

AGENDA
CITY COUNCIL MEETING
RONALD C. BOWMAN CITY COUNCIL CHAMBERS
447 North Main Street
Boerne, TX 78006
September 14, 2021 – 6:00 p.m.

A quorum of the City Council will be present during the meeting at: 447 N Main, Boerne, TX 78006.

During the meeting, the City Council may meet in executive session, as to the posted subject matter of this City Council meeting, under these exceptions of Chapter 551 of the Texas Government Code; 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).

1. CALL TO ORDER – 6:00 PM

INVOCATION

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. 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.

- A. [2021-787](#) CONSIDER APPROVAL OF THE MINUTES OF THE REGULAR CALLED CITY COUNCIL MEETING OF AUGUST 24, 2021.

Attachments: [Minutes.21.0824](#)

- B. [2021-788](#) CONSIDER RESOLUTION No. 2021-R41; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE AN AGREEMENT BETWEEN THE CITY OF BOERNE, TEXAS AND ABIP, PC FOR AUDITING THE CITY OF BOERNE'S FINANCIAL STATEMENTS FOR THE YEAR ENDING SEPTEMBER 30, 2021.

Attachments: [AIS 2021 Audit Engagement Letter - ABIP](#)
 [City of Boerne Engagement Letter YE 9-30-21](#)
 [2021-R41 Audit Svcs](#)

- C. [2021-792](#) CONSIDER ON SECOND READING ORDINANCE NO. 2021-28; AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF BOERNE, TEXAS, CHAPTER 2, ADMINISTRATION, ARTICLE V. ETHICS, SEC. 2.121. DEFINITIONS, ADDING THE DESIGN REVIEW COMMITTEE TO THE DEFINITION OF "CITY OFFICIAL"; AND PROVIDING AN EFFECTIVE DATE AND SAVINGS CLAUSE; AND RELATED MATTERS

Attachments: [AIS - Ethics adding DRC](#)
 [2021-28 Ethics Ordinance revisions](#)

REGULAR AGENDA

5. PRESENTATIONS, PUBLIC HEARINGS, AND ORDINANCES:

- A. [2021-777](#) PROPOSED REZONING OF 0.794 ACRES LOCATED AT 32884 INTERSTATE HIGHWAY 10 WEST (KAD 26872) FROM I-2, LIGHT INDUSTRIAL, TO C-4, REGIONAL COMMERCIAL DISTRICT. (6A Properties, LP/ Aaron A. Arnold)

I. PRESENTATION

II. PUBLIC HEARING (One of one hearing)

III. FIRST READING OF ORDINANCE NO. 2021-29 ; AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF BOERNE UNIFIED DEVELOPMENT CODE, BY AMENDING CHAPTER 3. ZONING, SECTION 3.2, ZONING MAP, REZONING 0.794 ACRES LOCATED AT 32884 INTERSTATE HIGHWAY 10 WEST (KAD NO. 26872) FROM I-2, LIGHT INDUSTRIAL, TO C-4, REGIONAL COMMERCIAL DISTRICT; REPEALING ALL

ORDINANCES IN CONFLICT; CONTAINING A SEVERANCE CLAUSE;
AND DECLARING AN EFFECTIVE DATE. (Rezoning 0.794 acres -
32884 IH-10 from I-2 to C-4 at the request of property owners)

Attachments:

[Summary - Rezone 32884 IH10W](#)

[Public Hearing 21.0914 p&z recomm & annex](#)

[Att 1 - Location Map](#)

[Att 2 - Current Zoning](#)

[Att 3 - Proposed Zoning](#)

[Att 4 - Future Land Use](#)

[Att 5 - Elevation](#)

[Att 6 - Aerial](#)

[2021-29 Rezoning 32884 IH 10 W](#)

B. [2021-778](#)

PROPOSED PLANNED UNIT DEVELOPMENT (PUD) OVERLAY
DISTRICT FOR 1.27 ACRES LOCATED BETWEEN STAHL AND
NORTH PLANT STREETS (BETWEEN 115 STAHL STREET AND 400
ROSEWOOD - A PORTION OF KAD NO. 20028 AND ALL OF KAD
NO. 63697) (Jay Parker/ Trophy Properties).

I. PRESENTATION

II. PUBLIC HEARING (One of one hearing)

III. FIRST READING OF ORDINANCE NO. 2021-30 ; AN
ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE
CITY OF BOERNE UNIFIED DEVELOPMENT CODE, BY AMENDING
CHAPTER 3. ZONING, SECTION 3.2, ZONING MAP, APPLYING A
PLANNED UNIT DEVELOPMENT (PUD) OVERLAY DISTRICT TO
1.27 ACRES LOCATED BETWEEN STAHL AND NORTH PLANT
STREETS (BETWEEN 115 STAHL STREET AND 400 ROSEWOOD - A
PORTION OF KAD NO. 20028 AND ALL OF KAD NO. 63697);
REPEALING ALL ORDINANCES IN CONFLICT; CONTAINING A
SEVERANCE CLAUSE; AND DECLARING AN EFFECTIVE DATE.
(applying a PUD to 1.27 acres - between 115 Stahl and 400
Rosewood)

Attachments: [Summary - Stahl-Plant PUD Overlay](#)
[Public Hearing 21.0914 p&z recomm & annex](#)
[Att 1 - Location Map](#)
[Att 2 - Aerial Map](#)
[Att 3 - The Elevate Revised Land Plan Exhibit](#)
[Att 4 - Perspectives - The Elevate Townhome Devt 20.0724](#)
[2021-30 PUD Stahl & North Plant St](#)

- C. [2021-779](#) PROPOSED ANNEXATION OF 2.967 ACRES LOCATED AT 6 NORTH STAR, KAD NO. 24324, AND 0.651 ACRE OF RIGHT-OF-WAY ON NORTH STAR ROAD AT THE REQUEST OF LEO QUINTANILLA.

- I. PRESENTATION
- II. PUBLIC HEARING (One of one hearing)
- III. CONSIDER ON FIRST READING ORDINANCE NO. 2021-31 ; AN ORDINANCE ANNEXING THE HEREINAFTER DESCRIBED TERRITORY TO THE CITY OF BOERNE, KENDALL COUNTY, TEXAS, AND EXTENDING THE BOUNDARY LIMITS OF SAID CITY SO AS TO INCLUDE SAID HEREINAFTER DESCRIBED PROPERTY WITHIN SAID CITY LIMITS, AND GRANTING TO ALL THE INHABITANTS OF SAID PROPERTY ALL THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS AND BINDING SAID INHABITANTS BY ALL OF THE ACTS, ORDINANCES, RESOLUTIONS, AND REGULATIONS OF SAID CITY (Annexing 2.967 acres located at 6 North Star Road KAD 24324 and 0.651 acre of right of way on North Star Road at the request of property owner)

Attachments: [Summary - Annexation](#)
[Public Hearing 21.0914 p&z recomm & annex](#)
[Annexation Petition](#)
[Exhibit A. 2.967 Acres - Survey](#)
[Exhibit A. 2.967 Acre - Field Notes](#)
[Exhibit A. of 0.651 Acre Tract](#)
[Exhibit A. 0.651 Acre - Field Notes](#)
[Exhibit B. 6 North Star MSP](#)
[Location Map](#)
[North Star Rd Tracts](#)
[Draft Master Plan Rendering](#)
[2021-31 annex 6 North Star](#)

- D. [2021-791](#) CONSIDER ON SECOND READING ORDINANCE NO. 2021-27; AN ORDINANCE ADOPTING THE ANNUAL CAPITAL AND OPERATING BUDGETS FOR THE CITY OF BOERNE, TEXAS, FOR THE FISCAL YEAR 2021-2022, BEGINNING OCTOBER 1, 2021, AND ENDING SEPTEMBER 30, 2022; AND AUTHORIZING THE CITY MANAGER TO TRANSFER PART OR ALL OF ANY ENCUMBERED APPROPRIATION BALANCE AMONG PROGRAMS, WITHIN A FUND DEPARTMENT, OFFICE, OR AGENCY AT ANY TIME DURING THE FISCAL YEAR.

Attachments: [AIS Adopt Budget](#)
[Proposed Budget 9-14-21](#)
[2021-27 Adopt Budget](#)

- E. [2021-789](#) PROPOSED TAX RATE OF 0.4720/100 FOR FISCAL YEAR 2021-2022.

I. PRESENTATION

II. PUBLIC HEARING (One of one hearing)

III. RATIFY THE PROPERTY TAX REVENUE INCREASE REFLECTED IN THE FISCAL YEAR 2021-2022 BUDGET.

IV. CONSIDER A ONE-TIME READING OF ORDINANCE NO. 2021-32 ; AS PERMITTED BY THE CITY OF BOERNE'S HOME RULE CHARTER, SECTION 3.11.A. (As described below)

V. CONSIDER ORDINANCE NO. 2021-32 ; AN ORDINANCE ESTABLISHING THE TAX RATE AND THE BASIS FOR ASSESSED VALUES FOR THE CITY OF BOERNE, TEXAS FOR THE YEAR 2021 AND REPEALING ALL ORDINANCES IN CONFLICT HERewith.
(Ordinance adopting tax rate)

Attachments: [AIS FY 2022 Proposed Tax Rate - Public Hearing Reading to Adopt 2021-32 adopt tax rate](#)

6. OTHER ITEMS:

- A. [2021-790](#) CONSIDER MAYORAL APPOINTMENTS TO THE WATER PLANNING COMMITTEE.

Attachments: [AIS - mayoral appt water committee](#)

7. CITY MANAGER'S REPORT:

[2021-796](#)

- A. I-10 TXDOT CONSTRUCTION PROJECT UPDATE (J CARROLL)
- B. DEVELOPMENT PROCESS IMPROVEMENT UPDATE (MONTAGNO)
- C. COVID VACCINE HUB FOR THE IMMUNOCOMPROMISED, 1ST AND/OR 2ND SHOT (THATCHER)

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

A. [2021-793](#)

EXECUTIVE SESSION UNDER SECTION 551.071 - CONSULTATION WITH CITY ATTORNEY TO SEEK LEGAL ADVICE REGARDING MATTERS INVOLVING PENDING OR CONTEMPLATED LITIGATION, A SETTLEMENT OFFER, AND/OR A LEGAL MATTER FOR WHICH THE DISCIPLINARY RULES OF PROFESSIONAL CONDUCT REQUIRE THE CITY ATTORNEY TO DISCUSS WITH CITY COUNCIL IN CLOSED SESSION RELATED TO A CLAIM BY GARY AND CYNTHIA NORGAN.

B. [2021-794](#)

EXECUTIVE SESSION UNDER SECTION 551.071 - CONSULTATION WITH CITY'S ATTORNEY REGARDING PENDING OR CONTEMPLATED LITIGATION OR A SETTLEMENT OFFER RELATED TO OPIOID LITIGATION BY THE STATE OF TEXAS ON BEHALF OF THE CITY OF BOERNE AND OTHER ENTITIES AGAINST OPIOID MANUFACTURER JOHNSON & JOHNSON AND CERTAIN DISTRIBUTORS OF OPIOID DRUGS.

C. [2021-801](#)

EXECUTIVE SESSION UNDER SECTION 551.071 - CONSULTATION WITH CITY'S ATTORNEY REGARDING PENDING OR CONTEMPLATED LITIGATION REGARDING DEVELOPMENT AGREEMENT WITH BOERNEBAK

D. [2021-795](#)

EXECUTIVE SESSION UNDER SECTION 551.074 - PERSONNEL MATTERS. DISCUSSION ON PROCEDURES FOR CITY MANAGER EVALUATION.

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

- A. [2021-797](#) CONSIDER RESOLUTION NO. 2021-R42; A RESOLUTION SUPPORTING THE ADOPTION OF THE TEXAS TERM SHEET APPROVING THE ALLOCATION OF ANY AND ALL OPIOID SETTLEMENT FUNDS.

Attachments: [2021-R42 Texas Term Sheet - Opioids](#)

- B. [2021-798](#) CONSIDER THE EXECUTION OF THE SUBDIVISION PARTICIPATION FORM FOR JOHNSON AND JOHNSON AND THE SUBDIVISION SETTLEMENT PARTICIPATION FORM FOR THE DISTRIBUTOR SETTLEMENT.

10. ADJOURNMENT

CERTIFICATION

I hereby certify that the above notice of meeting was posted on the 10th day of September 2021 at 5:00 p.m.

Lori A. Carroll
City Secretary

NOTICE OF ASSISTANCE AT THE PUBLIC MEETINGS

The City Hall is wheelchair accessible. Access to the building and special parking is available at the northeast entrance of the building. Requests for auxiliary aides and 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.

MINUTES
REGULAR CITY COUNCIL MEETING
RONALD C. BOWMAN CITY COUNCIL CHAMBERS
447 North Main Street
Boerne, TX 78006
August 24, 2021 – 6:00 PM

Minutes of the Regular Called City Council meeting of August 24, 2021.

Present: 5 - Mayor Pro Tem Ty Wolosin, Council Member Nina Woolard,
 Council Member Quinten Scott, Council Member Bryce
 Boddie, and Council Member Joseph Macaluso

Absent: 1 - Mayor Tim Handren

Staff Present: Ben Thatcher, Siria Arreola, Jeff Carroll, Lori Carroll, Laura
Haning, Sandy Mattick, Nick Montagno, Barbara Quirk, Mike Raute, Chris
Shadrock, Kelly Skovbjerg, and Danny Zincke.

Recognized/Registered Guests: Josh Valenta

1. CALL TO ORDER – 6:00 PM

Mayor Pro Tem Wolosin called the meeting to order at 6:00 p.m.

2. CONFLICTS OF INTEREST

No conflicts were declared.

3. PUBLIC COMMENTS:

No comments were received.

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.

A MOTION WAS MADE BY COUNCIL MEMBER SCOTT, SECONDED BY COUNCIL MEMBER MACALUSO TO APPROVE THE CONSENT AGENDA AS PRESENTED. THE MOTION CARRIED BY THE FOLLOWING VOTE:

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

Absent: 1 - Mayor Handren

A. CONSIDER APPROVAL OF THE MINUTES OF THE REGULAR CALLED CITY COUNCIL MEETING OF AUGUST 10, 2021.

MINUTES WERE APPROVED.

B. RECEIVE THE RECOMMENDATION FROM THE PLANNING AND ZONING COMMISSION AND SET A PUBLIC HEARING FOR SEPTEMBER 14, 2021:

I. PROPOSED REZONING OF 0.794 ACRES LOCATED AT 32884 INTERSTATE HIGHWAY 10 WEST (KAD 26872) FROM I-2, LIGHT INDUSTRIAL, TO C-4, REGIONAL COMMERCIAL DISTRICT. (6A Properties, LP/ Aaron A. Arnold)

RECOMMENDATION APPROVED AND PUBLIC HEARING SET

C. RECEIVE THE RECOMMENDATION FROM THE PLANNING AND ZONING COMMISSION AND SET A PUBLIC HEARING FOR SEPTEMBER 14, 2021:

I. PROPOSED PLANNED UNIT DEVELOPMENT (PUD) OVERLAY DISTRICT FOR 1.27 ACRES LOCATED BETWEEN STAHL AND NORTH PLANT STREETS (BETWEEN 115 STAHL STREET AND 400 ROSEWOOD - A PORTION OF KAD NO. 20028 AND ALL OF KAD NO. 63697) (Jay Parker/ Trophy Properties).

RECOMMENDATION APPROVED AND PUBLIC HEARING SET

D. CONSIDER RESOLUTION NO. 2021-R37; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE AN INTERLOCAL AGREEMENT BETWEEN THE CITY OF BOERNE

AND KENDALL COUNTY FOR HEALTH SANITARIAN SERVICES.

THE RESOLUTION WAS APPROVED.

- E. **CONSIDER RESOLUTION NO. 2021-R38; A RESOLUTION RESCINDING RESOLUTION NO. 2018-R28 AND ESTABLISHING THE NUMBER OF TERMS, RESIDENCY REQUIREMENTS, AND ATTENDANCE OF THE VARIOUS BOARDS, COMMITTEES AND COMMISSIONS WHERE THE MAYOR AND CITY COUNCIL OF THE CITY OF BOERNE, TEXAS APPOINT THE MEMBERS, AND THE VARIOUS BOARDS, COMMITTEES, AND COMMISSIONS ARE ESTABLISHED BY STATE LAW, CITY ORDINANCE, AND BY LAWS OF OTHER ENTITIES. (Add Design Review Committee and make all changes incorporated by UDC)**

THE RESOLUTION WAS APPROVED.

