

AGENDA
CITY COUNCIL WORKSHOP
CITY COUNCIL CHAMBERS
124 Old San Antonio Road
Boerne, TX 78006
December 10, 2019 – 4:00 p.m.

1. CALL TO ORDER – 4:00 PM
2. PUBLIC COMMENTS: This is the opportunity for visitors and guests to address the City Council on any issue, in compliance with LGC Section 551.007. 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)
3. [2019-1174](#) PRESENTATION AND DISCUSSION OF UNIFIED DEVELOPMENT CODE CHAPTERS ON SIGNAGE AND PROCEDURES.

 Attachments: [Summary - Discussion UDC](#)
 [UDC Chapter 2 Procedures](#)
 [UDC Signage Packet](#)
4. [2019-1168](#) DISCUSSION ON 5 YEAR CAPITAL IMPROVEMENT PLAN AND FINANCIAL FORECAST.

 Attachments: [5 Yr CIP Workshop - 12-10-19](#)
 [PowerPoint Presentation](#)
 [5 Yr Forecast & CIP - Draft 2-2019](#)
5. [2019-1188](#) LONG RANGE PLANNING AND POTENTIAL BOND ISSUES.

 Attachments: [long range planning - bond considerations](#)
 [TIMELINE 2020 November Election](#)
6. ADJOURNMENT

AGENDA
REGULAR CITY COUNCIL MEETING
CITY COUNCIL CHAMBERS
124 Old San Antonio Road
Boerne, TX 78006
December 10, 2019 – 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, in compliance with LGC Section 551.007. 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. [2019-1178](#) RECOGNITION OF PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT FOR RECEIVING THE TEXAS AMERICAN PLANNING ASSOCIATION 2019 COMPREHENSIVE PLAN AWARD.

Attachments: [Summary - APA Award](#)
 [Comp Plan Uniquely Boerne](#)

5. 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.

- 5.A. [2019-1165](#) CONSIDER THE MINUTES OF THE CITY COUNCIL MEETING HELD NOVEMBER 26, 2019.

Attachments: [Minutes 19.1126](#)

- 5.B. [2019-1172](#) CONSIDER ON SECOND READING ORDINANCE NO. 2019-56; AN ORDINANCE OF THE CITY OF BOERNE, TEXAS, REPEALING AND REPLACING ORDINANCE NOS. 2014-38, 2015-03, 2017-13 AND ESTABLISHING IMPACT FEES FOR WATER AND WASTEWATER UTILITIES.

Attachments: [AIS 2019 Impact Fee Update Ordinance.doc](#)
 [Ordinance No. 2019-56](#)

- 5.C. [2019-1157](#) CONSIDER RESOLUTION NO. 2019-R184; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE AN AGREEMENT WITH CISCO-EAGLE FOR THE PURCHASE AND INSTALLATION OF STORAGE MEZZANINE

FLOORING AND SHELVING FOR THE UTILITIES WAREHOUSE.

Attachments: [AIS Utilities Warehouse Mezzanine.doc](#)
[Resolution No. 2019-R184](#)

- 5.D. [2019-1066](#) CONSIDER RESOLUTION NO. 2019-R185; A RESOLUTION AUTHORIZING THE CITY MANAGER TO PROCEED WITH PURCHASES AS PER SECTION 6.08 OF THE CITY OF BOERNE'S HOME RULE CHARTER. (Mower for Parks Department)

Attachments: [AIS Reel Mower Purchase](#)
[Resolution No. 2019-R185](#)
[Austin Turf and Tractor Quote](#)
[Professional Turf Products, L.P. Quote](#)
[John Deere Mower Image](#)

- 5.E. [2019-1148](#) CONSIDER RESOLUTION NO. 2019-R186; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE AN AGREEMENT BETWEEN THE CITY OF BOERNE AND F.O. FOUNDATIONS, INC. FOR THE REPLACEMENT OF CONCRETE WALKWAY AT NORTHRUP PARK.

