

**AGENDA**  
**REGULAR CITY COUNCIL MEETING**  
**CITY COUNCIL CHAMBERS**  
**124 Old San Antonio Road**  
**Boerne, TX 78006**  
**October 10, 2017 – 6:00 PM**

1. CALL TO ORDER – 6:00 PM

MOMENT OF SILENCE

PLEDGE OF ALLEGIANCE TO THE UNITED STATES FLAG

PLEDGE OF ALLEGIANCE TO THE TEXAS FLAG

(Honor the Texas flag, I pledge allegiance to thee, Texas – one state under God, one  
and indivisible.)

2. CONFLICTS OF INTEREST

3. PUBLIC COMMENTS: This is the opportunity for visitors and guests to address the City Council on any issue. City Council may not discuss any presented issue, nor may any action be taken on any issue at this time. (Attorney General opinion – JC-0169)

4. CONSENT AGENDA: All items listed below within the Consent Agenda are considered to be routine by the City Council and may be enacted with one motion. There will be no separate discussion of items unless a Council Member or citizen so requests, in which event the item may be moved to the general order of business and considered in its normal sequence.

- 4.A. [2017-759](#) CONSIDER APPROVAL OF THE MINUTES OF THE REGULAR CITY COUNCIL MEETING HELD SEPTEMBER 26, 2017.

**Attachments:** [Minutes.17.0926](#)

- 4.B. [2017-754](#) CONSIDER RESOLUTION NO. 2017-R89; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE AN INTERLOCAL AGREEMENT BETWEEN THE CITY OF BOERNE, TEXAS AND KENDALL COUNTY, TEXAS FOR FIRE PROTECTION SERVICES.

**Attachments:** [AIS Interlocal Agreement FY 2017-2018](#)  
[2017-R89 Interlocal FireProtection](#)  
[INTER LOCAL AGREEMENT FOR FIRE PROTECTION SERVICES 17-18](#)  
[Boundry Map - Fire Districts 2012](#)

- 4.C. [2017-766](#) CONSIDER ON SECOND READING ORDINANCE NO. 2017-78; AN ORDINANCE AMENDING THE CITY OF BOERNE ZONING ORDINANCE NO. 2007-64, CAPTIONED, "ZONING ORDINANCE OF THE CITY OF BOERNE, TEXAS", DATED DECEMBER 18, 2007, BY AMENDING ARTICLE 3, SECTION 14, REZONING 6.099 ACRES LOCATED AT 36 OLD SAN ANTONIO ROAD (KAD NO. 15903), FROM R-E, SINGLE-FAMILY RESIDENTIAL ESTATE DISTRICT TO B-2R, HIGHWAY COMMERCIAL-RESTRICTED DISTRICT; REPEALING ALL ORDINANCES IN CONFLICT; CONTAINING A SEVERANCE CLAUSE; AND DECLARING AN EFFECTIVE DATE. (Cortes)

**Attachments:** [Summary 36 Old San Antonio - Second reading](#)  
[Ordinance No. 2017-78](#)  
[Att 1 - LOCATION MAP](#)  
[Att 2 - Aerial Map](#)  
[Att 3 - ZoningMap](#)  
[Att 4 - R-E Uses](#)  
[Att 5 - B-2R Uses](#)

- 4.D. [2017-761](#) CONSIDER RESOLUTION NO. 2017-R90; A RESOLUTION AUTHORIZING A PAYMENT NOT TO EXCEED \$973.90 TO BURDITT CONSULTANTS LLC FOR ADDITIONAL SERVICES RELATED TO THE 2017-2027 PARKS, RECREATION, AND OPEN SPACE MASTER PLAN.

**Attachments:** [Burditt additinal cost 2017](#)  
[2017-R90 parks master plan additional expense](#)  
[Burditt add cost 2017](#)

- 4.E. [2017-764](#) CONSIDER RESOLUTION NO. 2017-R91; A RESOLUTION AUTHORIZING SUPPLEMENT NUMBER 2 TO THE AGREEMENT BETWEEN THE CITY OF BOERNE AND HALFF ASSOCIATES, INC. FOR THE DESIGN AND CONSTRUCTION SERVICES OF THE INTERSTATE HIGHWAY 10 WATER AND WASTEWATER RELOCATIONS.