REGULAR AGENDA**5. PRESENTATIONS, PUBLIC HEARINGS, AND ORDINANCES:**

- A. **CONSIDER A ONE-TIME READING OF ORDINANCE NO. 2021-26; AS PERMITTED BY THE CITY OF BOERNE'S HOME RULE CHARTER SECTION 3.11.A. (As described below)**

A MOTION WAS MADE BY COUNCIL MEMBER MACALUSO, SECONDED BY COUNCIL MEMBER SCOTT, TO APPROVE A ONE-TIME READING OF ORDINANCE NO. 2021-26; AS PERMITTED BY THE CITY OF BOERNE'S HOME RULE CHARTER SECTION 3.11.A. (AS DESCRIBED BELOW). THE MOTION CARRIED BY THE FOLLOWING VOTE:

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

- B. **CONSIDER ORDINANCE NO. 2021-26; AN ORDINANCE AMENDING ORDINANCE NO. 2020-21, CAPTIONED "AN ORDINANCE ADOPTING THE ANNUAL CAPITAL AND OPERATING BUDGETS FOR THE CITY OF BOERNE, TEXAS FOR THE FISCAL YEAR 2020-2021, BEGINNING OCTOBER 1, 2020, AND ENDING SEPTEMBER 30, 2021"; AND AUTHORIZING THE CITY MANAGER TO TRANSFER**

PART OR ALL OF ANY ENCUMBERED APPROPRIATION BALANCE AMONG PROGRAMS, WITHIN A FUND DEPARTMENT, OFFICE, OR AGENCY AT ANY TIME DURING THE FISCAL YEAR. (Amend budget)

Mayor Pro Tem Wolosin called on Ms. Sandy Mattick, Finance Director. Ms. Mattick provided an explanation of the proposed budget amendments.

A MOTION WAS MADE BY COUNCIL MEMBER SCOTT, SECONDED BY COUNCIL MEMBER MACALUSO, TO APPROVE ORDINANCE NO. 2021-26; AN ORDINANCE AMENDING ORDINANCE NO. 2020-21, CAPTIONED "AN ORDINANCE ADOPTING THE ANNUAL CAPITAL AND OPERATING BUDGETS FOR THE CITY OF BOERNE, TEXAS FOR THE FISCAL YEAR 2020-2021, BEGINNING OCTOBER 1, 2020, AND ENDING SEPTEMBER 30, 2021"; AND AUTHORIZING THE CITY MANAGER TO TRANSFER PART OR ALL OF ANY ENCUMBERED APPROPRIATION BALANCE AMONG PROGRAMS, WITHIN A FUND DEPARTMENT, OFFICE, OR AGENCY AT ANY TIME DURING THE FISCAL YEAR. (AMEND BUDGET). THE MOTION CARRIED BY THE FOLLOWING VOTE:

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

C. PROPOSED ADOPTION OF THE ANNUAL CAPITAL AND OPERATING BUDGETS FOR THE CITY OF BOERNE, TEXAS, FOR THE FISCAL YEAR 2021-2022.

I. PRESENTATION

II. PUBLIC HEARING

III. CONSIDER ON FIRST READING ORDINANCE NO. 2021-27; AN ORDINANCE ADOPTING THE ANNUAL CAPITAL AND OPERATING BUDGETS FOR THE CITY OF BOERNE, TEXAS, FOR THE FISCAL YEAR 2021-2022, BEGINNING OCTOBER 1, 2021, AND ENDING SEPTEMBER 30, 2022; AND AUTHORIZING THE CITY MANAGER TO TRANSFER PART OR ALL OF ANY ENCUMBERED APPROPRIATION BALANCE AMONG PROGRAMS, WITHIN A FUND DEPARTMENT, OFFICE, OR AGENCY AT ANY TIME DURING THE FISCAL YEAR.

Ms. Mattick continued with a summary of the proposed budget. She reviewed the budget process and the budget calendar. Ms. Mattick stated that the proposed tax rate will remain at \$0.472.

Mayor Pro Tem Wolosin opened the Public Hearing at 6:13 p.m.

No comments were received.

Mayor Pro Tem Wolosin closed the Public Hearing at 6:13 p.m.

A MOTION WAS MADE BY COUNCIL MEMBER BODDIE, SECONDED BY COUNCIL MEMBER MACALUSO TO APPROVE ON FIRST READING ORDINANCE NO. 2021-27; AN ORDINANCE ADOPTING THE ANNUAL CAPITAL AND OPERATING BUDGETS FOR THE CITY OF BOERNE, TEXAS, FOR THE FISCAL YEAR 2021-2022, BEGINNING OCTOBER 1, 2021, AND ENDING SEPTEMBER 30, 2022; AND AUTHORIZING THE CITY MANAGER TO TRANSFER PART OR ALL OF ANY ENCUMBERED APPROPRIATION BALANCE AMONG PROGRAMS, WITHIN A FUND DEPARTMENT, OFFICE, OR AGENCY AT ANY TIME DURING THE FISCAL YEAR. THE MOTION CARRIED BY THE FOLLOWING VOTE:

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

Absent: 1 - Mayor Handren

D. CONSIDER ON FIRST READING ORDINANCE NO. 2021-28; AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF BOERNE, TEXAS, CHAPTER 2, ADMINISTRATION, ARTICLE V. ETHICS, SECTION 2.121. DEFINITIONS, ADDING THE DESIGN REVIEW COMMITTEE TO THE DEFINITION OF "CITY OFFICIAL".

Mayor Pro Tem Wolosin called on Ms. Lori Carroll, City Secretary. Ms. Carroll explained that with the approval of the Unified Development Code (UDC), the Design Review Committee was formed. The UDC states that the committee is subject to the Ethics Ordinance, therefore must be added to section 2.121 of the ordinance.

A MOTION WAS MADE BY COUNCIL MEMBER SCOTT, SECONDED BY COUNCIL MEMBER MACALUSO, THAT THIS ORDINANCE BE APPROVED ON FIRST READING ORDINANCE NO. 2021-28; AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF BOERNE, TEXAS, CHAPTER 2, ADMINISTRATION, ARTICLE V. ETHICS, SECTION 2.121. DEFINITIONS, ADDING THE DESIGN REVIEW COMMITTEE TO THE DEFINITION OF "CITY OFFICIAL". THE MOTION CARRIED BY THE FOLLOWING VOTE:

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

6. RESOLUTIONS:

- A. CONSIDER RESOLUTION NO. 2021-R39; A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BOERNE, TEXAS, ACCEPTING THE REQUEST AND SETTING THE DATE, TIME AND PLACE FOR A PUBLIC HEARING ON THE PROPOSED ANNEXATION OF 6 NORTH STAR ROAD AND ADJOINING RIGHT-OF-WAY ON NORTH STAR ROAD BY THE CITY OF BOERNE, TEXAS; AUTHORIZING AND DIRECTING THE PUBLICATION OF NOTICE OF SUCH PUBLIC HEARING; AND CONSIDER APPROVAL OF A MUNICIPAL SERVICE PLAN AGREEMENT. (At the request of property owner, 2.967 acres located at 6 North Star, KAD No. 24324 and 0.651 of right-of-way on North Star Road)**

Mayor Pro Tem Wolosin called on Ms. Laura Haning, Planning and Community Development Director. Ms. Haning displayed a map of the location of the property under consideration. At this time, City Council is asked to accept the annexation request and set the date of the required public hearing.

A MOTION WAS MADE BY COUNCIL MEMBER MACALUSO, SECONDED BY COUNCIL MEMBER SCOTT, TO APPROVE RESOLUTION NO. 2021-R39; A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BOERNE, TEXAS, ACCEPTING THE REQUEST AND SETTING THE DATE, TIME AND PLACE FOR A PUBLIC HEARING ON THE PROPOSED ANNEXATION OF 6 NORTH STAR ROAD AND ADJOINING RIGHT-OF-WAY ON NORTH STAR ROAD BY THE CITY OF BOERNE, TEXAS; AUTHORIZING AND DIRECTING THE PUBLICATION OF NOTICE OF SUCH PUBLIC HEARING; AND CONSIDER APPROVAL OF A MUNICIPAL SERVICE PLAN AGREEMENT. (AT THE REQUEST OF PROPERTY OWNER, 2.967 ACRES LOCATED AT 6 NORTH STAR, KAD NO. 24324 AND 0.651 OF RIGHT-OF-WAY ON NORTH STAR ROAD). THE MOTION CARRIED BY THE FOLLOWING VOTE:

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

B. RECEIVE BIDS FOR THE BENTWOOD SIDEWALK PROJECT AND CONSIDER RESOLUTION NO. 2021-R40; A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BOERNE, TEXAS, AWARDING THE CONTRACT FOR BENTWOOD SIDEWALK PROJECT TO _____; AND AUTHORIZING THE CITY MANAGER TO MANAGE AND EXECUTE THE RELATED CONTRACT. (Bentwood, Rosewood, Oak Park/Frey/East Bandera, and City Park Road sidewalks)

Mayor Pro Tem Wolosin called on Mr. Jeff Carroll, Development Services Director. Mr. Carroll displayed a map of the location of the proposed sidewalk project. He stated that four bids were received. The apparent low bidder is not as experienced in utility relocation as staff would like. It was staff's recommendation that Lone Star Site Work, LLC be awarded the contract.

A MOTION WAS MADE BY COUNCIL MEMBER WOOLARD, SECONDED BY COUNCIL MEMBER SCOTT, TO RECEIVE BIDS FOR THE BENTWOOD SIDEWALK PROJECT, REJECTING THE BID FROM C3 ENVIRONMENTAL AND APPROVE RESOLUTION NO. 2021-R40; A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BOERNE, TEXAS, AWARDED THE CONTRACT FOR BENTWOOD SIDEWALK PROJECT TO LONE STAR SITEWORK, LLC; AND AUTHORIZING THE CITY MANAGER TO MANAGE AND EXECUTE THE RELATED CONTRACT. (BENTWOOD, ROSEWOOD, OAK PARK/FREY/EAST BANDERA, AND CITY PARK ROAD SIDEWALKS). THE MOTION CARRIED BY THE FOLLOWING VOTE:

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

7. OTHER ITEMS:

A. PRESENTATION ON BOERNE OPEN NEIGHBORHOOD DISCUSSION (BOND) MEETINGS.

Mayor Pro Tem Wolosin called on Ms. Laura Haning, Planning and Community Development Director. Ms. Haning provided information on where to find information on the Boerne Open Neighborhood Discussion (BOND) on the City's website; Community page and the Planning page. Meetings are scheduled for the 3rd Tuesday of each month. Discussion ensued regarding the process for the developer and importance of public input.

8. CITY MANAGER'S REPORT:

A. MONTHLY PROJECTS UPDATE.

Mayor Pro Tem Wolosin called on City Manager Ben Thatcher. Mr. Thatcher announced that the Alamo Area Metropolitan Planning Organization approved the Cascade Caverns project. It is unknown when the project will begin.

The City received the first allocation of Stimulus Funds today.

AACOG is hosting community resource fair at the library.

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

Council Member Woolard expressed appreciation to Development Services Jeff Carroll and City Manager Ben Thatcher for their participation on Bentwood repaving project, coordinating with emergency services and the school district. She also applauded the area residents for communication during the project.

Mayor Pro Tem Wolosin stated that State Representative Biedermann and Senator Campbell are having a Q&A meeting for the community at Tusculum Brewing Company tomorrow August 25, 2021 from 6:00 p.m. to 8:00 p.m. Mayor Pro Tem Wolosin also stated that COVID vaccination data proves that vaccinations keep you out of hospital. He encourages everyone to get vaccinated.

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

Mayor Pro Tem Wolosin convened the City Council into Executive Session at 6:48 p.m.

A. SECTION 551.071 - CONSULTATION WITH CITY ATTORNEY AND SECTION 551.087 - DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS, DISCUSSION ON SOUTHGLEN SUBDIVISION.

No action was taken.

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

Mayor Pro Tem Wolosin reconvened the City Council into Open Session at 7:37 p.m.

No action was taken.

12. ADJOURNMENT


Mayor Pro Tem Wolosin adjourned the City Council at 7:37 p.m.

Approved:

Mayor

Attest:

City Secretary

	<h2 style="margin: 0;">AGENDA ITEM SUMMARY</h2> <div style="border: 1px dashed purple; padding: 5px; margin-top: 10px;"> <p style="text-align: center; margin: 0;">District Impacted</p> <p><input type="checkbox"/> 1 = Wolosin</p> <p><input type="checkbox"/> 2 = Woolard</p> <p><input type="checkbox"/> 3 = Scott</p> <p><input type="checkbox"/> 4 = Boddie</p> <p><input type="checkbox"/> 5 = Macaluso</p> <p><input checked="" type="checkbox"/> X All</p> </div>		
Agenda Date	<i>September 14, 2021</i>		
Requested Action	APPROVAL OF RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE AN AGREEMENT BETWEEN THE CITY OF BOERNE, TEXAS AND ABIP, PC FOR AUDITING THE CITY OF BOERNE'S FINANCIAL STATEMENTS FOR THE YEAR ENDING SEPTEMBER 30, 2021.		
Contact Person	Sandy Mattick, Finance Director		
Background Information	<p>In 2017, ABIP, PC was selected to conduct the FY 2017 through FY 2021 audit of the City's financial statements. ABIP, PC is a regional firm with offices in San Antonio and Houston and provides services to various industries. ABIP's San Antonio office is primarily focused on performing audit and tax services for governmental and nonprofit entities. Janet Pitman and Michael Del Toro, both audit partners, are assigned to our audit team. Janet is the lead partner. She has over 25 years of experience in auditing and accounting for governmental entities. Michael, as concurring partner, provides a technical review of the audit. Michael has over 20 years of experience in auditing and accounting for governmental entities. Both Janet and Michael are members of the Special Review Committee for the GFOA's certificate program and are knowledgeable of the certificate of award requirements.</p> <p>ABIP currently provides professional audit services for City of San Marcos, City of Live Oak, San Antonio River Authority, and City of Alamo Heights, among others.</p> <p>The City has received the Government Finance Officers Association's Certificate of Achievement for Excellence in Financial Reporting for the past 33 years.</p>		
Item Justification	<table style="width: 100%; border: none;"> <tr> <td style="width: 50%; vertical-align: top;"> <input checked="" type="checkbox"/> Legal/Regulatory Obligation <input type="checkbox"/> Reduce Costs <input type="checkbox"/> Increase Revenue <input type="checkbox"/> Mitigate Risk <input type="checkbox"/> Master Plan Recommendation </td> <td style="width: 50%; vertical-align: top;"> <input type="checkbox"/> Infrastructure Investment <input type="checkbox"/> Customer Pull <input type="checkbox"/> Service Enhancement <input type="checkbox"/> Process Efficiency <input type="checkbox"/> Other: _____ </td> </tr> </table>	<input checked="" type="checkbox"/> Legal/Regulatory Obligation <input type="checkbox"/> Reduce Costs <input type="checkbox"/> Increase Revenue <input type="checkbox"/> Mitigate Risk <input type="checkbox"/> Master Plan Recommendation	<input type="checkbox"/> Infrastructure Investment <input type="checkbox"/> Customer Pull <input type="checkbox"/> Service Enhancement <input type="checkbox"/> Process Efficiency <input type="checkbox"/> Other: _____
<input checked="" type="checkbox"/> Legal/Regulatory Obligation <input type="checkbox"/> Reduce Costs <input type="checkbox"/> Increase Revenue <input type="checkbox"/> Mitigate Risk <input type="checkbox"/> Master Plan Recommendation	<input type="checkbox"/> Infrastructure Investment <input type="checkbox"/> Customer Pull <input type="checkbox"/> Service Enhancement <input type="checkbox"/> Process Efficiency <input type="checkbox"/> Other: _____		

Financial Considerations	For the audit of the City's various funds: FY 2021 - \$52,000 For Annual Comprehensive Financial Report preparation: FY 2021 – \$5,450
Citizen Input/Board Review	
Legal Review	
Alternative Options	
Supporting Documents	

August 23, 2021

To the City Council
City of Boerne, Texas
Boerne, Texas
Attention: Mr. Ben Thatcher, City Manager
and Ms. Sandra Mattick, Finance Director

We are pleased to confirm our understanding of the services we are to provide the City of Boerne, Texas (the City) for the year ended September 30, 2021. We will audit the financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information, including the related notes to the financial statements, which collectively comprise the basic financial statements of the City as of and for the year ended September 30, 2021. Accounting standards generally accepted in the United States of America provide for certain required supplementary information (RSI), such as management's discussion and analysis (MD&A), to supplement the City's basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. As part of our engagement, we will apply certain limited procedures to the City's RSI in accordance with auditing standards generally accepted in the United States of America. These limited procedures will consist of inquiries of management regarding the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We will not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance. The following RSI is required by U.S. generally accepted accounting principles and will be subjected to certain limited procedures, but will not be audited:

- 1) Management's Discussion and Analysis
- 2) Budgetary Comparison Schedule – General Fund
- 3) Schedule of Changes in Net Pension Liability and TMRS Related Ratios
- 4) Schedule of Contributions and Notes to Schedule of Contributions – Net Pension Liability
- 5) Schedule of Changes in the OPEB Liability and TMRS Related Ratios - SDBF
- 6) Schedule of Contributions and Notes to Schedule of Contributions – SDBF
- 7) Schedule of Changes in OPEB Liability – Retiree Health Insurance

We have also been engaged to report on supplementary information other than RSI that accompanies the City of Boerne's Annual Comprehensive Financial Report. We will subject the following supplementary information to the auditing procedures applied in our audit of the financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the financial statements or to the financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America, and we will provide an opinion on it in relation to the financial statements as a whole, in a report combined with our auditor's report on the financial statements:

- 1) Combining and Individual Fund Statements and Budgetary Schedules

The following other information accompanying the financial statements will not be subjected to the auditing procedures applied in our audit of the financial statements, and our auditor's report will not provide an opinion or any assurance on that other information:

- 1) Introductory Section
- 2) Statistical Section

Audit Objectives

The objective of our audit is the expression of opinions as to whether your financial statements are fairly presented, in all material respects, in conformity with U.S. generally accepted accounting principles and to report on the fairness of the supplementary information referred to in the second paragraph when considered in relation to the financial statements as a whole. Our audit will be conducted in accordance with auditing standards generally accepted in the United States of America and the standards for financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States, and will include tests of the accounting records of the City and other procedures we consider necessary to enable us to express such opinions. We will issue a written report upon completion of our audit of the City's financial statements. Our report will be addressed to the City Council of the City of Boerne, Texas. We cannot provide assurance that unmodified opinions will be expressed. Circumstances may arise in which it is necessary for us to modify our opinions or add emphasis-of-matter or other-matter paragraphs. If our opinions are other than unmodified, we will discuss the reasons with you in advance. If, for any reason, we are unable to complete the audit or are unable to form or have not formed opinions, we may decline to express opinions or issue reports, or may withdraw from this engagement.

