



**PROPOSED SERVICE PLAN FOR  
2017 MUNICIPAL ANNEXATION PLAN  
CITY OF MCKINNEY, TEXAS**

**ANNEXATION ORDINANCE NO.** \_\_\_\_\_

**DATE OF ANNEXATION ORDINANCE:** \_\_\_\_\_

**ACREAGE ANNEXED:** \_\_\_\_\_

Introduction:

This Service Plan ("Plan") was prepared by the City of McKinney, Texas ("City") pursuant to Chapter 43 of the Texas Local Government Code. This Plan relates to the annexation of land into the City of McKinney ("Annexation Area") as part of the City's 2017 Municipal Annexation Plan. The annexation area includes approximately 218 acres located in Collin County and more fully described as Sub-Area 17-1, which is 49 acres generally located north of CR 857 and east of Custer Road and Sub-Area 17-2, which is 169 acres generally located along the north side of US Highway 380 (University Drive) between FM 1827 (New Hope Road) and CR 337. This area is currently located within the City's Extraterritorial Jurisdiction ("ETJ") and is adjacent to the full purpose city limits of McKinney.

As noted above, the annexation area is included in the City's 2017 Municipal Annexation Plan that was adopted by Ordinance No. 2017-01-012 on January 17, 2017. Pursuant to the Plan and the Texas Local Government Code, annexation of the area described above will occur no later than thirty (30) days after the third anniversary of the adoption date of the 2017 Municipal Annexation Plan.

Effective Term:

This Service Plan shall be in effect for a ten-year period commencing on the effective date of the annexation.

Municipal services will be provided to the annexed tract(s) of land, by the City in accordance with the following provisions and Texas Local Government Code Section 43.065.

A. POLICE PROTECTION:

1. Police personnel and equipment from the McKinney Police Department will be provided to the area annexed on the effective date of this ordinance.
2. Police protection services will be provided at a level of service equal to current services available in the City, or equal to the level of services available in other parts of the City with topography, land use and population density similar to those contemplated or projected in the annexed area, whichever is applicable.

B. FIRE PROTECTION:

1. Fire protection and Emergency Medical Services (EMS) from the McKinney Fire Department will be provided to the area on the effective date of this ordinance.
2. Fire protection services will be provided at a level of service equal to current services available in the City, or equal to the level of services available in other parts of the City with topography, land use and population density similar to those contemplated or projected in the annexed area, whichever is applicable.

C. FIRE PREVENTION:

The services of the City of McKinney Fire Marshal will be provided to the area upon the effective date of this ordinance.

D. SOLID WASTE COLLECTION:

1. Solid waste collection will be provided to the area annexed upon the effective date of this ordinance. However, for the first two years following annexation, residents who lived in the area prior to the effective date of the annexation may continue to utilize the services of privately owned solid waste providers in accordance with the provision of the Texas Local Government Code.
2. Solid waste collection services will be provided at a level of service at least equal to current services available in the City, or equal to the level of services available in other parts of the City with topography, land use and population density similar to those contemplated or projected in the annexed area, whichever may be applicable.

3. The collection of refuse from individual properties will be made in accordance with the usual Sanitation Department scheduling. Residential customers may utilize the North Texas Municipal Water District - McKinney Landfill in accordance with City ordinances.

E. WATER SERVICE:

1. For portions of the annexed area within the City of McKinney legally certificated area (CCN), the City of McKinney will provide water services to the area by any of the methods by which it extends the services to any other area of the municipality. For portions of the annexed area within the City of McKinney legally certificated area (CCN), water services will be provided at a level of service at least equal to current services available in the City, or equal to the level of services available in other parts of the City with topography, land use and population density similar to those contemplated or projected in the annexed area, whichever may be applicable.
2. When new development occurs, the City of McKinney requires a developer to construct the necessary infrastructure to meet the needs of the development. This requirement may also include off-site improvements.
3. The responsibility for construction of the infrastructure by a developer is described in the City's Subdivision Regulations.
4. For portions of the annexed area within the City of McKinney legally certificated area (CCN), the City of McKinney will allow the provision of extensions of water facilities to the areas annexed on the effective date of this ordinance. Such extensions shall be in accordance with Section 110-1 through 110-165 of the Code of Ordinances, City of McKinney, and as amended.
5. Connection to existing city water mains for water service will be provided in accordance with existing City Policies. Upon connection to existing mains, water will be provided at rates established by City Ordinance.
6. Water mains installed or improved to City standards within the annexed area which are part of the City of McKinney water system and are located within dedicated easements, rights-of-way, or any other acceptable location approved by the City Engineer, will be maintained by the City of McKinney upon the effective date of this ordinance.
7. Maintenance of private lines shall continue to be the responsibility of the owner or occupant.

