.72%	10.72%
2019	2,172,375	2,172,375	-	21,064,448	10.31%	10.31%
2020	2,259,912	2,259,912	-	21,140,471	10.69%	10.69%
2021	2,450,696	2,450,696	-	22,268,039	11.01%	11.01%

**Notes to Schedule:**

Valuation Date:

Actuarially determined contribution rates are calculated as of December 31 and become effective in January 13 months later.

Methods and Assumption Used to Determine Contribution Rate for 2021:

Actuarial Cost Method	Entry Age Normal
Amortization Method	Level Percentage of Payroll, Closed
Remaining Amortization Period	25 years
Asset Valuation Method	10 year smoothed market; 12% soft corridor
Inflation	2.5%
Salary Increases	3.5% to 11.5% including inflation
Investment Rate of Return	6.75%
Retirement Age	Experience-based table of rates that are specific to the City's plan of benefits. Last updated for the 2019 valuation pursuant to an experience study of the period 2014 - 2018
Mortality	Post-retirement: 2019 Municipal Retirees of Texas mortality tables. The rates are projected on a fully generational basis with scale UMP. Pre-retirement: Pub(10) mortality tables, with the Public Safety table used for males and the General Employee table used for females. The rates are projected on a fully generational basis with scale UMP.

Other Information:

Notes There were no benefit changes during the year.

The information in this schedule has been determined as of the Town's fiscal year-end and is intended to show information for 10 years. However, until a full 10-year trend is compiled in accordance with the provisions of GASB 68, only periods for which such information is available are presented.

**Town of Addison, Texas**  
**Required Supplementary Information**

**REQUIRED SUPPLEMENTARY INFORMATION**

Retiree Healthcare Plan  
Schedule of Changes in the Town's Total OPEB Liability and Related Ratios (Unaudited)  
Last Four Measurement Years (Previous years are not available)

	Measurement Year 2017	Measurement Year 2018	Measurement Year 2019	Measurement Year 2020
Total OPEB liability:				
Total OPEB liability - beginning	\$ 2,881,200	\$ 3,152,539	\$ 3,160,157	\$ 3,434,751
Service cost	135,826	176,485	151,275	223,105
Interest on the total OPEB liability	110,017	105,055	117,504	94,810
Difference between expected and actual experience of the total OPEB liability	(4,477)	(45,102)	(1,268)	(82,782)
Changes of assumptions	153,032	(94,984)	144,221	182,815
Benefit payments	(123,059)	(133,836)	(137,138)	(197,332)
Net change in total OPEB liability	271,339	7,618	274,594	220,616
Total OPEB liability - ending	<u>\$ 3,152,539</u>	<u>\$ 3,160,157</u>	<u>\$ 3,434,751</u>	<u>\$ 3,655,367</u>
Covered-employee payroll	\$ 18,897,760	\$ 20,042,555	\$ 21,353,599	\$ 22,268,039
Total OPEB liability as a percentage of covered-employee payroll	16.68%	15.77%	16.09%	16.42%

Changes of assumptions reflect a change in the discount rate from 2.75% as of December 31, 2019 to 2.00% as of December 31, 2020, and revised participation and spouse coverage assumptions.

There are no assets accumulated in a trust that meets the criteria of GASB codification P22.101 or P52.101 to pay related benefits for this OPEB plan.

The information in the schedule has been determined as of the measurement date (December 31) of the Town's total OPEB liability and is intended to show information for 10 years. However, until a full 10-year trend is compiled in accordance with the provisions of GASB 75, only periods of which such information is available are presented.

**Town of Addison, Texas**  
**Required Supplementary Information**

**REQUIRED SUPPLEMENTARY INFORMATION**  
 TMRS Supplemental Death Benefits Fund (SDBF)  
 Schedule of Changes in the Town's Total OPEB Liability and Related Ratios (Unaudited)  
 Last Four Measurement Years (Previous years are not available)

	Measurement Year 2017	Measurement Year 2018	Measurement Year 2019	Measurement Year 2020
Total OPEB liability:				
Total OPEB liability - beginning	\$ 794,578	\$ 918,237	\$ 878,424	\$ 1,105,399
Service cost	20,785	25,646	25,369	37,592
Interest on the total OPEB liability	30,321	30,720	32,942	30,824
Differences between expected and actual experience	-	(21,647)	(10,521)	(11,779)
Changes of assumptions	78,222	(68,614)	185,527	183,470
Benefit payments	(5,669)	(5,918)	(6,342)	(6,634)
Net change in total OPEB liability	123,659	(39,813)	226,975	233,473
Total OPEB liability - ending	<u>\$ 918,237</u>	<u>\$ 878,424</u>	<u>\$ 1,105,399</u>	<u>\$ 1,338,872</u>
 Covered-employee payroll	 \$ 18,895,541	 \$ 19,727,861	 \$ 21,140,471	 \$ 22,112,672
 Total OPEB liability as a percentage of covered-employee payroll	 4.86%	 4.45%	 5.23%	 6.05%

Changes of assumptions reflect a change in the discount rate from 2.75% as of December 31, 2019 to 2.00% as of December 31, 2020.

There are no assets accumulated in a trust that meets the criteria of GASB codification P22.101 or P52.101 to pay related benefits for this OPEB plan.

The information in the schedule has been determined as of the measurement date (December 31) of the Town's total OPEB liability and is intended to show information for 10 years. However, until a full 10-year trend is compiled in accordance with the provisions of GASB 75, only periods of which such information is available are presented.



## DEBT SERVICE FUND

The **General Obligation Debt Service Fund** accounts for the accumulation of resources to be used for payment of principal and interest on the general obligation bonded debt of the Town.

**Town of Addison, Texas**  
**Major Governmental Funds - General Obligation Debt Service**

**General Obligation Debt Service**  
Schedule of Revenues, Expenditures, and Changes in Fund Balances  
Budget and Actual  
Year Ended September 30, 2021

	2021			Variance With
	Budget		Actual GAAP	Final Budget
	Original	Final	Basis	Positive
				(Negative)
<b>REVENUES:</b>				
Current Property Taxes	\$ 7,965,369	\$ 7,965,369	\$ 8,263,966	\$ 298,597
Delinquent Property Taxes	(69,662)	(69,662)	(57,348)	12,314
Penalties and Interest	20,000	20,000	23,075	3,075
Earnings on Investments	16,000	16,000	2,941	(13,059)
Total Revenues	<u>7,931,707</u>	<u>7,931,707</u>	<u>8,232,634</u>	<u>300,927</u>
<b>EXPENDITURES:</b>				
Contractual Services	5,000	5,000	8,092	(3,092)
Principal Retirement	4,985,000	4,985,000	4,985,000	-
Interest and Fiscal Charges	2,658,653	2,658,653	2,725,605	(66,952)
Total Expenditures	<u>7,648,653</u>	<u>7,648,653</u>	<u>7,718,697</u>	<u>(70,044)</u>
Excess/(Deficiency) of Revenues over Expenditures	<u>283,054</u>	<u>283,054</u>	<u>513,937</u>	<u>230,883</u>
<b>OTHER FINANCING SOURCES/(USES):</b>				
Proceeds from Debt Issuance or Refunding	-	4,315,000	4,315,000	-
Payment to Refunded Bonds Escrow Agent	-	(4,315,000)	(4,261,861)	53,139
Net Change in Fund Balance	283,054	283,054	567,076	284,022
Fund Balances at Beginning of Year	<u>6,335</u>	<u>6,335</u>	<u>6,335</u>	<u>-</u>
Fund Balances at End of Year	<u>\$ 289,389</u>	<u>\$ 289,389</u>	<u>\$ 573,411</u>	<u>\$ 284,022</u>

## NON-MAJOR GOVERNMENTAL FUNDS

The **Municipal Court Fund** accounts for the Town's court building security and technology fees that are generated from court citation fines. According to state law, the revenue generated from these fees may only be spent on the municipal court.

The **Public Safety Fund** accounts for awards of monies or property by the courts relating to cases that involve the Addison Police Department.

The **Advanced Funding Grant Fund** was created during fiscal year 2010. The fund accounts for grant monies that are received prior to the related expenditure, and therefore, the fund may carry a balance from year to year if the Town does not expend the monies within the fiscal year.

The **Economic Development Fund** accumulates resources to support efforts that attract commercial enterprises to Addison and encourage existing businesses to remain in Addison.

The **Reimbursement Grant Fund** accounts for expenditures for which the Town expects to be reimbursed.

The **PEG Fees Fund** accounts for state restricted fees collected and the expenditures using these monies.

**Town of Addison, Texas**  
**Non-Major Governmental Funds**

**Non-Major Governmental Funds**  
**Combining Balance Sheet**  
**September 30, 2021**

	<b>Special Revenue Funds</b>						
	<b>Municipal Court Fund</b>	<b>Public Safety Fund</b>	<b>Advanced Funding Grant Fund</b>	<b>Economic Development Fund</b>	<b>Reimbursement Grant Fund</b>	<b>PEG Fees Fund</b>	<b>Total Nonmajor Governmental Funds</b>
<b>ASSETS:</b>							
Pooled Cash and Investments	\$ 247,931	\$ 128,812	\$ 43,563	\$ 2,159,651	\$ 4,642	\$ 401,334	\$ 2,985,933
Receivables:							
Ad Valorem Taxes, Including Interest and Penalties, Net	-	-	-	16,857	-	-	16,857
Interest	830	223	146	7,445	16	1,377	10,037
Total Assets	<u>\$ 248,761</u>	<u>\$ 129,035</u>	<u>\$ 43,709</u>	<u>\$ 2,183,953</u>	<u>\$ 4,658</u>	<u>\$ 402,711</u>	<u>\$ 3,012,827</u>
<b>LIABILITIES, DEFERRED INFLOWS OF RESOURCES, AND FUND BALANCE:</b>							
Liabilities:							
Accounts Payable and Accrued Liabilities	\$ 18,371	\$ 64,673	\$ -	\$ 154,877	\$ -	\$ -	\$ 237,921
Total Liabilities	<u>18,371</u>	<u>64,673</u>	<u>-</u>	<u>154,877</u>	<u>-</u>	<u>-</u>	<u>237,921</u>
Deferred Inflows of Resources:							
Unavailable Resources	-	-	-	16,857	-	-	16,857
Total Deferred Inflows of Resources	<u>-</u>	<u>-</u>	<u>-</u>	<u>16,857</u>	<u>-</u>	<u>-</u>	<u>16,857</u>
Fund Balances:							
Restricted							
Child Safety	126,062	-	-	-	-	-	126,062
Justice Administration	33,404	-	-	-	-	-	33,404
Court Technology	32,421	-	-	-	-	-	32,421
Court Security	38,503	-	-	-	-	-	38,503
Public Safety	-	64,362	43,709	-	4,658	-	112,729
Governmental Public Education	-	-	-	-	-	402,711	402,711
Committed:							
Economic Development	-	-	-	2,012,219	-	-	2,012,219
Total Fund Balance	<u>230,390</u>	<u>64,362</u>	<u>43,709</u>	<u>2,012,219</u>	<u>4,658</u>	<u>402,711</u>	<u>2,758,049</u>
Total Liabilities, Deferred Inflows of Resources, and Fund Balance	<u>\$ 248,761</u>	<u>\$ 129,035</u>	<u>\$ 43,709</u>	<u>\$ 2,183,953</u>	<u>\$ 4,658</u>	<u>\$ 402,711</u>	<u>\$ 3,012,827</u>