We will also provide a report (that does not include an opinion) on internal control related to the financial statements and compliance with the provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a material effect on the financial statements as required by *Government Auditing Standards*. The report on internal control and on compliance and other matters will include a paragraph that states (1) that the purpose of the report is solely to describe the scope of testing of internal control and compliance, and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control on compliance, and (2) that the report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. The paragraph will also state that the report is not suitable for any other purpose. If during our audit we become aware that the City is subject to an audit requirement that is not encompassed in the terms of this engagement, we will communicate to management and those charged with governance that an audit in accordance with U.S. generally accepted auditing standards and the standards for financial audits contained in *Government Auditing Standards* may not satisfy the relevant legal, regulatory, or contractual requirements.

Audit Procedures—General

An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements; therefore, our audit will involve judgment about the number of transactions to be examined and the areas to be tested. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements. We will plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement, whether from (1) errors, (2) fraudulent financial reporting, (3) misappropriation of assets, or (4) violations of laws or governmental regulations that are attributable to the government or to acts by management or employees acting on behalf of the government. Because the determination of waste and abuse is subjective, *Government Auditing Standards* do not expect auditors to perform specific procedures to detect waste or abuse in financial audits nor do they expect auditors to provide reasonable assurance of detecting waste or abuse.

Because of the inherent limitations of an audit, combined with the inherent limitations of internal control, and because we will not perform a detailed examination of all transactions, an unavoidable risk exists that some material misstatements may exist and not be detected by us, even though the audit is properly planned and performed in accordance with U.S. generally accepted auditing standards and *Government Auditing Standards*. In addition, an audit is not designed to detect immaterial misstatements or violations of laws or governmental regulations that do not have a direct and material effect on the financial statements. However, we will inform the appropriate level of management of any material errors, fraudulent financial reporting, or misappropriation of assets that comes to our attention. We will also inform the appropriate level of management of any violations of laws or governmental regulations that come to our attention, unless clearly inconsequential. Our responsibility as auditors is limited to the period covered by our audit and does not extend to later periods for which we are not engaged as auditors.

Our procedures will include tests of documentary evidence supporting the transactions recorded in the accounts, and may include tests of the physical existence of inventories, and direct confirmation of receivables and certain other assets and liabilities by correspondence with selected individuals, funding sources, creditors, and financial institutions. We will request written representations from your attorneys as part of the engagement, and they may bill you for responding to this inquiry. At the conclusion of our audit, we will require certain written representations from you about your responsibilities for the financial statements; compliance with laws, regulations, contracts, and grant agreements; and other responsibilities required by generally accepted auditing standards.

Audit Procedures—Internal Control

Our audit will include obtaining an understanding of the government and its environment, including internal control, sufficient to assess the risks of material misstatement of the financial statements and to design the nature, timing, and extent of further audit procedures. Tests of controls may be performed to test the effectiveness of certain controls that we consider relevant to preventing and detecting errors and fraud that are material to the financial statements and to preventing and detecting misstatements resulting from illegal acts and other noncompliance matters that have a direct and material effect on the financial statements. Our tests, if performed, will be less in scope than would be necessary to render an opinion on internal control and, accordingly, no opinion will be expressed in our report on internal control issued pursuant to *Government Auditing Standards*.

An audit is not designed to provide assurance on internal control or to identify significant deficiencies or material weaknesses. Accordingly, we will express no such opinion. However, during the audit, we will communicate to management and those charged with governance internal control related matters that are required to be communicated under AICPA professional standards and *Government Auditing Standards*.

Audit Procedures—Compliance

As part of obtaining reasonable assurance about whether the financial statements are free of material misstatement, we will perform tests of the City's compliance with the provisions of applicable laws, regulations, contracts, agreements, and grants. However, the objective of our audit will not be to provide an opinion on overall compliance and we will not express such an opinion in our report on compliance issued pursuant to *Government Auditing Standards*.

Other Services

We will also assist in preparing the financial statements and related notes of the City in conformity with U.S. generally accepted accounting principles based on information provided by you. These nonaudit services do not constitute an audit under *Government Auditing Standards* and such services will not be conducted in accordance with *Government Auditing Standards*. We will perform the services in accordance with applicable professional standards. The other services are limited to the financial statement services previously defined. We, in our sole professional judgment, reserve the right to refuse to perform any procedure or take any action that could be construed as assuming management responsibilities.

Management Responsibilities

Management is responsible for designing, implementing, establishing, and maintaining effective internal controls relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error, and for evaluating and monitoring ongoing activities to help ensure that appropriate goals and objectives are met; following laws and regulations; and ensuring that management and financial information is reliable and properly reported. Management is also responsible for implementing systems designed to achieve compliance with applicable laws, regulations, contracts, and grant agreements. You are also responsible for the selection and application of accounting principles, for the preparation and fair presentation of the financial statements and all accompanying information in conformity with U.S. generally accepted accounting principles, and for compliance with applicable laws and regulations and the provisions of contracts and grant agreements.

Management is also responsible for making all financial records and related information available to us and for the accuracy and completeness of that information. You are also responsible for providing us with (1) access to all information of which you are aware that is relevant to the preparation and fair presentation of the financial statements, including identification of all related parties and all related-party relationships and transactions, (2) additional information that we may request for the purpose of the audit, and (3) unrestricted access to persons within the City from whom we determine it necessary to obtain audit evidence.

Your responsibilities include adjusting the financial statements to correct material misstatements and for confirming to us in the written representation letter that the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the latest period presented are immaterial, both individually and in the aggregate, to the financial statements of each opinion unit taken as a whole.

You are responsible for the design and implementation of programs and controls to prevent and detect fraud, and for informing us about all known or suspected fraud affecting the City involving (1) management, (2) employees who have significant roles in internal control, and (3) others where the fraud could have a material effect on the financial statements. Your responsibilities include informing us of your knowledge of any allegations of fraud or suspected fraud affecting the City received in communications from employees, former employees, grantors, regulators, or others. In addition, you are responsible for identifying and ensuring that the City complies with applicable laws, regulations, contracts, agreements, and grants and for taking timely and appropriate steps to remedy fraud and noncompliance with provisions of laws, regulations, or contracts or grant agreements that we report.

With regard to including the auditor's report in an exempt offering document, you agree that the aforementioned auditor's report, or reference to ABIP, PC, will not be included in any such offering document without our prior permission or consent. Any agreement to perform work in connection with an exempt offering document, including an agreement to provide permission or consent, will be a separate engagement. With regard to an exempt offering document with which ABIP, PC is not involved, you agree to clearly indicate in the exempt offering document that ABIP, PC is not involved with the contents of such offering document.

You are responsible for the preparation of the supplementary information, which we have been engaged to report on, in conformity with U.S. generally accepted accounting principles. You agree to include our report on the supplementary information in any document that contains and indicates that we have reported on the supplementary information. You also agree to include the audited financial statements with any presentation of the supplementary information that includes our report thereon. Your responsibilities include acknowledging to us in the written representation letter that (1) you are responsible for presentation of the supplementary information in accordance with GAAP; (2) you believe the supplementary information, including its form and content, is fairly presented in accordance with GAAP; (3) the methods of measurement or presentation have not changed from those used in the prior period (or if they have changed, the reasons for such changes); and (4) you have disclosed to us any significant assumptions or interpretations underlying the measurement or presentation of the supplementary information.

Management is responsible for establishing and maintaining a process for tracking the status of audit findings and recommendations. Management is also responsible for identifying and providing report copies of previous financial audits, attestation engagements, performance audits or other studies related to the objectives discussed in the Audit Objectives section of this letter. This responsibility includes relaying to us corrective actions taken to address significant findings and recommendations resulting from those audits, attestation engagements, performance audits, or other studies. You are also responsible for providing management's views on our current findings, conclusions, and recommendations, as well as your planned corrective actions, for the report, and for the timing and format for providing that information.

You agree to assume all management responsibilities relating to the financial statements and related notes and any other nonaudit services we provide. You will be required to acknowledge in the management representation letter our assistance with preparation of the financial statements and related notes and that you have reviewed and approved the financial statements and related notes prior to their issuance and have accepted responsibility for them. Further, you agree to oversee the nonaudit services by designating an individual, preferably from senior management, with suitable skill, knowledge, or experience; evaluate the adequacy and results of those services; and accept responsibility for them.

Engagement Administration, Fees, and Other

We understand that your employees will prepare all cash, accounts receivable, or other confirmations we request and will locate any documents selected by us for testing.

We will provide copies of our reports to the City; however, management is responsible for distribution of the reports and the financial statements. Unless restricted by law or regulation, or containing privileged and confidential information, copies of our reports are to be made available for public inspection.

The audit documentation for this engagement is the property of ABIP, PC and constitutes confidential information. However, subject to applicable laws and regulations, audit documentation and appropriate individuals will be made available upon request and in a timely manner to a federal or state agency providing direct or indirect funding, or the U.S. Government Accountability Office for purposes of a quality review of the audit, to resolve audit findings, or to carry out oversight responsibilities. We will notify you of any such request. If requested, access to such audit documentation will be provided under the supervision of ABIP, PC personnel. Furthermore, upon request, we may provide copies of selected audit documentation to the aforementioned parties. These parties may intend, or decide, to distribute the copies or information contained therein to others, including other governmental agencies.

The audit documentation for this engagement will be retained for a minimum of five years after the report release date or for any additional period requested by the federal or state agency. If we are aware that a federal awarding agency or auditee is contesting an audit finding, we will contact the party(ies) contesting the audit finding for guidance prior to destroying the audit documentation.

We expect to begin our audit in August 2021 and to issue our reports no later than February 2022. Janet A. Pitman is the engagement partner and is responsible for supervising the engagement and signing the reports or authorizing another individual to sign them.

Our fee for these services will be at our quoted hourly rates plus out-of-pocket costs (such as report reproduction, word processing, postage, travel, copies, telephone, etc.) except that we agree that our gross fee, including expenses, will not exceed \$52,000 for the financial audit and an additional \$5,450 for the Annual Comprehensive Financial Report preparation. Our quoted hourly rates vary according to the degree of responsibility involved and the experience level of the personnel assigned to your audit. Our invoices for these fees will be rendered each month as work progresses and are payable on presentation. In accordance with our firm policies, work may be suspended if your account becomes 30 days or more overdue and may not be resumed until your account is paid in full. If we elect to terminate our services for nonpayment, our engagement will be deemed to have been completed upon written notification of termination, even if we have not completed our report(s). You will be obligated to compensate us for all time expended and to reimburse us for all out-of-pocket costs through the date of termination.

The above fee is based on anticipated cooperation, and preparation of requested items from your personnel and the assumption that unexpected circumstances will not be encountered during the audit. If significant additional time is necessary, we will discuss it with you and arrive at a new fee estimate before we incur the additional costs.

We appreciate the opportunity to be of service to the City of Boerne and believe this letter accurately summarizes the significant terms of our engagement. If you have any questions, please let us know. If you agree with the terms of our engagement as described in this letter, please sign the enclosed copy and return it to us.

Very truly yours,
ABIP, PC

Handwritten signature in black ink that reads "ABIP, PC".

San Antonio, Texas

RESPONSE: This letter correctly sets forth the understanding of the City of Boerne, Texas.

Signature: _____ Signature: _____

Title: _____ Title: _____

RESOLUTION NO. 2021-R41

**A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND
MANAGE AN AGREEMENT BETWEEN THE CITY OF BOERNE, TEXAS AND
ABIP, PC FOR AUDITING THE CITY OF BOERNE'S FINANCIAL STATEMENTS
FOR THE YEAR ENDING SEPTEMBER 30, 2021**

WHEREAS, the City of Boerne finds it necessary to enter into and manage an agreement for auditing the City of Boerne's financial statements;

**NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF
BOERNE, TEXAS:**

that the City Council hereby authorizes the City Manager to enter into and manage an agreement with ABIP, PC for auditing the City of Boerne's financial statements for the year ending September 30, 2021 for a total not to exceed \$57,450.

For the audit of the City's various funds:
FY 2021 - \$52,000

For Annual Comprehensive Financial Report preparation:
FY 2021 – \$5,450


PASSED, APPROVED, and ADOPTED on this the day of September, 2021

APPROVED:

Mayor

ATTEST:

City Secretary

	<h2 style="margin: 0;">AGENDA ITEM SUMMARY</h2> <div style="border: 1px dashed purple; padding: 5px; margin-top: 10px;"> <b style="color: purple;">District Impacted <input type="checkbox"/> 1 = Wolosin <input type="checkbox"/> 2 = Woolard <input type="checkbox"/> 3 = Scott <input type="checkbox"/> 4 = Boddie <input type="checkbox"/> 5 = Macaluso <input checked="" type="checkbox"/> All </div>
Agenda Date	<i>September 14, 2021</i>
Requested Action	CONSIDER ON SECOND READING ORDINANCE NO. 2021-28 ; AN ORDINANCE AMENDING CHAPTER 2, ADMINISTRATION, ARTICLE V. ETHICS OF THE CODE OF ORDINANCES OF THE CITY OF BOERNE, TEXAS, SECTION 2.121. DEFINITIONS, ADDING THE DESIGN REVIEW COMMITTEE TO "CITY OFFICIAL".
Contact Person	Lori A. Carroll, City Secretary
Background Information	<p>At the August 10, 2021, City Council meeting, the Council approved Mayoral Appointments to the Design Review Committee (DRC) which is established in the Unified Development Code (UDC). The UDC states that the DRC is subject to the Ethics Ordinance.</p> <p>Attached is the Ethics Ordinance Section 2.121 Definitions listing the DRC as City Officials.</p>
Item Justification	<div style="display: flex; flex-wrap: wrap;"> <div style="width: 50%;"> <input checked="" type="checkbox"/> Legal/Regulatory Obligation <input type="checkbox"/> Reduce Costs <input type="checkbox"/> Increase Revenue <input type="checkbox"/> Mitigate Risk <input type="checkbox"/> Master Plan Recommendation </div> <div style="width: 50%;"> <input type="checkbox"/> Infrastructure Investment <input type="checkbox"/> Customer Pull <input type="checkbox"/> Service Enhancement <input type="checkbox"/> Process Efficiency <input type="checkbox"/> Other: _____ </div> </div>
Financial Considerations	
Citizen Input/Board Review	
Legal Review	
Alternative Options	
Supporting Documents	

ORDINANCE NO. 2021-28

AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF BOERNE, TEXAS, CHAPTER 2, ADMINISTRATION, ARTICLE V. ETHICS, SEC. 2.121. DEFINITIONS, ADDING THE DESIGN REVIEW COMMITTEE TO THE DEFINITION OF "CITY OFFICIAL"; AND PROVIDING AN EFFECTIVE DATE AND SAVINGS CLAUSE; AND RELATED MATTERS

WHEREAS, the conduct of the public business should be accomplished by City Officials that have no personal financial interest in such business clearly separate from that of the general public; and

WHEREAS, it is important that City Officials be provided with a process and procedure to give notice and to then refrain from participation in any specific business of the City in which such official has a personal financial interest different from that of the general public; and

WHEREAS, some actions of a City Official in the conduct of City business may constitute, or have the appearance of constituting, a conflict of interest because these actions provide undue and inappropriate advantage to another person or organization closely related to the City Official by affinity; and

WHEREAS, a reasonable ethics ordinance with disclosure requirements will provide a basis for continuing public confidence in the conduct of the business and affairs of the City; and

WHEREAS, the Design Review Committee was established in the Unified Development Code and is subject to the Ethics Ordinance; and

WHEREAS, the City Council finds it necessary to add the Design Review Committee to the definition of "City Official".

