



**AGENDA
DEVELOPMENT TOUR
and
REGULAR CITY COUNCIL
CITY OF LEANDER, TEXAS**



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

Thursday ~ June 18, 2015 at 5:15 PM

Mayor – Christopher Fielder
Place 1 – Andrea Navarrette (Mayor Pro Tem)
Place 2 – Michelle Stephenson
Place 3 – Shanan Shepherd

Place 4 – Ron Abruzzese
Place 5 – Jeff Seiler
Place 6 – Troy Hill
City Manager – Kent Cagle

5:15pm – San Gabriel Park Property Tour

Council will leave from Pat Bryson at 5:15 and reconvene at 7:00 pm for Regular City Council Meeting (No action will be taken by City Council during the tour)

7:00 pm

1. Open meeting, Invocation, Pledges of Allegiance
2. Roll Call
3. Staff Comments: Steve Bosak, Parks & Recreation Director – Liberty Fest
4. Citizen Comments: Three (3) minutes allowed per speaker
Please turn in speaker request form before the meeting begins.
5. Mid-Year report from Bridget Brandt with the Greater Leander Chamber of Commerce & Visitors Center

CONSENT AGENDA: ACTION

6. Approval of the minutes: June 4, 2015
7. Second Reading of an Ordinance on Zoning Case 15-Z-004: consider action on an amendment to the Palmera Ridge PUD (Planned Unit Development) for 197.55 acres, more or less, Leander, Williamson County, Texas
8. Second Reading of an Ordinance on Special Use Case #15-SU-001: a Special Use Permit for a temporary parking lot within the Oak Creek Subdivision
9. Receive Quarterly Investment Report
10. Consider a License Agreement for the installation and maintenance of landscaping, signage, fencing and screening walls, irrigation and decorative street lighting located within the City right-of-way and/or City property within the Bryson Subdivision
11. Consider Dedication and Acceptance of Subdivision Infrastructure Improvements for The Fairways at Crystal Falls, Section 4, Phase 2A

PUBLIC HEARING: ACTION

12. **Public Hearing** on Zoning Case #15-Z-009: Consider a zoning change for 9.84 acres, more or less generally located to the northwest corner of Crystal Falls Parkway and Lakeline Blvd. from GC-3-B, General Commercial to MF-3-A, Multi-Family, Leander, Williamson County, Texas
Applicant: Cunningham-Allen, Inc. (Jana Rice) on behalf of KB Home Lone Star, Inc.
The applicant has withdrawn their application

13. **Public Hearing** on Zoning & Subdivision Cases 14-Z-014, 14-CP-007 and 14-PP-008; Consider rezoning and approval of the Woodview Village Concept Plan and Preliminary Plat of 20.679 acres, more or less, generally located to the southwest of the intersection of East Woodview Drive and Raider Way from current zoning of SFS-2-B, Single Family Suburban and Interim SFR-1-B, Single Family Rural to PUD, Planned Unit Development, Leander, Williamson County, Texas.
Applicant: Darren Webber on behalf of DeWette Partners, LTD.
The applicant has postponed their application

14. **Public Hearing** on Zoning Case #15-Z-006: Consider a zoning change for 11.065 acres, more or less, generally located to the southwest corner of Crystal Falls Parkway and Lakeline Blvd. from SFT-2-A, Single Family Townhouse to PUD, Planned Unit Development, Leander, Williamson County, Texas *Applicant: Mark Baker on behalf of Lookout Partners, LP (Mike Siefert)*

Action on Zoning Case #15-Z-006: amending Ordinance #05-018, the Composite Zoning Ordinance for the property located to the southwest corner of Crystal Falls Parkway and Lakeline Blvd., Leander, Williamson County, Texas

15. **Public Hearing** on an Ordinance Granting a Public Utility Easement on Public Parkland for the Bryson offsite Wastewater Line Project

Action on an Ordinance Granting a Public Utility Easement on Public Parkland for the Bryson Offsite Wastewater Line Project

REGULAR AGENDA

16. Consider award of Bid for outsourcing of Plan Review, Building Inspection and Fire Inspection Services

17. Consider possible action relating to a request by Central Waste and Recycling, Cedar Park, Texas for a franchise to provide recycling services within the city limits of Leander

18. Consider a Resolution Designating Frost Bank as a depository for the safekeeping of securities and authorizing the City Manager to execute the necessary agreements

19. Consider authorizing City Manager to Execute a Security Agreement with Frost Bank

20. Consider authorizing City Manager to execute a contract with Mcreary, Veselka, Bragg, and Allen, P.C. Round Rock, Texas (MVBA) for collection of delinquent municipal court fines and fees

21. Consider authorizing City Manager to execute a contract with Mcreary, Veselka, Bragg, and Allen, P.C. Round Rock, Texas (MVBA) for collection of delinquent account receivables

22. Consider a Resolution authorizing an agreement with Williamson County for assessment collection Services

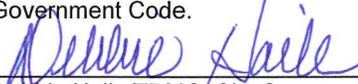
23. Receive Water Supply Update and consider implementation of a Twice-a-Week Outdoor Watering Schedule
24. Consider action relating to the Pedernales Electric Cooperative, Inc. 2015 Election for Directors, District 1, 6 and 7
25. Council Members Closing Statements

EXECUTIVE SESSION

26. Convene into executive session pursuant to Section 551.071 and 551.072, Texas Government Code and Section 1.05 Texas Disciplinary Rules of Professional Conduct to deliberate the acquisition of real property and possible use of eminent domain proceedings as set forth in Chapter 21 of the Texas Property Code regarding a 0.392 acre (17,066 square foot) tract in Williamson County, Texas owned by HEB Grocery Company, LP., a Texas limited partnership and/or HEB Grocery Company, a Texas Corporation.
27. Reconvene into open session to take action as deemed appropriate in City Council's discretion regarding the acquisition of real property and possible use of eminent domain proceedings as set forth in Chapter 21 of the Texas Property Code regarding a 0.392 acre (17,066 square foot) tract in Williamson County, Texas owned by HEB Grocery Company, LP., a Texas limited partnership and/or HEB Grocery Company, a Texas corporation.
28. Consider and take possible action on an Ordinance: finding acquisition of real property serves public convenience and necessity and that said property will be acquired for a public use, namely the Old 2243 West Roadway Improvement Project; finding that all appropriate and necessary pre-acquisition requirements set forth in Chapter 21 of the Texas Property Code have been met; and, authorizing the use of eminent domain proceedings as set forth in Chapter 21, Texas Property Code, Section 1.06, City of Leander Home Rule Charter, and Chapter 251, Texas Local Government Code, regarding a 0.392 acre (17,066 square foot) tract in Williamson County, Texas owned by HEB Grocery Company, LP., a Texas limited partnership and HEB Grocery Company, a Texas corporation, as further described in the attached proposed Ordinance for this item.
29. 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 12th day of June, 2015 by 5:00 pm pursuant to Chapter 551 of the Texas Government Code.



Debbie Haile TRMC, City Secretary