



MINUTES

WORKSESSION AND REGULAR CITY COUNCIL MEETING CITY OF LEANDER, TEXAS



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

Thursday ~ September 20, 2012 at 6:00 PM

Mayor – Christopher Fielder

Place 1 – Andrea Navarrette

Place 4 – Michell Cantwell (Mayor Pro Tem)

Place 2 – Kirsten Lynch

Place 5 – Jason Dishongh

Place 3 – Simon Garcia

Place 6 – David Siebold

City Manager – Kent Cagle

WORKSESSION: 6:00 p.m. - to be held in the Conference Room behind Council Chambers

Mayor Fielder opened the work session at 6:03 p.m. – all Council Members present

Discussion on Composite Zoning Ordinance and Comprehensive Plan

Sponsored by Council Member Siebold

A power point and discussion was led by Council Member Siebold showcasing diverse development around Austin

REGULAR MEETING: 7:00 p.m.

1. Open meeting, Invocation, Pledges of Allegiance

**Mayor Fielder opened the regular meeting at 7:03 p.m. and welcomed those in attendance
Council Member Dishongh delivered the invocation**

2. Roll Call

All Council Members present

3. Staff Comments: Fire Chief Gardner – ISO-PPC Update

Chief Gardner gave a power point presentation to council

Robert Powers – Cycle Billing

Robert Powers, Finance Director gave an update on cycle billing

4. Citizen Comments: Three (3) minutes allowed per speaker

Please turn in speaker request form before the meeting begins.

No speakers

5. Clawson Disposal Recycling Update

Tanya Clawson gave the council an update on recycling

CONSENT AGENDA: ACTION

6. Approval of the minutes: Regular Meeting: September 6, 2012

7. Second Reading of an Ordinance on annexation of 0.264 acres, more or less, located in Williamson County, Texas, generally located on the south side of CR 179 from Western City Limits extending approximately 1,150 feet to the east along CR 179, including the abutting streets, roadways and rights-of-way
8. Second Reading of an Ordinance on annexation of 73.323 acre parcel, more or less, located in Williamson County, Texas, generally located approximately 1.150 feet to the east of the western City Limits and to the South of CR 179 on the south side of CR 179, including the abutting streets, roadways, and rights-of-way
9. Second Reading of an Ordinance on annexation of 10.191 acre parcel, more or less, located in Williamson County, Texas, located at 10820 E. Crystal Falls Parkway, including the abutting streets, roadways, and rights-of-way
10. Second Reading of an Ordinance for Zoning Case # 12-Z-021: amending Ordinance # 05-018, the Composite Zoning Ordinance for a parcel located at 451 CR 179, Leander, Williamson County, Texas
11. Second Reading of an Ordinance for Zoning Case #12-Z-015: amending Ordinance # 05-018, the Composite Zoning Ordinance for two parcels located at 10820 E. Crystal Falls Pkwy, Leander, Williamson County, Texas

Motion made by Mayor Pro Tem Cantwell to approve. Second by Council Member Garcia. Motion passes, all voting "aye"

PUBLIC HEARING – NO ACTION

12. Second Public Hearing on annexation of a 253.07 acre parcel, more or less, located in Williamson County, Texas, generally located along the east side of Ronald Reagan Boulevard, north of F.M. 2243 and south of the San Gabriel River including the abutting streets, roadways, and rights-of-way

No speakers

PUBLIC HEARING: ACTION

13. a. **Public Hearing** on Subdivision Case #12-CP-004: Consider a Concept Plan for Pecan Creek, for 73.32 acres, more or less, generally located approximately 1,150 feet to the east of the western City Limits and to the South of CR 179 on the south side of CR 179, 451 CR 179, Leander, Williamson County, Texas. Applicant: Randall Jones & Associates Engineering on behalf of Robert Katusak

Jim Bechtol, Director of Development Services explained

- b. **Action** on Subdivision Case #12-CP-004: a Concept Plan for Pecan Creek, Leander, Williamson County, Texas

Motion made by Council Member Siebold to approve. Second by Council Member Dishongh. Motion passes, all voting "aye"

14. a. **Public Hearing** on Special Use Permit Case # 12-SU-001: Consider a Special Use Permit for a Mobile Office associated with the current business, located at 2101 S. Hwy. 183, Leander, Williamson County, Texas. Applicant: Jennifer Carter on behalf of Broaddus Carter Properties, LLC

Jim Bechtol, Director of Development Services explained

Jennie Carter , applicant of 2101 S. Hwy. 183, Leander, Texas explained the request

b. **Action** on Special Use Permit Case #12-SU-001: a Special Use Permit for a Mobile Office located at 2101 S. Hwy. 183, Leander, Williamson County, Texas

Motion made by Council Member Siebold to deny the request with 30 days to remove the building . Second by Council Member Lynch. Motion passes, all voting “aye”

15. a. **Public Hearing** on Zoning Case #12-Z-019: Consider a zoning change for 17.337 acres, more or less, located at 10930 E. Crystal Falls Parkway from SFR-1-B, Single Family Rural to PUD, Planned Unit Development, Leander, Williamson County, Texas. Applicant: Ron Marullo on behalf of Williamson County Humane Society

