



**AGENDA
REGULAR CITY COUNCIL
CITY OF LEANDER, TEXAS**



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

Thursday ~ July 17, 2014 at 7:00 PM

Mayor – Christopher Fielder
Place 1 – Andrea Navarrette
Place 2 – Kirsten Lynch
Place 3 – Simon Garcia (Mayor Pro Tem)

Place 4 – Ron Abruzzese
Place 5 – Jason Dishongh
Place 6 – David Siebold
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. Williamson County Historical Museum Presentation by Bob Payne
Sponsored by Steve Bosak
6. Presentation from the Economic Development Committee to Council
Sponsored by Mayor Fielder
7. Presentation from Greater Leander Chamber of Commerce
8. Proclamation recognizing ADA Awareness Day
Sponsored by Council Member Lynch

CONSENT AGENDA: ACTION

9. Approval of the minutes: July 3, 2014
10. Acceptance of Subdivision Infrastructure Improvements for Magnolia Creek, Section 5
11. Acceptance of Crystal Falls Town Center Lot 3, Block A Water and Wastewater Improvements
12. License Agreement for the installation and maintenance of irrigation, lighting, hardscape, signage, decorative street lights, entrance gates and related equipment, and temporary parking within the City rights-of-way for the Travisso Subdivision
13. Amendment to the Leander Chamber of Commerce Lease Agreement

PUBLIC HEARING

14. Second 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
15. Second 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
16. First public hearing on voluntary annexation of several tracts of land including the 9.999 acres, more or less, Parker tract, the 0.1442 acre, more or less, Stence tract, the 140.232 acres, more or less, Cannon tract, the 36.69 and 21.985 acres, more or less Christianson tracts, and the 13.63 and 39.59 acres, more or less. Garlock tracts all located in Williamson County and adjacent and contiguous to the city limits

PUBLIC HEARING: ACTION

17. **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

18. **Public Hearing** on Zoning Case # 14-Z-016: Consider a zoning change for 0.48 acres, more or less for a tract of land generally located on the west side of Raider Way, approximately 1,620 feet from the northwest corner of the intersection of E. Crystal Falls Parkway and Raider Way from Interim zoned SFR-1-B, Single Family Rural to MF-2-B, Multi Family, Leander, Williamson County, Texas
Applicant: Brian J. Parker on behalf of Crystal Falls LTD

Action on Zoning Case # 14-Z-016: amending Ordinance #05-018, the Composite Zoning Ordinance for a tract of land generally located on the west side of Raider Way, approximately 1,620 feet from the northwest corner of the intersection of E. Crystal Falls Parkway and Raider Way, Leander, Williamson County, Texas

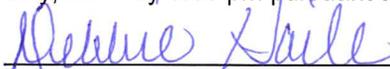
REGULAR AGENDA

19. 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
20. Composite Zoning Ordinance Case #14-OR-003: Second Reading of an ordinance amending sections 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 site 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.
21. Subdivision Case #14-OR-005: Consider action on 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.

22. Second Reading of an Ordinance on Zoning Case #14-Z-013: 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. The land is also more particularly described in field notes, maps and materials related to the proposed zoning. The property is currently zoned Planned Unit Development ("PUD") and is proposed to be rezoned to amend the PUD to modify the land use plan for the area and to amend the development regulations included in the SmartCode and additional standards applicable to the areas designated as Conventional Development.
23. Consider assignment and assumption of the Randall's Development Agreement from Randall's Food and Drugs, LP to Property Development Centers, LLC
24. Consider nominations for appointment to Parks and Recreation Advisory Board, Library Foundation Board, Public Arts Commission, Veterans Park Committee and Economic Development Committee
25. Appointments or reappointments to the BCRUA Board
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 11th day of July, 2014 by 5:00 pm pursuant to Chapter 551 of the Texas Government Code.



Debbie Haile TRMC, City Secretary