**Town of Addison, Texas**  
**Non-Major Governmental Funds**

**Non-Major Governmental Funds**  
**Combining Statement of Revenues, Expenditures, and Changes in Fund Balances**  
**Year Ended September 30, 2021**

**Special Revenue Funds**

	Municipal Court Fund	Public Safety Fund	Advanced Funding Grant Fund	Economic Development Fund	Reimbursement Grant Fund	PEG Fees Fund	Total Nonmajor Governmental Funds
<b>REVENUES:</b>							
Ad Valorem Taxes	\$ -	\$ -	\$ -	\$ 1,163,539	\$ -	\$ -	\$ 1,163,539
Franchise Fees	-	-	-	-	-	43,232	43,232
Intergovernmental	-	42,260	7,587	-	655,908	-	705,755
Service Fees	-	-	-	27,165	-	-	27,165
Fines and Forfeitures	33,927	-	-	-	-	-	33,927
Earnings on Investments	203	59	67	2,249	302	383	3,263
Other	-	-	20,250	-	7,940	-	28,190
Total Revenues	<u>34,130</u>	<u>42,319</u>	<u>27,904</u>	<u>1,192,953</u>	<u>664,150</u>	<u>43,615</u>	<u>2,005,071</u>
<b>EXPENDITURES:</b>							
General Government	-	-	-	-	149,458	-	149,458
Public Safety	-	44,402	29,090	-	208,463	-	281,955
Municipal Court	2,938	-	-	-	-	-	2,938
Economic Development	-	-	-	1,533,566	305,927	-	1,839,493
Total Expenditures	<u>2,938</u>	<u>44,402</u>	<u>29,090</u>	<u>1,533,566</u>	<u>663,848</u>	<u>-</u>	<u>2,273,844</u>
Excess/(Deficiency) of Revenues over/(under) Expenditures	<u>31,192</u>	<u>(2,083)</u>	<u>(1,186)</u>	<u>(340,613)</u>	<u>302</u>	<u>43,615</u>	<u>(268,773)</u>
<b>OTHER FINANCING SOURCES/(USES):</b>							
Transfers In	-	-	-	384,000	-	-	384,000
Total Other Financing Sources/(Uses)	<u>-</u>	<u>-</u>	<u>-</u>	<u>384,000</u>	<u>-</u>	<u>-</u>	<u>384,000</u>
Net Change in Fund Balance	31,192	(2,083)	(1,186)	43,387	302	43,615	115,227
Fund Balances at Beginning of Year	<u>199,198</u>	<u>66,445</u>	<u>44,895</u>	<u>1,968,832</u>	<u>4,356</u>	<u>359,096</u>	<u>2,642,822</u>
Fund Balances at End of Year	<u>\$ 230,390</u>	<u>\$ 64,362</u>	<u>\$ 43,709</u>	<u>\$ 2,012,219</u>	<u>\$ 4,658</u>	<u>\$ 402,711</u>	<u>\$ 2,758,049</u>



**Town of Addison, Texas**  
**Non-Major Governmental Funds**

**Municipal Court Fund**  
**Schedule of Revenues, Expenditures, and Changes in Fund Balances**  
**Budget and Actual**  
**Year Ended September 30, 2021**

	2021			Variance With Final Budget Positive (Negative)
	Budget		Actual GAAP Basis	
	Original	Final		
<b>REVENUES:</b>				
Intergovernmental	\$ 800	\$ 800	\$ -	\$ (800)
Fines and Forfeitures	31,020	31,020	33,927	2,907
Earnings on Investments	2,250	2,250	203	(2,047)
Total Revenues	34,070	34,070	34,130	60
<b>EXPENDITURES:</b>				
Salaries and Fringe Benefits	25,100	25,100	-	25,100
Supplies	49,000	49,000	438	48,562
Maintenance and Materials	1,000	1,000	-	1,000
Contractual Services	-	-	2,500	(2,500)
Total Expenditures	75,100	75,100	2,938	72,162
Net Change in Fund Balance	(41,030)	(41,030)	31,192	72,222
Fund Balance at Beginning of Year	199,198	199,198	199,198	-
Fund Balance at End of Year	<u>\$ 158,168</u>	<u>\$ 158,168</u>	<u>\$ 230,390</u>	<u>\$ 72,222</u>

**Town of Addison, Texas**  
**Non-Major Governmental Funds**

**Public Safety Fund**  
**Schedule of Revenues, Expenditures, and Changes in Fund Balances**  
**Budget and Actual**  
**Year Ended September 30, 2021**

	2021			Variance With Final Budget Positive (Negative)
	Budget		Actual GAAP Basis	
	Original	Final		
<b>REVENUES:</b>				
Intergovernmental	\$ -	\$ -	\$ 42,260	\$ 42,260
Earnings on Investments	1,000	1,000	59	(941)
Total Revenues	1,000	1,000	42,319	41,319
<b>EXPENDITURES:</b>				
Supplies	64,409	64,409	44,402	20,007
Total Expenditures	64,409	64,409	44,402	20,007
Net Change in Fund Balance	(63,409)	(63,409)	(2,083)	61,326
Fund Balance at Beginning of Year	66,445	66,445	66,445	-
Fund Balance at End of Year	\$ 3,036	\$ 3,036	\$ 64,362	\$ 61,326

**Town of Addison, Texas**  
**Non-Major Governmental Funds**

**Advanced Funding Grant Fund**  
**Schedule of Revenues, Expenditures, and Changes in Fund Balances**  
**Budget and Actual**  
**Year Ended September 30, 2021**

	2021			Variance With Final Budget Positive (Negative)
	Budget		Actual GAAP Basis	
	Original	Final		
<b>REVENUES:</b>				
Intergovernmental	\$ 8,100	\$ 8,100	\$ 7,587	\$ (513)
Earnings on Investments	400	400	67	(333)
Other	-	-	20,250	20,250
Total Revenues	8,500	8,500	27,904	19,404
<b>EXPENDITURES:</b>				
Supplies	-	-	132	(132)
Contractual Services	13,700	13,700	15,231	(1,531)
Capital Outlay	-	-	13,727	(13,727)
Total Expenditures	13,700	13,700	29,090	(15,390)
Net Change in Fund Balance	(5,200)	(5,200)	(1,186)	4,014
Fund Balance at Beginning of Year	44,895	44,895	44,895	-
Fund Balance at End of Year	<u>\$ 39,695</u>	<u>\$ 39,695</u>	<u>\$ 43,709</u>	<u>\$ 4,014</u>

**Town of Addison, Texas**  
**Non-Major Governmental Funds**

**Economic Development Fund**  
**Schedule of Revenues, Expenditures, and Changes in Fund Balances**  
**Budget and Actual**  
**Year Ended September 30, 2021**

	2021			Variance With Final Budget Positive (Negative)
	Budget		Actual GAAP Basis	
	Original	Final		
<b>REVENUES:</b>				
Ad Valorem Taxes	\$ 1,127,348	\$ 1,127,348	\$ 1,163,539	\$ 36,191
Service Fees	60,000	60,000	27,165	(32,835)
Earnings on Investments	48,000	48,000	2,249	(45,751)
Total Revenues	1,235,348	1,235,348	1,192,953	(42,395)
<b>EXPENDITURES:</b>				
Salaries and Fringe Benefits	491,120	491,120	496,773	(5,653)
Supplies	20,932	20,932	10,551	10,381
Maintenance and Materials	29,450	29,450	24,407	5,043
Contractual Services	1,430,153	1,430,153	984,838	445,315
Capital Replacement	48,160	48,160	16,997	31,163
Total Expenditures	2,019,815	2,019,815	1,533,566	486,249
Excess (Deficiency) of Revenues Over/(Under) Expenditures	(784,467)	(784,467)	(340,613)	443,854
<b>Other financing sources (uses)</b>				
Transfers In	384,000	384,000	384,000	-
Total other financing sources (uses)	384,000	384,000	384,000	-
Net Change in Fund Balance	(400,467)	(400,467)	43,387	443,854
Fund Balance at Beginning of Year	1,968,832	1,968,832	1,968,832	-
Fund Balance at End of Year	\$ 1,568,365	\$ 1,568,365	\$ 2,012,219	\$ 443,854

**Town of Addison, Texas**  
**Non-Major Governmental Funds**

**Reimbursement Grant Fund**  
**Schedule of Revenues, Expenditures, and Changes in Fund Balances**  
**Budget and Actual**  
**Year Ended September 30, 2021**

	2021			Variance With Final Budget Positive (Negative)
	Budget		Actual GAAP Basis	
	Original	Final		
<b>REVENUES:</b>				
Intergovernmental	\$ -	\$ 665,000	\$ 655,908	\$ (9,092)
Earnings on Investments	-	-	302	302
Other	-	-	7,940	7,940
Total Revenues	-	665,000	664,150	(850)
<b>EXPENDITURES:</b>				
Supplies	-	-	87,031	(87,031)
Maintenance and Materials	-	-	7,940	(7,940)
Contractual Services	-	665,000	366,701	298,299
Capital Outlay	-	-	202,176	(202,176)
Total Expenditures	-	665,000	663,848	1,152
Net Change in Fund Balance	-	-	302	302
Fund Balance at Beginning of Year	4,356	4,356	4,356	-
Fund Balance at End of Year	<u>\$ 4,356</u>	<u>\$ 4,356</u>	<u>\$ 4,658</u>	<u>\$ 302</u>



**Town of Addison, Texas**  
**Non-Major Governmental Funds**

**PEG Fees Fund**  
**Schedule of Revenues, Expenditures, and Changes in Fund Balances**  
**Budget and Actual**  
**Year Ended September 30, 2021**

	2021			
	Budget		Actual GAAP	Variance With
	Original	Final	Basis	Final Budget
				Positive
				(Negative)
<b>REVENUES:</b>				
Franchise Fees	\$ 50,000	\$ 50,000	\$ 43,232	\$ (6,768)
Earnings on Investments	1,500	1,500	383	(1,117)
Total Revenues	51,500	51,500	43,615	(7,885)
<b>EXPENDITURES:</b>				
Capital Outlay	210,000	210,000	-	210,000
Total Expenditures	210,000	210,000	-	210,000
Net Change in Fund Balance	(158,500)	(158,500)	43,615	202,115
Fund Balance at Beginning of Year	359,096	359,096	359,096	-
Fund Balance at End of Year	\$ 200,596	\$ 200,596	\$ 402,711	\$ 202,115

## PROPRIETARY FUNDS

### Internal Service Funds:

Internal Service funds are used to account for the financing of goods or services provided by one department or agency to other departments or agencies of the government and to other government units on a cost reimbursement basis.