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF BOERNE, TEXAS:

That the Code of Ordinances of the City of Boerne, Texas, Chapter 2. Administration, Article V. Ethics, Sec. 2.121. Definitions is amended to read as follows:

Sec. 2.121. Definitions

City official means the mayor, every member of the city council, and all members of the board of adjustment, the planning and zoning commission, the historic landmark commission, the convention and visitors bureau advisory board, design review committee, and the ethics review commission.

PASSED and APPROVED on first reading this the 24th day of August, 2021.

PASSED, APPROVED and ADOPTED on second reading this the ____ day of September, 2021.

APPROVED:


Mayor

ATTEST:

City Secretary

APPROVED AS TO FORM:

City Attorney

	<div style="text-align: center;"> <h2 style="margin: 0;">AGENDA ITEM SUMMARY</h2> </div> <div style="border: 1px dashed purple; padding: 5px; margin-top: 10px;"> <p style="text-align: center; margin: 0;">District Impacted</p> <p style="margin: 0;"><input type="checkbox"/> 1 = Wolosin</p> <p style="margin: 0;"><input type="checkbox"/> 2 = Woolard</p> <p style="margin: 0;"><input type="checkbox"/> 3 = Scott</p> <p style="margin: 0;"><input type="checkbox"/> 4 = Boddie</p> <p style="margin: 0;"><input checked="" type="checkbox"/> 5 = Macaluso</p> <p style="margin: 0;"><input type="checkbox"/> All</p> </div>
Agenda Date	September 14, 2021
Requested Action	<p>B. PROPOSED REZONING OF 0.794 ACRES LOCATED AT 32884 INTERSTATE HIGHWAY 10 WEST (KAD 26872) FROM I-2, LIGHT INDUSTRIAL, TO C-4, REGIONAL COMMERCIAL DISTRICT. (6A Properties, LP/ Aaron A. Arnold)</p> <p style="margin-left: 40px;">I. PRESENTATION</p> <p style="margin-left: 40px;">II. PUBLIC HEARING (<i>One of one hearing</i>)</p> <p style="margin-left: 40px;">III. FIRST READING OF ORDINANCE NO. 2021- ; AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF BOERNE UNIFIED DEVELOPMENT CODE, BY AMENDING CHAPTER 3. ZONING, SECTION 3.2, ZONING MAP, REZONING 0.794 ACRES LOCATED AT 32884 INTERSTATE HIGHWAY 10 WEST (KAD NO. 26872) FROM I-2, LIGHT INDUSTRIAL, TO C-4, REGIONAL COMMERCIAL DISTRICT; REPEALING ALL ORDINANCES IN CONFLICT; CONTAINING A SEVERANCE CLAUSE; AND DECLARING AN EFFECTIVE DATE.</p>
Contact Person	Laura Haning, Planning and Community Development Director
Background Information	<p>The property owner has requested rezoning of the a property located at Interstate Highway 10 West and Industrial Drive. The property is currently zoned I2, Light Industrial, and the request is for a C4, Regional Commercial. It is also part of the Scenic Interstate Corridor Overlay District, medium elevation.</p> <p>The I2 district allows for industrial uses that are fully contained within a building and have a lower environmental impact than permitted in the General Industry (I3) category. Examples include laboratories, research and development facilities, and assembly of electronics. These uses often have higher power and transportation access needs. Properties zoned I2 are typically clustered with similar uses and are not compatible with residential neighborhoods or with neighborhood commercial.</p>

	<p>Council and the Planning and Zoning Commission have both in the past been supportive of a more standard commercial zoning fronting IH-10. The C4 district is intended for commercial areas along Interstate Highway 10 (IH-10) where high traffic levels and the thoroughfare system can accommodate higher trip generation. It is designed for commercial uses that serve the larger region with generally larger building footprints and increased parking demand.</p> <p>The Scenic Interstate Corridor Overlay District (IC) aims to preserve the natural landscape and the scenic hill country views that characterize IH-10 as it passes through the Balcones Escarpment and into the Edwards Plateau Ecoregion by minimizing the visual and environmental impact of auto-oriented development on the natural landscape.</p> <p>In this case, the site is currently fully developed into three separate buildings. The owner would like to market the lease space to office and retail type uses, some of which are already existing and are currently nonconforming uses.</p> <p>City staff held a BOND (Boerne Open Neighborhood Discussion) meeting on July 29th. The meeting was online, and other than staff and the applicant, one community member attended.</p> <p>The recording of the meeting can be found at this link:</p> <p>https://us02web.zoom.us/rec/share/tW5H5H_VsQY9XZjeAS5ZiiY_GhJcqNBYASFGxulgTOPVsXARbEWGqzz7ALcq8gLy.ikiHPUEgGcEU1Csl</p> <p>Passcode: @0zU19hN</p> <p>The Planning and Zoning Commission voted 4-0 to recommend the C4 zoning.</p>												
Item Justification	<table border="0"> <tr> <td><input type="checkbox"/> Legal/Regulatory Obligation</td> <td><input type="checkbox"/> Infrastructure Investment</td> </tr> <tr> <td><input type="checkbox"/> Reduce Costs</td> <td><input checked="" type="checkbox"/> Customer Demand</td> </tr> <tr> <td><input type="checkbox"/> Increase Revenue</td> <td><input type="checkbox"/> Service Enhancement</td> </tr> <tr> <td><input type="checkbox"/> Drive Down Risk</td> <td><input type="checkbox"/> Process Efficiency</td> </tr> <tr> <td><input type="checkbox"/> Master Plan</td> <td><input type="checkbox"/> Other: _____</td> </tr> <tr> <td>Recommendation</td> <td>_____</td> </tr> </table>	<input type="checkbox"/> Legal/Regulatory Obligation	<input type="checkbox"/> Infrastructure Investment	<input type="checkbox"/> Reduce Costs	<input checked="" type="checkbox"/> Customer Demand	<input type="checkbox"/> Increase Revenue	<input type="checkbox"/> Service Enhancement	<input type="checkbox"/> Drive Down Risk	<input type="checkbox"/> Process Efficiency	<input type="checkbox"/> Master Plan	<input type="checkbox"/> Other: _____	Recommendation	_____
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<input type="checkbox"/> Master Plan	<input type="checkbox"/> Other: _____												
Recommendation	_____												
Financial Considerations													

Citizen Input/Board Review	Approved Master Planned Community Plan
Legal Review	
Alternative Options	
Supporting Documents	Attached maps and plat.

NOTICE OF PUBLIC HEARING

Notice is hereby given that the City Council of the City of Boerne, Texas will hold a Public Hearing on September 14, 2021, at 6:00 p.m., in the City Council Chambers, located at Boerne City Hall, Ronald C. Bowman Council Chambers, 447 N Main Street, Boerne, Texas, to discuss the following:

- A. Proposed rezoning of 0.794 acres located at 32884 Interstate Highway 10 West (KAD 26872) from I2, Light Industry District, to C4, Regional Commercial District. *(6A Properties, LP/ Aaron A. Arnold, one of one hearing)*
- B. Proposed Planned Unit Development (PUD) Overlay District for 1.27 acres located between Stahl and North Plant Streets (between 115 Stahl Street and 400 Rosewood - a portion of KAD No. 20028 and all of KAD No. 63697) *(Jay Parker/ Trophy Properties, one of one hearing)*
- C. Proposed annexation of 2.967 acres located at 6 North Star, KAD No. 24324, and 0.651 acre of right-of-way on North Star Road at the request of Leo Quintanilla. *(One of one hearing)*

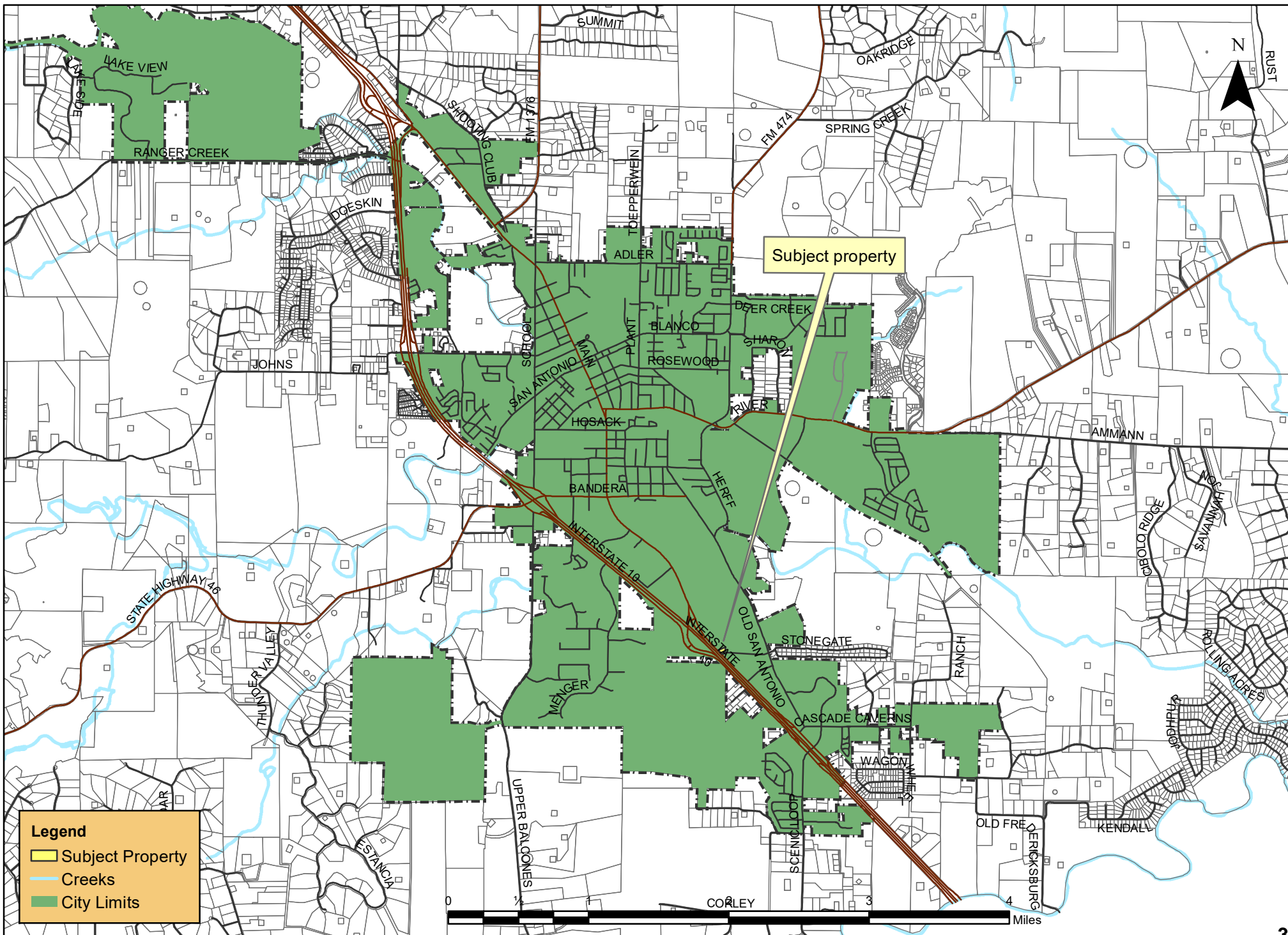
All interested parties are encouraged to attend.

s/s Lori A. Carroll
City Secretary

NOTICE OF ASSISTANCE AT THE PUBLIC MEETINGS

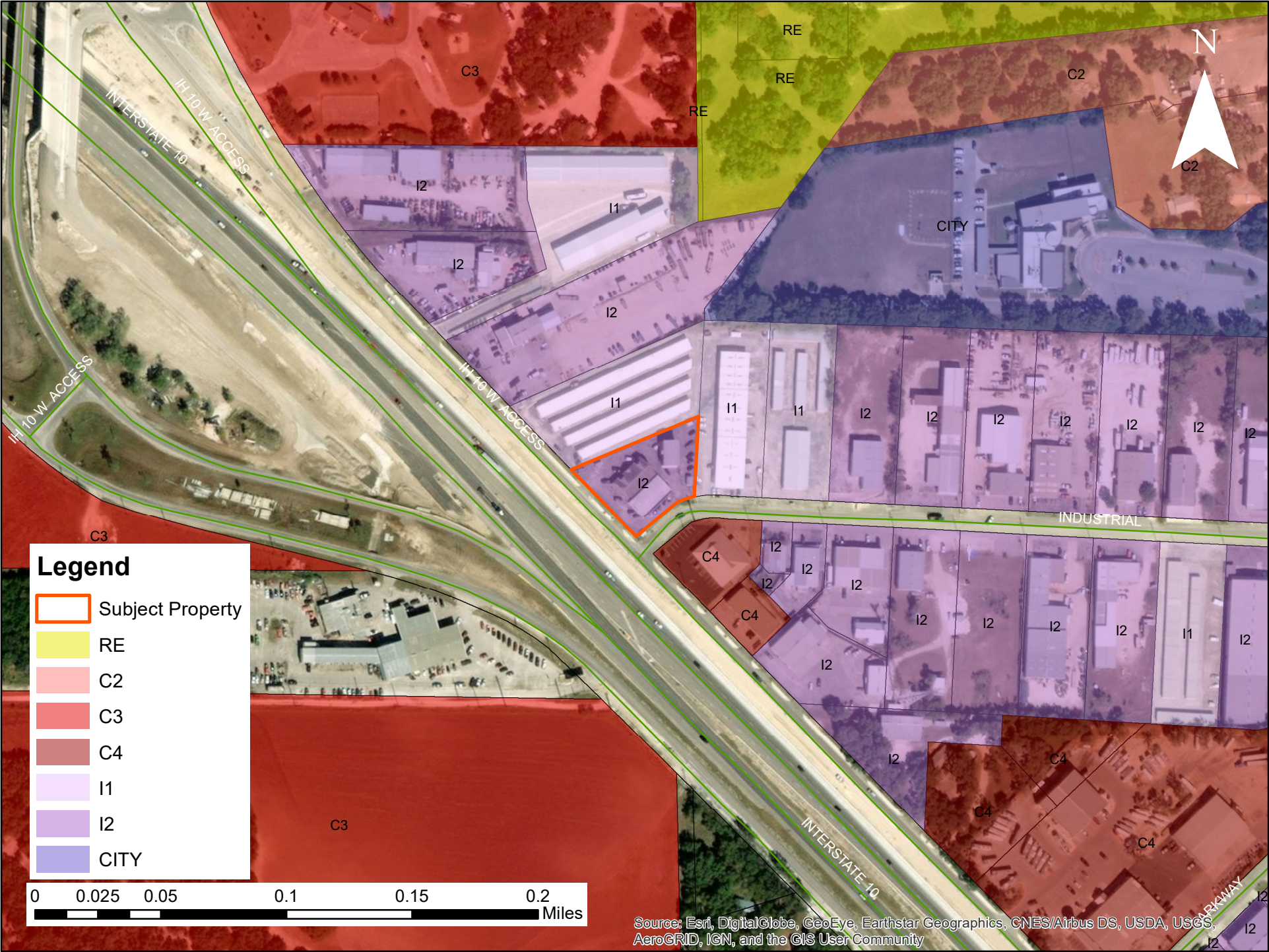
The Boerne City Hall is wheelchair accessible. Access to the building and special parking are available at the north entrance of the building. Requests for special services must be received forty-eight (48) hours prior to the meeting time by calling the City Secretary at 830-249-9511.

