MINUTES

CITY COUNCIL
CITY OF LEANDER, TEXAS

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

Thursday ~ February 7, 2013 at 7:00 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

1. Open meeting, Invocation, Pledges of Allegiance
   Mayor Fielder opened the meeting at 7:00 p.m. and welcomed those in attendance

2. Roll Call
   All present

3. Staff Comments:
   Wayne Watts, City Engineer informed council that the bids for the pedestrian signal at Leander High School were too high and some of the work will be done in house and re-bid

4. Citizen Comments: Three (3) minutes allowed per speaker
   Please turn in speaker request form before the meeting begins.
   Greg Bentch – District Director for Representative Tony Dale - informed Council they have filed HB971 dealing with the Leander TOD MUDand they are available for any questions

   Bob Cantwell 604 Scenic Path- spoke about National Engineers week

CONSENT AGENDA: ACTION

5. Approval of the minutes: Regular Meeting: January 17, 2013
   Joint Work Session with P & Z: January 24, 2013

6. Receive Quarterly Investment Report
   Motion made by Council Member Siebold to approve. Second by Council Member Garcia. Motion passes, all voting "aye"

PUBLIC HEARING: ACTION

7. **a. Public Hearing** on Zoning Case # 12-Z-028: Consider a zoning change for 105.998 acres, more or less, a parcel located to the east of the intersection of Sam Bass Road and CR 179; south of Parkside at Mayfield Ranch and northwest of Williamson County Regional Park, from SFR-1-B, Single Family Rural (upon annexation) to SFS-2-B, Single Family Suburban and SFU-2-A, Single Family Urban, Leander, Williamson County, Texas
   Applicant: James A. Huffcut on behalf of Curtis and Julie Borho
   Jim Bechtol, Director of Development Services explained

b. **Action** on Zoning Case # 12-Z-028: amending Ordinance #05-018, the Composite Zoning Ordinance for the property located to the east of the intersection of Sam Bass Road and CR 179, south of Parkside at Mayfield Ranch and northwest of Williamson County Regional Park, Leander, Williamson County, Texas

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

8. a. **Public Hearing** on Zoning Case # 12-Z-026: Consider a zoning change for 23.28 acres, more or less,for eleven parcels generally located at the southwest corner of RM 2243 and Ronald W. Reagan Blvd, from SFR-1-B, Single Family Rural (upon annexation) and SFS-2-B, Single Family Suburban to GC-3-C, General Commercial and SFS-2-B, Single Family Suburban, Leander, Williamson County, Texas
Applicant: Scott Foster on behalf of Beasley Tract, LP/Jeremy Smitheal and Williamson County / Dan A. Gattis
This item will be re-advertised and brought back to Council on the March 7, 2013 Agenda

Motion made by Council Member Navarrette to approve to re-post and bring back on the March 7, 2013 agenda. Second by Council Member Siebold. Motion passes, all voting "aye"

REGULAR AGENDA

9. Consider Action on Zoning Case 12-Z-029: rezoning of two parcels generally located at the southwest corner of the intersection of Bagdad Road and Vista Ridge Drive, 18.732 acres, more or less from MF-2-B ,Multi Family to SFL-2-B, Single Family Limited, Leander, Williamson County, Texas
Jim Bechtol, Director of Development Services explained

Motion made by Council Member Dishongh to bring this item back for re-consideration. Second by Mayor Pro Tem Cantwell. Motion passes, all voting "aye"

Motion made by Council Member Cantwell to approve based on Planning & Zoning recommendation to rezone to SFL-2-A with the condition of no lots smaller than 45 feet in width measured at the front building set back line and no dwelling to be less that 1200 sq. ft. of living space. Second by Council Member Lynch. Motion passes, 6 to 1 with Council Member Siebold voting against.

10. First reading of Ordinance for voluntary annexation of a 0.781 acre parcel, more or less, located in Williamson County, Texas, generally located on the north side of CR 179 from the Intersection of Sam Bass Road/CR 175 west along CR 179, including the abutting streets, roadways and rights-of-way
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"

11. First reading of Ordinance for voluntary annexation of a 105.9301 acre parcel, more or less, located in Williamson County, Texas, generally located to the east of the intersection of Sam Bass Road/CR 175 and CR 179, including the abutting streets, roadways, and rights-of-way
Jim Bechtol, Director of Development Services explained

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

12. Consider a Resolution accepting the petition for annexation of 29.31 acre parcel, more or less, located in Williamson County, Texas, generally located south of CR 179, 1,400 feet northwest of Acacia Drive and approximately 1 mile east of Ronald W. Reagan Blvd. 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"

13. Consider a Resolution accepting the petition for annexation of four (4) tracts totaling 0.7107 acres, more or less, located in Williamson County, Texas, generally located approximately 500 feet south of CR 177, 400 feet east of Ronald W. Reagan Blvd., 1,900 feet north of CR 179 and 2,800 feet west of Valley View Drive, including the abutting streets, roadways, and rights-of-way and setting an annexation schedule
Jim Bechtol, Director of Development Services explained