The **Capital Replacement Fund** is used to account for financial resources set aside annually to replace equipment as its useful life is consumed.

The **Information Technology Replacement Fund** is used to account for financial resources set aside annually to replace technology as its useful life is consumed.

The **Facility Maintenance Fund** is used to account for financial resources set aside annually to repair and improve Town facilities as their useful lives are consumed.

**Town of Addison, Texas**  
**Proprietary Funds - Internal Service Funds**

**Internal Service Funds**  
**Combining Statement of Net Position**  
**September 30, 2021**

	Capital Replacement	Information Technology Replacement	Facility Maintenance	Total
<b>ASSETS:</b>				
Current Assets:				
Pooled Cash and Investments	\$ 4,044,183	\$ 3,939,162	\$ 998,293	\$ 8,981,638
Interest Receivable	13,727	13,193	1,707	28,627
Total Current Assets	<u>4,057,910</u>	<u>3,952,355</u>	<u>1,000,000</u>	<u>9,010,265</u>
Non-Current Assets:				
Capital Assets:				
Construction in Progress	-	766,820	-	766,820
Machinery and Equipment	8,427,043	4,788,975	-	13,216,018
Accumulated Depreciation	(4,065,095)	(3,571,394)	-	(7,636,489)
Total Capital Assets, Net of Accumulated Depreciation	<u>4,361,948</u>	<u>1,984,401</u>	<u>-</u>	<u>6,346,349</u>
Total Assets	<u>8,419,858</u>	<u>5,936,756</u>	<u>1,000,000</u>	<u>15,356,614</u>
<b>LIABILITIES:</b>				
Current Liabilities:				
Accounts Payable and Accrued Liabilities	<u>83,559</u>	<u>28,971</u>	<u>-</u>	<u>112,530</u>
<b>NET POSITION:</b>				
Net Investment in Capital Assets	4,361,948	1,984,401	-	6,346,349
Unrestricted	<u>3,974,351</u>	<u>3,923,384</u>	<u>1,000,000</u>	<u>8,897,735</u>
Total Net Position	<u>\$ 8,336,299</u>	<u>\$ 5,907,785</u>	<u>\$ 1,000,000</u>	<u>\$ 15,244,084</u>

Town of Addison, Texas  
Proprietary Funds - Internal Service Funds

**Internal Service Funds**  
**Combining Statement of Revenues, Expenses, and Changes in Fund Net Position**  
**Year Ended September 30, 2021**

	Capital Replacement	Information Technology Replacement	Facility Maintenance	Total Internal Service Funds
<b>OPERATING REVENUES:</b>				
Other Income	\$ 8,280	\$ -	\$ -	\$ 8,280
Department Contributions	1,288,000	756,863	1,000,000	3,044,863
Total Operating Revenues	<u>1,296,280</u>	<u>756,863</u>	<u>1,000,000</u>	<u>3,053,143</u>
<b>OPERATING EXPENSES:</b>				
Supplies	3,897	109,061	-	112,958
Maintenance and Materials	-	16,422	-	16,422
Contractual Services	2,572	1,102	-	3,674
Total Operating Expenses (Excluding Depreciation)	<u>6,469</u>	<u>126,585</u>	<u>-</u>	<u>133,054</u>
Depreciation	928,742	272,565	-	1,201,307
Total Operating Expenses	<u>935,211</u>	<u>399,150</u>	<u>-</u>	<u>1,334,361</u>
<b>OPERATING INCOME</b>	<u>361,069</u>	<u>357,713</u>	<u>1,000,000</u>	<u>1,718,782</u>
<b>NON-OPERATING REVENUES/(EXPENSES):</b>				
Investment Income	4,921	4,357	-	9,278
Gain/(Loss) on Disposal of Assets	202,559	-	-	202,559
Total Non-Operating Revenues/(Expenses)	<u>207,480</u>	<u>4,357</u>	<u>-</u>	<u>211,837</u>
<b>NET INCOME/(LOSS) BEFORE TRANSFERS</b>	568,549	362,070	1,000,000	1,930,619
Transfers In	-	56,014	-	56,014
Transfers Out	<u>(314,064)</u>	<u>(19,720)</u>	<u>-</u>	<u>(333,784)</u>
<b>CHANGE IN NET POSITION</b>	254,485	398,364	1,000,000	1,652,849
Net Position at Beginning of Year	<u>8,081,814</u>	<u>5,509,421</u>	<u>-</u>	<u>13,591,235</u>
Net Position at End of Year	<u><u>\$ 8,336,299</u></u>	<u><u>\$ 5,907,785</u></u>	<u><u>\$ 1,000,000</u></u>	<u><u>\$ 15,244,084</u></u>

**Town of Addison, Texas**  
**Proprietary Funds - Internal Service Funds**

**Internal Service Funds**  
**Combining Statement of Cash Flows**  
**Year Ended September 30, 2021**

	Capital Replacement	Information Technology Replacement	Facility Maintenance	Total Internal Service Funds
<b>CASH FLOWS FROM OPERATING ACTIVITIES:</b>				
Department Contributions	\$ 1,288,000	\$ 756,863	\$ 1,000,000	\$ 3,044,863
Other Receipts	8,280	-	-	8,280
Payments to Suppliers	(7,747)	(130,577)	-	(138,324)
<i>Net Cash Provided by Operating Activities</i>	<u>1,288,533</u>	<u>626,286</u>	<u>1,000,000</u>	<u>2,914,819</u>
<b>CASH FLOWS FROM CAPITAL AND RELATED FINANCING ACTIVITIES:</b>				
Acquisition and Construction of Capital Assets	(1,469,428)	(316,127)	-	(1,785,555)
Proceeds from Sale of Capital Assets	246,792	-	-	246,792
<i>Net Cash Used by Capital and Related Financing Activities</i>	<u>(1,222,636)</u>	<u>(316,127)</u>	<u>-</u>	<u>(1,538,763)</u>
<b>CASH FLOWS FROM INVESTING ACTIVITIES:</b>				
Interest on Cash and Investments	(3,284)	(3,671)	(1,707)	(8,662)
<i>Net Cash Provided/(Used) by Investing Activities</i>	<u>(3,284)</u>	<u>(3,671)</u>	<u>(1,707)</u>	<u>(8,662)</u>
<i>Net Increase/(Decrease) in Cash and Cash Equivalents</i>	62,613	306,488	998,293	1,367,394
Cash and Cash Equivalents, October 1	3,981,570	3,632,674	-	7,614,244
Cash and Cash Equivalents, September 30	<u>\$ 4,044,183</u>	<u>\$ 3,939,162</u>	<u>\$ 998,293</u>	<u>\$ 8,981,638</u>
Reconciliation of Operating Income/(Loss) to Net Cash Provided/(Used) by Operating Activities:				
Operating Income/(Loss)	\$ 361,069	\$ 357,713	\$ 1,000,000	\$ 1,718,782
Adjustments to Reconcile Income/(Loss) from Operations				
to Net Cash Provided/(Used) by Operating Activities:				
Depreciation	928,742	272,565	-	1,201,307
Change in Assets and Liabilities:				
Increase/(Decrease) in Accounts Payable	(1,278)	(3,992)	-	(5,270)
Net Cash Provided/(Used) by Operating Activities	<u>\$ 1,288,533</u>	<u>\$ 626,286</u>	<u>\$ 1,000,000</u>	<u>\$ 2,914,819</u>
<b>NON-CASH CAPITAL AND RELATED FINANCING ACTIVITIES:</b>				
Capital Assets in Accounts Payable	\$ 83,559	\$ 28,971	\$ -	\$ 112,530
Transfers of Capital Assets	(314,064)	36,294	-	(277,770)
<i>Net Non-Cash Items from Capital and Related Financing Activities</i>	<u>(230,505)</u>	<u>\$ 65,265</u>	<u>\$ -</u>	<u>\$ (165,240)</u>



## STATISTICAL SECTION

### (Unaudited)

The Statistical Section presents detailed information to assist in understanding the information in the financial statements, note disclosures, and required supplementary information. It includes five categories of information:

**Financial Trends (tables 1-6)** – contain trend information to help the reader understand how the government's financial position has changed over time.

**Revenue Capacity (tables 7-10)** – contain information to help the reader assess the government's ability to generate its own revenues.

**Debt Capacity (tables 11-15)** – present information to help the reader assess the affordability of the government's current levels of outstanding debt and the government's ability to issue additional debt in the future.

**Demographic and Economic Information (tables 16-18)** – offer demographic and economic indicators to help the reader understand the socioeconomic environment within which the government's financial activities take place.

**Operating Information (tables 19-21)** – contain employee and capital asset data to help the reader understand how the information in the government's financial report relates to the services the government provides and the activities it performs.