32884 IH 10 WEST (KAD 26872)



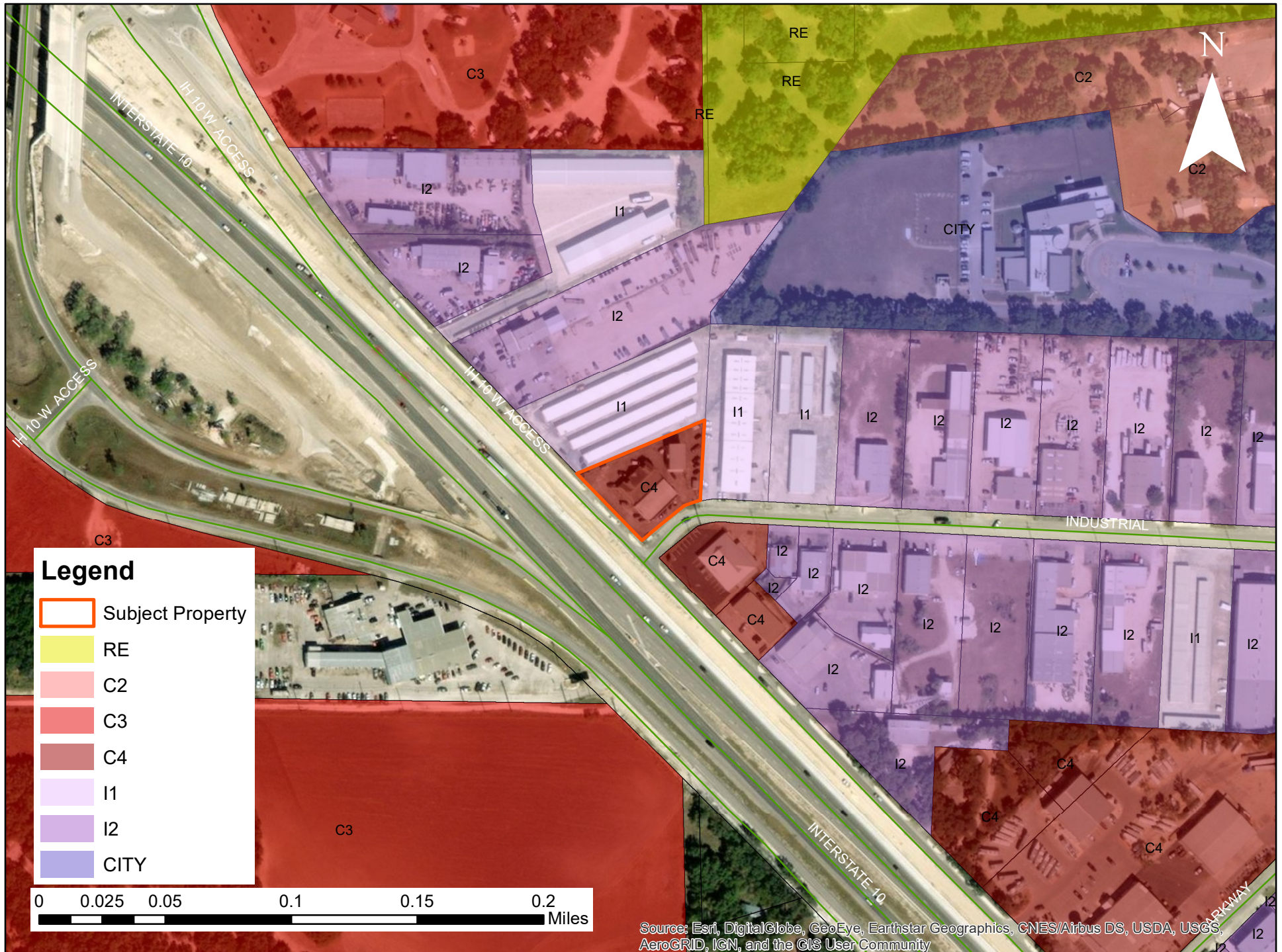
SUBJECT PROPERTY - CURRENT ZONING - UDC

32884 ih 10 WEST (KAD26872)



SUBJECT PROPERTY - PROPOSED ZONING - UDC

32884 ih 10 WEST (KAD26872)



SUBJECT PROPERTY - FUTURE LAND USE

32884 IH 10 WEST (KAD 26872)





ic Pantry Mini Storage

32884 I-10

ORDINANCE NO. 2021-29

AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF BOERNE UNIFIED DEVELOPMENT CODE, BY AMENDING CHAPTER 3. ZONING, SECTION 3.2, ZONING MAP, REZONING 0.794 ACRES LOCATED AT 32884 INTERSTATE HIGHWAY 10 WEST (KAD NO. 26872) FROM I-2, LIGHT INDUSTRY DISTRICT, TO C-4, REGIONAL COMMERCIAL DISTRICT; REPEALING ALL ORDINANCES IN CONFLICT; CONTAINING A SEVERANCE CLAUSE; AND DECLARING AN EFFECTIVE DATE

WHEREAS, under the authority of Chapter 211 of the Texas Local Government Code, the City of Boerne adopts regulations and establishes zoning to control the use of land within the corporate limits of the City; and

WHEREAS, it is the intent of the City Council to provide harmony between existing zoning districts and proposed land uses; and

WHEREAS, the City Council of the City of Boerne has complied with all requirements of notice of public hearing and such hearing was held on September 14, 2021, at which time interested parties and citizens were given an opportunity to be heard; and

WHEREAS, the Planning and Zoning Commission has submitted a recommendation to the City Council regarding this amendment to the Official Zoning Map of the City of Boerne; and

WHEREAS, the City Council finds it in the best interest of the citizens to amend the Zoning Map by rezoning 0.794 acres located at 32884 Interstate Highway 10 West (KAD No. 26872) from I-2, Light Industry District, to C-4, Regional Commercial District.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BOERNE, TEXAS:

Section 1.

The foregoing recitals are hereby made a part for all purposes as findings of fact.

Section 2.

That Chapter 3. Zoning, Section 3.2, Zoning Map, of the City of Boerne Unified Development Code is hereby amended by rezoning 0.794 acres located at 32884 Interstate Highway 10 West (KAD No. 26872) from I-2, Light Industry District, to C-4, Regional Commercial District.

Section 3.

That the Zoning Maps of the City of Boerne be amended to indicate the previously described change.



Section 4.

That all provisions of the Unified Development Code of the City of Boerne not herein amended or repealed shall remain in full force and effect.

Section 5.

That all other ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent that they are in conflict.

Section 6.

That if any provisions of this ordinance shall be held void or unconstitutional, it is hereby provided that all other parts of the same which are not held void or unconstitutional shall remain in full force and effect.

Section 7.

This ordinance will take effect upon the second and final reading of same.

PASSED AND APPROVED on this the first reading the ____ day of September, 2021.

PASSED, APPROVED AND ADOPTED on this the second reading the ____ day of September, 2021.

APPROVED:


ATTEST:

Mayor

City Secretary

APPROVED AS TO FORM:

City Attorney

	<div style="text-align: center;"> <h2 style="margin: 0;">AGENDA ITEM SUMMARY</h2> </div> <div style="border: 1px dashed purple; padding: 5px; margin-top: 10px;"> <p>District Impacted</p> <p><input type="checkbox"/> 1 = Wolosin</p> <p><input type="checkbox"/> 2 = Woolard</p> <p><input checked="" type="checkbox"/> 3 = Scott</p> <p><input type="checkbox"/> 4 = Boddie</p> <p><input type="checkbox"/> 5 = Macaluso</p> <p><input type="checkbox"/> All</p> </div>
Agenda Date	September 14, 2021
Requested Action	<p>PROPOSED PLANNED UNIT DEVELOPMENT (PUD) OVERLAY DISTRICT FOR 1.27 ACRES LOCATED BETWEEN STAHL AND NORTH PLANT STREETS (BETWEEN 115 STAHL STREET AND 400 ROSEWOOD - A PORTION OF KAD NO. 20028 AND ALL OF KAD NO. 63697) <i>(Jay Parker/ Trophy Properties)</i>.</p> <p style="text-align: center;">I. PRESENTATION</p> <p style="text-align: center;">II. PUBLIC HEARING <i>(One of one hearing)</i></p> <p style="text-align: center;">III. FIRST READING OF ORDINANCE NO. 2021- ; AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF BOERNE UNIFIED DEVELOPMENT CODE, BY AMENDING CHAPTER 3. ZONING, SECTION 3.2, ZONING MAP, APPLYING A PLANNED UNITY DEVELOPMENT (PUD) OVERLAY DISTRICT TO 1.27 ACRES LOCATED BETWEEN STAHL AND NORTH PLANT STREETS (BETWEEN 115 STAHL STREET AND 400 ROSEWOOD - A PORTION OF KAD NO. 20028 AND ALL OF KAD NO. 63697); REPEALING ALL ORDINANCES IN CONFLICT; CONTAINING A SEVERANCE CLAUSE; AND DECLARING AN EFFECTIVE DATE.</p>
Contact Person	Laura Haning, Planning and Community Development Director
Background Information	<p>The PUD Overlay District is the final step in the PUD process. Council has already approved the PUD Plan and the underlying zoning. The request for the Overlay District was presented to P&Z at their July meeting. The Commission tabled the item for consideration again at the August P&Z meeting. The Commission wanted better detail regarding the “path” that was approved with the PUD Plan. The developer provided that the proposed path on the south side of the development would be concrete.</p> <p>The developer stated that they planned to use concrete for the path, as is the same material being used for the sidewalk on the north side of the development. After consideration of the path material, the Planning and Zoning Commission approved the PUD Overlay District by a vote of 4-0.</p>

	<p>BACKGROUND:</p> <p>The property under consideration is located mid-block, between Stahl Street and Plant Avenue, Old Number 9 and Rosewood Avenue. The Planned Unit Development (PUD) plan was approved in May 2021, and the property rezoned from a B-2 (Highway Commercial District) to a R-3 (High-Density Residential District) in June 2021. This is the final step in a lengthy process for approval of a PUD.</p> <p>The approved PUD Plan includes 18 townhomes, new right-of-way, visitor parking spaces, and open space. The smallest lot frontage will be 22-feet for a midsized unit, and the smallest lot will be 1,650 sf. Once the PUD Overlay is approved, the next step will be a subdivision plat.</p> <p>During the meeting when City Council approved the PUD plan (May 11, 2021), it was stated that the Planning and Zoning Commission recommendation was to add a walking path to the south side of the development. Such path would be accommodated within the proposed right-of-way. City Council approved the PUD plan as presented.</p>
Item Justification	<div> <div> <input type="checkbox"/> Legal/Regulatory Obligation <input type="checkbox"/> Reduce Costs <input type="checkbox"/> Increase Revenue <input type="checkbox"/> Drive Down Risk <input checked="" type="checkbox"/> Master Plan Recommendation </div> <div> <input type="checkbox"/> Infrastructure Investment <input checked="" type="checkbox"/> Customer Demand <input type="checkbox"/> Service Enhancement <input type="checkbox"/> Process Efficiency <input type="checkbox"/> Other: _____ </div> </div>
Financial Considerations	
Citizen Input/Board Review	All property owners within 400 feet of the property were notified. Staff has received no comments.
Legal Review	
Alternative Options	
Supporting Documents	Supporting documentation is attached

NOTICE OF PUBLIC HEARING

Notice is hereby given that the City Council of the City of Boerne, Texas will hold a Public Hearing on September 14, 2021, at 6:00 p.m., in the City Council Chambers, located at Boerne City Hall, Ronald C. Bowman Council Chambers, 447 N Main Street, Boerne, Texas, to discuss the following:

- A. Proposed rezoning of 0.794 acres located at 32884 Interstate Highway 10 West (KAD 26872) from I2, Light Industry District, to C4, Regional Commercial District. *(6A Properties, LP/ Aaron A. Arnold, one of one hearing)*
- B. Proposed Planned Unit Development (PUD) Overlay District for 1.27 acres located between Stahl and North Plant Streets (between 115 Stahl Street and 400 Rosewood - a portion of KAD No. 20028 and all of KAD No. 63697) *(Jay Parker/ Trophy Properties, one of one hearing)*
- C. Proposed annexation of 2.967 acres located at 6 North Star, KAD No. 24324, and 0.651 acre of right-of-way on North Star Road at the request of Leo Quintanilla. *(One of one hearing)*

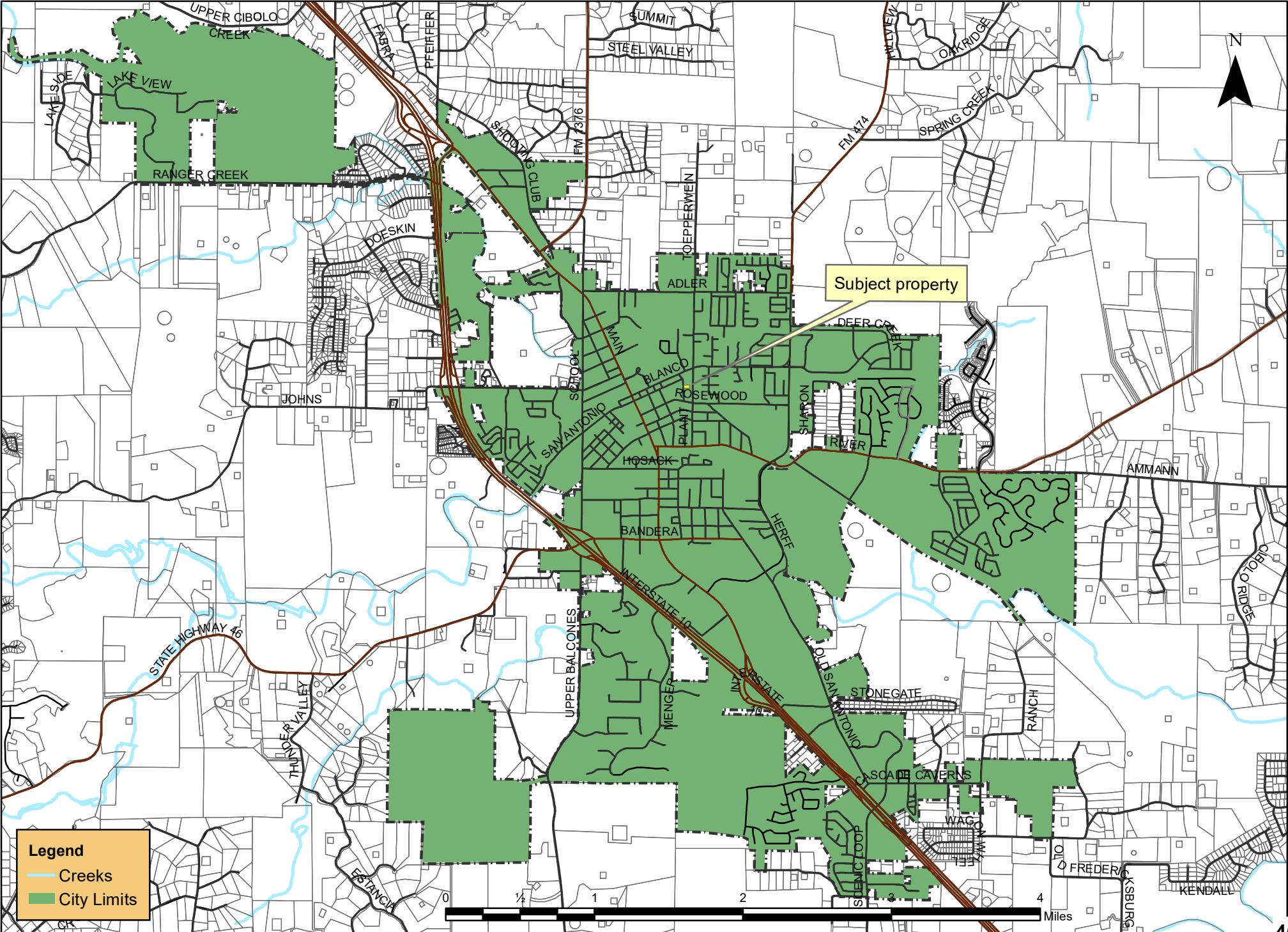
All interested parties are encouraged to attend.

s/s Lori A. Carroll
City Secretary

NOTICE OF ASSISTANCE AT THE PUBLIC MEETINGS

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Plant - Stahl Townhome Development