8. Where other water districts provide water service, any development that occurs will still meet the City of McKinney standards for the sizing and construction of utilities.
9. For portions of the annexed area which are not solely within the City of McKinney's legally certificated area (CCN), water services shall continue to be provided in the same manner that is described in an approved Judgment, Agreement, Decree or other legal document as of the effective date of this ordinance and as it may thereafter be adopted or amended.

F. SANITARY SEWER SERVICE:

1. The City of McKinney will provide sewer services to the annexed area by any of the methods by which it extends the services to any other area of the municipality. Upon annexation, sanitary sewer services will be provided at a level of service at least equal to current services available in the City, or equal to the level of services available in other parts of the City with topography, land use and population density similar to those contemplated or projected in the annexed area, whichever may be applicable.
2. When new development occurs, the City of McKinney requires a developer to construct the necessary infrastructure to meet the needs of the development. This requirement may also include off-site improvements.
3. The responsibility for construction of the infrastructure by a developer is described in the City's Subdivision Regulations.
4. The City of McKinney will allow the provision of extensions of sanitary sewer facilities to the areas annexed upon the effective date of this ordinance. Such extensions shall be in accordance with Section 110-1 through 110-165 of the Code of Ordinances, City of McKinney, and as amended.
5. Connection to existing city sanitary sewer mains for sewage service will be provided in accordance with existing City Policies. Upon connection to existing mains, sanitary sewer collection will be provided at rates established by City Ordinances.
6. Sanitary sewer mains and lift stations installed or improved to City Standards within the annexed area which are located within dedicated easement, rights-of-way, or any other acceptable location approved by the City Engineer, will be maintained by the City of McKinney upon the effective date of this ordinance.

G. STREETS:

1. Emergency street maintenance will be provided for publicly dedicated streets or roads within the areas annexed upon the effective date of this ordinance. Routine maintenance will be scheduled as part of the City's annual street maintenance program in accordance with the then current policies and procedures defined by ordinance.
2. Street services will be provided at a level of service at least equal to current services available in the City, or equal to the level of services available in other parts of the City with topography, land use and population density similar to those contemplated or projected in the annexed area, whichever may be applicable.

H. PARKS AND RECREATION:

1. The City of McKinney will provide parks and recreation services to this annexed area by any of the methods by which it extends the services to any other area of the municipality. When new development occurs, the City of McKinney requires a developer to construct hike/bike trails in keeping with the Parks Master Plan. Additionally, new developments must still satisfy the parkland dedication requirements that call for the dedication of land or the payment of fees in lieu of land for park uses.
2. Residents within the areas annexed may utilize all existing park and recreation facilities upon the effective date of this Ordinance. Fees for such usage shall be in accordance with current fees established by ordinance.
3. Additional park and recreation facilities will be constructed based on Park policies defined in the approved Comprehensive Plan and/or the Parks Master Plan, as such plans may be amended from time to time. The general planned locations and classifications of parks will ultimately serve residents from the current city limits and residents from areas being considered for annexation.

I. ENVIRONMENTAL HEALTH AND CODE ENFORCEMENT SERVICES:

1. Enforcement of current environmental health ordinances and regulations, including but not limited to, weed and brush ordinances, junked and abandoned vehicles ordinances and animal control ordinances, will begin within this area upon the effective date of this annexation ordinance.
2. Inspection services, including but not limited to, the review of building plans, the issuance of permits and the inspection of all buildings, plumbing, mechanical, and electrical work to ensure compliance with City

Codes and Ordinances will be provided within this area upon the effective date of this ordinance.

3. The City will provide the level of Environmental Health and Code Enforcement Services equal to current services available in the City, or equal to the level of services available in other parts of the City with topography, land use and population density similar to those contemplated or projected in the annexed area, whichever may be applicable.

J. PLANNING AND ZONING:

The annexed area shall be zoned in conjunction with the annexation pursuant to the City's Comprehensive Zoning Ordinance (Chapter 146 of the McKinney Code of Ordinances, as amended). The Future Land Use Plan and Future Land Use Plan Modules Diagram contained within the Comprehensive Plan, as amended, will serve as a guide for consideration of future (re)zoning requests.

K. MISCELLANEOUS:

Any city owned facility, building, or service located within the annexed area will be operated and maintained by the City upon the effective date of the annexation ordinance.

L. CAPITAL IMPROVEMENTS PROGRAM

If this area is annexed, such areas are immediately eligible for Capital Improvement Program consideration.

M. OTHER MUNICIPAL SERVICES

Other municipal services for areas not specifically listed in Sections A-K shall be provided to an annexed area no later than two and one-half years after the effective date of the annexation, unless certain services cannot reasonably be provided within two and one-half years. In that case, the City shall propose a schedule for providing certain services, and the schedule shall provide for the provision of full municipal services no later than four and one-half years after the effective date of the annexation.