

MINUTES
REGULAR CITY COUNCIL MEETING
RONALD C. BOWMAN CITY COUNCIL CHAMBERS
447 North Main Street
Boerne, TX 78006
August 22, 2023 – 6:00 PM

Minutes of the Regular Called City Council Meeting of August 22, 2023.

Present: 6 - Mayor Frank Ritchie, Mayor Pro Tem Ty Wolosin, Council Member Sharon D. Wright, Council Member Quinten Scott, Council Member Bryce Boddie, and Council Member Joseph Macaluso

Staff Present: Ben Thatcher, Siria Arreola, Sarah Buckelew, Jeff Carroll, Lori Carroll, Nathan Crane, Lissette Jimenez, Mike Mann, Mick McKamie, Mike Raute, Chris Shadrock, Kristy Stark, and Danny Zincke.

Recognized/Registered Guests: Alex Rudd and Joe Bateman

1. CALL TO ORDER – 6:00 PM

Mayor Ritchie called the City Council to order at 6:00 p.m.

Mayor Ritchie provided the invocation and led the Pledge of Allegiance to the United States Flag and to the Texas Flag.

2. CONFLICTS OF INTEREST

No conflicts were declared.

3. PUBLIC COMMENTS:

Alex Rudd, 63 La Concion spoke regarding the impact on water resources and conservation and expressed concern with potential lake contamination.

4. CONSENT AGENDA:

A MOTION WAS MADE BY COUNCIL MEMBER BODDIE, SECONDED BY MAYOR PRO TEM WOLOSIN, TO APPROVE THE CONSENT AGENDA AS PRESENTED. THE MOTION CARRIED BY THE FOLLOWING VOTE:

Yeah: 5 - Mayor Pro Tem Wolosin, Council Member Wright, Council Member Scott, Council Member Boddie, and Council Member Macaluso

A. CONSIDER THE MINUTES OF THE REGULAR CALLED CITY COUNCIL MEETING OF AUGUST 8, 2023.

THE MINUTES WERE APPROVED.

B. CONSIDER RESOLUTION NO. 2023-R63; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE A SHARED SERVICES AGREEMENT FOR FUNDING OF PUBLIC PURPOSE BETWEEN THE CITY OF BOERNE AND FRIENDS OF THE CIBOLO WILDERNESS, INC. (CIBOLO CENTER FOR CONSERVATION) FOR AN AMOUNT NOT TO EXCEED \$15,000.00.

THE RESOLUTION WAS APPROVED.

5. PRESENTATIONS, PUBLIC HEARINGS, AND ORDINANCES:

A. PRESENTATION ON CURRENT FLOODPLAIN REGULATIONS AND THE SAN ANTONIO RIVER AUTHORITY (SARA) FLOODPLAIN MAPPING UPDATES CURRENTLY IN PROGRESS.

Mayor Ritchie called on Mr. Jeff Carroll, Engineering and Mobility Director to discuss the necessity of the floodplain ordinance. He provided the background of the drainage types and code requirements, Cibolo Creek flood protection areas, past flood events and what is considered a 100 year storm. He displayed maps created by FEMA to classify for flood insurance stating that stricter rules give a discount for flood insurance. He explained that water drains to Cibolo Creek which then drains to the San Antonio River Basin. SARA is the review authority which then requires approval by FEMA. Mr. Carroll displayed a map of the SARA draft floodplain map showing the difference from 2010 to the current year. Discussion ensued regarding expanding the current ordinance to

allow building in the floodway with stringent rules and best practices. Concerns were expressed with allowing building in the flood zone could put people in harms way.

6. RESOLUTIONS:

A. CONSIDER RESOLUTION NO. 2023-R64; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE AN AMENDMENT TO THE AGREEMENT BETWEEN THE CITY OF BOERNE AND HALFF ASSOCIATES, INC. FOR PLAN REVIEW FOR AN AMOUNT NOT TO EXCEED \$75,000.00.

Mr. Carroll continued with a proposed amendment to the agreement with Halff, an engineering firm hired by the City to perform plan reviews. With additional development plan submittals, Halff is needed to perform more reviews that exceeds their initial contract value.

A MOTION WAS MADE BY COUNCIL MEMBER SCOTT, SECONDED BY MAYOR PRO TEM WOLOSIN, TO APPROVE RESOLUTION NO. 2023-R64; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE AN AMENDMENT TO THE AGREEMENT BETWEEN THE CITY OF BOERNE AND HALFF ASSOCIATES, INC. FOR PLAN REVIEW FOR AN AMOUNT NOT TO EXCEED \$75,000.00. THE MOTION CARRIED BY THE FOLLOWING VOTE:

Yeah: 5 - Mayor Pro Tem Wolosin, Council Member Wright, Council Member Scott, Council Member Boddie, and Council Member Macaluso

B. CONSIDER RESOLUTION NO. 2023-R65; A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BOERNE, TEXAS; AUTHORIZING THE CITY'S PARTICIPATION IN A JOINT POWER PURCHASE CONTRACT WITH MULTIPLE ENTITIES; AUTHORIZING THE CITY MANAGER TO EXECUTE DOCUMENTS TO PROVIDE FOR THE CITY'S PARTICIPATION IN THE JOINT POWER PURCHASE CONTRACT; PROVIDING FINDINGS OF FACT; PROVIDING FOR AN OPEN MEETING; AND PROVIDING AN EFFECTIVE DATE.