Attachments: [AIS Northrup Sidewalk Repair](#)
[Resolution No. 2019-R186](#)
[Bernhard Brothers](#)
[FO Foundations INC](#)
[Northrup Park Quad 1 sidewalk location map](#)

- 5.F. [2019-1133](#) CONSIDER RESOLUTION NO. 2019-R187; A RESOLUTION AUTHORIZING THE CITY MANAGER TO PROCEED WITH PURCHASES AS PER SECTION 6.08 OF THE CITY OF BOERNE'S HOME RULE CHARTER. (2 trucks for Street Department))

Attachments: [AIS 2019 Street Dept Trucks](#)
[Resolution No. 2019-R189](#)

- 5.G. [2019-1150](#) CONSIDER RESOLUTION NO. 2019-R188; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE A LEASE AGREEMENT BETWEEN THE CITY OF BOERNE AND DELL FINANCIAL SERVICES L.L.C. (Laptops for Staff Training Room)

Attachments: [AIS IT Training Room Laptops and Cart Dec 2019.doc](#)
[Resolution No. 2019-R188](#)
[Boerne Precision Lease Poposal TELP.pdf](#)

- 5.H. [2019-1162](#) ANNUAL REVIEW OF THE CITY OF BOERNE'S INVESTMENT POLICY AND BROKER-DEALER LIST.

Attachments: [Investment Policy Review 2019](#)
[Invest Policy Dec 2019](#)
[Broker-Dealer List 2019-20](#)

6. [2019-1166](#) MAYORAL APPOINTMENTS TO THE KENDALL COUNTY LIBRARY SYSTEM ADVISORY BOARD AND CITY ATTORNEY AS A STATUTORY OFFICIAL AND ASSOCIATE CITY ATTORNEY.

Attachments: [AIS. Mayoral Appointments](#)
[FY 2019-2020 Appointments 12.10.19](#)

7. RECEIVE THE RECOMMENDATION FROM THE PLANNING AND ZONING COMMISSION:

- 7.A. [2019-1179](#) PROPOSED AMENDMENT TO THE CITY OF BOERNE ZONING ORDINANCE NO. 2007-64, ARTICLE 1, IN GENERAL, SECTION 06. DEFINITIONS - STREAM SETBACKS.

Attachments: [Summary - Recommendation - Stream Setbacks](#)
[2019-57 Amend Zoning Ord. stream setbacks](#)

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

- 8.A. [2019-1180](#) PROPOSED AMENDMENT TO THE CITY OF BOERNE ZONING ORDINANCE NO. 2007-64, ARTICLE 1, IN GENERAL, SECTION 06. DEFINITIONS - STREAM SETBACKS.

Attachments: [Summary - Public Hearing - Stream Setbacks](#)
[Public Hearing Notice](#)

9. TAKE ANY NECESSARY ACTION RESULTING FROM THE PUBLIC HEARING:

- 9.A. [2019-1181](#) CONSIDER ON FIRST READING ORDINANCE NO. 2019-57; AN ORDINANCE AMENDING THE CITY OF BOERNE ZONING ORDINANCE NO. 2007-64, DATED DECEMBER 18, 2007, ARTICLE 1, IN GENERAL, SECTION 06. DEFINITIONS.

Attachments: [Summary - Take action - Stream Setbacks](#)
[Ordinance No. 2019-57](#)

10. [2019-1182](#) PRESENTATION AND DISCUSSION OF THE PROPOSED
INTEGRATED STORMWATER MANAGEMENT UPDATE TO
ORDINANCES.

Attachments: [AIS - Discussion Stormwater](#)
[Draft Sections](#)

11. [2019-1163](#) CONSIDER ON FIRST READING ORDINANCE NO. 2019-58; AN
ORDINANCE AMENDING THE CODE OF ORDINANCES, CITY OF
BOERNE, TEXAS, CHAPTER 22. UTILITIES, ARTICLE VII,
MUNICIPAL STORMWATER DRAINAGE UTILITY SYSTEM; AND
PROVIDING PENALTIES AND REMEDIES FOR NONPAYMENT OF
CHARGES.