**Attachments:** [AIS Halff IH-10 contract 3.doc](#)  
[2017-R91 water & wastewater relocation IH 10 change order 2](#)  
[Proposed Halff Contract Adjustment.pdf](#)  
[Boerne Supplemental #2 Design IH-10 Wtr and WW Relocation.pdf](#)

- 4.F. [2017-756](#) CONSIDER RESOLUTION NO. 2017-R92; A RESOLUTION APPROVING THE TAX LEVY ROLL OF THE CITY OF BOERNE, TEXAS FOR THE YEAR 2017.

**Attachments:** [2017TaxRollAccept-AGENDA ITEM SUMMARY](#)  
[2017-R92 Tax Levy](#)  
[2017 Levy Roll Summary](#)

- 4.G. [2017-755](#) CONSIDER RESOLUTION NO. 2017-R93; AN ANNUAL RESOLUTION AUTHORIZING THE CITY MANAGER TO PAY REGULAR INVOICES AND BILLS FROM SPECIFIC PROVIDERS OF GOODS AND SERVICES, IN ACCORDANCE WITH THE APPROVED ANNUAL BUDGET, AND IN ACCORDANCE WITH SECTION 6.08 OF THE CITY OF BOERNE'S HOME RULE CHARTER.

**Attachments:** [Payment of bills over \\$15,000 - AIS-10-2017](#)  
[2017-R93 Authorize to Pay Bills](#)

5. PUBLIC HEARING – To Hear Comments On The Following:

- 5.A. [2017-771](#) PROPOSED ANNEXATION OF 4.987 ACRES OF LAND LOCATED AT 140 ENTERPRISE PARKWAY, KAD NOS. 12255 AND 12259 AT THE REQUEST OF BILL BIRD. (First of Two Hearings)

**Attachments:** [Summary](#)  
[Public Hearing 17.10.10 Annex 140 Enterprise Pkwy](#)  
[Att 1 - Location map 140 Enterprise Pkwy](#)  
[Att 2 - Aerial 140 Enterprise Pkwy](#)  
[Att 3 - annexatio petition 140 Enterprise Pkwy](#)

6. [2017-757](#) RECOGNITION OF THE PARKS AND RECREATION DEPARTMENT FOR RECEIVING THE TEXAS AMATEUR ATHLETIC FEDERATION CITY OF THE YEAR AWARD.

**Attachments:** [TAAF Member City of the Year 2017](#)

7. [2017-763](#) DISCUSSION AND CONSIDER ACCEPTANCE OF FY 2018 ECONOMIC DEVELOPMENT WORK PLAN.

**Attachments:** [AIS FY 2018 Economic Development Work Plan](#)  
[FY 2018 ED Workplan Final](#)

8. [2017-765](#) CONSIDER ON FIRST READING ORDINANCE NO. 2017-79; AN ORDINANCE AMENDING ORDINANCE NO. 2016-29,

ESTABLISHING THE DESIGNATION OF NO PARKING AREAS WITHIN THE CITY OF BOERNE; AND PROVIDING FOR A PENALTY OF NOT MORE THAN \$200 FOR EACH VIOLATION. (In school zones, Boerne Middle School North, Johns Road, and Cibolo Creek Elementary, Herff Ranch Blvd.)

**Attachments:** [AIS School Area Parking Restrictions.doc](#)  
[Ordinance No. 2017-79](#)  
[Kohler Parking Memo.pdf](#)  
[Herff Ranch Blvd No Parking.jpg](#)  
[Johns Road No Parking.jpg](#)

9. [2017-769](#) CONSIDER RESOLUTION NO. 2017-R94; A RESOLUTION NOMINATING CANDIDATES TO THE KENDALL APPRAISAL DISTRICT BOARD OF DIRECTORS.

**Attachments:** [AIS KAD Candidate Nomination](#)  
[2017-R94 KendallAprsIBd Nomination](#)  
[KAD Letter](#)

10. [2017-767](#) CONSIDER RESOLUTION NO. 2017-R95; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE A FOURTH AMENDED DEVELOPMENT AGREEMENT BY AND BETWEEN THE CITY OF BOERNE AND LOOKOUT BOERNE HOLDINGS, LP., KENDALL COUNTY WATER CONTROL DISTRICT NO. 2, AND KENDALL COUNTY WATER CONTROL DISTRICT NO. 2-A.

