



AGENDA
SEPTEMBER 8, 2026
LAVON PARKS & RECREATION BOARD
CITY HALL, 120 SCHOOL ROAD, LAVON, TEXAS
MEETING
6:00 PM

1. PRESIDING OFFICER TO CALL THE MEETING TO ORDER AND ANNOUNCE THAT A QUORUM IS PRESENT

2. PLEDGE OF ALLEGIANCE AND INVOCATION

3. CITIZENS COMMENTS

Citizens may provide comments (3-minute time limit/person). The response regarding items that are not on the agenda may be to request items be placed on a future agenda or referred to city staff.

4. ITEMS OF INTEREST/ COMMUNICATIONS

Members may identify community events, functions, and other items of interest.

- Marine Grove Park Ceremony – October 1, 2026 at 5:30 pm.

5. ITEMS FOR CONSIDERATION

- A. Discussion and action regarding the Minutes of the June 9, 2026 meeting.
- B. Presentation and discussion regarding proposal of Lavon Community Trail System.
- C. Update, presentation, discussion, and action regarding the Community Park Project.
- D. Update regarding Application for Collin County Open Space Funding Program 2026.
- E. Presentation of Fall Festival & Neighborhood Night Out and Christmas Tree Lighting Activities.

6. BOARD TO SET FUTURE MEETINGS AND AGENDAS

Members and staff may request items be placed on a future agenda or request a special meeting.

December 8, 2026 – Meeting 6:00 p.m. as needed.

7. PRESIDING OFFICER TO ADJOURN PARK & RECREATION BOARD MEETING

This is to certify that this Agenda was duly posted at City Hall and on the City's website at www.cityoflavon.com on or before 6:00 PM on August 26, 2026.

/Rae Norton/

Rae Norton, City Secretary

Notice is hereby given that members of the City Council, Economic Development Corporation Board, Planning and Zoning Commission, and Parks and Recreation Board may attend the meeting. The body 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 (discussing purchase, exchange, lease or value of real property); §551.074 (discussing personnel or to hear complaints against personnel); and §551.087 (discussing economic development negotiations). Any decision held on such matters will be taken or conducted in Open Session following the conclusion of the Executive Session.

Lavon City Hall will provide reasonable accommodations for persons attending meetings. Please contact the City Secretary at 972-843-4220 no later than 48 hours prior to a meeting if you require special assistance | WiFi password: Guest2014