**Net Position by Component**  
**Last Ten Fiscal Years**  
**(Accrual Basis of Accounting)**  
**(Unaudited)**

	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021
<b>Governmental Activities</b>										
Net Investment in Capital Assets	\$ 129,471,095	\$ 135,260,723	\$ 120,034,622	\$ 121,444,364	\$ 122,079,968	\$ 124,922,785	\$ 125,983,819	\$ 125,521,642	\$ 121,008,111	\$ 118,883,370
Restricted for:										
Debt Service	1,698,555	904,422	606,471	555,279	660,955	500,094	310,619	83,524	63,194	661,804
Promotion of Tourism and Hotel Industry	1,993,040	1,942,378	1,682,165	2,529,271	3,869,581	4,334,037	4,167,549	3,449,095	3,239,356	2,710,600
Child Safety	30,635	30,635	101,664	190,635	98,540	86,906	84,284	90,718	110,712	126,062
Justice Administration	93,472	93,472	31,898	63,638	30,952	21,851	23,222	52,722	56,887	33,404
Court Technology	77,179	74,895	79,591	91,942	86,147	74,667	33,370	27,831	27,651	32,421
Building Security	66,716	64,742	65,782	176,512	63,655	53,584	-	-	-	-
Court Security	-	-	19,185	19,190	28,125	46,900	46,844	37,495	32,841	38,503
Public Safety	-	-	-	-	-	33,238	84,870	101,240	123,730	112,729
Other purposes	32,449	22,235	-	25,484	33,694	191,575	242,042	303,147	359,096	402,711
Unrestricted	20,945,903	13,969,454	25,658,883	7,051,958	7,031,223	29,561,964	31,164,711	33,180,155	31,791,785	39,204,079
<b>Total Net Position - Governmental Activities</b>	<b>\$ 154,409,044</b>	<b>\$ 152,362,956</b>	<b>\$ 148,280,261</b>	<b>\$ 132,148,273</b>	<b>\$ 133,982,840</b>	<b>\$ 159,827,601</b>	<b>\$ 162,141,330</b>	<b>\$ 162,847,569</b>	<b>\$ 156,813,363</b>	<b>\$ 162,205,683</b>
<b>Business-type Activities</b>										
Net Investment in Capital Assets	\$ 49,639,925	\$ 57,425,620	\$ 69,948,582	\$ 63,308,088	\$ 62,547,252	\$ 65,363,662	\$ 64,971,096	\$ 63,424,919	\$ 69,493,275	\$ 68,126,836
Unrestricted	14,194,945	17,372,627	16,460,850	23,121,874	24,910,364	22,218,951	22,483,060	25,438,188	25,266,288	28,001,455
	<b>\$ 63,834,870</b>	<b>\$ 74,798,247</b>	<b>\$ 86,409,432</b>	<b>\$ 86,429,962</b>	<b>\$ 87,457,616</b>	<b>\$ 87,582,613</b>	<b>\$ 87,454,156</b>	<b>\$ 88,863,107</b>	<b>\$ 94,759,563</b>	<b>\$ 96,128,291</b>
<b>Primary Government</b>										
Net Investment in Capital Assets	\$ 179,111,020	\$ 192,686,343	\$ 189,983,204	\$ 184,752,452	\$ 184,627,220	\$ 190,286,447	\$ 190,954,915	\$ 188,946,561	\$ 190,501,386	\$ 187,010,206
Restricted for:										
Debt Service	1,698,555	904,422	606,471	555,279	660,955	500,094	310,619	83,524	63,194	661,804
Promotion of Tourism and Hotel Industry	1,993,040	1,942,378	1,682,165	2,529,271	3,869,581	4,334,037	4,167,549	3,449,095	3,239,356	2,710,600
Child Safety	30,635	30,635	101,664	190,635	98,540	86,906	84,284	90,718	110,712	126,062
Justice Administration	93,472	93,472	31,898	63,638	30,952	21,851	23,222	52,722	56,887	33,404
Court Technology	77,179	74,895	79,591	91,942	86,147	74,667	33,370	27,831	27,651	32,421
Building Security	66,716	64,742	65,782	176,512	63,655	53,584	-	-	-	-
Court Security	-	-	19,185	19,190	28,125	46,900	46,844	37,495	32,841	38,503
Public Safety	-	-	-	-	-	33,238	84,870	101,240	123,730	112,729
Other Purposes	32,449	22,235	-	25,484	33,694	191,575	242,042	303,147	359,096	402,711
Unrestricted	35,140,848	31,342,081	42,119,733	30,173,832	31,941,587	51,780,915	53,647,771	58,618,343	57,058,073	67,205,534
<b>Total Net Position - Primary Government</b>	<b>\$ 218,243,914</b>	<b>\$ 227,161,203</b>	<b>\$ 234,689,693</b>	<b>\$ 218,578,235</b>	<b>\$ 221,440,456</b>	<b>\$ 247,410,214</b>	<b>\$ 249,595,486</b>	<b>\$ 251,710,676</b>	<b>\$ 251,572,926</b>	<b>\$ 258,333,974</b>

**SOURCE:** Town of Addison Annual Comprehensive Financial Reports

**Note:** 2016 and prior Public Safety included in Other Purposes. Starting in 2017, Public Safety is separate from Other Purposes.

**Town of Addison, Texas**  
**Statistical Section**

**Changes in Net Position**  
**Last Ten Fiscal Years**  
**(Accrual Basis of Accounting)**  
**(Unaudited)**

	2012	2013	2014	2015
<b>Expenses</b>				
Governmental Activities:				
General Government	\$ 6,485,716	\$ 7,021,312	\$ 7,938,875	\$ 8,730,944
Public Safety	15,130,157	15,229,474	15,765,099	16,820,899
Development Services	879,253	925,830	932,247	1,032,105
Streets	5,028,071	8,387,857	6,450,628	8,105,373
Parks and Recreation	4,963,327	5,062,784	5,597,254	5,517,049
Visitor Services	6,852,198	7,239,033	7,358,141	6,106,103
Interest on Long-Term Debt	2,548,945	3,054,940	3,037,574	3,018,672
Total Governmental Activities	41,887,667	46,921,230	47,079,818	49,331,145
Business-type Activities:				
Airport	4,526,398	5,188,321	6,027,300	5,893,611
Utilities	9,178,844	9,459,791	10,317,160	10,748,886
Storm Water	-	234,257	768,016	848,354
Total Business-type Activities	13,705,242	14,882,369	17,112,476	17,490,851
Total Expenses - Primary Government	\$ 55,592,909	\$ 61,803,599	\$ 64,192,294	\$ 66,821,996
<b>Program Revenues</b>				
Governmental Activities:				
Charges for Services:				
General Government	\$ 208,734	\$ 225,731	\$ 235,233	\$ 688,005
Public Safety	2,225,165	1,611,320	1,506,770	945,217
Development Services	956,089	888,908	904,895	1,015,053
Streets	378,982	384,303	390,453	400,561
Parks and Recreation	114,164	114,866	102,288	82,681
Visitor Services	2,429,686	2,379,812	2,195,803	1,890,522
Operating Grants and Contributions	164,749	73,578	19,093	25,806
Capital Grants and Contributions	568,285	-	-	158,253
Total Governmental Activities	7,045,854	5,678,518	5,354,535	5,206,098
Business-type Activities:				
Charges for Services:				
Airport	4,255,547	4,505,430	4,857,759	5,138,479
Utilities	11,128,700	10,802,692	9,953,099	9,877,262
Storm Water	-	1,307,573	1,640,615	1,726,526
Operating Grants and Contributions	-	-	-	-
Capital Grants and Contributions	1,258,798	9,331,840	7,660,647	1,025,835
Total Business-type Activities	16,643,045	25,947,535	24,112,120	17,768,102
Total Program Revenues - Primary Government	\$ 23,688,899	\$ 31,626,053	\$ 29,466,655	\$ 22,974,200
<b>Net (Expense)/Revenue</b>				
Governmental Activities	\$ (34,841,813)	\$ (41,242,712)	\$ (41,725,283)	\$ (44,125,047)
Business-Type Activities	2,937,803	11,065,166	6,999,644	277,251
Total Net Expense - Primary Government	\$ (31,904,010)	\$ (30,177,546)	\$ (34,725,639)	\$ (43,847,796)
<b>General Revenues</b>				
Taxes:				
Property Taxes, Levied for General Purposes	\$ 17,400,696	\$ 17,975,149	\$ 19,484,538	\$ 20,385,225
Sales Taxes	11,988,116	13,029,712	14,222,194	14,104,584
Franchise Taxes	2,699,520	3,021,899	2,806,656	2,828,420
Hotel/Motel Taxes	4,295,149	4,575,083	5,011,671	5,510,406
Interest on Investments	99,065	133,140	130,419	181,811
Gain/(Loss) on Disposal of Capital Assets	-	-	-	-
Miscellaneous	769,837	461,641	613,432	590,619
Transfers	-	-	(4,626,322)	-
Total General Revenues and Transfers	37,252,383	39,196,624	37,642,588	43,601,065
Business-type Activities				
Interest on Investments	(51,843)	(71,264)	(22,013)	100,928
Gain/(Loss) on Disposal of Capital Assets	-	-	-	-
Miscellaneous	405	(30,525)	7,232	512,888
Transfers	-	-	4,626,322	-
Total Business-type Activities	(51,438)	(101,789)	4,611,541	613,816
<b>Change in Net Position</b>				
Governmental Activities	2,410,570	(2,046,088)	(4,082,695)	(523,982)
Business-type Activities	2,886,365	10,963,377	11,611,185	891,067
Total Change in Net Position - Primary Government	\$ 5,296,935	\$ 8,917,289	\$ 7,528,490	\$ 367,085

SOURCE: Town of Addison Annual Comprehensive Financial Reports

Table 2

2016	2017	2018	2019	2020	2021
\$ 10,015,214	\$ 7,184,325	\$ 10,218,620	\$ 10,149,540	\$ 10,206,304	\$ 9,265,244
17,528,619	7,021,636	17,814,777	19,855,190	20,337,267	20,235,377
1,278,232	100,924	1,379,071	3,137,715	3,320,919	3,437,779
6,567,732	6,660,591	7,249,140	7,677,651	8,326,816	7,619,194
5,796,136	4,259,992	6,068,682	6,840,345	6,784,214	6,675,787
7,537,477	6,839,484	7,118,492	6,884,597	4,310,828	5,011,538
2,417,435	1,713,819	2,038,203	1,938,010	2,153,845	2,007,306
51,140,845	33,780,771	51,886,985	56,483,048	55,440,193	54,252,225
6,454,693	6,509,127	6,996,377	6,574,351	6,893,786	6,235,571
10,821,202	10,081,401	12,708,842	12,329,112	12,361,224	13,100,779
2,092,187	1,408,133	820,337	1,427,551	1,361,880	1,065,470
19,368,082	17,998,661	20,525,556	20,331,014	20,616,890	20,401,820
\$ 70,508,927	\$ 51,779,432	\$ 72,412,541	\$ 76,814,062	\$ 76,057,083	\$ 74,654,045
\$ 753,062	\$ 961,336	\$ 407,531	\$ 763,244	\$ 770,105	\$ 595,391
1,070,517	947,071	848,523	916,430	889,868	1,027,810
774,364	1,242,223	1,414,425	1,379,721	1,227,095	852,648
375,564	391,126	414,493	403,676	505,545	796,446
74,719	86,595	82,122	64,453	34,914	74,703
3,532,634	3,249,506	2,206,293	1,834,700	286,892	1,088,609
27,472	51,063	106,322	100,904	634,082	2,934,576
148,518	-	121,578	130,000	100	228,952
6,756,850	6,928,920	5,601,287	5,593,128	4,348,601	7,599,135
5,387,660	5,479,786	6,197,849	6,725,125	5,392,936	5,588,284
10,576,707	10,983,136	12,178,231	11,847,562	12,818,071	13,272,935
1,883,841	2,034,484	2,140,112	2,237,953	2,322,350	2,521,318
129,093	50,000	121,226	69,241	207,000	107,000
2,130,601	148,158	395,372	457,426	1,358,225	120,726
20,107,902	18,695,564	21,032,790	21,337,307	22,098,582	21,610,263
\$ 26,864,752	\$ 25,624,484	\$ 26,634,077	\$ 26,930,435	\$ 26,447,183	\$ 29,209,398
\$ (44,383,995)	\$ (26,851,851)	\$ (46,285,698)	\$ (50,889,920)	\$ (51,091,592)	\$ (46,653,090)
739,820	696,903	507,234	1,006,293	1,481,692	1,208,443
\$ (43,644,175)	\$ (26,154,948)	\$ (45,778,464)	\$ (49,883,627)	\$ (49,609,900)	\$ (45,444,647)
\$ 22,593,188	\$ 23,572,225	\$ 23,600,531	\$ 25,180,507	\$ 27,005,415	\$ 29,960,335
13,847,507	15,126,354	17,734,689	16,258,669	15,036,200	16,113,549
3,074,519	2,664,422	2,624,458	2,513,414	2,227,367	1,989,938
6,132,432	5,996,924	5,507,072	5,436,211	3,232,320	2,702,204
316,288	472,896	831,714	1,365,659	1,116,915	85,076
-	-	27,311	12,935	21,503	364,018
581,628	3,736,791	292,272	328,764	207,898	774,276
-	800,000	500,000	500,000	(3,790,232)	56,014
46,545,562	52,369,612	51,118,047	51,596,159	45,057,386	52,045,410
151,937	185,046	335,367	833,703	569,513	32,098
-	-	(242,744)	-	24,005	103,818
135,897	43,048	22,102	68,955	31,014	80,383
-	(800,000)	(500,000)	(500,000)	3,790,232	(56,014)
287,834	(571,906)	(385,275)	402,658	4,414,764	160,285
2,161,567	25,517,761	4,832,349	706,239	(6,034,206)	5,392,320
1,027,654	124,997	121,959	1,408,951	5,896,456	1,368,728
\$ 3,189,221	\$ 25,642,758	\$ 4,954,308	\$ 2,115,190	\$ (137,750)	\$ 6,761,048