Attachments: [AIS Stormwater Utility and Start Date](#)
[Ordinance No. 2019-58](#)
[advisory - Stormwater Utility intro \(002\)](#)
[Stormwater Utility Information Sheet](#)

12. [2019-1173](#) CONSIDER RESOLUTION NO. 2019-R189; A RESOLUTION
APPOINTING A CANDIDATE TO THE KENDALL APPRAISAL
DISTRICT BOARD OF DIRECTORS.

Attachments: [AIS. Kendall Appraisal District Appointment](#)
[Resolution No. 2019-R189](#)
[Kendall Appraisal District Letter](#)

13. [2019-1167](#) CONSIDER RESOLUTION NO. 2019-R190; A RESOLUTION
APPROVING CHANGES TO THE PERSONNEL POLICIES MANUAL
FOR THE CITY OF BOERNE, TEXAS.

Attachments: [AIS Personnel Policy 2019](#)
[Resolution No. 2019-R190](#)
[Personnel Policy Amendments 2019](#)

14. [2019-1161](#) RECEIVE BIDS AND AWARD CONTRACT FOR POOL RENOVATION
PROJECT AND CONSIDER RESOLUTION NO. 2019-R191;
AUTHORIZING THE CITY MANAGER TO ENTER INTO AND
MANAGE AN AGREEMENT BETWEEN THE CITY OF BOERNE AND
_____ FOR BOERNE SWIMMING POOL
REHABILITATION.

Attachments: [AIS City Pool Rehab project](#)
[Resolution No. 2019-R191](#)
[Recommendation of Award of Contract letter bid tabulation Atlantis Pool](#)

15. [2019-1164](#) CONSIDER REQUEST FROM PANTUSA TOWING & RECOVERY, LLC
AS A THIRD PROVIDER FOR THE MASTER TOW TRUCK ROTATION
LIST.

Attachments: [AIS Pantusa Towing 2019 2020](#)
[Pantusa Towing 2019 2020](#)

16. RECEIVE RECOMMENDATION FROM THE PLANNING AND ZONING COMMISSION
AND SET A PUBLIC HEARING FOR JANUARY 14, 2020:

- 16.A. [2019-1184](#) PROPOSED REZONING OF 2.348 ACRES LOCATED AT 87 MARKET
AVENUE (KAD NO. 19961) FROM I, INDUSTRIAL DISTRICT, TO
B-2R, HIGHWAY COMMERCIAL RESTRICTED DISTRICT. (UDS
Thirteen LLC)

Attachments: [Summary - 87 Market - Recommendation](#)
[Att 1 - 87 Market Avenue - Location Map](#)
[Att 2 - 87 Market Avenue - Aerial Map](#)
[Att 3 - 87 Market Avenue - Future Land Use Map](#)
[Att 4 - I Uses](#)
[Att 5 - B-2R Uses](#)

- 16.B. [2019-1185](#) PROPOSED REZONING OF 1.55 ACRES LOCATED AT 614 FREY
STREET (KAD NO. 18975) FROM R-1, MEDIUM-DENSITY
SINGLE-FAMILY RESIDENTIAL DISTRICT, TO B-1, HIGH-DENSITY
RESIDENTIAL AND NEIGHBORHOOD COMMERCIAL DISTRICT.
(Jon Miller)

Attachments: [Summary - 614 Frey - Recommendation](#)
[Att 1 - 614 Frey Street - Location Map](#)
[Att 2 - 614 Frey Street - Aerial Map](#)
[Att 3 - 614 Frey Street - Future Land Use Map](#)
[Att 4 - R-1 Uses](#)
[Att 5 - B-1 Uses](#)