September 8, 2026 – Parks and Recreation Board – Agenda



CITY OF LAVON

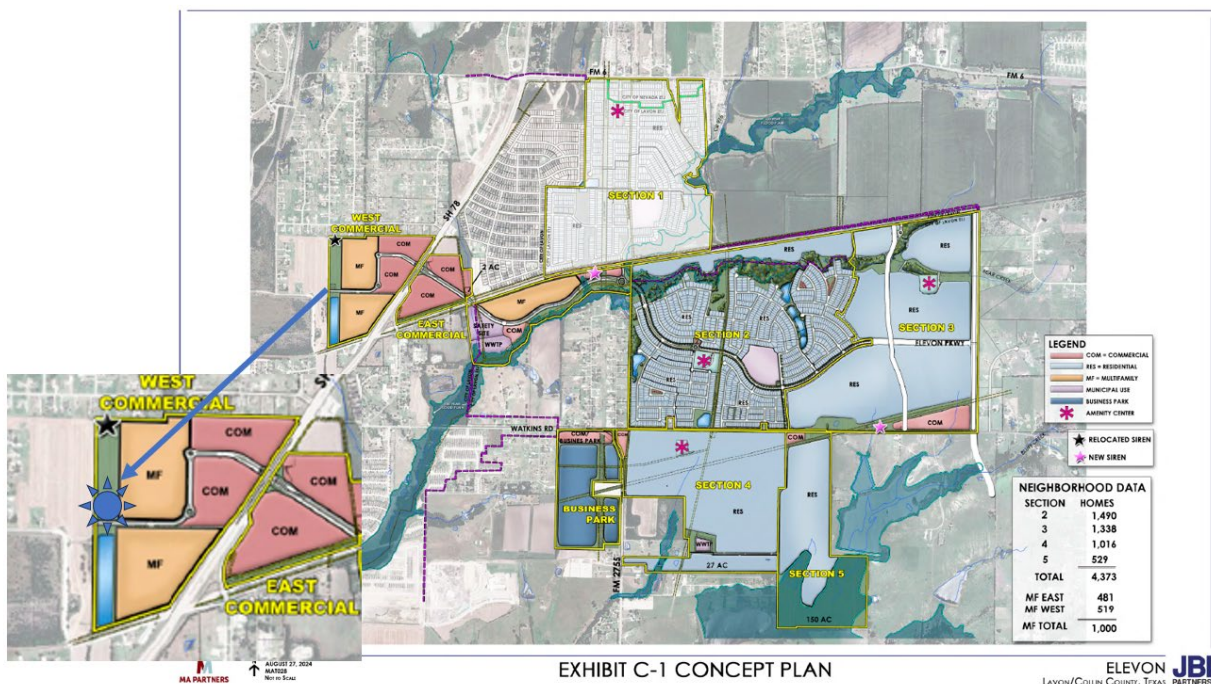
Agenda Brief

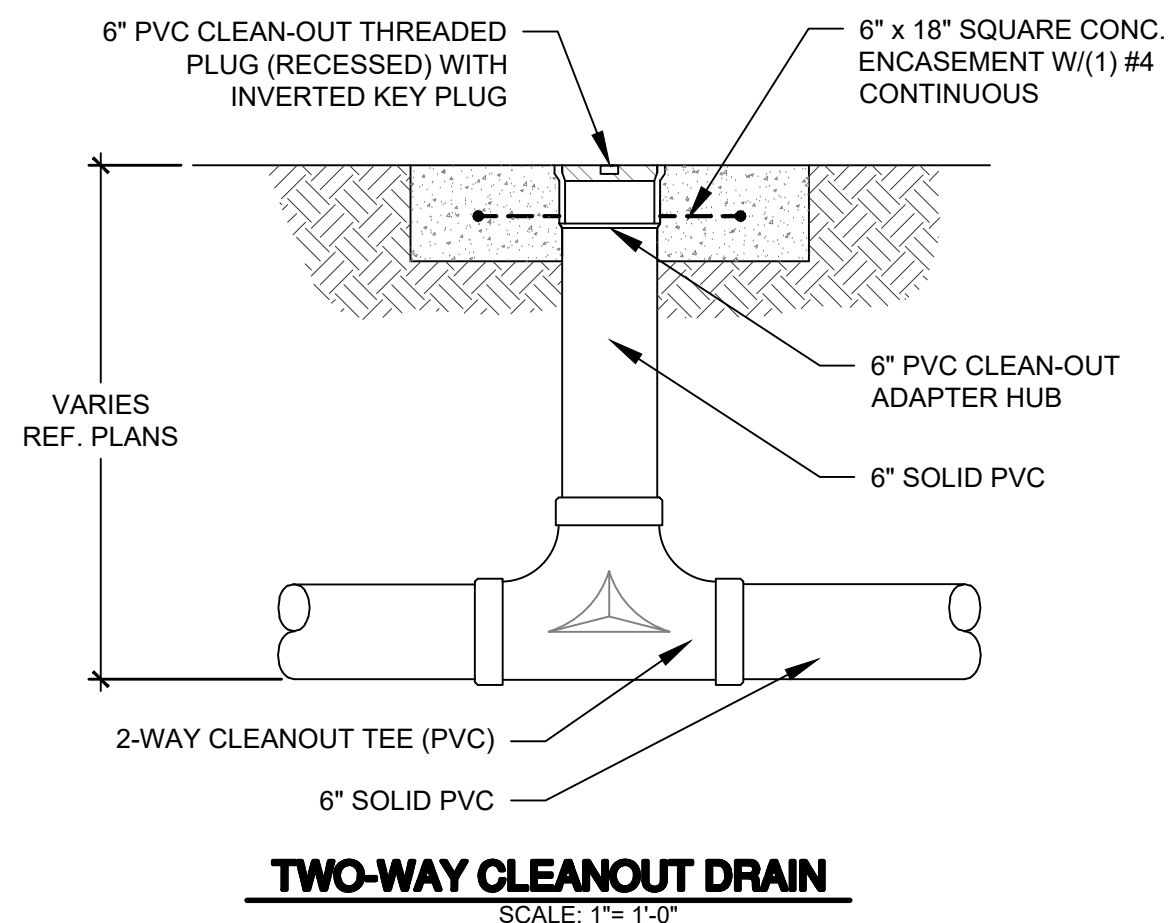
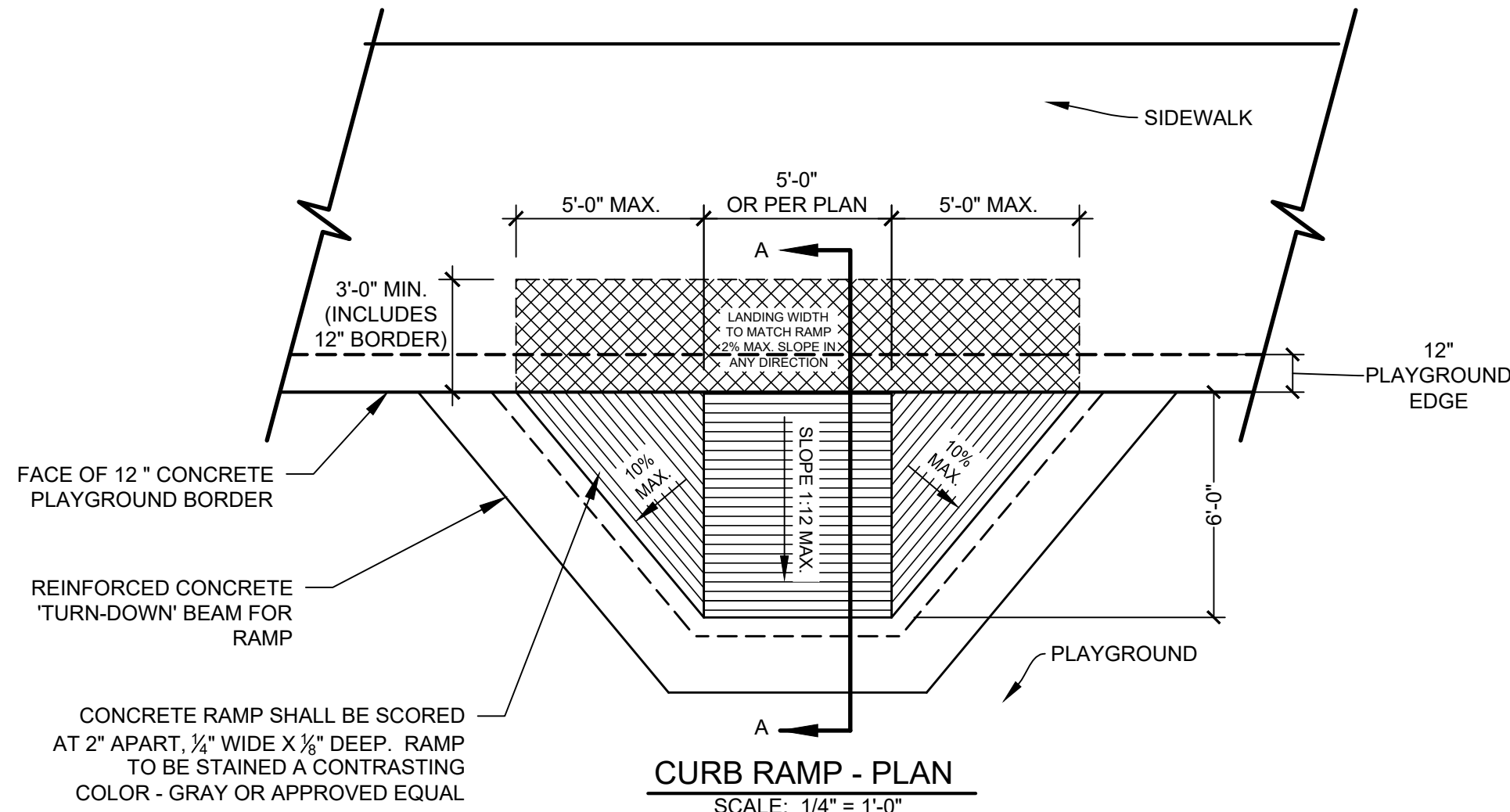