**Attachments:** [AIS Esperanza 4th Amendment to DA](#)  
[2017-R95 Amended Dev. Agreement Lookout Holdings, KCWCD No. 2 and Fourth Amendment to DA draft ver 080717](#)  
[Exhibit D-2A ORIGINAL](#)  
[Exhibit D-2A PROPOSED](#)  
[Exhibit D-2B ORIGINAL](#)  
[Exhibit D-2B PROPOSED](#)  
[EXHIBIT D-2B DIFFERENCES](#)

11. RECEIVE RECOMMENDATION FROM THE PLANNING AND ZONING COMMISSION AND TAKE ANY NECESSARY ACTION:

- 11.A. [2017-768](#) CONSIDER DEVIATIONS FROM THE REQUIREMENTS AS SET FORTH IN THE CITY OF BOERNE SUBDIVISION ORDINANCE NO.

2007-56, ARTICLE 3, PLANNING AND COMMUNITY DESIGN STANDARDS, TABLE 3-4 STREET CROSS-SECTION STANDARDS FOR JOHNS ROAD BUSINESS PARK LOCATED AT 10038 JOHNS ROAD (KAD 12506).

**Attachments:**

[Summary](#)

[Att 1 - COB, Johns Road Xsect Deviation Request Letter-170915](#)

[Att 2 - location](#)

[Att 3 - Thoroughfare Plan - revised 2.10.15](#)

12. COMMENTS FROM COUNCIL/LEGAL COUNSEL/STAFF – No discussion or action may take place.

13. EXECUTIVE SESSION IN ACCORDANCE WITH THE TEXAS GOVERNMENT CODE:

[2017-760](#)

A. SECTION 551.072 - DELIBERATION REGARDING REAL PROPERTY.

B. SECTION 551.072 - DELIBERATION REGARDING REAL PROPERTY.

C. SECTION 551.071 - CONSULTATION WITH ATTORNEY (a) CONTEMPLATED LITIGATION.

14. RECONVENE INTO OPEN SESSION AND TAKE ANY NECESSARY ACTION RELATING TO THE EXECUTIVE SESSION AS DESCRIBED ABOVE.

14.A. [2017-762](#)

CONSIDER RESOLUTION NO. 2017-R96; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE AN AGREEMENT FOR THE SALE OF THE BOERNE CONVENTION AND VISITORS BUREAU BUILDING LOCATED AT 1407 SOUTH MAIN STREET, BOERNE, TEXAS.

**Attachments:**

[2017-R96 Sale of CVB Building counter offer](#)

14.B. [2017-770](#)

CONSIDER RESOLUTION NO. 2017-R97; A RESOLUTION OF THE CITY OF BOERNE, TEXAS ALLOWING ACCESS TO ALL ACCOUNTS AT WELLS FARGO BANK, N.A.

**Attachments:**

[2017-R97 bank access](#)

15. ADJOURNMENT

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s/s Ronald C. Bowman  
City Manager

**CERTIFICATION**

**I hereby certify that the above notice of meeting was posted on the 6th day of  
October, 2017 at 5:00 p.m.**

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s/s Lori A. Carroll  
City Secretary

**NOTICE OF ASSISTANCE AT THE PUBLIC MEETINGS**

**The Police / Municipal Court Complex is wheelchair accessible. Access to the  
building and special parking is available at the front entrance of the building.  
Requests for special services must be received forty-eight (48) hours prior to the  
meeting time by calling the City Secretary at 830-249-9511.**

Pursuant to Section 30.06 Penal Code (trespass by license holder with a concealed  
handgun), a person licensed under Subchapter H, Chapter 411, Government Code  
(handgun licensing law), may not enter this property with a concealed handgun.

Pursuant to section 30.07 Penal Code (trespass by license holder with an openly  
carried handgun), a person licensed under Subchapter H, Chapter 411, Government  
Code (handgun licensing law), may not enter this property with a handgun that is  
carried openly.