

**MINUTES**  
**SPECIAL CALLED CITY COUNCIL MEETING**  
**CITY COUNCIL CHAMBERS**  
**124 Old San Antonio Road**  
**Boerne, TX 78006**  
**April 16, 2019 – 5:30 PM**

Minutes of the Special Called City Council meeting of April 16, 2019.

**Present:** Council Member Wolosin, Mayor Pro Tem Woolard, and Council Member Handren.

**Absent:** Mayor Mike Schultz

**Vacant:** Council Member District 3 and Council Member District 4

**Staff Present:** Ron Bowman, Siria Arreola, Dan Blankenship, Lori Carroll, Nick Colonna, Robert Lee, Antony Moy, Jeff Page, Molly Solis, Laura Talley, Jeff Thompson, and Linda Zartler.

**Recognized / Registered Guests:** Robert Montgomery, Nell Montgomery, Robert Imler, William A. Dever, Denise L. Dever, Becky Vogt Minster, Lindsay Graham, Mike Luckey, Becky Krock, Michelle Nance, Quinten Scott, Sherry Gonzalez, Rene Gonzalez, John LaRoche, and Chet Marko.

**1. CALL TO ORDER – 5:30 PM**

At 5:30 p.m., Mayor Pro Tem Woolard announced that the start of the meeting will be delayed due to a lack of a quorum. She also announced that because this was a Special Called meeting, there is no opportunity for public comment. There will be public hearings where the public will have the opportunity to address the City Council on May 28, 2019 and June 11, 2019.

Mayor Pro Tem Woolard called the meeting to order at 5:50 p.m.

Mayor Pro Tem Woolard asked for a Moment of Silence 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. [2019-312](#) **CONSIDER ADOPTION OF ANNEXATION PLAN AND CONSIDER RESOLUTION NO. 2019-R31: A RESOLUTION SETTING A DATE, TIME, AND PLACE FOR TWO PUBLIC HEARINGS ON THE PROPOSED ANNEXATION OF CERTAIN PROPERTIES BY THE CITY OF BOERNE, TEXAS, AND AUTHORIZING AND DIRECTING THE PUBLICATION OF NOTICE OF SUCH PUBLIC HEARINGS.**

103 Old San Antonio Rd	105 Old San Antonio Rd
113 Old San Antonio Rd	918 Adler St, 926 Adler St
930 Adler St	974 Adler St, 966 Adler St
1012 Adler St	15 Cascade Caverns Rd
19 Old San Antonio Rd	21 Old San Antonio Rd
23 Old San Antonio Rd	34 Herff Rd, 36 Herff Rd
39 Herff Rd	826 Johns Rd
818 Johns Rd	812 Johns Rd
Johns Rd	724 Johns Rd
720 Johns Rd	704 Johns Rd
34529 Interstate 10	34725 Interstate 10
7D Upper Balcones Rd	7 Upper Balcones Rd
7B Upper Balcones Rd	31007 Interstate 10
31001 Interstate 10	33565 Interstate 1
33875A Interstate 10	33975 Interstate 10
1252 N Main St	1286 N Main St
1292 N Main St	38600 Interstate 10
104 Buckskin Dr	26 Cascade Caverns Rd
30 Cascade Caverns Rd	32 Cascade Caverns Rd
164 Adler St	Adler St (A10298 - Survey 7.5 Acres)
520 Adler St	Bentwood Dr (A10298 - Survey 25.164 Acres)
333 Esser Rd	102 Sharon Dr, 315 Sharon Dr
Sharon Dr. part of 1510 River Rd	1510 River Rd, 1420 River Rd
319 Sharon Dr	325 Sharon Dr