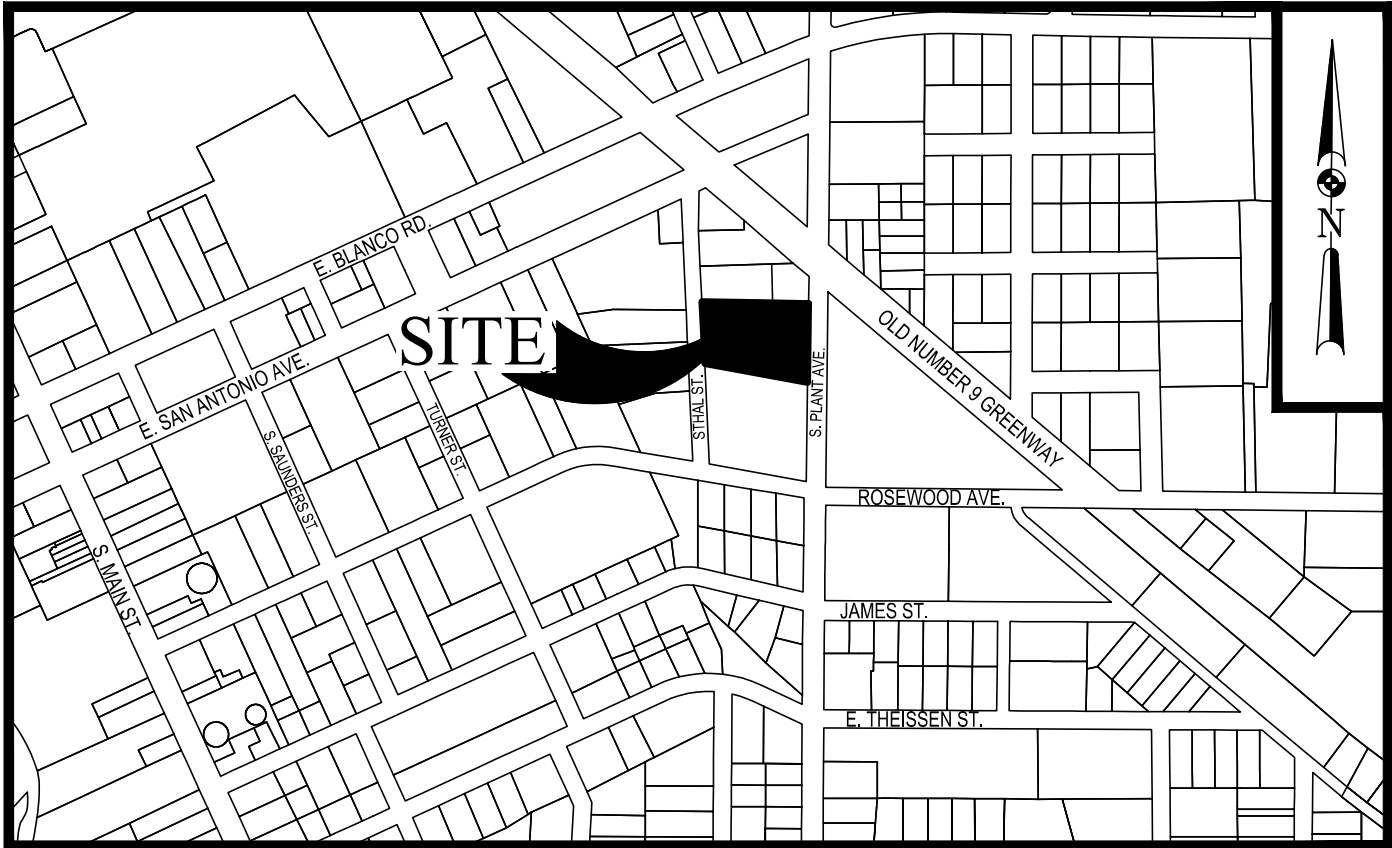
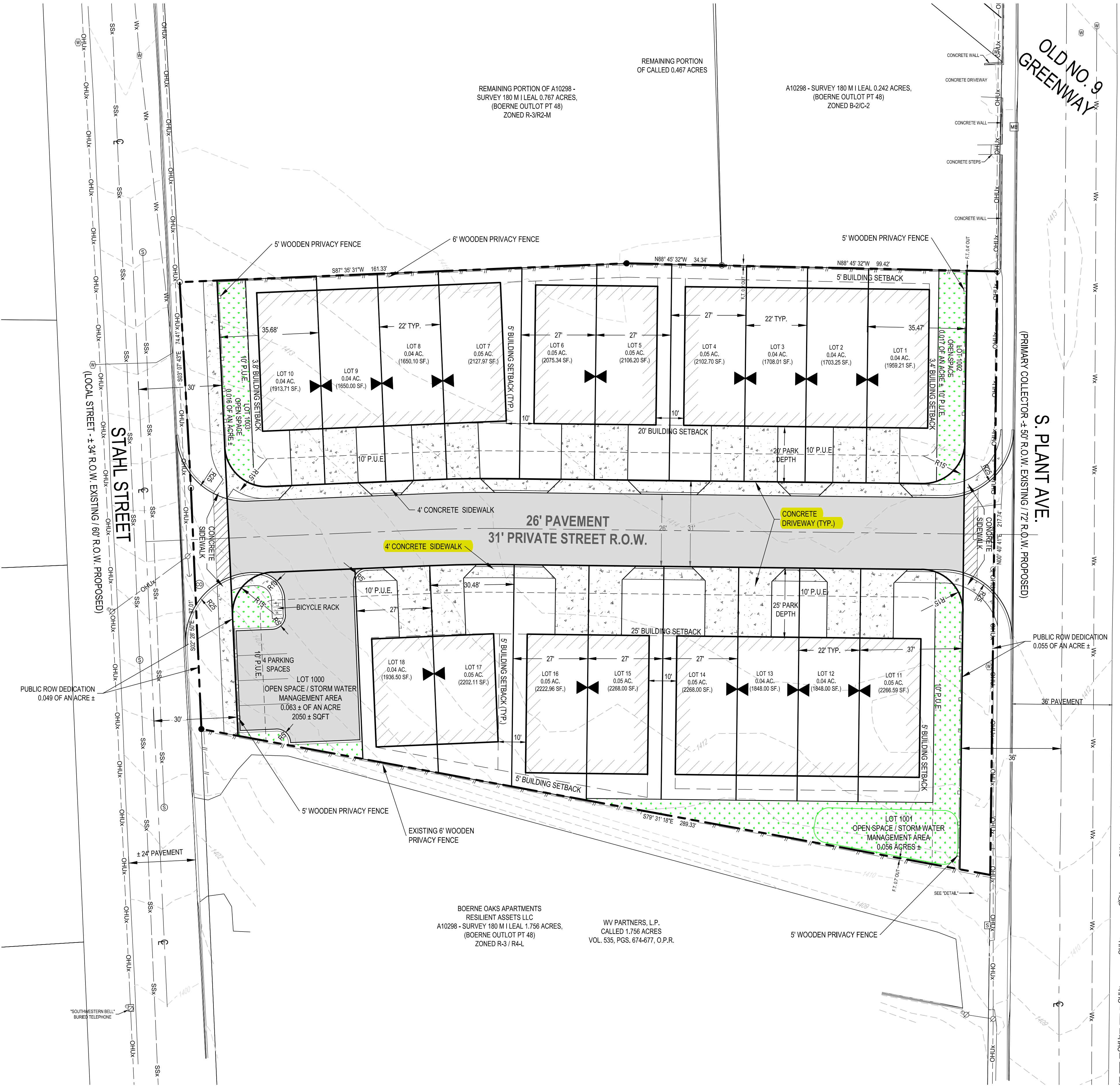


Legend

Subject Property

0 0.025 0.05 0.1 0.15 0.2 Miles

Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community



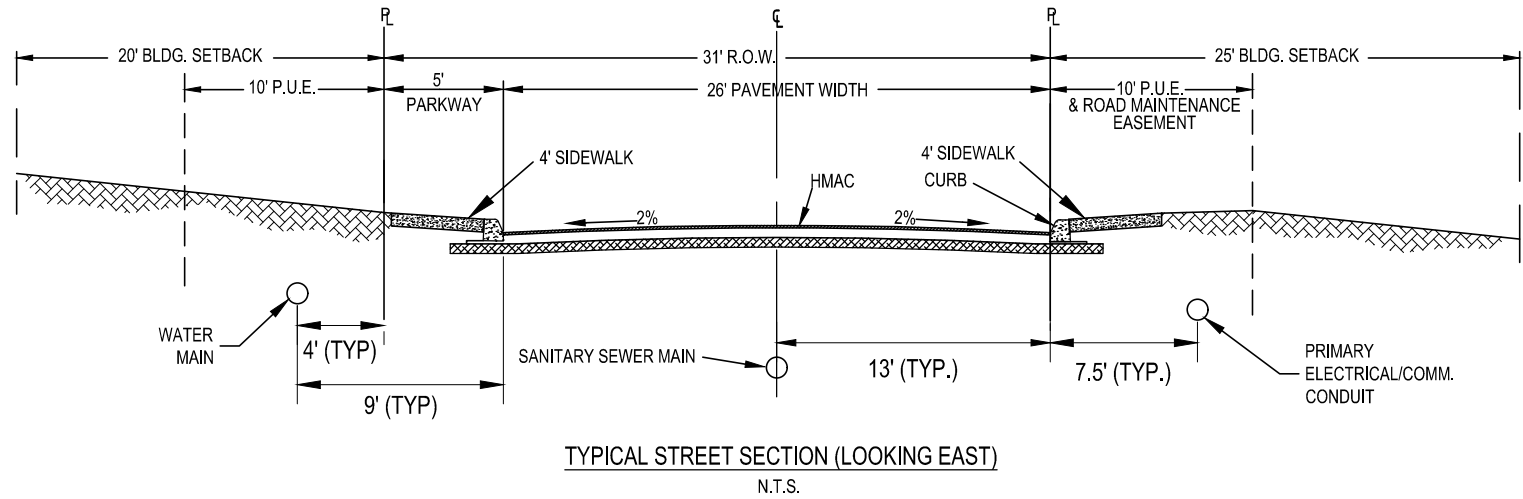
VICINITY MAP
N.T.S.

LEGEND

- PROPERTY BOUNDARY
- EXISTING 1' CONTOURS
- EXISTING 5' CONTOURS
- CENTERLINE
- EXISTING OVERHEAD UTILITY LINE
- EXISTING WATER LINE
- EXISTING SEWER MAIN
- EXISTING GAS MAIN
- ZERO LOT LINE
- 6' WOODEN PRIVACY FENCE
- 5' WOODEN PRIVACY FENCE
- P.U.E.
- PUBLIC UTILITY EASEMENT

LAND USE SUMMARY		
NUMBER OF SINGLE FAMILY LOTS	18	
	ACRES	SQUARE FEET
TOTAL PROJECT AREA	1.27	55,477 SQFT
SINGLE FAMILY LOT AREA	0.826 +/- of an Acre	35,879 SQFT
PUBLIC STREET R.O.W.	0.104 +/- of an Acre	876 SQFT
PRIVATE STREET R.O.W.	0.193 +/- of an Acre	8,410 SQFT
OPEN SPACE	0.153 +/- of an Acre	6,650 SQFT
PERCENT OPEN SPACE		12.0%
LOT DENSITY (LOT/ACRE) ¹		15.4

- NOTES:
- DENSITY CALCULATION EXCLUDES PUBLIC STREET ROW AREA.
 - NO PARKING WILL BE ALLOWED ON THE 26 FT. WIDE PRIVATE STREET. "NO-PARKING" SIGNAGE AND/OR FIRELANE MARKINGS WILL BE REQUIRED TO MEET FIRE CODE REQUIREMENTS.



ENGINEER / SURVEYOR:
E: KEN KOLACNY
S: KYLE PRESSLER
MATKIN-HOOVER ENGINEERING &
SURVEYING
8 SPENCER ROAD SUITE 100
BOERNE TX 78006
O: 830.249.0600

OWNER / DEVELOPER:
TROPHY PROPERTIES
MR. JAY PARKER
10004 JOHNS ROAD
BOERNE, TX 78006
O: 830.386.3352

JOB NO. 3138.00
DESIGNED BY: KBK
DRAWN BY: RJV
CHECKED BY: KBK
SHEET # 1 of 1

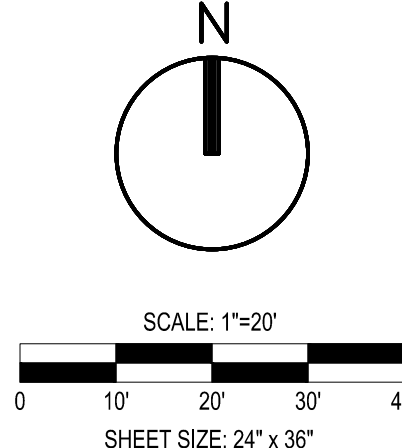
LAND PLAN EXHIBIT
FOR
"THE ELEVATE" TOWNHOME DEVELOPMENT
BOERNE, TEXAS

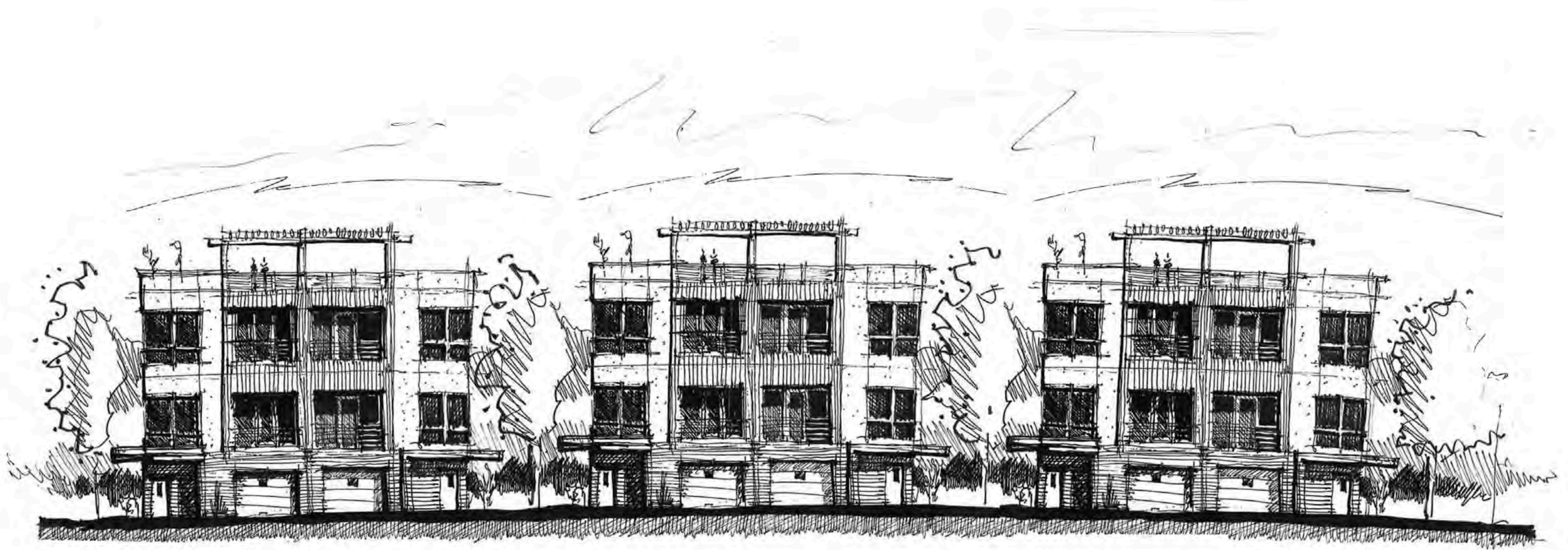
MATKIN-HOOVER
ENGINEERING & SURVEYING

3305 SHELL ROAD SUITE 100
BOERNE, TEXAS 78006
PHONE: 830.386.3352
CONTACT: MATKIN-HOOVER.COM
TEXAS REGISTERED ENGINEERING FIRM E-004512 SURVEYING FIRM F-10524000

REVISIONS:

This document is released for
REVIEW PURPOSES ONLY,
NOT FOR CONSTRUCTION
and was prepared under the
authorization of
Kenneth B. Kolacny,
Registered Professional
Engineer, State of Texas,
Registration No. 86300.
DATE: AUGUST 2021





TOWN HOUSE DEVELOPMENT BOERNE, TX

07.24.20



TOWN HOUSE DEVELOPMENT BOERNE, TX

07.24.20



TOWN HOUSE DEVELOPMENT BOERNE, TX

07.24.20



TOWN HOUSE DEVELOPMENT BOERNE, TX

07.24.20



TOWN HOUSE DEVELOPMENT BOERNE, TX

07.24.20

ORDINANCE NO. 2021- 30

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, APPLYING A PLANNED UNIT DEVELOPMENT (PUD) PLAN OVERLAY DISTRICT DESIGNATION TO THE INDIVIDUAL PROPERTY (1.27 ACRES) LOCATED BETWEEN 115 STAHL STREET AND 400 ROSEWOOD (A PORTION OF KAD NO. 20028 AND ALL OF KAD NO. 63697); REPEALING ALL ORDINANCES IN CONFLICT; CONTAINING A SEVERANCE CLAUSE; AND DECLARING AN EFFECTIVE DATE

WHEREAS, the City Council of the City of Boerne has complied with all requirements of notice of public hearing as required by the Zoning Ordinance of the City of Boerne; and

WHEREAS, the City Council held a public hearing on May 11, 2021, on the proposed Planned Unit Development Plan; and

WHEREAS, the City Council is required to permanently zone properties that have been annexed into the City; and

WHEREAS, it is the intent of the City Council to provide harmony between existing zoning districts and proposed land uses; and

WHEREAS, the City Council desires to amend the Zoning Map by applying a PUD Overlay District designation to the individual property (1.27 acres) located between 115 Stahl Street and 400 Rosewood (a portion of KAD no. 20028 and all of KAD no. 63697)

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BOERNE, TEXAS:

Section 1.