Jim Bechtol, Director of Development Services explained

b. **Action** on Zoning Case #12-Z-019; amending Ordinance #05-018, the Composite Zoning Ordinance for the parcel located at 10930 E. Crystal Falls Parkway, Leander, Williamson County, Texas

Ron Marullo, Director of Williamson County Humane Society explained the request

Motion made by Mayor Pro Tem Cantwell to approve with modification of a 200 ft. buffer on the south side of property. Second by Council Member Navarrette. Motion passes, all voting “aye”

16. a. **Public Hearing** on Zoning Case #12-Z-023: Consider a zoning change for 15.11 acres, more or less, for three parcels generally located to the northwest of the intersection of RM 1431 and the western City Limits from SFS-2-A, Single Family Suburban to SFU-2-A, Single Family Urban, Leander, Travis County, Texas. Applicant: Mike Siefert on behalf of Lookout Partners, L.P.

Jim Bechtol, Director of Development Services explained

b. **Action** on Zoning Case #12-Z-023: amending Ordinance #05-018, the Composite Zoning Ordinance for three parcels generally located to the northwest of the intersection of RM 1431 and the western City Limits, Leander, Travis County, Texas

Motion made by Council Member Siebold to approve. Second by Council Member Dishongh. Motion passes, all voting “aye”

REGULAR AGENDA

17. Second Reading of an Ordinance to adopt a tax rate for FY 2012-13

Robert Powers, Finance Director

Motion made by Mayor Fielder to move that the property tax rate be increased by the adoption of a tax rate of \$0.67042 which is effectively a 1.81% increase in the tax rate. Second by Council Member Navarrette. Motion passes, all voting “aye”

18. Consider a Resolution adopting an investment policy for the City of Leander
Robert Powers, Finance Director explained

Motion made by Mayor Pro Tem Cantwell to approve. Second by Council Member Garcia. Motion passes, all voting “aye”

19. Consider a Change Order No. 3 (Final) to Construction Contract for the Reagan 42-inch and 16-inch Water Transmission and Distribution Lines Project
Wayne Watts, City Engineer explained

Motion made by Council Member Siebold to approve. Second by Council Member Garcia. Motion passes, all voting “aye”

20. Consider a Resolution accepting the petition for annexation of a 1.26 acre parcel, more or less, located in Williamson County, Texas, generally located to the southwest of the intersection of RM 2243 and Ronald W. Reagan Boulevard including the abutting streets, roadways, and rights-of-way and setting an annexation schedule
Jim Bechtol, Director of Development Services explained

Motion made by Mayor Pro Tem Cantwell to approve. Second by Council Member Navarrette. Motion passes, all voting “aye”

21. Consider a Resolution accepting the petition for annexation of a 2.02 acre parcel, more or less, located in Williamson County, Texas, generally located to the southwest of the intersection of RM 2243 and Ronald W. Reagan Boulevard including the abutting streets, roadways, and rights-of-way and setting an annexation schedule
Jim Bechtol, Director of Development Services explained

Motion made by Mayor Pro Tem Cantwell to approve. Second by Council Member Dishongh. Motion passes, all voting “aye”

22. Consider appointments to the Charter Review Committee
Motion made by Mayor Pro Tem Cantwell to appoint Gil Debner, Braden Frame, Jason Anderson, Troy Hill, Tamara Nelson, Shanan Shepherd and Randy Caldwell to the Charter Review Committee. Second by Council Member Siebold. Motion passes, all voting “aye”

23. Consider appointments to the Economic Development Committee

Motion made by Mayor Pro Tem Cantwell to appoint Michael Whelan, Ken Ryon, Gary Annis, Tasha Wilkinson, Shanan Shepherd, Tamara Nelson, and Troy Hill to the Economic Development Committee. Second by Council Member Siebold. Motion passes, all voting “aye”

24. Consider appointment of a second Council Liaison as a General Assembly Member Representative to the Capital Area Council of Government (CAPCOG)

Motion made by Mayor Fielder to appoint Council Member Siebold as the CAPCOG General Assembly Member. Second by Council Member Navarrette. Motion passes, all voting “aye”

EXECUTIVE SESSION

25. Convene into executive session pursuant to Section 551.071, Tex. Gov't Code, and Section 1.05 Tex. Disciplinary Rules of Professional Responsibility to consult with legal counsel regarding the BCRUA deep water intake project

**Council convened into executive session at 8:05 p.m.
Council reconvened into open session at 8:28 p.m.**

26. Reconvene into open session to take action as deemed appropriate in the City Council's discretion regarding the BCRUA deep water intake project

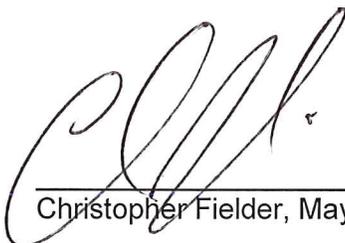
No Action taken

27. Council Members Closing Statements

Council Members made their closing statements

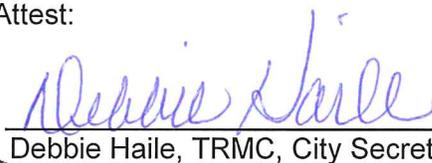
28. Adjournment

With there being no further business, the meeting adjourned at 8:32 p.m.



Christopher Fielder, Mayor

Attest:



Debbie Haile, TRMC, City Secretary