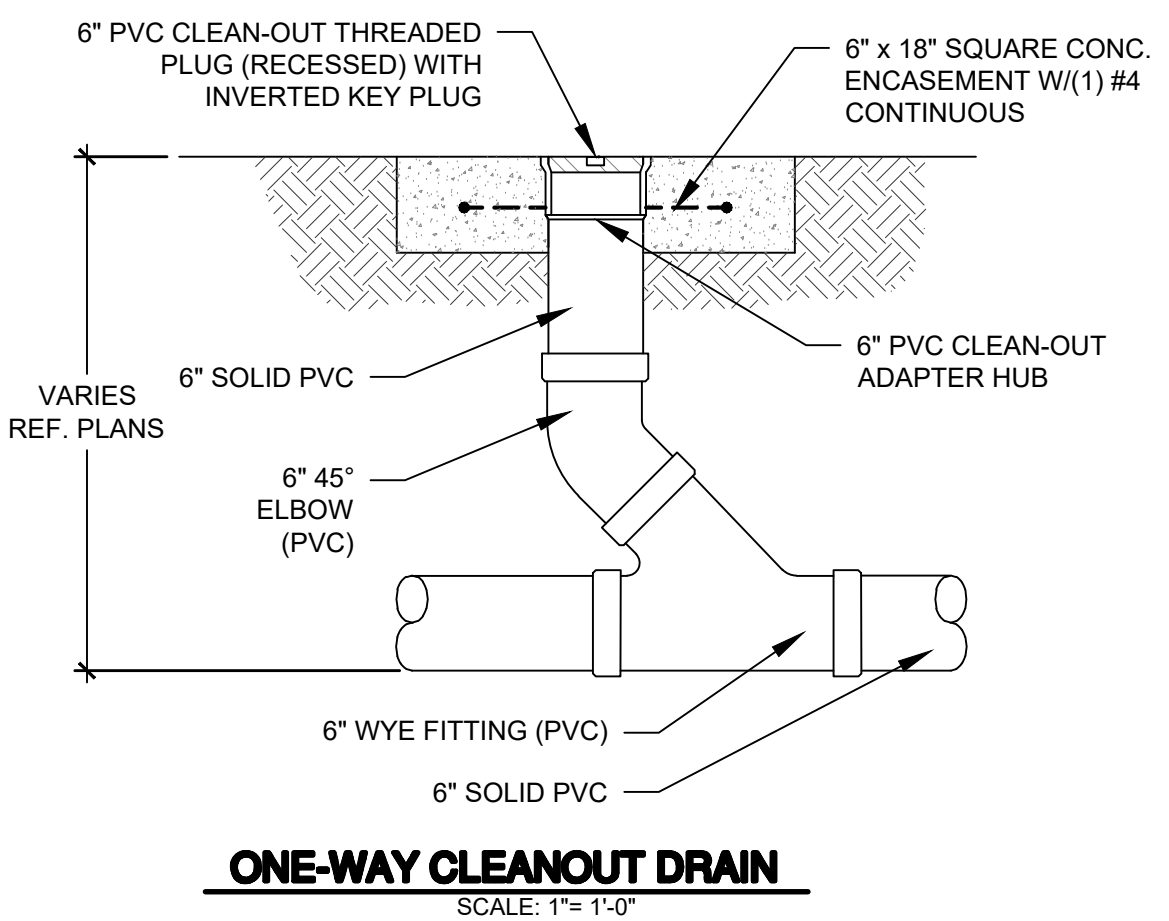
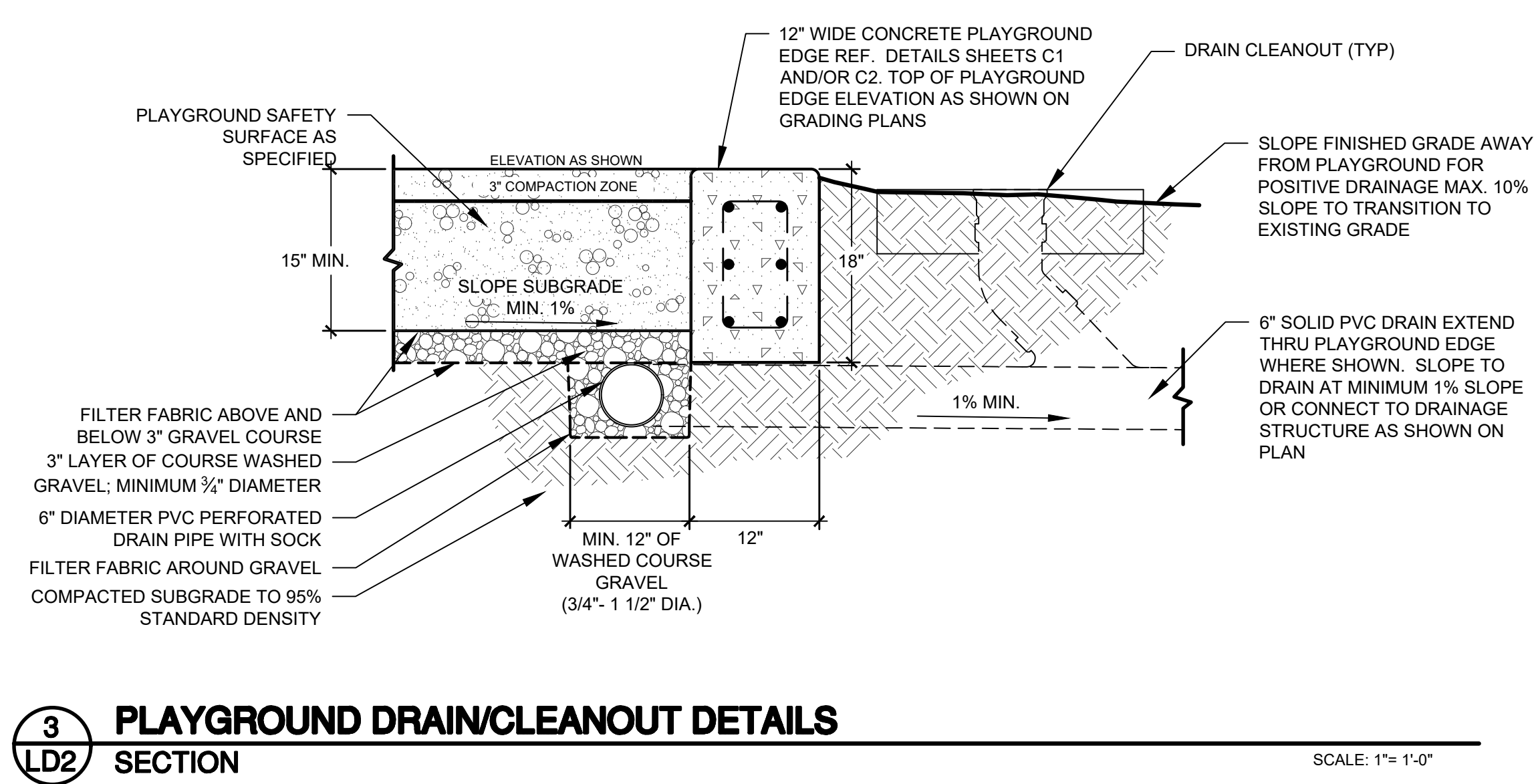
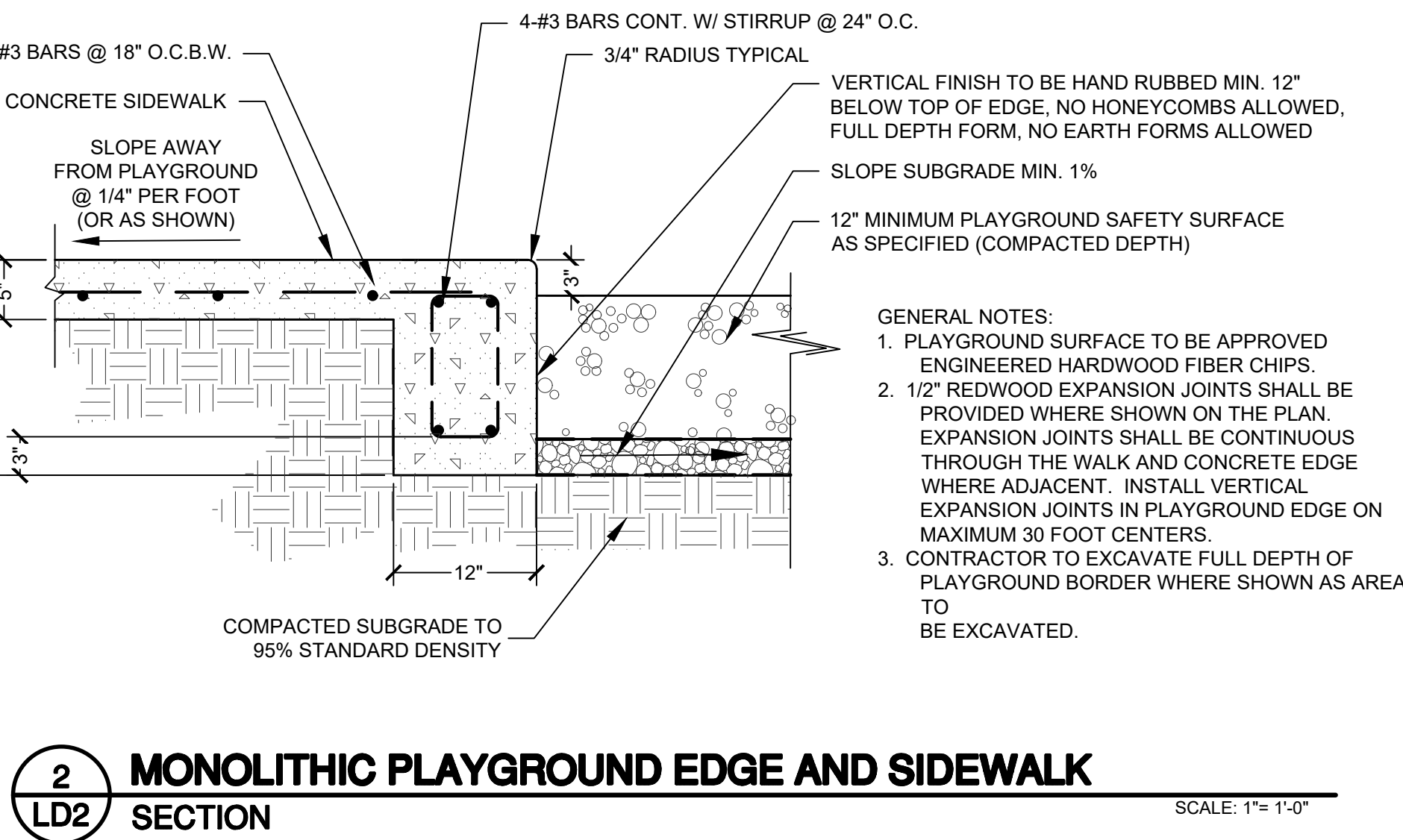
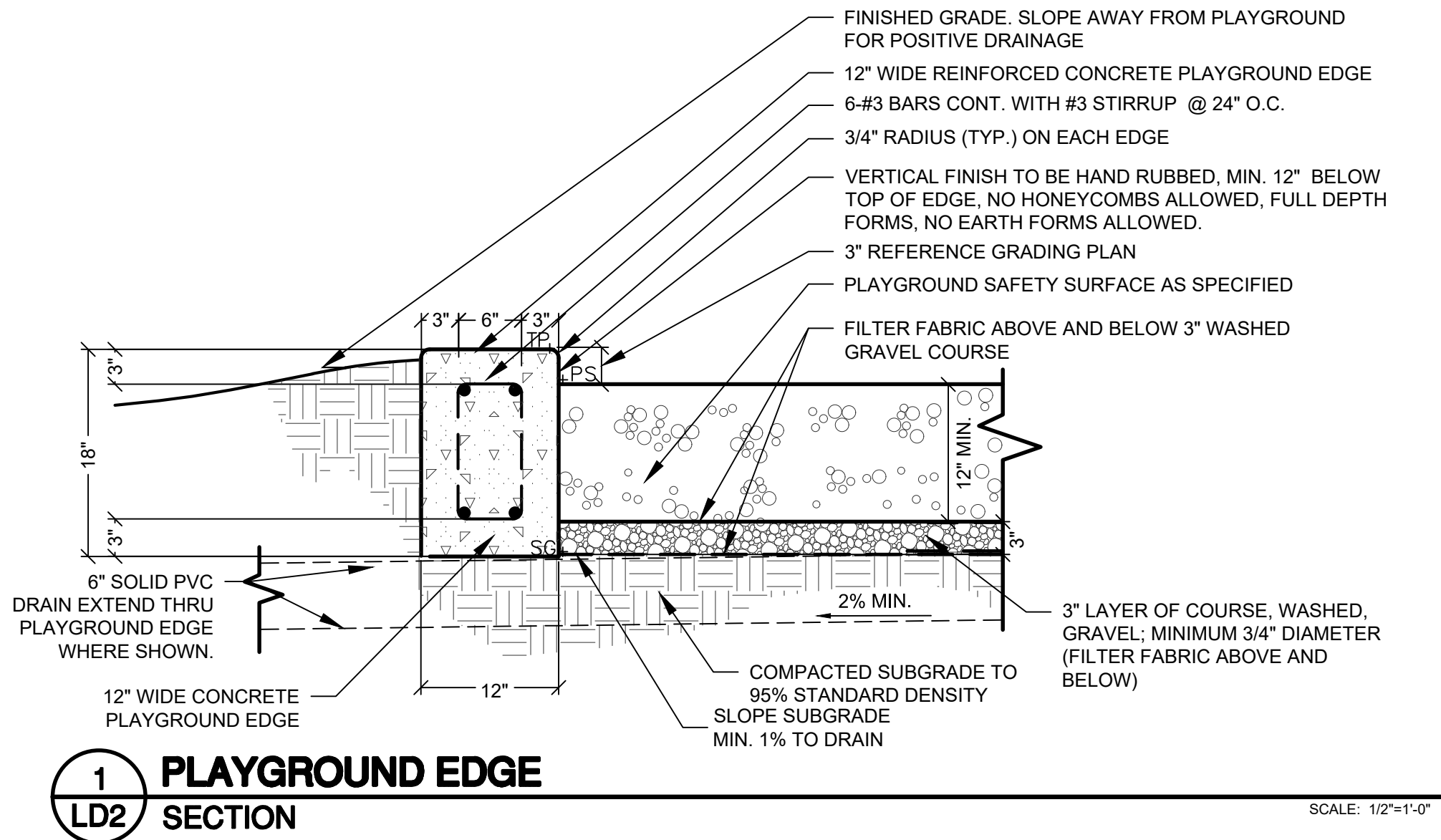
MEETING: September 8, 2026