**Fund Balances, Governmental Funds  
Last Ten Fiscal Years  
(Modified Accrual Basis of Accounting)  
(Unaudited)**

	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021
General Fund										
Nonspendable:										
Inventories	\$ 114,733	\$ 44,486	\$ 66,933	\$ 63,176	\$ 41,001	\$ 39,550	\$ 54,843	\$ 34,155	\$ 20,946	\$ 47,161
Prepaid Items	57,054	291,424	272,713	267,357	84,681	449,442	442,875	470,103	60,668	497,647
Assigned for Other Purposes	23,061	-	-	-	-	-	-	-	-	-
Unassigned	12,178,216	13,643,488	15,166,365	11,271,328	12,765,117	15,879,046	20,465,238	20,083,986	20,052,825	19,698,867
Total General Fund	12,373,064	13,979,398	15,506,011	11,601,861	12,890,799	16,368,038	20,962,956	20,588,244	20,134,439	20,243,675
All Other Governmental Funds										
Nonspendable:										
Prepaid Items	36,974	-	-	-	50,836	38,669	-	-	-	-
Restricted for:										
Debt Service	1,840,901	1,234,727	1,020,159	831,366	541,074	370,527	168,535	17,993	6,335	573,411
Promotion of Tourism & Hotel Industry	1,993,040	1,942,378	1,682,165	2,529,271	3,861,008	4,331,245	4,122,537	3,449,095	3,149,259	2,710,600
Capital Projects	39,654,624	41,716,425	45,239,484	40,901,630	33,162,293	21,834,283	13,687,452	11,067,329	39,199,567	46,856,016
Child Safety	-	93,472	101,664	88,479	98,540	86,906	84,284	90,718	110,712	126,062
Justice Administration	-	30,635	31,898	28,893	30,952	21,851	23,222	23,829	27,994	33,404
Court Technology	201,286	74,895	79,591	77,831	86,147	74,667	33,370	27,831	27,651	32,421
Building Security	66,716	64,742	65,782	63,789	63,655	53,584	-	-	-	-
Court Security	-	-	19,185	19,190	28,125	46,900	46,844	37,495	32,841	38,503
Public Safety	-	-	-	-	30,521	31,059	82,691	95,319	115,696	112,729
Other Purposes	36,793	22,235	-	25,484	327,000	191,575	242,042	303,147	359,096	402,711
Committed for:										
Capital Projects	-	-	-	-	-	7,688,169	8,120,427	8,951,963	10,368,778	13,511,945
Economic Development	516,823	664,401	477,233	752,819	968,178	1,257,093	1,437,025	1,797,019	1,968,832	2,012,219
Assigned for:										
Other Purposes	-	-	-	-	-	-	-	-	-	-
Unassigned	(3,883)	(6,364)	3,115	-	-	-	-	-	-	-
Total All Other Governmental Funds	44,343,274	45,837,546	48,720,276	45,318,752	39,248,329	36,026,528	28,048,429	25,861,738	55,366,761	66,410,021
Total Governmental Funds	\$ 56,716,338	\$ 59,816,944	\$ 64,226,287	\$ 56,920,613	\$ 52,139,128	\$ 52,394,566	\$ 49,011,385	\$ 46,449,982	\$ 75,501,200	\$ 86,653,696

**SOURCE:** Town of Addison Annual Comprehensive Financial Reports



**Town of Addison, Texas**  
**Statistical Section**

**Changes in Fund Balances,  
Governmental Funds  
Last Ten Fiscal Years  
(Modified Accrual Basis of Accounting)  
(Unaudited)**

	2012	2013	2014	2015
<b>REVENUES:</b>				
Ad Valorem Taxes	\$ 17,471,642	\$ 18,047,998	\$ 19,274,720	\$ 20,560,124
Non-Property Taxes	16,183,779	17,604,795	19,444,668	19,728,511
Franchise Fees	2,727,370	2,695,073	2,818,869	2,828,420
Licenses and Permits	953,709	886,423	901,645	1,011,223
Intergovernmental	2,676,792	73,578	19,093	180,612
Service Fees	3,104,592	2,939,606	2,758,458	2,543,707
Fines and Forfeitures	1,208,773	1,082,115	988,574	764,144
Earnings on Investments	75,972	122,169	143,299	277,680
Rental Charges	931,619	1,119,737	1,119,551	1,201,389
Recycling Proceeds	26,414	25,539	13,295	10,403
Other	483,009	105,803	206,157	199,880
<b>Total Revenues</b>	<b>45,843,671</b>	<b>44,702,836</b>	<b>47,688,329</b>	<b>49,306,093</b>
<b>EXPENDITURES:</b>				
Current:				
General Government	6,135,191	6,371,055	6,646,587	7,657,465
Public Safety	15,075,757	14,945,841	15,876,424	16,699,726
Development Services	886,705	927,684	962,584	1,090,973
Streets	1,612,699	1,750,500	1,727,403	1,803,139
Parks and Recreation	4,269,381	4,316,689	4,874,394	4,755,341
Visitor Services	6,171,479	7,116,334	6,730,501	5,454,910
Municipal Court	54,370	53,112	30,878	60,426
Economic Development	469,679	624,014	1,029,585	1,281,649
Debt Service:				
Principal Retirement	4,738,040	4,701,161	5,086,153	5,473,152
Interest and Fiscal Charges	1,918,640	2,747,654	3,110,704	3,417,820
Debt Issuance Costs	141,666	-	-	-
Capital Projects:				
Salaries and Fringe Benefits	-	-	-	-
Supplies	17,635	80,660	-	-
Maintenance and Materials	-	3,946	12,459	-
Other	-	138,236	-	-
Engineering and Contractual Services	796,958	2,165,061	422,982	5,076,254
Construction and Equipment	3,038,501	3,742,776	8,241,546	3,840,912
<b>Total Expenditures</b>	<b>45,326,701</b>	<b>49,684,723</b>	<b>54,752,200</b>	<b>56,611,767</b>
Excess/(Deficiency) of Revenues over/(under) Expenditures	<b>516,970</b>	<b>(4,981,887)</b>	<b>(7,063,871)</b>	<b>(7,305,674)</b>
<b>OTHER FINANCING SOURCES/(USES):</b>				
Proceeds from Refunding Bonds Issued	46,315,000	-	-	-
Payment to Refunded Bond Escrow Agent	(14,834,842)	-	-	-
Issuance of Debt	-	7,790,000	12,000,000	-
Discount on issuance of bonds	(632,482)	-	-	-
Bond Issuance Costs	-	-	-	-
Premium on Issuance of Bonds	4,133,956	292,493	97,299	-
Transfers In	1,258,263	578,501	570,000	5,226,082
Transfers Out	(3,074,679)	(578,501)	(570,000)	(5,226,082)
Proceeds on Asset Sales	-	-	-	-
<b>Total Other Financing Sources/(Uses)</b>	<b>33,165,216</b>	<b>8,082,493</b>	<b>12,097,299</b>	<b>-</b>
<b>Net Change in Fund Balance</b>	<b>\$ 33,682,186</b>	<b>\$ 3,100,606</b>	<b>\$ 5,033,428</b>	<b>\$ (7,305,674)</b>
Debt Service as a Percentage of Non-Capital Expenditures	16.32%	17.27%	16.11%	18.38%

**SOURCE:** Town of Addison Annual Comprehensive Financial Reports

Table 4

2016	2017	2018	2019	2020	2021
\$ 22,559,004	\$ 23,521,642	\$ 23,783,670	\$ 25,196,771	\$ 26,876,741	\$ 29,869,955
20,181,697	21,217,028	23,148,710	21,595,724	18,432,169	18,488,945
3,074,519	2,664,422	2,624,458	2,513,414	2,227,367	1,989,938
768,964	1,225,373	1,404,035	1,366,941	1,183,285	824,908
160,619	15,565	16,228	193,904	471,145	3,148,053
4,463,789	4,520,358	3,620,748	2,997,653	2,157,047	2,795,244
603,282	468,734	358,737	415,721	263,146	197,335
372,088	472,896	831,714	1,365,659	1,116,915	85,076
949,956	704,701	635,165	566,257	270,001	94,303
2,426	3,258	11,407	616	162	2,471
377,608	391,883	324,961	254,100	306,147	1,078,332
53,513,952	55,205,860	56,759,833	56,466,760	53,304,125	58,574,560
7,598,584	8,057,632	8,381,216	8,923,060	8,946,301	9,203,895
16,301,539	16,945,126	17,919,259	18,708,501	19,215,910	20,669,001
1,207,871	1,158,967	1,374,246	1,350,598	1,501,596	1,560,348
1,791,257	1,942,584	1,895,171	1,777,128	1,799,513	1,951,588
4,912,455	5,020,975	5,054,566	5,520,903	5,407,703	5,695,541
7,077,371	7,595,136	6,780,909	7,313,226	3,622,979	4,634,221
17,610	66,616	75,904	53,096	19,400	2,938
1,349,920	1,747,750	1,475,201	1,553,813	1,647,246	1,839,493
5,800,151	5,618,331	4,909,148	4,280,000	4,105,000	4,985,000
3,089,643	2,810,607	2,631,422	2,475,279	2,915,428	2,725,605
-	-	-	-	-	-
-	-	-	-	-	-
-	-	-	-	-	-
-	-	-	-	-	-
62,647	416,179	758,687	1,469,752	1,780,857	993,326
9,086,389	7,583,129	9,414,596	6,115,742	6,792,067	9,780,860
58,295,437	58,963,032	60,670,325	59,541,098	57,754,000	64,041,816
(4,781,485)	(3,757,172)	(3,910,492)	(3,074,338)	(4,449,875)	(5,467,256)
-	-	-	-	-	-
-	-	-	-	(13,090,212)	(4,261,861)
-	-	-	-	43,740,000	19,165,000
-	-	-	-	-	-
-	-	-	-	-	-
-	-	-	-	2,829,802	1,352,595
2,349,124	7,624,205	3,618,152	5,686,504	3,992,900	3,844,950
(2,349,124)	(6,824,205)	(3,118,152)	(5,186,504)	(3,992,900)	(3,844,950)
-	3,212,610	27,311	12,935	21,503	364,018
-	4,012,610	527,311	512,935	33,501,093	16,619,752
\$ (4,781,485)	\$ 255,438	\$ (3,383,181)	\$ (2,561,403)	\$ 29,051,218	\$ 11,152,496
18.07%	16.41%	14.71%	12.98%	13.81%	14.37%