- 16.C. [2019-1186](#) PROPOSED REZONING OF 0.412 ACRES LOCATED AT 121
ADVOGT STREET, LOT 11A (KAD NO. 24670) FROM B-2,
HIGHWAY COMMERCIAL DISTRICT, TO B-1, HIGH-DENSITY

RESIDENTIAL AND NEIGHBORHOOD COMMERCIAL DISTRICT.
(Mike Hodsdon)

Attachments: [Summary - 121 Advogt - Recommendation](#)
 [Att 1 - 121 Advogt Street - Location Map](#)
 [Att 2 - 121 Advogt Street - Aerial Map](#)
 [Att 3 - 121 Advogt Street - Future Land Use Map](#)
 [Att 4 - B-2 Uses](#)
 [Att 5 - B-1 Uses](#)

- 16.D. [2019-1187](#) PROPOSED PERMANENT ZONING OF 10.484 ACRES LOCATED AT
30-32 FM 1376, FROM TEMPORARY ZONING R-A,
RESIDENTIAL-AGRICULTURAL DISTRICT TO R-1,
MEDIUM-DENSITY SINGLE-FAMILY RESIDENTIAL DISTRICT.
(Sherri and Rodney Yates)

Attachments: [Summary - 30-32 FM 1376 - Recommendation](#)
 [Att 1 - 30-32 FM1376 - Location Map](#)
 [Att 2 - 30-32 FM1376 - Aerial Map](#)
 [Att 3 - 30-32 FM1376 - Future Land Use Map](#)
 [Att 4 - R-A Uses](#)
 [Att 5 - R-1 Uses](#)
 [Att 6 - RN-1 Uses](#)
 [Att 7 - Draft Plan](#)

17. [2019-1160](#) CITY MANAGER'S REPORT:
 A. DICKENS ON MAIN RECAP
 B. WEIHNACHT PARADE RECAP
 C. BOARDS AND COMMISSIONS TRAINING
 D. NOISE CONCERNS
 E. CITY HALL UPDATE
 F. WASTE MANAGEMENT COLLECTION CHANGES
 G. SPLASH PAD
 H. RELEASE OF TROUT AT RIVER ROAD PARK
 I. OTHER CITY RELATED PROJECTS
 J. CAFR AWARD

Attachments: [CM Report AIS 12.10.19](#)

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

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

- 19.A. [2019-1175](#) SECTION 551.087 - DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS. (Spencer Ranch)
- 19.B. [2019-1189](#) SECTION 551.071 - CONSULTATION WITH ATTORNEY - STORMWATER DRAINAGE AND FLOOD PLAIN REGULATION.
- 19.C. [2019-1176](#) SECTION 551.074 - PERSONNEL MATTERS TO DISCUSS AND CONSIDER THE FUTURE CITY MANAGER POSITION, QUALIFICATIONS, DUTIES AND RESPONSIBILITIES; TRANSITIONAL STEPS AND TIMELINE; PROCESS FOR RECRUITMENT IF NECESSARY.

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

21. EXECUTIVE SESSION IN ACCORDANCE WITH THE TEXAS GOVERNMENT CODE: CITY COUNCIL MAY, AS PERMITTED BY LAW, ADJOURN INTO EXECUTIVE SESSION AT ANY TIME TO DISCUSS ANY MATTER LISTED ABOVE INCLUDING IF THEY MEET THE QUALIFICATIONS IN SECTIONS 551.071 (CONSULTATION WITH ATTORNEY), 551.072 (DELIBERATION REGARDING REAL PROPERTY), 551.073 (DELIBERATION REGARDING GIFTS), 551.074 (PERSONNEL/OFFICERS), 551.076 (DELIBERATION REGARDING SECURITY DEVICES), AND SECTION 551.087 (DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS) OF CHAPTER 551 OF THE TEXAS GOVERNMENT CODE. (If needed)

22. ADJOURNMENT

s/s Ronald C. Bowman
City Manager

CERTIFICATION

**I hereby certify that the above notice of meeting was posted on the 6th day of
December, 2019 at 4:30 p.m.**

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.