ITEM: 4

Item:

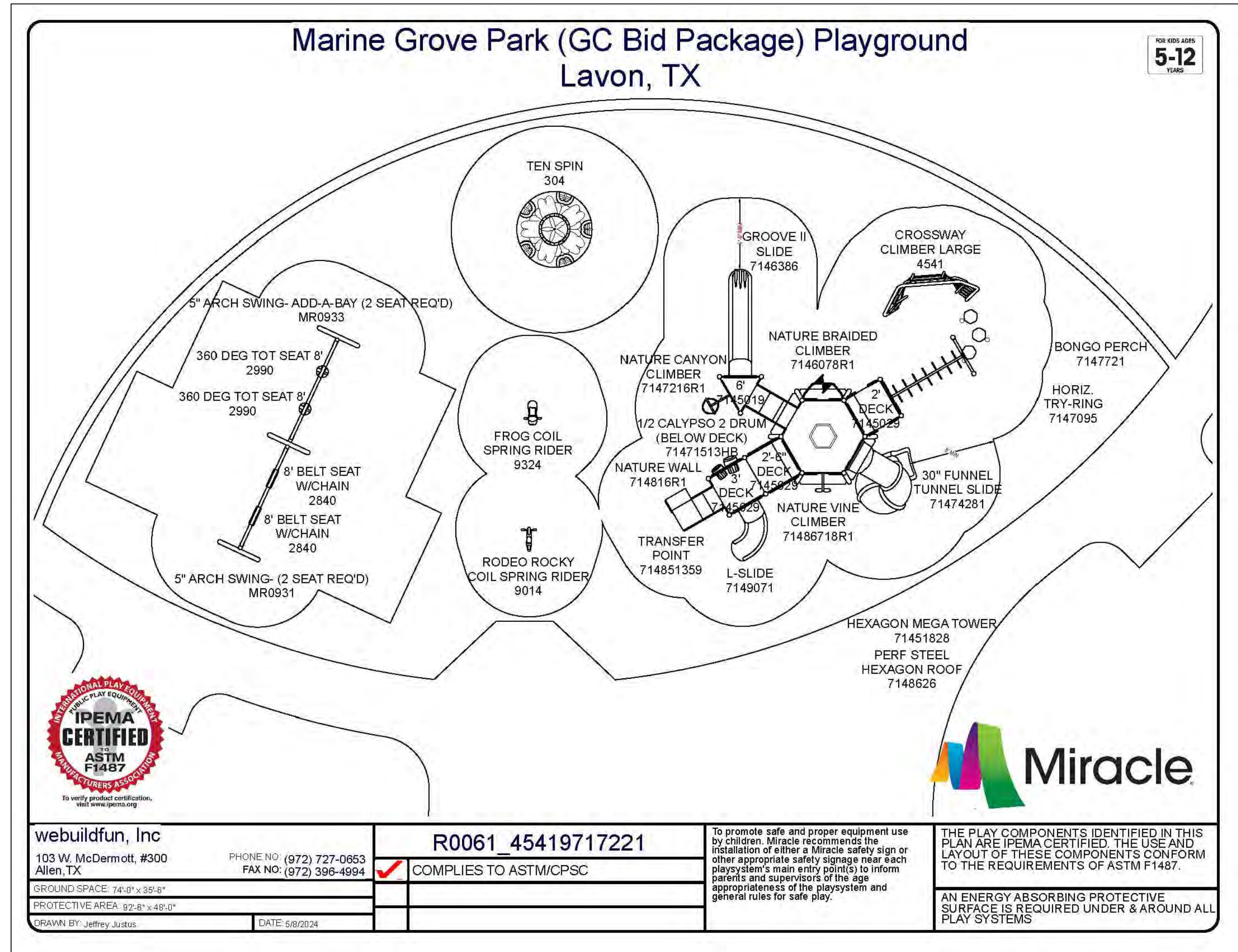
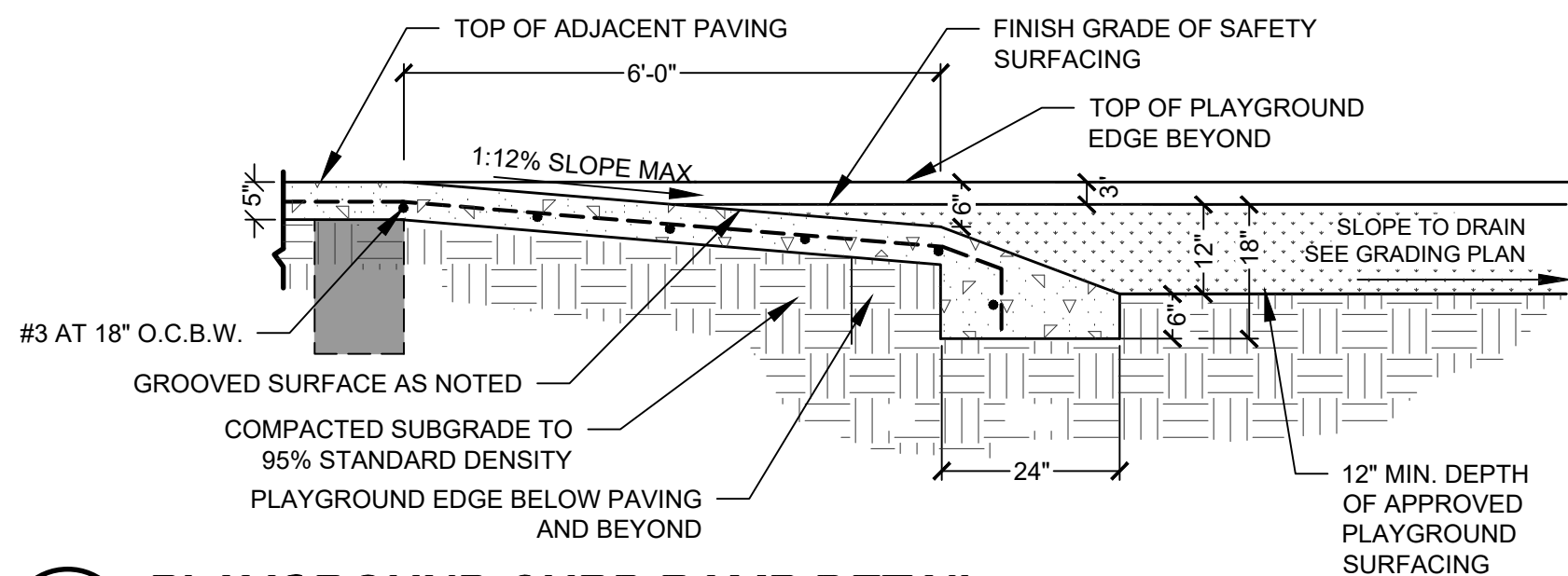
Marine Grove Park Ceremony – October 1, 2026 at 5:30 pm