**GENERAL GOVERNMENTAL REVENUES  
BY SELECTED SOURCES**  
Last Ten Fiscal Years

Fiscal Year	Taxes	Franchise Fees	Licenses and Permits	Inter-governmental	Service Fees	Fines and Forfeitures	Interest	Rental Charges	Other (1)	Total
2012	33,655,421	2,727,370	953,709	2,676,792	3,104,592	1,208,773	75,972	931,619	26,414	45,360,662
2013	35,652,793	2,695,073	886,423	73,578	2,939,606	1,082,115	122,169	1,119,737	25,539	44,597,033
2014	38,719,388	2,818,869	901,645	19,093	2,758,458	988,574	143,299	1,119,551	13,295	47,482,172
2015	40,288,635	2,828,420	1,011,223	180,612	2,543,707	764,144	277,680	1,201,389	10,403	49,106,213
2016	42,740,701	3,074,519	768,964	160,619	4,463,789	603,282	372,088	949,956	2,426	53,136,344
2017	44,738,670	2,664,422	1,225,373	15,565	4,520,358	468,734	472,896	704,701	3,258	54,813,977
2018	46,932,380	2,624,458	1,404,035	16,228	3,620,748	358,737	831,714	635,165	336,368	56,759,833
2019	46,792,495	2,513,414	1,366,941	193,904	2,997,653	415,721	1,365,659	566,257	254,716	56,466,760
2020	45,308,910	2,227,367	1,183,285	471,145	2,157,047	263,146	1,116,915	270,001	306,309	53,304,125
2021	48,358,900	1,989,938	824,908	3,148,053	2,795,244	197,335	85,076	94,303	1,080,803	58,574,560

Table includes General, Special Revenue, Capital Project, and Debt Service Funds

Notes: (1) Includes recycling fees and contributions.

**GENERAL GOVERNMENTAL EXPENDITURES  
BY FUNCTION**  
Last Ten Fiscal Years

Fiscal Year	General Government(2)	Public Safety	Development Services	Streets	Parks and Recreation	Visitor Services(1)	Economic Development	Debt Service	Total
2012	6,135,191	15,130,127	886,705	1,612,699	4,269,381	6,171,479	469,679	6,798,346	41,473,607
2013	6,371,055	14,998,953	927,684	1,750,500	4,316,689	7,116,334	624,014	7,448,815	43,554,044
2014	6,646,587	15,907,302	962,584	1,727,403	4,874,394	6,730,501	1,029,585	8,196,857	46,075,213
2015	7,657,465	16,760,152	1,090,973	1,803,139	4,755,341	5,454,910	1,281,649	8,890,972	47,694,601
2016	7,598,584	16,319,149	1,207,871	1,791,257	4,912,455	7,077,371	1,349,920	8,889,794	49,146,401
2017	8,057,632	17,011,742	1,158,967	1,942,584	5,020,975	7,595,136	1,747,750	8,428,938	50,963,724
2018	8,457,120	17,919,259	1,374,246	1,895,171	5,054,566	6,780,909	1,475,201	7,540,570	50,497,042
2019	8,976,156	18,708,501	1,350,598	1,777,128	5,520,903	7,313,226	1,553,813	6,755,279	51,955,604
2020	8,965,701	19,215,910	1,501,596	1,799,513	5,407,703	3,622,979	1,647,246	7,020,428	49,181,076
2021	9,206,833	20,669,001	1,560,348	1,951,588	5,695,541	4,634,221	1,839,493	7,710,605	53,267,630

Table includes General, Special Revenue, and Debt Service funds.

Notes:

(1) Hotel Fund

(2) Includes Municipal Court

**SUMMARY OF TAX REVENUES AND FRANCHISE FEES**  
Last Ten Fiscal Years

Fiscal Year	Property Taxes <sup>1</sup>	1% Town Sales Tax	Mixed Beverage Taxes	Franchise Fees	Hotel Occupancy Tax	Total
2012	17,471,642	11,089,866	798,764	2,727,370	4,295,149	36,382,791
2013	18,047,998	12,217,439	812,273	2,695,073	4,575,083	38,347,866
2014	19,274,720	13,440,938	994,609	2,818,869	5,009,121	41,538,257
2015	20,560,124	13,038,912	1,176,643	2,828,420	5,512,956	43,117,055
2016	22,559,004	12,831,723	1,211,761	3,074,519	6,138,213	45,815,220
2017	23,521,642	14,032,616	1,229,708	2,664,422	5,954,703	47,403,091
2018	23,783,670	16,449,993	1,146,633	2,624,458	5,552,084	49,556,838
2019	25,196,771	15,017,082	1,151,057	2,513,414	5,427,585	49,305,909
2020	26,876,741	14,302,624	888,599	2,227,367	3,240,946	47,536,277
2021	29,869,955	14,881,277	1,084,108	1,989,938	2,523,560	50,348,838

Table includes General, Special Revenue, Capital Project, and Debt Service funds.

Notes:

(<sup>1</sup>) Includes penalty and interest.



**ASSESSED AND ESTIMATED  
MARKET VALUE OF TAXABLE PROPERTY**  
Last Ten Fiscal Years

Fiscal Year	Actual Levy Year	Real Property Assessed Value <sup>1</sup>	Personal Property Assessed Value	Less Tax-Exempt Property Assessed Value	Total Taxable Value	Total Direct Tax Rate <sup>2</sup>
2012	2011	2,864,186,430	586,674,080	(422,817,942)	3,028,042,568	0.5800
2013	2012	2,955,211,640	580,038,950	(400,355,712)	3,134,894,878	0.5800
2014	2013	3,270,235,970	621,418,790	(401,647,062)	3,490,007,698	0.5718
2015	2014	3,538,702,310	685,963,840	(419,085,309)	3,805,580,841	0.5618
2016	2015	3,742,314,940	722,808,570	(428,399,743)	4,036,723,767	0.5792
2017	2016	3,996,508,870	757,661,770	(453,899,085)	4,300,271,555	0.5605
2018	2017	4,179,274,260	730,791,690	(459,532,446)	4,450,533,504	0.5500
2019	2018	4,477,513,780	729,708,210	(481,462,821)	4,725,759,169	0.5500
2020	2019	4,557,534,840	759,254,790	(496,882,188)	4,819,907,442	0.5835
2021	2020	4,438,590,218	718,946,820	(498,128,042)	4,659,408,996	0.6087

**SOURCE:** Dallas Central Appraisal District

**Notes:**

- (1) Assessed value is 100% of estimated market value.  
(2) Per \$100 of valuation.

**DIRECT AND OVERLAPPING PROPERTY TAX RATES**  
**(PER \$100 OF ASSESSED VALUE)**  
 Last Ten Fiscal Years

Fiscal Year	City Direct Rates <sup>1</sup>			Overlapping Rates <sup>2</sup>					
	Operating General Rates	General Obligation Debt Service	Total Direct Ad Valorem Rate	Dallas County	Community College District	Dallas ISD	Carrollton/Farmers Branch ISD	Dallas County Hospital District	Total Ad Valorem Rate
2012	0.3819	0.1981	0.5800	0.2531	0.0997	1.2903	1.3568	0.2710	2.4941
2013	0.3593	0.2207	0.5800	0.2530	0.1194	1.2903	1.3306	0.2710	2.5137
2014	0.3588	0.2130	0.5718	0.2531	0.1247	1.2820	1.3235	0.2760	2.5076
2015	0.3437	0.2181	0.5618	0.2531	0.1248	1.2820	1.3033	0.2860	2.5077
2016	0.3767	0.2024	0.5791	0.2531	0.1237	1.2821	1.2817	0.2860	2.5240
2017	0.3812	0.1793	0.5605	0.2524	0.1229	1.2821	1.3917	0.2794	2.4973
2018	0.3970	0.1530	0.5501	0.2531	0.1242	1.2821	1.3810	0.2794	2.4889
2019	0.4073	0.1427	0.5500	0.2531	0.1240	1.4120	1.3700	0.2794	2.6185
2020	0.4341	0.1494	0.5835	0.2431	0.1240	1.3104	1.2684	0.2695	2.5305
2021	0.4411	0.1676	0.6087	0.2397	0.1240	1.2967	1.2547	0.2661	2.5353

**SOURCE:** Dallas County Tax Office

**Notes:**

- (1) The Town's operating tax rate may be increased only by a majority vote of the City Council up to the limit prescribed by State law, after which the Town's residents may petition for a vote. Rates for debt service are set based on each year's requirements.
- (2) Overlapping rates are those of local and county governments that apply to property owners within the Town of Addison. The Carrollton/Farmers Branch ISD tax rate is excluded from the total Ad Valorem rate because most of the property owners in Addison are within the Dallas ISD geographic boundaries.

**PROPERTY TAX LEVIES AND COLLECTIONS**  
Last Ten Fiscal Years

Fiscal Year	Actual Levy Year	Taxes Levied for the Fiscal Year	Collections Within the Fiscal Year of the Levy		Collections in Subsequent Years (1)	Total Collections to Date	
			Current Tax Collections	Percentage of Levy		Total Tax Collections	Percentage of Levy
2012	2011	17,612,952	17,280,758	98.1%	119,185	17,399,943	98.8%
2013	2012	18,227,706	17,940,483	98.4%	32,002	17,972,485	98.6%
2014	2013	20,000,565	19,246,998	96.2%	(11,276)	19,235,722	96.2%
2015	2014	21,430,622	20,641,789	96.3%	(125,202)	20,516,587	95.7%
2016	2015	23,445,994	22,584,093	96.3%	(77,086)	22,507,007	96.0%
2017	2016	24,175,503	23,458,172	97.0%	(6,535)	23,451,637	97.0%
2018	2017	24,531,963	23,833,997	97.2%	(115,949)	23,718,048	96.7%
2019	2018	26,050,652	25,281,036	97.0%	(152,247)	25,128,789	96.5%
2020	2019	28,199,326	27,322,025	96.9%	(515,237)	26,806,788	95.1%
2021	2020	30,018,305	30,015,545	100.0%	(145,590)	29,869,955	99.5%

**SOURCE:** Dallas County Tax Office

Notes:

(1) Negative amounts represent refunds of taxes to property owners who appealed their values for the current year (or previous years) to the Dallas Central Appraisal District and received lower valuations as a result of the appeal.