That Article 3, Section 14, of the Zoning Ordinance of the City of Boerne, Texas, and particularly the Zoning Map of the City of Boerne, is amended by applying a PUD Overlay District Designation to the individual property (1.27 acres) located between 115 Stahl Street and 400 Rosewood (a portion of KAD no. 20028 and all of KAD no. 63697)

Section 2.

That the Zoning Maps of the City of Boerne be amended to indicate the previously described change.



Section 3.

That all provisions of the Code of Ordinances of the City of Boerne not herein amended or repealed shall remain in full force and effect.

Section 4.

That all other ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent that they are in conflict.

Section 5.

That if any provisions of this ordinance shall be held void or unconstitutional, it is hereby provided that all other parts of the same which are not held void or unconstitutional shall remain in full force and effect.

Section 6.

This ordinance will take effect upon the second and final reading of same.
 PASSED AND APPROVED on this the first reading the day of September 2021.

PASSED, APPROVED AND ADOPTED on this the second reading the day of September 2021.

APPROVED:


ATTEST:

 Mayor

 City Secretary

APPROVED AS TO FORM:

 City Attorney

	<div style="text-align: center;">AGENDA ITEM SUMMARY</div> <div style="border: 1px dashed purple; padding: 5px; float: right; margin-top: 10px;"> District Impacted <input type="checkbox"/> 1 = Wolosin <input type="checkbox"/> 2 = Woolard <input type="checkbox"/> 3 = Scott <input type="checkbox"/> 4 = Boddie <input type="checkbox"/> 5 = Macaluso <input checked="" type="checkbox"/> All </div>
Agenda Date	September 14, 2021
Requested Action	<p>PROPOSED ANNEXATION OF 2.967 ACRES LOCATED AT 6 NORTH STAR, KAD NO. 24324, AND 0.651 ACRE OF RIGHT-OF-WAY ON NORTH STAR ROAD AT THE REQUEST OF LEO QUINTANILLA.</p> <p style="text-align: center;">I. PRESENTATION</p> <p style="text-align: center;">II. PUBLIC HEARING (<i>ONE OF ONE HEARING</i>)</p> <p style="text-align: center;">III. CONSIDER THE FIRST OF TWO READINGS OF ORDINANCE NO. 2021- ;</p> <p style="text-align: center;">IV. CONSIDER ORDINANCE NO. 2021- ; AN ORDINANCE ANNEXING THE HEREINAFTER DESCRIBED TERRITORY TO THE CITY OF BOERNE, KENDALL COUNTY, TEXAS, AND EXTENDING THE BOUNDARY LIMITS OF SAID CITY SO AS TO INCLUDE SAID HEREINAFTER DESCRIBED PROPERTY WITHIN SAID CITY LIMITS, AND GRANTING TO ALL THE INHABITANTS OF SAID PROPERTY ALL THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS AND BINDING SAID INHABITANTS BY ALL OF THE ACTS, ORDINANCES, RESOLUTIONS, AND REGULATIONS OF SAID CITY</p>
Contact Person	Laura Talley, Planning and Community Development Director
Background Information	<p>The owners of the property located at 6 North Star are requesting annexation of the 2.967 acre parcel and the .651 acres of right-of-way the runs from Cascade Caverns to the boundary of the parcel.</p> <p>The developer for the property is Victor Sheely. Mr. Sheely is interested in joining this 2.967 acre parcel and the 6.7 acre property to the north (25 Cascade Caverns) that is already in the city limits, to develop a gated, age restricted, bungalow style development. As is proposed, the 10 acre site would potentially provide +/- 35 individual homes for</p>

	<p>people over 55 years of age. A true bungalow use will require rezoning of the Cascade Caverns property as well as zoning for the property under consideration, which is planned to be next in the developer's process.</p> <p>Currently they are just requesting the annexation of the 2.967 acre parcel. As is required by law, the right-of-way to the boundary of these properties is included as part of the annexation.</p> <p>Once the property is annexed, staff will hold a BOND meeting to discuss the concept and draft plan for a proposed zoning for the site. The zoning will be considered by the Planning and Zoning Commission and a recommendation will be provided to Council for consideration.</p>
Item Justification	<div style="display: flex; justify-content: space-between;"> <div> <input type="checkbox"/> Legal/Regulatory Obligation <input type="checkbox"/> Reduce Costs <input type="checkbox"/> Increase Revenue <input type="checkbox"/> Drive Down Risk <input type="checkbox"/> Master Plan <input type="checkbox"/> Recommendation </div> <div> <input type="checkbox"/> Infrastructure Investment <input checked="" type="checkbox"/> Customer Demand <input type="checkbox"/> Service Enhancement <input type="checkbox"/> Process Efficiency <input type="checkbox"/> Other: _____ _____ </div> </div>
Financial Considerations	
Citizen Input/Board Review	
Legal Review	
Alternative Options	
Supporting Documents	

NOTICE OF PUBLIC HEARING

Notice is hereby given that the City Council of the City of Boerne, Texas will hold a Public Hearing on September 14, 2021, at 6:00 p.m., in the City Council Chambers, located at Boerne City Hall, Ronald C. Bowman Council Chambers, 447 N Main Street, Boerne, Texas, to discuss the following:

- A. Proposed rezoning of 0.794 acres located at 32884 Interstate Highway 10 West (KAD 26872) from I2, Light Industry District, to C4, Regional Commercial District. *(6A Properties, LP/ Aaron A. Arnold, one of one hearing)*
- B. Proposed Planned Unit Development (PUD) Overlay District for 1.27 acres located between Stahl and North Plant Streets (between 115 Stahl Street and 400 Rosewood - a portion of KAD No. 20028 and all of KAD No. 63697) *(Jay Parker/ Trophy Properties, one of one hearing)*
- C. Proposed annexation of 2.967 acres located at 6 North Star, KAD No. 24324, and 0.651 acre of right-of-way on North Star Road at the request of Leo Quintanilla. *(One of one hearing)*

All interested parties are encouraged to attend.

s/s Lori A. Carroll
City Secretary

NOTICE OF ASSISTANCE AT THE PUBLIC MEETINGS

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ANNEXATION PETITION

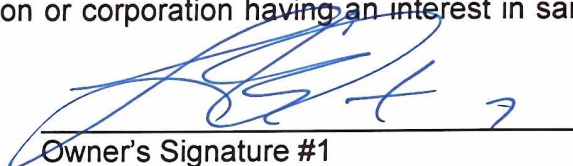
TO THE MAYOR AND GOVERNING BODY
OF THE CITY OF BOERNE, TEXAS:

The undersigned owner(s) of the hereinafter described tract of land hereby petition your honorable body to extend the present city limits so as to include as a part of the City of Boerne, Texas, the following described territory, to-wit:

(Provide physical address, if available)

(Description by metes and bounds attached)

I/We certify that the above described tract of land is contiguous to the City of Boerne, Texas, is not more than one-half (1/2) mile in width and that this petition is signed and duly acknowledged by each and every person or corporation having an interest in said land.


Owner's Signature #1

LEO QUINTANILLA
Owner's Printed Name

559 E. HUISACHE AVE
Owner's Mailing Address

SAN ANTONIO, TX 78212

210-892-2202
Owner's Phone No.

THE STATE OF TEXAS #
COUNTY OF KENDALL #

Before me, the undersigned authority, on this day personally appeared Leo Quintanilla
Known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he/she executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office, this 20th day of June, 2021.

(Seal)




Notary Public in and for the State of Texas
My commission expires: 5/17/23

FIELD NOTES FOR A 2.967 ACRE TRACT OF LAND

A **2.967 acre** tract of land, being a portion of Block 3 of the Miller's Subdivision, a plat of record in Volume 65, Page 343 of the Plat Records of Kendall County, Texas. Said **2.967 tract** being more particularly described by metes and bounds as follows:

BEGINNING at a found $\frac{1}{2}$ " iron rod with an orange plastic cap stamped "MDS" in the west right-of-way line of North Star Road, for the most easterly northeast corner of a called 7.338 acre tract of land as described in Volume 1635, Page 1119 of the Official Public Records of Kendall County, Texas, in the east line of said Block 3 and for the southeast corner of the tract described herein;

THENCE: Departing said right-of-way line and with the northerly and easterly lines of said 7.338 acre tract, the following two (2) courses:

1. **N 89° 58' 22" W**, a distance of **770.71 feet** to a found $\frac{1}{2}$ " iron rod with an orange plastic cap stamped "MDS" for an interior corner of said 7.338 acre tract and the southwest corner of the tract described herein, and
2. **N 00° 01' 38" E**, a distance of **168.16 feet** to a set $\frac{1}{2}$ " iron rod with a red plastic cap stamped "Matkin Hoover Eng. & Survey" in the south line of Lot 1, Block 2 of the Replat of Miller Subdivision of record in volume 9, Pages 82-83 of the Plat Records of Kendall County, Texas and for the northwest corner of the tract described herein, from which a found $\frac{1}{2}$ " iron rod with an orange plastic cap stamped "MDS" bears, N 04° 24' 49" E, a distance of 1.42 feet;

THENCE: **S 89° 58' 35" E**, with the south line of said Replat, a distance of **766.33 feet** to a found $\frac{1}{2}$ " iron rod with a red plastic cap stamped "Matkin Hoover Eng. & Survey" in the west right-of-way line of North Star Road, for the southeast corner of a R.O.W. Dedication to the City of Boerne as shown on said Replat, at the northeast corner of said Block 3 and for the northeast corner of the tract described herein;

THENCE: **S 01° 27' 54" E**, with said right-of-way line and the east line of Block 3, a distance of **168.26 feet** to the **POINT OF BEGINNING** and containing **2.967 acres** of land situated in the City of Boerne, Kendall County, Texas.

Note: The basis of bearing was established using the Trimble VRS Network, NAD (83), Texas State Plane Coordinate System, South Central Zone, 4204, US Survey Foot, Grid. A survey plat was prepared by a separate document.



Job # 16-4167 2.967 Acres

Date: April 29, 2021

NOTES:

- 1) BEARINGS ARE BASED ON THE STATE PLANE COORDINATE SYSTEM ESTABLISHED FOR THE TEXAS SOUTH CENTRAL ZONE 4204, NORTH AMERICAN DATUM (NAD) OF 1983.
- 2) A METES AND BOUNDS DESCRIPTION WAS PREPARED BY A SEPARATE DOCUMENT.
- 3) THIS SURVEY WAS DONE WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT, THEREFORE ALL SETBACKS, EASEMENTS, ENCUMBRANCES AND RESTRICTIONS MAY NOT BE SHOWN HEREON. THE SURVEYOR DID NOT COMPLETE AN ABSTRACT OF TITLE.

**CASCADE CAVERNS ROAD
(VARIABLE WIDTH R.O.W.)**

S21° 03' 39"W 24.26'
NORTHWEST CORNER OF
LOT 2, BLOCK 2
S89° 59' 41"E 40.49'
P.O.B.
(APPROXIMATE
SURVEY LINE)

RED MATKIN-HOOVER CAP

0.417 ACRE R.O.W. DEDICATION
TO THE CITY OF BOERNE

**A. CRUZ SURVEY NO. 170
ABSTRACT NO. 97**

LOT 2, BLOCK 2, MILLERS
SUBDIVISION, VOL. 9, PG. 82-83,
P.R.K.C.T.

499.40'

N00° 33' 25"E

**0.651 AC.
N. STAR ROAD (VOL. 65, PG. 343, D.P.R.K.C.T.)**

S00° 04' 52"W 649.19'

0.417 ACRE R.O.W. DEDICATION
TO THE CITY OF BOERNE

RED MATKIN-HOOVER CAP

2.967 ACRES
PORTION OF BLOCK 3
MILLER'S SUBDIVISION
VOL. 65, PG. 343, P.R.K.C.T.

ORANGE PLASTIC
CAP "MDS"

S89° 13' 36"W 40.37'

7.338 ACRES
VOL. 1635, PG. 1119
O.P.R.K.C.T.

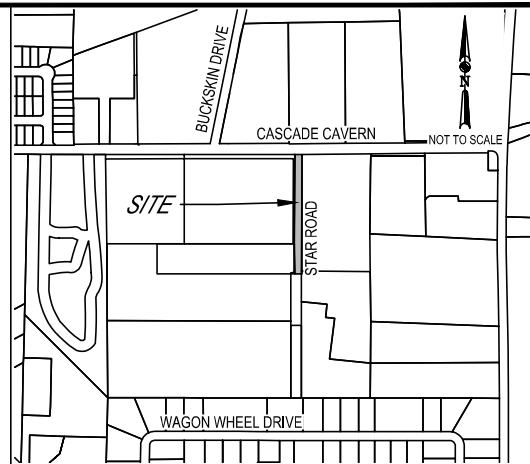
S00° 46' 24"E 153.94'
TO SOUTHWESTERLY
CORNER OF LOT 6-A

17.84'

LOT 6-A
MILLER'S SUBDIVISION
AMENDING PLAT
VOL. 5, PG. 124
P.R.K.C.T.

LOT 5A
MILLER'S SUBDIVISION
AMENDING PLAT
VOL. 9, PG. 271
P.R.K.C.T.

3.775 ACRES
VOL. 124, PG. 855, O.R.K.C.T.



LOCATION MAP



SCALE: 1" = 100'

LEGEND

- FOUND 1/2" IRON ROD
- ⊙ FOUND 1" PIPE
- ▲ POINT

P.O.B. POINT OF BEGINNING

P.R.K.C.T. PLAT RECORDS, KENDALL
COUNTY, TEXAS

EXHIBIT OF

A 0.651 OF ONE ACRE TRACT OF LAND,
BEING A PORTION OF THE EXISTING
RIGHT-OF-WAY OF NORTH STAR ROAD,
AS SHOWN ON THE MILLER'S
SUBDIVISION PLAT OF RECORD IN
VOLUME 65, PAGE 343 OF THE DEED
RECORDS OF KENDALL COUNTY, TEXAS.

MATKINHOOVER

HEADQUARTERS
8 SPENCER ROAD SUITE 300
BOERNE, TEXAS 78006
OFFICE: 830.249.0600 FAX: 830.249.0099
3303 SHELL ROAD SUITE 3
GEORGETOWN, TEXAS 78628
OFFICE: 512.868.2244

**ENGINEERING
& SURVEYING**

GEORGETOWN, TEXAS REGISTERED SURVEYING FIRM F-10194347
BOERNE, TEXAS REGISTERED SURVEYING FIRM F-10024000
BOERNE, TEXAS REGISTERED ENGINEERING FIRM F-004512

CIVIL ENGINEERS SURVEYORS LAND PLANNERS
CONSTRUCTION MANAGERS CONSULTANTS



I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND,
AND THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS PLAT
CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF THIS
SURVEY.