GENERAL NOTES:

1. REFER TO PLAN FOR RAMP LOCATIONS.
2. UNLESS SPECIFIED OTHERWISE, RAMP SURFACING AS NOTES SHALL SPAN ENTIRE LENGTH AND WIDTH OF RAMP AND FLARED SIDES.
3. CONSTRUCT END OF RAMP WITH CURVATURE TO ENSURE NO ABRUPT SIDE EDGE DROP OFF.



NOTE:
ALL STRUCTURAL ELEMENTS INCLUDING, BUT NOT LIMITED TO REINFORCING BAR SIZES AND LENGTHS, FORMED CONCRETE WIDTHS AND DEPTHS, AND SUBGRADE PREPARATION FOR CONCRETE DETAILS ARE GENERAL REPRESENTATIONS ONLY. CONTRACTOR TO PROVIDE SHOP DRAWINGS, SIGNED AND SEALED BY A STRUCTURAL ENGINEER LICENSED IN THE STATE OF TEXAS PRIOR TO CONSTRUCTION FOR REVIEW FOR COMPLIANCE WITH THE OVERALL DESIGN INTENT.

NO.	REVISIONS DURING CONSTRUCTION	BY	DATE	NO.	REVISIONS DURING PLAN REVIEW	BY	DATE

DESIGNED BY:
AP

DRAWN BY:
MK

CHECKED BY:
AP



JB PARTNERS

2121 Midway Road
Suite 300
Carrollton, Texas 75006
972.248.7676
TBPE No. F-438
TBPLS No. 10076000

HARDSCAPE DETAILS
PLAYGROUND DETAILS
MARINE GROVE PARK
City of Lavon, Collin County, Texas

PROJECT NO.
MAT 029

SHEET NO.
LD-2



- Decks
- Brown
- Metals
- Sand
- Forest Green
- Dark Brown
- Plastics
- Brownstone
- Dark Brown
- Forest Green

Actual colors may vary. We work hard to ensure our renderings are as life like as possible.

Marine Grove Park
Lavon, TX
61_45419717221



- Decks
- Brown
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NO.	REVISIONS DURING CONSTRUCTION	BY	DATE	NO.	REVISIONS DURING PLAN REVIEW	BY	DATE

DESIGNED BY:	AP
DRAWN BY:	MK
CHECKED BY:	AP



JUL 1, 2024



2121 Midway Road
Suite 300
Carrollton, Texas 75006
972.248.7676
TBPE No. F-438
TBPLS No. 10076000

HARDSCAPE DETAILS	PROJECT NO.
PLAYGROUND ILLUSTRATIVE	MAT 029
MARINE GROVE PARK	SHEET NO.
City of Lavon, Collin County, Texas	LD-7

PROJECT NO.	MAT 029
SHEET NO.	LD-7



**MINUTES
JUNE 9, 2026
LAVON PARKS AND RECREATION BOARD
REGULAR MEETING
6:00 PM**

ATTENDING: TRACY FILO, SEAT ONE
MIKE KURTZ, SEAT TWO
JOE SERPETTE, CHAIRMAN, SEAT FIVE
RUSS BACA, ALTERNATE

ABSENT: JULIE FRANCO, VICE CHAIRMAN, SEAT THREE
EMNET SIBHAT, SEAT FOUR

1. **JOE SERPETTE, CHAIRMAN, CALLED THE MEETING TO ORDER AT 6:00 P.M. WITH A QUORUM PRESENT.**
2. **THE BOARD RECITED THE PLEDGE OF ALLEGIANCE AND CITY MANAGER KIM DOBBS DELIVERED AN INVOCATION.**
3. **CITIZENS COMMENTS**

There were none.

4. **ITEMS OF INTEREST/ COMMUNICATIONS**

- Recap of Babysitter Club and Camp 911 events
- 250th Anniversary of America Celebration on July 2, 2026

5. **ITEMS FOR CONSIDERATION**

A. Discussion and action regarding the Minutes of the December 9, 2025 meeting.

MOTION: APPROVE THE MINUTES OF DECEMBER 9, 2025, MEETING.

MOTION MADE: FILO

SECONDED: KURTZ

APPROVED: UNANIMOUS (Absent: Franco, Sibhat)

B. Update, presentation, and discussion regarding the Community Park Project.

Ms. Dobbs presented an update on the contract design work being prepared by LJA Engineering. Ms. Dobbs advised that LJA would have a booth on July 2 to provide information about the park project to the public and invited board members to join LJA to greet the public and promote the park plan.