**RATIO OF OUTSTANDING DEBT BY TYPE**  
Last Ten Fiscal Years

Fiscal Year	Governmental Activities		Business-type Activities		Total Primary Government	Percentage of Personal Income (%)	Per Capita
	General Obligation Bonds	Certificates of Obligation	General Obligation Bonds	Certificates of Obligation			
2012	40,587,307	40,779,773	2,656,792	10,580,639	94,604,511	15.50	6,916
2013	44,865,727	39,564,153	-	20,668,963	105,098,843	16.11	7,594
2014	52,868,244	38,578,326	2,145,000	25,322,281	118,913,851	15.71	7,834
2015	48,157,452	37,513,716	1,805,000	24,545,293	112,021,461	14.93	7,213
2016	65,165,138	15,642,986	8,122,465	17,312,599	106,243,188	14.10	6,810
2017	59,974,766	14,009,287	7,663,243	16,305,591	97,952,887	12.89	6,227
2018	56,085,819	12,309,771	7,186,019	15,274,984	90,856,593	10.65	5,765
2019	51,888,184	11,604,403	6,410,005	28,118,950	98,021,542	11.31	6,123
2020	63,729,611	28,222,499	5,615,515	27,095,962	124,663,587	15.55	7,895
2021	75,791,264	26,773,149	11,834,241	19,445,154	133,843,808	16.15	8,201

**SOURCE:** Town of Addison Annual Comprehensive Financial Reports.  
See Table 16 for personal income and population data.

**RATIO OF GENERAL BONDED DEBT OUTSTANDING**  
Last Ten Fiscal Years

Fiscal Year	General Obligation Bonds <sup>1</sup>	Certificates of Obligation <sup>1</sup>	Less: Amounts Available in Debt Service Fund <sup>2</sup>	Total Outstanding Debt	Percentage of Actual Taxable Value (%)	Per Capita
2012	43,244,099	51,360,412	1,079,254	93,525,257	3.09	6,836.64
2013	44,865,727	60,233,116	1,234,727	103,864,116	3.31	7,504.63
2014	55,013,244	63,900,607	1,020,159	117,893,692	3.38	7,766.38
2015	49,962,452	62,059,009	831,367	111,190,094	2.92	7,159.70
2016	73,287,603	32,955,585	541,075	105,702,113	2.62	6,775.78
2017	67,638,009	30,314,878	370,527	97,582,360	2.27	6,203.58
2018	63,271,838	27,584,755	168,535	90,688,058	2.04	5,754.32
2019	57,654,198	39,023,647	17,993	96,659,852	2.05	6,121.59
2020	69,345,126	55,318,461	6,333	124,657,254	2.59	7,894.70
2021	87,625,505	46,218,303	573,411	133,270,397	2.86	8,166.08

NOTES: (1) The schedule of general bonded debt includes general obligation debt of both governmental activities and business-type activities, including premiums and discounts of the associated debt.  
(2) This is the amount restricted for debt service principal payments at the fund level.

**SOURCE:** Town of Addison Annual Comprehensive Financial Reports  
See Table 8 for taxable values and Table 16 for population data.



**DIRECT AND OVERLAPPING DEBT**  
Year Ended September 30, 2021

Taxing Jurisdiction	Bonded Debt	Percent Applicable <sup>1</sup>	Estimated Share of Overlapping Debt
Carrollton-Farmers Branch ISD	\$ 198,810,000	1.39%	\$ 2,763,459
Dallas County	130,445,000	1.54%	2,008,853
Dallas County Community College District	135,375,000	1.54%	2,084,775
Dallas County Hospital District	586,302,184	1.54%	9,029,054
Dallas County Schools	27,204,352	1.54%	418,947
Dallas ISD	2,075,794,417	4.39%	91,059,309
Total Overlapping Debt			107,364,397
Town of Addison (Direct Debt)	\$ 102,564,412 <sup>(2)</sup>	100%	102,564,412
Total Direct and Overlapping Debt			<u>\$ 209,928,809</u>
Ratio of Overlapping Bonded Debt to 2019 Taxable Assessed Valuation			4.36%
Per Capita Overlapping Bonded Debt			\$ 13,295

**SOURCE:** Municipal Advisory Council of Texas

See Table 8 for taxable values and Table 16 for population data.

Notes:

(1) The percentage of overlapping debt is estimated using taxable assessed property values. Applicable percentages were estimated by determining the assessed valuation of taxable property within both the overlapping taxing body and the Town's boundaries and dividing that shared value by the total taxable assessed value within the overlapping taxing body.

(2) Total bonded debt shown for the Town of Addison excludes self-supporting debt and amount available for repayment in the Debt Service funds. It includes all bonded debt that is secured by ad valorem taxes.

**SCHEDULE OF REVENUE BOND COVERAGE**  
**UTILITY FUND**  
Last Ten Fiscal Years

Fiscal Year	Net Revenue Available for Debt Service			Debt Service Requirements <sup>2</sup>			Revenue Bond Coverage <sup>3</sup>
	Gross Revenue	Expense <sup>1</sup>	Net Revenue	Principal	Interest	Total	
2012	11,068,924	7,529,490	3,539,434	-	-	-	N/A
2013	10,743,714	8,052,963	2,690,751	-	-	-	N/A
2014	9,894,247	8,449,185	1,445,062	-	-	-	N/A
2015	10,241,191	9,017,932	1,223,259	-	-	-	N/A
2016	10,688,878	9,116,360	1,572,518	-	-	-	N/A
2017	11,087,788	8,988,724	2,099,064	-	-	-	N/A
2018	12,211,566	11,121,149	1,090,417	-	-	-	N/A
2019	11,939,132	10,729,825	1,209,307	-	-	-	N/A
2020	12,906,145	10,637,638	2,268,507	-	-	-	N/A
2021	13,365,766	11,487,878	1,877,888	-	-	-	N/A

Notes:

- (1) Includes "operating expenses excluding depreciation" and "non-operating expenses excluding interest expense".
- (2) Includes principal and interest of revenue bonds only. It does not include the general obligation bonds or combination tax and revenue certificates of obligation reported in the enterprise fund.
- (3) Revenue bond coverage is equal to net revenue available for debt service divided by total principal and interest. Revenue bonds were retired in fiscal year 2002. Current year debt associated with the Town's Utility (Water and Sewer) Fund is limited to general obligation bonds and combination tax and revenue certificates of obligation. This debt is secured by the Town's property taxes but is supported by Utility Fund net revenues.

**SCHEDULE OF COMBINATION TAX AND REVENUE CERTIFICATES OF OBLIGATION COVERAGE**  
**HOTEL FUND**  
Last Ten Fiscal Years

Fiscal Year	Net Revenue Available for Debt Service			Debt Service Requirements			Bond Coverage <sup>2</sup>
	Gross Revenue	Expenditure <sup>1</sup>	Net Revenue	Principal	Interest	Total	
2012	6,740,112	1,080,980	5,659,132	620,000	108,143	728,143	7.8
2013	6,970,189	1,626,644	5,343,545	600,000	104,623	704,623	7.6
2014	7,181,306	1,063,116	6,118,190	625,000	86,650	711,650	8.6
2015	7,512,047	959,140	6,552,907	640,000	70,800	710,800	9.2
2016	9,680,180	1,156,760	8,523,420	660,001	52,050	712,051	12.0
2017	9,307,410	1,211,193	8,096,217	680,000	31,200	711,200	11.4
2018	7,889,706	1,027,977	6,861,729	700,000	10,500	710,500	9.7
2019	7,354,784	956,507	6,398,277	-	-	-	N/A
2020	3,707,143	796,479	2,910,664	-	-	-	N/A
2021	4,579,562	242,198	4,337,364	-	-	-	N/A

Notes:

(1) Combination Tax and Revenue Certificates of Obligation bond covenants require only Conference Centre expenditures be considered when calculating bond coverage.

(2) Bond coverage is equal to net revenue available for debt service divided by total principal and interest.

**DEMOGRAPHIC AND ECONOMIC STATISTICS  
AS OF SEPTEMBER 30**  
Last Ten Fiscal Years

Fiscal Year	Estimated Population <sup>1</sup>	Assessed Valuations <sup>2</sup>	Personal Income (Thousands)	Per Capita Personal Income <sup>3</sup>	Labor Force <sup>4</sup>	Unemployment Rate <sup>5</sup>
2012	13,680	3,028,042,568	610,333	44,615	3,420,186	6.4%
2013	13,840	3,134,894,878	652,418	47,140	3,474,226	5.9%
2014	15,180	3,490,007,698	756,981	49,867	3,539,326	4.8%
2015	15,530	3,805,580,841	750,379	48,318	3,585,279	3.9%
2016	15,600	4,036,723,767	753,761	48,318	3,703,339	3.9%
2017	15,730	4,300,271,555	760,042	48,318	3,810,780	3.3%
2018	15,760	4,450,533,504	852,821	54,113	3,900,458	3.4%
2019	15,790	4,725,759,169	854,444	54,113	3,971,633	3.2%
2020	15,790	4,819,907,442	801,927	50,787	4,044,158	6.1%
2021	16,320	4,659,408,996	828,844	50,787	4,107,945	5.4%

**SOURCES:**

(1) North Central Texas Council of Governments estimates

(2) Dallas Central Appraisal District

(3) United States Census American Community Survey; figures are based on the most current data available.

(4) Texas Workforce Commission - Effective January 2005, data for cities of less than 25,000 was no longer provided. The information presented represents the Dallas, Fort Worth, Arlington Metro Area.

(5) Texas Workforce Commission - Effective January 2005, data for cities of less than 25,000 was no longer provided. The information presented represents the City of Farmers Branch, a neighboring city.

**PRINCIPAL PROPERTY TAXPAYERS**  
Current Year and Nine Years Ago

Name of Taxpayer	Nature of Property	2021			2012		
		Taxable Assessed Valuation	Rank	Percent of Total Taxable Assessed Valuation	Taxable Assessed Valuation	Rank	Percent of Total Taxable Assessed Valuation
Post Apartment Homes LP	Apartments	\$ 221,650,000	1	4.76%			
FPG Colonnade LP	Land, Office Buildings	220,040,000	2	4.72%			
SAVOYE2 LLC	Apartments	128,550,000	3	2.76%			
Mary Kay Inc	Office Buildings	97,979,150	4	2.10%			
COP Spectrum Center LLC	Office Buildings	89,660,000	5	1.92%	49,796,250	4	1.64%
DCO Realty Inc	Land, Office Buildings	88,847,130	6	1.91%			
Fiori LLC	Land, Hotel	83,450,000	7	1.79%			
VOP Partners LLC	Office Buildings	79,000,000	8	1.70%	41,550,000	9	1.37%
Woodbranch 14555 LLC	Office Buildings	77,265,570	9	1.66%			
Gaedeke Holdings IX LLC	Office Buildings	76,696,390	10	1.65%			
Post Addison Circle	Mixed Development				127,500,000	1	4.21%
SP Millenium Center	Land, Office Buildings				120,000,000	2	3.96%
Richmont Properties Ltd	Land, Office Buildings				64,381,040	3	2.13%
DCO Savoye	Apartments				47,000,000	5	1.55%
MBNA Texas Properties	Land, Office Buildings				45,074,060	6	1.49%
MHSS-Addison LP	Land, Office Buildings				45,064,170	7	1.49%
Fairfield Addison Circle	Land, Office Buildings				43,179,680	8	1.43%
KBS Millennium 1	Land, Office Buildings				40,370,490	10	1.33%
		<u>\$ 1,163,138,240</u>		<u>24.96%</u>	<u>\$ 623,915,690</u>		<u>20.60%</u>