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

14. Consider authorizing the Mayor to execute the Construction Financing and Reimbursement Agreement for the Hero Way Waterline
Pix Howell, Urban Design Officer explained

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

15. Consider authorization of City Manager to negotiate and execute Task Order K-2 with Kleinfelder Central, Inc. for Professional Services for Construction Materials Observation and Testing Services for 1.25 MG Crystal Falls Elevated Storage Tank and Pump Station Modifications
Wayne Watts, City Engineer explained

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

16. Consider Change Order No. 1 for Mel Mathis Avenue (CR273) and San Gabriel Parkway (CR 274) Project
Wayne Watts, City Engineer explained

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

17. Consider Dedication and Acceptance of Subdivision Infrastructure Improvements for Vista Ridge, Phase Two-A
Wayne Watts, City Engineer explained

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

18. Consider Dedication and Acceptance of Subdivision Infrastructure Improvements for The Bluffs at Crystal Falls, Section 2, Phase 2D
Wayne Watts, City Engineer explained

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

19. Consider Dedication and Acceptance of Subdivision Infrastructure Improvements for The Fairways at Crystal Falls, Section 5, Caprock Estates, Phase 1
Wayne Watts, City Engineer explained

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

20. Consider an Ordinance Giving Consent to the Filing of Legislation Creating Leander Hills Municipal Utility District of Williamson County, Texas
Jim Bechtol, Director of Development Services explained

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

21. Consider amendments to the Personnel Policy for Section 2.05, At Will Employer, Section 2.02, Political Activity and Article 8, Adverse Action
Kent Cagle, City Manager explained

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

22. Consider Joint Election Agreement for Participating Entities with Williamson County
Kent Cagle, City Manager explained

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

23. Consider approval of Contract of Election Services with Williamson County
Kent Cagle, City Manager explained

Motion made by Council Member Navarrette to approve. Second by Council Member Lynch. Motion passes, all voting "aye"

24. Discuss and Consider amendments to the City Charter to be placed on the May 2013 ballot
Motion made by Mayor Pro Tem Cantwell to decline the revision to Section 3.09 to be placed on the May 11, 2013 ballot. Second by Council Member Garcia. Motion passes, all voting "aye"

Motion made by Council Member Navarrette to approve revision to Section 403(f) with corrected language as recommended by City Attorney to be placed on the May 11, 2013 ballot. Second by Council Member Siebold. Motion passes, all voting "aye"

Motion made by Mayor Pro Tem Cantwell to decline addition of Section 4.08 to be placed on the May 11, 2013 ballot. Second by Council Member Garcia. Motion passes, all voting "aye"

Motion made by Mayor Pro Tem Cantwell to approve revision to Section 10.04 but not deleting the last line as recommended by City Attorney to be placed on the May 11, 2013 ballot. Second by Council Member Siebold. Motion passes, all voting "aye"

Motion made by Council Member Siebold to approve revision to Section 12.01 to be placed on the May 11, 2013 ballot. Second by Mayor Pro Tem Cantwell. Motion passes, all voting "aye"

Motion made by Council Member Dishongh to approve revision to Section 5.05, option #1 with recommendation from the City Attorney to include "Authorized by State Law" and removing the rest of the verbiage to be placed on the May 11, 2013 ballot. Second by Mayor Pro Tem Cantwell. Motion passes, all voting "aye"

Motion made by Mayor Pro Tem Cantwell to approve revision (without the word "City") to Section 5.05 (b) to be placed on the May 11, 2013 ballot. Second by Council Member Dishongh. Motion passes, all voting "aye"

Motion made by Mayor Pro Tem Cantwell to approve revision to Section 507 (d) with the wording "not inconsistent with state law" to be added and be placed on the May 11, 2013 ballot. Second by Council Member Garcia. Motion passes, all voting "aye"

Motion made by Council Member Navarrette to approve revision to Section 607 to be placed on the May 11, 2013 ballot. Second by Council Member Dishongh. Motion passes, all voting "aye"

Motion made by Council Member Lynch to approve revision to Section 7.06 to be placed on the May 11, 2013 ballot. Second by Mayor Pro Tem Cantwell. Motion passes, all voting "aye"

Motion made by Council Member Navarrette to decline the revision to Section 11.01 (b) to be placed on the May 11, 2013 ballot. Second by Mayor Pro Tem Cantwell. Motion passes, all voting "aye"

Motion made by Council Member Navarrette to decline the revision to Section 11.04 to be placed on the May 11, 2013 ballot. Second by Mayor Pro Tem Cantwell. Motion passes, all voting "aye"

Motion made by Council Member Navarrette to decline the revision to Section 11.11 to be placed on the May 11, 2013 ballot. Second by Mayor Pro Tem Cantwell. Motion passes, all voting "aye"

Motion made by Council Member Navarrette to decline the revision to Section 11.12 to be placed on the May 11, 2013 ballot. Second by Mayor Pro Tem Cantwell. Motion passes, all voting "aye"

25. Council Members Closing Statements
Council Members gave their closing statements

26. Adjournment
With there being no further business, the meeting adjourned at 8:08 p.m.

Attest:

Christopher Fielder, Mayor

Debbie Haile, City Secretary