C. Discussion and action regarding the 2025 Collin County Parks and Open Space Funding Assistance Program.

Ms. Dobbs provided information regarding the Open Space Funding Assistance Program with Collin County and the Board discussed potential projects for grant applications.

MOTION: RECOMMEND PURSUIT OF AN APPLICATION FOR ASSISTANCE FOR STUDY AND DESIGN OF A TRAIL AND PEDESTRIAN BRIDGE TO CONNECT THE COMMUNITY PARK WITH ELEVON.

MOTION MADE: SERPETTE

SECONDED: BACA

APPROVED: UNANIMOUS (Absent: Franco, Sibhat)

6. **BOARD TO SET FUTURE MEETINGS AND AGENDAS**

September 8, 2026 – Meeting at 6:00 p.m.

CHAIRMAN SERPETTE ADJOURNED THE MEETING AT 6:33 P.M.

DULY PASSED and APPROVED on the 8th day of September 2026.

Joe Serpette, Chairman

Attest:

Rae Norton, City Secretary



CITY OF LAVON

Agenda Brief

MEETING: September 8, 2026

ITEM: 5 - B

Item:

Presentation and discussion regarding proposal of Lavon Community Trail System.

Background:

Rick Mann, a resident of the City of Lavon's extraterritorial jurisdiction, is a biking and trail enthusiast and has prepared a proposal for a trail system on property just owned by the United States Army Corps of Engineers (USACE) adjacent to Lake Lavon.

Mr. Mann has consistently engaged with city staff and planners regarding the possibilities for expanding recreational opportunities for the region.

Attachments: Lavon Community Trail System Proposal

Lavon Community Trail System Proposal

Purpose

To request Parks and Recreation Board and Council consideration to pursue a lease agreement with USACE for the development of a multi-use single-track community trail system on existing, unused USACE land adjacent to Lake Lavon.

Overview

Lavon has an opportunity to activate established—but currently unused—USACE trails and convert them into a signature outdoor amenity for residents and neighboring communities. The proposed trail system would support single-track mountain biking, walking, hiking, running, nature exploration, modeled after successful regional examples such as Squabble Creek (Rockwall) and Sister Grove (Princeton).

This project leverages existing terrain, tree canopy, and infrastructure, requiring minimal construction and low ongoing maintenance through local stewardship.

Trail System Concept

This natural-surface mountain biking trail winds through a terrain of cedar and oak, with narrow singletrack, loose limestone, roots, short climbs, and fast descents. Hikers are allowed on the route, but the trail is primarily designed for bikes and includes directional travel to separate riders and foot traffic.

1. Beginner / Educational Loop (South of Trail Head)

- Short, accessible loop through native wildflower prairie
- Ideal for families, new riders, and educational nature walks
- Returns directly to the gated Lavon Trail Head

2. Intermediate Scenic Loop (North of Trail Head)

- Longer, shaded route following the pond and tree canopy
- Continues along lakeside USACE property southeast of the rail line
- Users may loop back to the Lavon Trail Head or finish at Mallard Park
- Optional access point for Lavonia Park visitors near the bridge

Connectivity

- The Lavon Trail Head is already reachable by sidewalk and mowed grass along Lake Road

- Many residents can walk or bike to the trail without needing a vehicle – with existing parking at Lavon Trail Head and also Lavonia Park and Mallard Park.
- Loop design ensures users return to their entry point

Community & Economic Benefits

- **High-Value Amenity** No comparable trail system exists nearby; this becomes a regional draw.
- **Community Demand** Residents consistently request stronger connection between Lavon and Lake Lavon.
- **Health & Lifestyle** Supports Lavon's identity as a bike-friendly, active, outdoor community.
- **Low Cost, High Return** Existing infrastructure reduces development cost; estimated project cost under **\$75,000** (preliminary).
- **Local Stewardship Model** Community groups can assist with maintenance, storm-related closures, and trail monitoring.
- **USACE Alignment** USACE has been supportive of stewardship-based agreements with neighboring municipalities; a trail-only lease is low-overhead and straightforward.
- **Positive Public Relations** Visible, community-centered improvement with broad appeal.
- **Scalable Growth** Potential expansion north toward Little Avalon (as suggested by Lead Ranger Steve Perrin) and beyond Mallard Park.

Exclusions

- Lavon Dam
- Dam maintenance road
- All land on the lake side of the rail line near the dam
- Land use agreement for non-motorized bikes

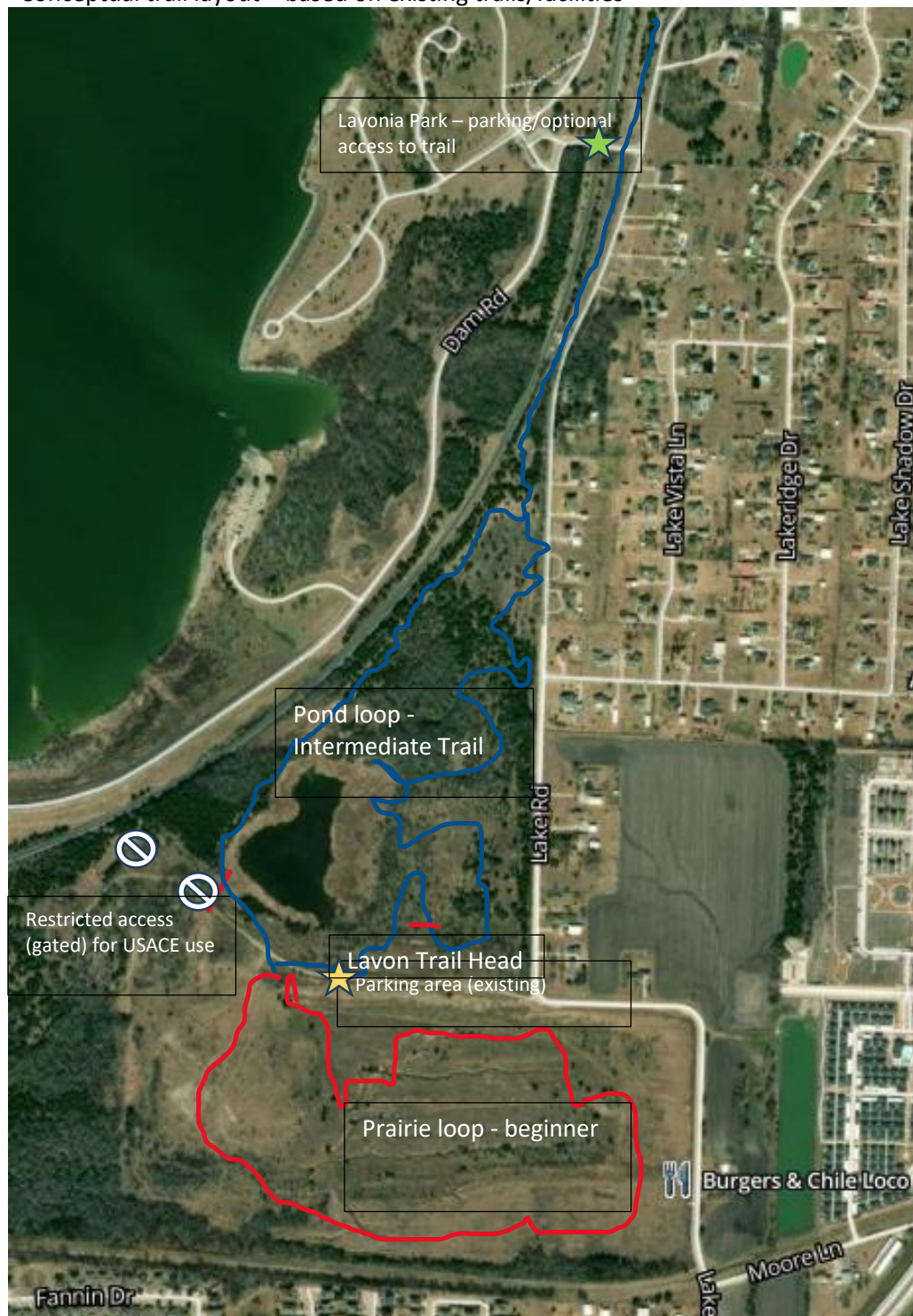
Next Steps for Council Consideration

1. **Authorize Town Administration** to initiate discussions with USACE Lead Ranger Steve Perrin regarding lease terms.
2. **Request a preliminary cost and needs assessment** to confirm scope and budget feasibility.
3. **Review conceptual trail layouts** showing beginner loop (red), intermediate loop (blue), pond section (Lake Road), and lakeview section (Gage Road).