**SOURCE:** Dallas County Tax Office (2021); Town of Addison ACFR (2012)



**MAJOR EMPLOYERS**  
Current Year and Nine Years Ago

Company	Type of Business	2021		2012	
		Estimated Number of Employees	Percent of Total Employees <sup>1</sup>	Estimated Number of Employees	Percent of Total Employees
Mary Kay Cosmetics	Cosmetics	1,200	8.70%	1,070	2.34%
Bank of America	Finance	1,200	8.70%	3,400	7.45%
Homeward Residential Inc	Finance	750	5.44%	N/A	N/A
Regus Texas	Real Estate	590	4.28%	N/A	N/A
Barrett Daffin Frappier Turner	Attorney Firm	550	3.99%	N/A	N/A
Expense Reduction Analysts	Consulting Service	501	3.63%	N/A	N/A
Maxim Integrated Products	Manufacturing	500	3.63%	N/A	N/A
Intercontinental Hotel Dallas	Hospitality	450	3.26%	250	0.55%
National Bankruptcy Services	Bankruptcy Service	450	3.26%	N/A	N/A
Zurich American Insurance Co.	Insurance	400	2.90%	N/A	N/A
National Default Exchange Management	Bankruptcy Service	N/A		566	1.24%
Rexel	Industrial Electrical Supplies	N/A		550	1.20%
United Surgical Partners International	Medical	N/A		360	0.79%
Hilton Worldwide, Incorporated	Hospitality	N/A		319	0.70%
Glazers Family of Companies	Beer, Wine and Spirits	N/A		280	0.61%
	Elementary & High				
Greenhill School	School	N/A		256	0.56%
Behringer Harvard	Real Estate/Finance	N/A		230	0.50%

Total employees per NCTCOG Regional Data Center employees in Addison<sup>1</sup>

**SOURCE:** North Central Texas Council of Governments (2021); Town of Addison ACFR (2012)

**BUDGETED FULL-TIME EQUIVALENT CITY GOVERNMENT EMPLOYEES BY  
FUNCTION/PROGRAM  
Last Ten Fiscal Years**

Function/Program	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021
<b>General Government</b>										
City Manager's Office	7.5	6.0	7.0	8.0	7.5	6.5	6.5	7.5	7.5	6.9
Financial and Strategic Services	8.0	8.0	7.5	9.7	13.0	13.0	13.0	13.0	13.0	11.8
Municipal Court	5.4	5.4	5.7	5.7	5.8	5.8	5.8	5.0	5.0	5.0
General Services	8.0	5.0	5.0	5.0	5.0	4.8	4.8	5.5	5.5	5.5
Human Resources	5.2	4.2	4.2	3.5	4.0	4.0	4.0	4.0	4.0	3.4
Information Technology	6.0	7.0	7.0	7.0	7.0	7.0	7.0	7.0	7.0	7.0
<b>Total General Government</b>	<b>40.1</b>	<b>35.6</b>	<b>36.4</b>	<b>38.9</b>	<b>42.3</b>	<b>41.1</b>	<b>41.1</b>	<b>42.0</b>	<b>42.0</b>	<b>39.6</b>
<b>Public Safety</b>										
Police	73.8	73.8	75.3	79.8	79.8	71.0	71.0	72.0	74.0	74.0
Emergency Communications	13.5	13.5	13.5	13.5	14.5	-	-	-	-	-
Fire	52.0	52.0	55.3	55.3	55.3	56.0	57.0	57.0	58.0	58.0
<b>Total Public Safety</b>	<b>139.3</b>	<b>139.3</b>	<b>144.1</b>	<b>148.6</b>	<b>149.6</b>	<b>127.0</b>	<b>128.0</b>	<b>129.0</b>	<b>132.0</b>	<b>132.0</b>
<b>Development Services</b>	<b>7.2</b>	<b>7.2</b>	<b>7.2</b>	<b>7.2</b>	<b>7.2</b>	<b>11.0</b>	<b>11.0</b>	<b>12.0</b>	<b>13.0</b>	<b>13.1</b>
<b>Economic Development</b>	<b>1.0</b>	<b>2.0</b>	<b>3.0</b>	<b>4.0</b>	<b>4.0</b>	<b>4.0</b>	<b>4.0</b>	<b>4.0</b>	<b>4.0</b>	<b>4.0</b>
<b>Public Works</b>										
Streets	5.0	5.0	5.0	5.4	5.4	6.4	6.4	7.4	7.4	7.4
Stormwater			1.4	1.7	1.7	2.0	2.0	4.0	4.0	4.0
Utilities	16.0	18.0	18.3	16.6	17.6	19.2	19.2	22.2	25.2	27.4
<b>Total Public Works</b>	<b>21.0</b>	<b>23.0</b>	<b>24.7</b>	<b>23.7</b>	<b>24.7</b>	<b>27.6</b>	<b>27.6</b>	<b>33.6</b>	<b>36.6</b>	<b>38.8</b>
<b>Parks and Recreation</b>										
Parks	20.0	21.0	21.0	21.0	22.0	22.0	22.0	21.0	25.0	25.0
Recreation	14.6	14.6	14.6	15.1	15.1	15.7	15.7	15.7	15.7	15.7
<b>Total Parks and Recreation</b>	<b>34.6</b>	<b>35.6</b>	<b>35.6</b>	<b>36.1</b>	<b>37.1</b>	<b>37.7</b>	<b>37.7</b>	<b>36.7</b>	<b>40.7</b>	<b>40.7</b>
<b>Visitor Services</b>										
Visitor Services	3.0	3.0	3.0	-	-	-	-	-	-	-
Conference Centre	8.0	7.0	8.7	8.5	9.5	9.5	9.5	9.5	9.5	1.5
Special Events	3.0	3.5	4.0	4.3	4.3	4.2	4.2	4.5	4.5	4.5
Marketing	1.0	1.0	1.0	1.0	1.0	2.0	2.0	2.0	2.0	2.0
General Hotel Operations	-	-	-	1.0	1.0	1.0	1.0	1.0	1.0	1.0
Performing Arts	-	-	-	-	-	-	-	-	-	-
<b>Total Visitor Services</b>	<b>15.0</b>	<b>14.5</b>	<b>16.7</b>	<b>14.8</b>	<b>15.8</b>	<b>16.7</b>	<b>16.7</b>	<b>17.0</b>	<b>17.0</b>	<b>9.0</b>
<b>Airport Fund</b>	<b>3.0</b>	<b>3.0</b>	<b>3.0</b>	<b>3.0</b>	<b>3.0</b>	<b>3.4</b>	<b>3.4</b>	<b>4.4</b>	<b>4.4</b>	<b>19.6</b>
<b>Capital Improvements Program</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>3.0</b>
<b>TOTAL</b>	<b>261.2</b>	<b>260.2</b>	<b>270.7</b>	<b>276.3</b>	<b>283.7</b>	<b>268.5</b>	<b>269.5</b>	<b>278.7</b>	<b>289.7</b>	<b>299.8</b>

**SOURCE:** Town of Addison Finance Department

**OPERATING INDICATORS BY FUNCTION/PROGRAM**  
Last Ten Fiscal Years

Function/Program	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021
<b>Police</b>										
Crimes Against Property (1)	933	942	768	728	835	804	866	846	1,278	1,588
Crimes Against Persons (1)	435	393	358	55	97	106	61	91	414	514
Arrests	2,924	2,548	2,006	1,712	1,679	1,702	1,706	1,567	1,060	1,135
Calls for Service	17,390	16,463	16,624	17,181	20,700	17,163	17,092	17,298	16,190	19,009
<b>Fire</b>										
Number of Fires	45	61	63	51	39	42	60	45	35	55
Dollar Loss	\$ 2,484,545	\$ 1,166,345	\$ 1,268,010	\$ 608,900	\$ 686,920	\$ 1,394,390	\$ 3,324,215	\$ 3,422,870	\$ 277,360	\$ 10,905,801
Calls for Service - Fire	837	896	989	996	865	652	823	802	1,132	1,882
Calls for Service - EMS	1,676	1,696	1,598	1,730	1,765	1,683	1,608	1,726	2,181	2,312
<b>Streets</b>										
Tons of Recycling Collected	334	360	387	323	390	419	463	418	429	381
<b>Parks</b>										
Acres Maintained	163	163	163	163	163	163	163	163	163	163
<b>Recreation (2)</b>										
Recreation Event Participants	22,496	22,632	21,392	21,392	22,462	26,401	24,640	26,561	9,962	5,373
Number of Users	131,730	128,722	122,656	122,656	122,111	126,287	123,961	126,228	76,016	72,074
Active Athletic Club Members	3,637	3,669	3,942	3,942	3,665	3,815	3,949	4,135	3,517	3,251
<b>Utilities</b>										
Water Usage - Peak <sup>1</sup>	8,871	8,979	10,042	11,093	8,846	7,652	8,803	8,073	8,983	9,298
Water Usage - Average <sup>1</sup>	5,021	4,829	4,577	4,682	4,628	4,672	4,895	4,478	4,477	5,367
Service Line Breaks	10	11	16	8	4	10	12	6	3	8
Water Main Breaks	2	5	7	4	2	7	4	4	1	3

(1) Reporting structure changed in FY2020

(2) Decrease due to partial closure of the athletic facility as a result of COVID-19

**SOURCE:** Town of Addison Department Data

Notes:

(<sup>1</sup>) In thousands of gallons

**CAPITAL ASSET STATISTICS BY FUNCTION/PROGRAM**  
 Last Ten Fiscal Years

Function/Program	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021
<u>Public Safety</u>										
Police Stations	1	1	1	1	1	1	1	1	1	1
Fire Stations	2	2	2	2	2	2	2	2	2	2
<u>Public Works</u>										
Streets - Paved (miles)	41	41	41	41	43	43	43	43	43	43
Lane Miles	164	164	164	164	167	167	167	167	167	167
Traffic Signals	36	36	36	36	36	36	37	37	37	37
<u>Parks and Recreation</u>										
Acres Maintained	163	163	163	163	163	163	163	163	163	163
Parks	15	15	15	15	14	14	14	14	14	14
Playgrounds	5	5	5	5	3	3	3	3	3	3
Soccer/Football Fields	1	1	1	1	-	-	-	-	-	-
Community Centers	1	1	1	1	1	1	1	1	1	1
<u>Water</u>										
Water Mains (Miles)	80	80	80	80	80	96	96	96	96	97
Fire Hydrants	1,052	1,038	1,038	1,038	1,052	1,052	1,052	1,076	1,090	1,090
<u>Wastewater</u>										
Miles of Sanitary Sewers	66	66	66	66	66	75	75	72	72	73
Miles of Storm Sewers	57	60	60	60	76	76	76	76	76	76

**SOURCE:** Town of Addison Department Data