AGENDA
REGULAR CITY COUNCIL
CITY OF LEANDER, TEXAS

Pat Bryson Municipal Hall
201 North Brushy Street ~ Leander, Texas

Thursday ~ July 3, 2014 at 7:00 PM

Mayor – Christopher Fielder	**Place 4 – Ron Abruzzese**
Place 1 – Andrea Navarrette	**Place 5 – Jason Dishongh**
Place 2 – Kirsten Lynch	**Place 6 – David Siebold**
Place 3 – Simon Garcia (Mayor Pro Tem)	**City Manager – Kent Cagle**

1. Open meeting, Invocation, Pledges of Allegiance

2. Roll Call

3. Staff Comments:

4. Citizen Comments: Three (3) minutes allowed per speaker
   Please turn in speaker request form before the meeting begins

5. Proclamation recognizing July 2104 as "Open My World Therapeutic Riding Center" in the City of Leander. *Sponsored by Council Member Dishongh*

CONSENT AGENDA: ACTION

6. Approval of the minutes: June 19, 2014

7. Acceptance of Modifications to Contributing Zone Plan for Heritage Glen Section 1

8. Acceptance of Subdivision Infrastructure Improvements for Carneros Ranch Section One

9. Second Reading of an Ordinance on Zoning Case #14-Z-010: amending Ordinance #05-018, the Composite Zoning Ordinance a parcel located at 1405 Leander Drive, Leander, Williamson County, Texas

10. Second Reading of an Ordinance on Zoning Case #14-Z-012: amending Ordinance #05-018, the Composite Zoning Ordinance for a parcel generally located approximately 190 feet from the north of the intersection of Vista Ridge Drive and Bagdad Road on the west side of Bagdad Road, Leander, Williamson County, Texas

11. A Resolution expressing Intent to Finance Expenditures to be incurred by the City of Leander, Texas

12. Authorize City Manager to execute Agreement with First Southwest Company for Financial Advisory Services

13. Authorize City Manager to execute Agreement with Bickerstaff, Heath, Delgado, Acosta LLP for Bond Counsel Services on Oak Creek Public Improvement District Bonds

14. Authorize City Manager to execute Agreement with Bickerstaff, Heath, Delgado, Acosta LLP for Bond Counsel Services

PUBLIC HEARING

15. First public hearing on voluntary annexation of an area of land being 121.748 acres, more or less, generally located on County Road 280 west of Bagdad Road, and including the abutting streets, roadways, and rights-of-way, being located in Williamson County, Texas and adjacent and contiguous to the city limits

16. First public hearing on voluntary annexation of an area of land being 41.669 acres, more or less, generally located on Hero Way east of County Road 270, and including the abutting streets, roadways, and rights-of-way, being located in Williamson County, Texas and adjacent and contiguous to the city limits.

PUBLIC HEARING: ACTION

17. **Public Hearing** on an Ordinance Granting a Public Utility Easement in Benbrook Ranch Park

    Action on an Ordinance Granting a Public Utility Easement in Benbrook Ranch Park

18. **Continuation of Public Hearing** on a Resolution creating the Oak Creek Public Improvement District and an agreement with Sentinel/Cotter Leander, LLC

    Action on Agreement with Developer regarding terms and conditions related to the creation of the Public Improvement District

    Action on a Resolution authorizing the creation of the Oak Creek Public Improvement District

19. **Public Hearing** on Composite Zoning Ordinance Case # 14-OR-003: consider amending section of the Composite Zoning Ordinance, to add the definition of ornamental trees and riparian corridors and to modify the definition of a significant tree, update the standards regarding landscape requirements to add and modify requirements for drainage and detention facilities, to amend the site development standards to include the protection of riparian corridors and to update the parking lot connections requirements

    Action on Composite Zoning Ordinance Case #14-OR-003: amendments to the Composite Zoning Ordinance

20. **Public Hearing** on Subdivision Ordinance Case #14-OR-005: Consider amending sections of the Subdivision Ordinance to add provisions for the protection of riparian corridors, to add requirements associated with parking lot connections and to add tree survey requirements

    Action on Subdivision Case #14-OR-005: amendments to the Subdivision Ordinance

21. **Public Hearing** on Zoning Case #14-Z-013: Consider action on the rezoning of 2,400 acres, more or less, known as the Transportation Oriented Development District (the "TOD"). The property is an area of approximately 2,400 acres in the Williamson County portion of the City of Leander, Texas as of May 16, 2014, lying generally east of County Road 279 / Bagdad Road, north of East Crystal Falls Roadway, west of County Roads 269 and 270, and south of the San Gabriel River; including US Highway 183 from generally north of its intersection with Sonny Drive to south of its intersection with High Gabriel East; including the 183A Toll Road from just south of its intersection with High Gabriel East to approximately 2,500 feet south of its intersection with RM 2243, and including the following subdivisions Old Town, and the Original Town of Leander Mason's, Atkin's, and Walker's Additions from current zoning of PUD, Planned Unit Development to amended PUD, Planned Unit Development to modify the land use plan for the area and to amend the development regulations included in the Smart Code and additional standards applicable to the areas designated as Conventional Development, Leander, Williamson County, Texas

    Action on Zoning Case #14-Z-013: an Ordinance rezoning of the Transportation Oriented Development District (TOD), Leander, Williamson County, Texas

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22. Second Reading of an Ordinance on Zoning Case #13-Z-027: amending Ordinance #05-018, the Composite Zoning Ordinance for the property located to the southwest of the intersection of San Gabriel Pkwy. & US Hwy. 183, Leander, Williamson County, Texas

23. Consider Award of Construction Contract for Ronald Reagan Water Line North Project

24. Consider a Reimbursement Agreement with Catalina Ranch, LLC for the oversizing of a wastewater Line

25. Consider recommendation from the Planning & Zoning Commission related to procedures of Concept Plans, Preliminary Plats and Final Plats

26. Council Members Closing Statements

27. Adjournment

CERTIFICATION

This meeting will be conducted pursuant to the Texas Government Code Section 551.001 et seq. At any time during the meeting the Council reserves the right to adjourn into executive session on any of the above posted agenda items in accordance with the sections 551.071 [litigation and certain consultation with attorney], 551.072 [acquisition of interest in real property], 551.073 [contract for gift to city], 551.074 [certain personnel deliberations] or 551.076 [deployment/ implementation of security personnel or devices]. The City of Leander is committed to compliance with the American with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. **Please call the City Secretary at 512/ 528-2743 for information**. Hearing impaired or speech disabled persons equipped with telecommunications devices for the deaf may call 512/ 528-2800. I certify that the above agenda for this Meeting of the City Council of the City of Leander, Texas, was posted on the bulletin board at City Hall, in Leander, Texas, on the 27th day of June, 2014 by 5:00 pm pursuant to Chapter 551 of the Texas Government Code.

Debbie Haile

Debbie Haile TRMC, City Secretary