329 Sharon Dr	331 Sharon Dr
335 Sharon Dr	339 Sharon Dr
341 Sharon Dr	345 Sharon Dr
349 Sharon Dr	342 Sharon Dr
338 Sharon Dr	334 Sharon Dr
330 Sharon Dr	328 Sharon Dr
326 Sharon Dr	322 Sharon Dr
314 Sharon Dr	107 Sharon Dr
109 Sharon Dr	111 Sharon Dr
117 Sharon Dr	121/121A Sharon Dr
123 Sharon Dr	125 Sharon Dr
129 Sharon Dr	133 Sharon Dr
124 Sharon Dr	116 Sharon Dr
122 Ranger Creek Rd	Ranger Creek Rd (A10166 - Survey 23.135 Acres)
Ranger Creek Rd (A10166 - Survey 31.013 Acres)	Ranger Creek Rd (A10166 - Survey 0.986 Acres)
128 Ranger Creek Rd	Lake Front Dr (A10166 - Survey 6 acres)
Lake Front Dr (A10166 -Survey6.01 Acres)	47A Upper Cibolo Creek Rd

Mayor Pro Tem Woolard called on Ms. Molly Solis, City Attorney and Ms. Laura Talley, Planning and Community Development Director. Ms. Solis stated that the agenda item suggested consideration of adoption of an annexation plan. The City approved an Annexation Plan in 1999, which will cover the properties under consideration, therefore it is not necessary that the City Council adopt another plan. Only the resolution must be considered. Ms. Solis discussed the pending legislation of House Bill 347 which will eliminate most unilateral annexation by a Home Rule City. The Bill has passed the House with a 2/3 vote and is now pending in the Senate. If HB 347 passes by a 2/3 vote in the Senate, it would become effective immediately. City Council will need to approve Resolution No. 2019-R31 prior to the passing of the HB 347 in order for the City to proceed with the annexation of the properties identified. Ms. Talley stated that in addition to the properties originally identified on the Annexation Strategy Map which the City Council approved on April 9, 2019, Staff is recommending additional properties around Boerne Lake be annexed. It is

Staff's recommendation to offer those properties in the lake area non-annexation agreements. Ms. Tally reminded the City Council that non-annexation agreements offer the property owner the option to continue ETJ status and delay annexation until the property is developed or the use is changed. These agreements can be up to 45 years in length. With the passage of Resolution No. 2019-R31, the 90 day annexation process begins. The Resolution sets the dates and times for the required public hearings which will be May 28, 2019 and June 11, 2019. Notification to the property owners will be sent within 10 days of the Resolution being passed.

A MOTION WAS MADE BY COUNCIL MEMBER HANDREN, SECONDED BY COUNCIL MEMBER WOLOSIN, TO APPROVE RESOLUTION NO. 2019-R31: A RESOLUTION SETTING A DATE, TIME, AND PLACE FOR TWO PUBLIC HEARINGS ON THE PROPOSED ANNEXATION OF CERTAIN PROPERTIES BY THE CITY OF BOERNE, TEXAS, AND AUTHORIZING AND DIRECTING THE PUBLICATION OF NOTICE OF SUCH PUBLIC HEARINGS. THE MOTION CARRIED BY THE FOLLOWING VOTE:

**Yeah:** 3 - Council Member Wolosin, Mayor Pro Tem Woolard, and Mayor Handren

#### **4. EXECUTIVE SESSION IN ACCORDANCE WITH THE TEXAS GOVERNMENT CODE:**

Mayor Pro Tem Woolard convened the City Council into Executive Session at 6:19 p.m.

#### **4.A. [2019-313](#) SECTION 551.087: DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS.**

No action was taken.

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

Mayor Pro Tem Woolard reconvened the City Council into Open Session at 6:51 p.m.

No action was taken.

**6. ADJOURNMENT**

A MOTION WAS MADE BY COUNCIL MEMBER HANDREN, SECONDED BY COUNCIL MEMBER WOLOSIN, TO ADJOURN THE CITY COUNCIL MEETING AT 6:51 P.M. THE MOTION CARRIED BY THE FOLLOWING VOTE:

**Yeah:** 3 - Council Member Wolosin, Mayor Pro Tem Woolard, and Mayor Handren

Approved:

\_\_\_\_\_  
Mayor Pro Tem

Attest:

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City Secretary