(MuniWatt Joint Power Purchase Contract)

Mayor Ritchie called on Ms. Sarah Buckelew, Finance Director. Ms. Buckelew explained that the City has participated with a bulk-power discount program called MuniGas for over 25 years. The same program is being offered for municipally owned electric companies called MuniWatt which would allow the City to purchase electric energy through a joint power purchase contract.

A MOTION WAS MADE BY MAYOR PRO TEM WOLOSIN, SECONDED BY COUNCIL MEMBER SCOTT, TO APPROVE RESOLUTION NO. 2023-R65; A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BOERNE, TEXAS; AUTHORIZING THE CITY'S PARTICIPATION IN A JOINT POWER PURCHASE CONTRACT WITH MULTIPLE ENTITIES; AUTHORIZING THE CITY MANAGER TO EXECUTE DOCUMENTS TO PROVIDE FOR THE CITY'S PARTICIPATION IN THE JOINT POWER PURCHASE CONTRACT; PROVIDING FINDINGS OF FACT; PROVIDING FOR AN OPEN MEETING; AND PROVIDING AN EFFECTIVE DATE. (MUNIWATT JOINT POWER PURCHASE CONTRACT). THE MOTION CARRIED BY THE FOLLOWING VOTE:

Yeah: 5 - Mayor Pro Tem Wolosin, Council Member Wright, Council Member Scott, Council Member Boddie, and Council Member Macaluso

7. OTHER:

A. CALL FOR AND SET A PUBLIC HEARING ON SEPTEMBER 12, 2023, AT 6:00 PM ON THE PROPOSED BUDGET FOR FISCAL YEAR 2023-2024.

Ms. Buckelew continued with a timeline for approving the FY24 budget and tax rate. She reviewed the voter approved bond projects. The proposed overall budget is \$141,439,055. In accordance with Local Government Code Section 102, the city will hold a public hearing on September 12, 2023 on the proposed budget and tax rate followed by a one-time reading of both ordinances.

A MOTION WAS MADE BY MAYOR PRO TEM WOLOSIN, SECONDED BY COUNCIL MEMBER SCOTT, TO CALL FOR AND SET A PUBLIC HEARING ON SEPTEMBER 12, 2023, AT 6:00 PM ON THE PROPOSED BUDGET FOR FISCAL YEAR 2023-2024. THE MOTION CARRIED BY THE FOLLOWING VOTE:

Yeah: 5 - Mayor Pro Tem Wolosin, Council Member Wright, Council Member Scott, Council Member Boddie, and Council Member Macaluso

B. CALL FOR AND SET A PUBLIC HEARING ON SEPTEMBER 12, 2023, AT 6:00 PM ON THE PROPOSED TAX RATE OF \$0.4766/\$100 VALUATION FOR FISCAL YEAR 2023-2024.

A MOTION WAS MADE BY COUNCIL MEMBER SCOTT, SECONDED BY COUNCIL MEMBER WRIGHT, TO CALL FOR AND SET A PUBLIC HEARING ON SEPTEMBER 12, 2023, AT 6:00 PM ON THE PROPOSED TAX RATE OF \$0.4766/\$100 VALUATION FOR FISCAL YEAR 2023-2024. THE MOTION CARRIED BY THE FOLLOWING VOTE:

Yeah: 5 - Mayor Pro Tem Wolosin, Council Member Wright, Council Member Scott, Council Member Boddie, and Council Member Macaluso

8. CITY MANAGER'S REPORT:

Mayor Ritchie called on City Manager Ben Thatcher.

A. MONTHLY PROJECTS REPORT.

City Manager Thatcher provided an update on various city projects. He expressed appreciation to the community for their participation on water conservation.

9. COMMENTS FROM COUNCIL – No discussion or action may take place.

Council Member Scott stated it is always good to double check timers on residential water systems to help with conservation efforts.

Council Member Macaluso reminded the public that Cow Creek Groundwater is in Stage 4. Because of alternate water sources, the City is in Stage 2.

Council Member Wright reminded those who have water softners to check their settings. The less the equipment has to regenerate, the less water is used.

Mayor Pro Tem Wolosin clarified the earlier public comment that approximately 25% of the City's water comes from the lake not 50%. He reference a Facebook post he made. City Council Members make hard decisions. Sometimes those decisions are made behind closed doors so Council Members are unable to comment, but any decision made is to plan smart for the future so the City has control to prevent a private utility that may come in take control and not follow our ordinances and standards. George's Ranch is an example.

Council Member Macaluso stated that we are lucky to a have a public utility. It is a great benefit to our citizens and our community and Boerne is the only community that benefits from it. The City does make money to pay for infrastructure but isn't a for-profit entity that pays shareholders, etc.

10. ADJOURNMENT

Mayor Ritchie adjourned the City Council Meeting at 7:15 p.m.

Approved:

Mayor

Attest:

City Secretary