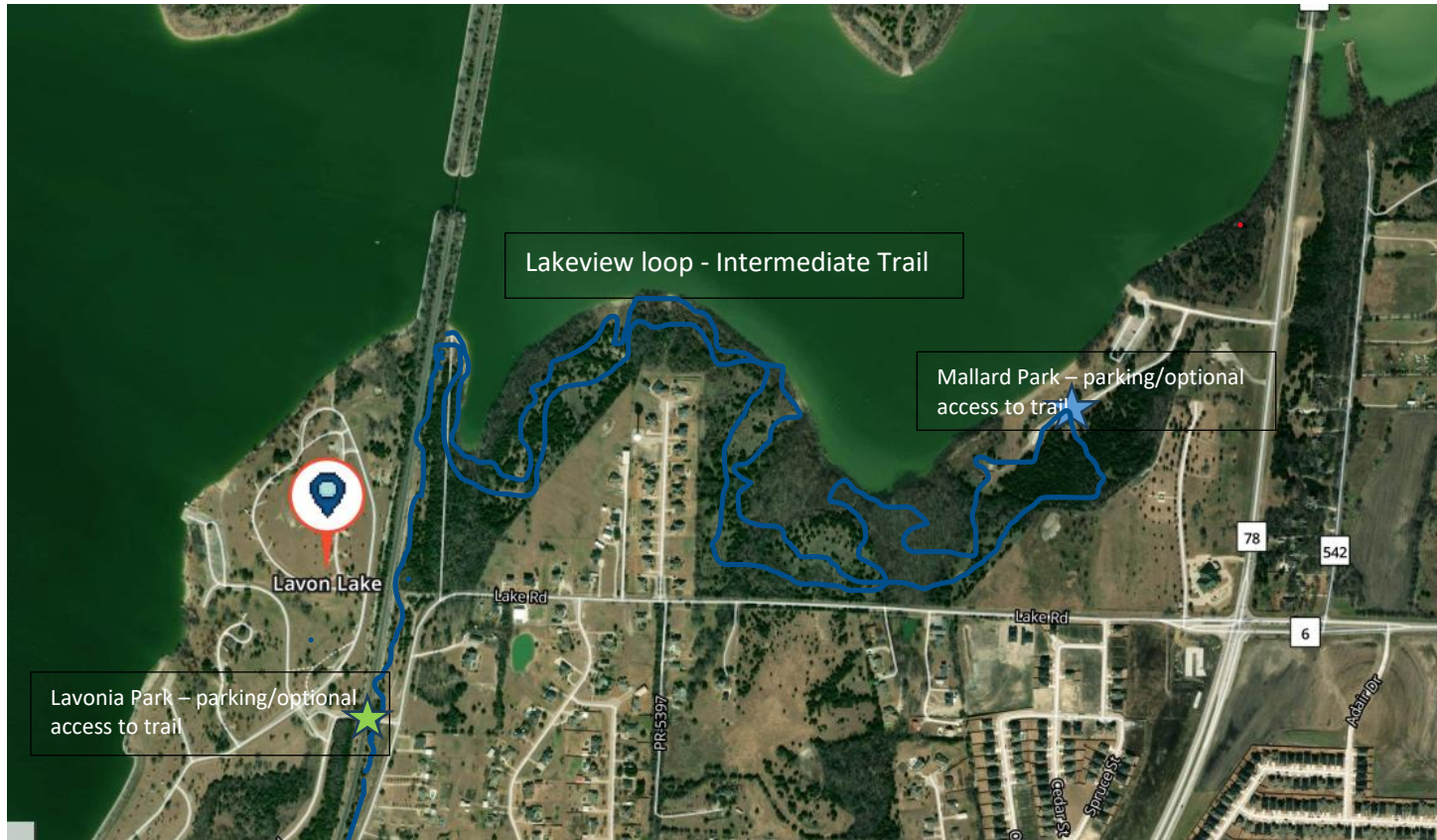
Closing

This project represents a low-cost, high-impact opportunity to enhance Lavon's quality of life, strengthen community identity, and create a lasting outdoor amenity for current and future residents. With Council support, Lavon can move forward on a project that is both achievable and deeply aligned with community priorities.

Conceptual trail layout – based on existing trails/facilities



Conceptual trail layout – continued – based on existing trails/facilities





CITY OF LAVON

Agenda Brief

MEETING: September 8, 2026

ITEM: 5 - C

Item:

Update, presentation, discussion, and action regarding the Community Park Project.

Background:

For more than eleven years, the City of Lavon has been acquiring property as it becomes available to create a central park area for the residents.

By May 2024, the Parks and Recreation Board and City Council approved a preliminary park concept and subsequently kicked off design work. In July 2025, the City Council approved the submittal of an application for the Collin County Project Funding Assistance Program for the professional design services related to Phase 1 of the Community Park. Subsequently on September 2, 2025, with encouragement from Collin County staff to do so, the City Council authorized a supplemental application for additional funding for the Phase 2 design services. More specifically, the approved design services consisted of advancing the completed 30% schematic design to 100% construction documents for Phases 1 and 2 of the estimated 80-acre Community Park. On November 3, 2025, the Collin County Commissioners Court approved and voted to award the City of Lavon: a \$264, 946.20 grant for the Phase 1 project; and a \$541,227.38 grant for the Phase 2 project. Equal matching funds are required from the City as a condition of the grants. In February 2026, the City engaged LJA for professional Landscape Architecture and Engineering Services for the preparation of Construction Documentation for two phases of the Lavon Community Park.

On August 4, 2026, LJA provided this status report:

Phase 1 and Phase 2 design efforts are progressing well. LJA is preparing an Amenity Package, which combines the architecture, structures, materials, lighting, site elements, and monumentation into a cohesive package for review, with manufacturer coordination and product review ongoing. A City presentation by LJA to the (Parks and Recreation) Board is anticipated this fall.

In parallel, LJA is preparing the 60 percent preliminary Design Development package, which will move into full production once the Amenity Package selections are confirmed.

Attachments: Lavon Community Park – Concept Plan

LAVON COMMUNITY PARK

“FEELS LIKE HOME” | CONCEPT PLAN | 10/30/2025



TOUR						
1 HOMESTEAD BARN	5 DISC GOLF (9 HOLES)	9 PICNIC/ SEATING AREA	13 MEADOW TRAIL	17 LAVON LEGACY PROMENADE	21 GOALPOST COMMONS	25 VOLLEYBALL NET (SANDLESS)
2 ENTRY PLAZA & MAIN LAWN	6 BOARDWALK OVERLOOK	10 PRAIRIE TAILS PARK (LARGE + SMALL DOGS PARK)	14 BIOSWALE FILTRATION	18 BARN PLAZA	22 RESTROOM BUILDING	26 SHADED PICKLEBALL COURTS
3 HERITAGE PLAZA	7 FISHING PIER	11 PRAIRIE SPROUTS PLAYGROUND	15 PARKING	19 THE WOODS NATURE AND WATER PLAY	23 MULTI-AGE SOCCER FIELDS	27 STORAGE BUILDING
4 SUNTHREAD TRAIL	8 ENHANCED POND SHELF	12 BOARDWALK WITH SHADE STRUCTURE	16 GRAND PORCH	20 PRACTICE FIELDS	24 HALF-COURT BASKETBALL COURT	

SYMBOLS

- ✳ ICONOGRAPHY
- ✳ TRAILHEAD
- ↔ PEDESTRIAN CROSSINGS

PARKING TOTAL: 615

NORTH

04080100

1 in. = 80 ft.



CITY OF LAVON

Agenda Brief

MEETING: September 8, 2026

ITEM: 5 - D

Item:

Update regarding Application for Collin County Open Space Funding Program 2026.

Background:

Collin County residents voted in favor of bond funding for parks and open spaces throughout the county. Through an application process, the county provides financial assistance to cities and non-profit organizations for eligible projects.

Excerpt from the Collin County website:

Collin County > Parks & Open Space > Project Funding Assistance Program

The Program has been in place since 1999 when Collin County citizens approved a \$5.75 million bond proposition for Parks and Open Space. In 2001, those funds were used to create the Strategic Plan and assisted with the advancement of 33 projects for 25 different entities over a 3-year period. In 2003, the citizens approved an \$11 million bond proposition for Parks and Open Space that allowed an already successful program to expand. These funds supported the development of 45 projects for 29 different entities over a 5-year period. In 2007, the citizens approved a \$17 million bond proposition for Parks and Open Space of which these funds assisted with 95 projects for 28 different entities over a 7-year period.

In 2018, Collin County Citizens approved a \$10 million bond proposition for Parks and Open Space. Over a 5-year (2019-2023) period, Collin County will make these funds accessible to eligible applicants within the county through an application process.

In 2023, Collin County Citizens approved a \$20 million bond proposition for Parks and Open Space. Over a 5-year (2024-2028) period, Collin County will make these funds accessible to eligible applicants within the county through an application process.

The Collin County Parks Foundation Advisory Board administers the Project Funding Assistance Program. This is a reimbursement program. Applicants must have at minimum dollar for dollar in matching funds, comprised of direct cash or in-kind services, for the project being proposed.

Proposed project goals must be similar to and support or advance the mission published in the Collin County Parks and Open Space Strategic Plan (October 2001).

During the City's work on the Parks and Recreation Master Plan, Comprehensive Plan, and Strategic Plan and subsequently on the Capital Improvements Plan (CIP), prioritizing development of parks and trail improvements were highly prioritized. The Collin County Open Spaces Grant Program was noted as a potential funding source to help the City achieve its parks and recreation goals.

Subsequent to a June recommendation from the Parks and Recreation Board, the City Council authorized a grant application on June 16, 2026 for design of a pedestrian bridge crossing across Bear Creek to connect the Community Park land south of Forder Ct. to city property in Elevon south of Elevon Parkway.

Financial Consideration:

Funding for the required financial match may be obtained from the Series 2023 Certificates of Obligation proceeds as allocated in the Capital Improvements Plan (CIP) for Parks and Trails Improvements in FY 2025-26.

Attachments:

- 1) Conceptual Location
- 2) Resolution No. **2026-06-07**

LAVON COMMUNITY PARK

"FEELS LIKE HOME" | CONCEPT PLAN | 10/30/2025



CITY OF LAVON, TEXAS
RESOLUTION NO. 2026-06-07

Collin County Parks and Open Space Project Funding Assistance

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAVON, TEXAS DESIGNATING CERTAIN OFFICIALS AS BEING RESPONSIBLE FOR, ACTING FOR AND ON BEHALF OF THE CITY IN DEALING WITH COLLIN COUNTY, HEREIN REFERRED TO AS THE "COUNTY", FOR THE PURPOSE OF PARTICIPATING IN THE COLLIN COUNTY PARKS & OPEN SPACE PROJECT FUNDING ASSISTANCE PROGRAM, HEREINAFTER REFERRED TO AS THE "PROGRAM"; CERTIFYING THAT THE CITY IS ELIGIBLE TO RECEIVE PROGRAM ASSISTANCE; CERTIFYING THAT THE CITY MATCHING SHARE IS READILY AVAILABLE; AND DEDICATING THE PROPOSED PROJECT FOR PUBLIC RECREATIONAL USE.

WHEREAS, the City Council recognizes the importance of the preservation of open spaces and the need for and benefit of developing parks and open space throughout the City of Lavon as well as making critical connections to regional systems; and

WHEREAS, the City of Lavon is fully eligible to receive financial assistance under the Program; and

WHEREAS, the City Council desires to authorize an official to represent and act for the City of Lavon in relation to the Program; and

WHEREAS, the City Council has considered and determined that it is in the best interests of the citizens of the City of Lavon to submit an application for project funding assistance.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LAVON, TEXAS, THAT:

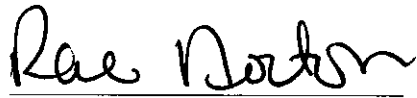
- SECTION 1. The City Council hereby certifies that the City is eligible to receive assistance under the program and that notice of the application has been appropriately posted.
- SECTION 2. The City Council hereby certifies that the matching share for this application is readily available at this time.
- SECTION 3. The City Council hereby designates, authorizes, and directs the City Manager to make application and act for the City of Lavon in dealing with Collin County for the purpose of participating in the Program for the site improvement, acquisition and installation of park and trail facilities.
- SECTION 4. The City of Lavon dedicates the improvements as identified in the application for public recreational use and commits to maintaining the property and improvements.
- SECTION 5. That this resolution shall take effect from and after the date of its passage.

DULY PASSED AND APPROVED by the City Council of the City of Lavon, Texas on the
16th day of June 2026.

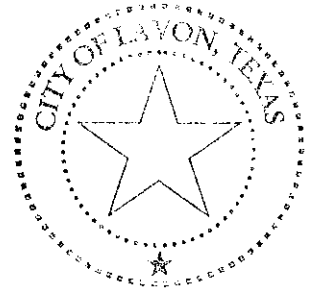


Vicki Sanson
Mayor

ATTEST:



Rae Norton
City Secretary



Remaining 2026 Events

The City of Lavon Rock the Block Party & Fall Festival

Thursday, October 15, 2026

6pm-8pm

City Hall Park 120 School Rd.

- *Rock the Block~Neighborhood Mingle Area*
- *Inflatable Slides*
- *Meet the Lavon Police, Fire and Public Works Departments and "Touch a Truck"*
- *Free Family Friendly Haunted Hayride*
- *Free Mobile Video Arcade Truck*
- *Trick or Treat Street*

Food Court Vendors

Wanted: contact rnorton@lavontx.gov
for information



CITY OF LAVON
FALL FESTIVAL
PEANUT BUTTER DRIVE
"Fill the Bucket"

A skid steer loader with "CITY OF LAVON" on its side is filled to the brim with jars of Jif and Peter Pan peanut butter. The background features a Halloween-themed scene with a full moon, a witch on a broom, and a haunted house.

Each jar of peanut butter donated will help food insecure families in North Texas.

**THURSDAY,
OCTOBER 15, 2026**
6:00PM - 8:00PM

Mayor Vicki Sanson

BRING PEANUT BUTTER JARS

HELP FEED NORTH TEXAS FAMILIES

TOGETHER, WE CAN MAKE A BIG DIFFERENCE!

BENEFITTING
North Texas Food Bank

City of Lavon's Christmas Tree Lighting and Holiday Vendor Fair

December 4, 2026 at
City Hall 5:30pm-8pm
Christmas Tree lighting at 6pm

Family Festivities:

- Photos with Santa, his reindeer and pet camel
- Free Christmas Train Rides
- Holiday Music from - Local Choirs
- Food Trucks
- Christmas/Holiday Vendors selling amazing and unique items