KYLE L. PRESSLER DATE: JULY 2, 2021
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 6528
KYLE.PRESSLER@MATKINHOOVER.COM
JOB NO. 16-4167

FIELD NOTES FOR A 0.651 OF ONE ACRE TRACT OF LAND

A **0.651 of one acre** tract of land, being a portion of the existing right-of-way of North Star Road, as shown on the Miller's Subdivision Plat of record in Volume 65, Page 343 of the Deed Records of Kendall County, Texas. Said **0.651 tract** being more particularly described by metes and bounds as follows:

BEGINNING at a found 1" iron pipe at the intersection of the southerly right-of-way line of Cascade Caverns Road and the easterly right-of-way line N. Star Road, for the northwest corner of Block 5 of said Miller's Subdivision, also being the northwest corner of a called 3.775 acre tract of land as described in Volume 124, Page 855 of the Official Records of Kendall County, Texas and for the northeast corner of the tract described herein;

THENCE: S 00° 04' 52" W, with the easterly right-of-way line of N. Star Road, the westerly line of said Block 5 and said 3.775 acre tract, at 424.90 feet the northwest corner of Lot 5A of the Amending Plat of Miller's Subdivision of record in Volume 9, Page 271 of the Plat Records of Kendall County, Texas, and continuing with the easterly right-of-way line of N. Star Road and the westerly line of said Lot 5A, for a total distance of **649.19 feet** to a found ½" iron rod for the southwest corner of said Lot 5A, the northwest corner of Lot 6A of the Amending Plat of Miller's Subdivision of record in Volume 5, Page 124 of the Plat Records of Kendall County, Texas, and for an angle of the tract described herein;

THENCE: S 00° 46' 32" E, continuing with the easterly right-of-way line of N. Star Road and the westerly line of said Lot 6A, a distance of **17.84 feet** to a point for the southeast corner of the tract described herein, from which a found ½" iron rod in said right-of-way line and for a southwesterly corner of said Lot 6-A bears, S 00° 46' 32" E, a distance of 153.94 feet;

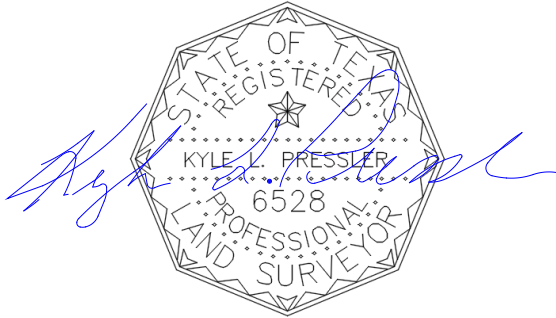
THENCE: S 89° 13' 36" W, into said N. Star Road right-of-way, a distance of **40.37 feet** to a found ½" iron rod with an orange plastic cap stamped "MDS" in the west right-of-way line of North Star Road, for the most easterly northeast corner of a called 7.338 acre tract of land as described in Volume 1635, Page 1119 of the Official Public Records of Kendall County, Texas, in the east line of Block 3 said Miller's Subdivision, and for the southwest corner of the tract described herein;

THENCE: N 01° 27' 54" W, with the west right-of-way line of North Star Road and the east line of said Block 3, a distance of **168.26 feet** to a found ½" iron rod with a red plastic cap stamped "Matkin Hoover Eng. & Survey" for the southeast corner of a 0.417 Acre R.O.W. Dedication as shown on the Replat of Miller Subdivision of record in Volume 9, Pages 82-83 of the Plat Records of Kendall County, Texas, for the northeast corner of Block 3 and an angle of the tract described herein;

THENCE: N 00° 33' 25" E, with the east line of said R.O.W. Dedication and continuing with the west right-of-way line of North Star Road, a distance of **499.40 feet** to a point at the intersection of the west right-of-way line of North Star Road and the south right-of-way line of Cascade Caverns Road and for the northwest corner of the tract described herein, from which a found ½" iron rod with a red plastic cap stamped "Matkin Hoover Eng. & Survey" for an interior corner of said R.O.W. Dedication and the northeast corner of Lot 2, Block of said Replat bears, S 21° 03' 39" W, a distance of 24.26 feet;

THENCE: S 89° 59' 41" E, a distance of **40.49 feet** to the **POINT OF BEGINNING** and containing **0.651 of one acre** of land situated in the City of Boerne, Kendall County, Texas.

Note: The basis of bearing was established using the Trimble VRS Network, NAD (83), Texas State Plane Coordinate System, South Central Zone, 4204, US Survey Foot, Grid. A survey plat was prepared by a separate document.



Job # 16-4167 0.651 Acres

Date: July 2, 2021

2021 ANNEXATION CITY OF BOERNE, TEXAS MUNICIPAL SERVICE PLAN

Property Subject to the Plan:

Being a 2.967 acre tract of land out of a portion of Block 3 of the Miller's Subdivision, a plat of record in Volume 65, Page 343 of the Plat Records of Kendall County, Texas, and 0.651 tract of land, being a portion of the existing right-of-way of North Star Road, as shown on the Miller's Subdivision Plat of record in Volume 65, Page 343 of the Deed Records of Kendall County, Texas, which adjoins said 2.967 acre tract; said tracts being more fully described in attached Exhibit "A" and "B", which is incorporated as if fully set forth herein and hereinafter referred to as the "Property" or the "Annexation Area".

Municipal services to the Annexation Area will be furnished by or on behalf of the City of Boerne, Texas, at the following levels and in accordance with the following service plan programs:

A. SPECIFIC FINDINGS

The City Council of the City of Boerne, Texas finds and determines that this Municipal Service Plan will not provide any fewer services nor will it provide a lower level of service, in the Annexation Area, than were in existence at the time immediately preceding this territory's annexation to the City of Boerne, Texas.

B. PROGRAM FOR SERVICES TO BE PROVIDED ON THE EFFECTIVE DATE OF THE ANNEXATION.

The City will provide the following services in the Annexation Area on the effective date of the annexation unless otherwise noted. As used in this plan, the term "providing services" includes having services provided by any method or means by which the City may extend municipal services to any other area of the City, including the City's infrastructure extension policies and developer or property owner participation in accordance with applicable City ordinances.

1. POLICE PROTECTION

The City of Boerne Police Department will provide regular and routine patrols to the Annexation Area at the same or similar level now being provided to other areas of the City with similar topography, land use, and population densities. It is anticipated that the implementation of police patrol activities can be effectively accommodated within the current budget and staff appropriation.

The services will include, but are not limited to:

- Normal patrols and responses to calls for service;
- Handling of offense and incident reports;
- Special units, such as traffic enforcement, criminal investigations, narcotics law enforcement, gang suppression, and crime response team deployment when required; and

- Animal Control services.

2. FIRE SERVICE

The City of Boerne, Texas and its Fire Department will provide fire protection services to the Annexation Area at the level as is afforded by the Kendall West Utility system. The Fire Department will perform these duties as part of its overall activities. Adequate fire suppression activities can be afforded to the annexed area as is supported by the Kendall West Utility system. Fire prevention activities will be provided by the Fire Marshall's office as needed.

These services include, but are not limited to:

- Basic Life Support (BLS) 1st responder emergency medical services;
- Fire suppression and rescue;
- Hazardous materials mitigation and regulation;
- Technical rescue;
- Fire Safety Education;
- Aircraft/rescue/firefighting;
- Fire protection system plan review; and
- Inspections.

3. BUILDING INSPECTION AND CODE ENFORCEMENT SERVICES

The City of Boerne Code Enforcement Department activities will extend to Annexation Area, pursuant to applicable policies and/or ordinances of the City, now existing or as such policies and/or ordinances may be amended. These services include but are not limited to consultation with project developers for building code requirements, plan review for structures, issuance of building permits, and on-site inspection services for new construction.

The Code Enforcement Department will also enforce the City's code of ordinances and will respond to requests for inspection and complaints of suspected City Code violations including, but not limited to: high weeds and grass, trash and debris, solid waste, trash carts, and illegal dumping, junked and abandoned vehicles, zoning, food, daycare, pool and spa inspections, stray animals, cruelty and bite investigations. Complaints of ordinance or regulation violations within the Annexation Area will be answered and investigated by existing personnel within the appropriate City department beginning on the effective date of the annexation.

4. PLANNING AND ZONING

The City of Boerne Planning and Zoning Department activities will extend to the Annexation Area, pursuant to applicable policies and/or ordinances of the City, now existing or as may be amended. These services can be provided within the department's current budget. The Planning and Zoning Commission will initiate permanent zoning of the newly annexed area as soon as possible after annexation.

5. LIBRARY

Free library uses and privileges will be available to residents of the Annexation Area, pursuant to applicable policies and/or ordinances as may be amended. These privileges can be provided within the current budget appropriation.

6. PARKS, PLAYGROUNDS, AND SWIMMING POOLS

Residents of the Annexation Area may utilize all existing parks and community service facilities throughout the City subject to existing ordinances and policies as may be amended. Existing parks, playgrounds, swimming pools, and other recreational and community facilities within the Annexation Area that are private facilities will be unaffected by the annexation.

7. SOLID WASTE COLLECTION

The City of Boerne contracts for the collection of solid waste and refuse within the corporate limits of the City. Solid waste collection will be provided to the Annexation Area at the same or similar level of service now being provided to other areas of the City in accordance with existing ordinances and policies as may be amended from time to time.

8. STREET AND DRAINAGE MAINTENANCE

All roads, streets or alleyways in the Annexation Area which have been dedicated to the public shall be maintained to the same degree and extent that other roads, streets and alleyways are maintained in areas of the City of Boerne with similar land use, population density and topography. This service can be provided within the current budget appropriation.

Construction of new roads and streets, if any, is the responsibility of the developer or landowner desiring them and must be designed and built in accordance with applicable City of Boerne ordinances and policies as may be amended.

The effects of this addition on drainage will be addressed under the provisions of the Subdivision Ordinance in effect at the time of platting, if and when such platting occurs. The effects will be consistent with such maintenance provided by the City of Boerne to other areas within the City exhibiting land use, population density and topography similar to that of the Annexation Area.

9. ELECTRIC SERVICE

The Annexation Area is in the service territory of the Bandera Electric Cooperative, who would provide electricity service to the Annexation Area at the same or similar level of service now being provided to other areas which exhibit topography, land use and population density.

10. GAS SERVICE

Natural Gas service is available from the City of Boerne. Natural Gas service is provided for as it is to all other areas within the City of Boerne with the same or similar topography, land use, and population density.

Natural Gas service from the City of Boerne may be extended to and throughout the Annexation Area by the developer or the landowner and must be designed and built in accordance with applicable City of Boerne policies and ordinances as may be amended. The nearest natural gas main is located along the south side of Cascade Caverns Road.

11. WATER SERVICE

Water Service is available from the City of Boerne upon annexation of the property into the City Limits. Existing City of Boerne water mains will be available for point-of-use extension based on applicable utility extension policies and ordinances of the City of Boerne, now existing or as may be amended. The nearest water main is currently located along the north side of Cascade Caverns Road.

12. SEWER SERVICE

Sewer service is available from the City of Boerne upon annexation of the property into the City Limits. Sewer service is provided as it is to all other areas within the City of Boerne with the same or similar topography, land use, and population density. Sewer service from the City of Boerne may be extended to and throughout the Annexation Area by the developer or the landowner and must be designed and built in accordance with applicable City of Boerne policies and ordinances as may be amended. The nearest gravity-flow sanitary sewer main is located along the south side of Cascade Caverns Road.

Residents and businesses in the Annexation Area will be subject to the same service policies and procedures as apply to other areas of the City of Boerne with the same or similar topography, land use, and population density. As applied to all properties within the City, residents will be responsible for costs to install sewer service throughout their property. All such sewer service facilities under the City of Boerne's direct jurisdiction, including new facilities which may be installed by developers or property owners within this newly annexed territory, will be operated, maintained, monitored and inspected in accordance with established City of Boerne policies and ordinances as may be amended. This service can be provided within the current budget appropriation.

C. CAPITAL IMPROVEMENTS PROGRAM

No capital improvements are necessary at this time to provide services to the Annexation Area consistent with all other areas within the City of Boerne with the same or similar topography, land use, and population density. Need for construction of new facilities will be assessed periodically based on population growth and predicted growth.

THE STATE OF TEXAS
COUNTY OF ~~KENDALL~~

BEXAR

The undersigned acknowledge that the Municipal Service Plan has been read and the requirements and stipulations contained therein are understood.

LEO QUINTANILLA

Printed Name

ON BEHALF OF LQ DEVELOPMENT, LLC

Signature

08/18/2021

Date

Printed Name

Signature

Date

This Municipal Service Plan was acknowledged before me on the 18th day of

August, 2021.



Notary Public In and For the State of Texas

THE STATE OF TEXAS
COUNTY OF KENDALL

The undersigned acknowledge that the Municipal Service Plan has been read and the requirements and stipulations contained therein are understood.

 Printed Name

 Signature

 Date

 Printed Name

 Signature

 Date

This Municipal Service Plan was acknowledged before me on the _____ day of

_____, 20__.

 Notary Public In and For the State of Texas

THE STATE OF TEXAS
COUNTY OF KENDALL

The undersigned acknowledge that the Municipal Service Plan has been read and the requirements and stipulations contained therein are understood.

Printed Name

Signature

Date

Printed Name

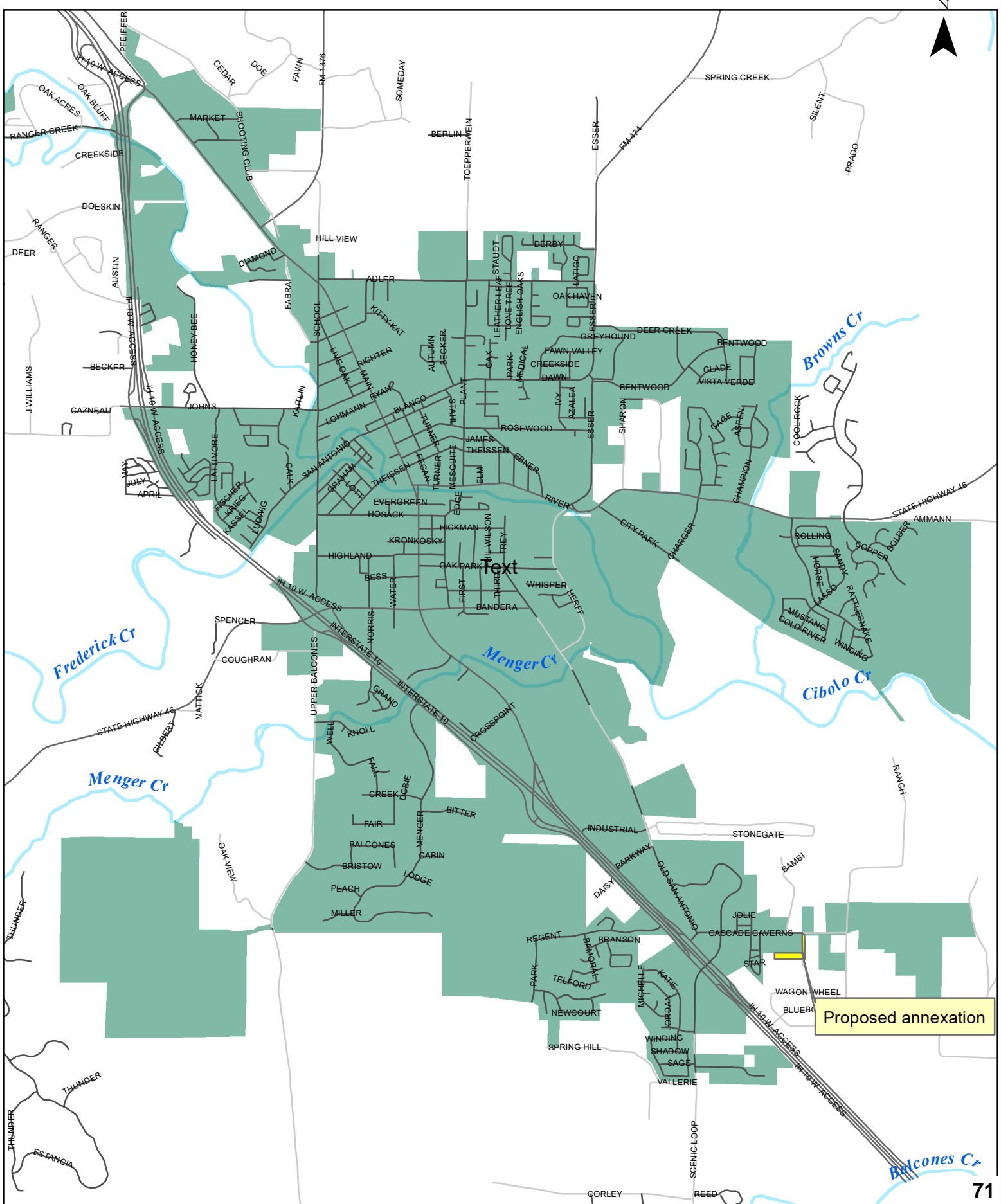
Signature

Date

This Municipal Service Plan was acknowledged before me on the _____ day of _____, 20__.

Notary Public In and For the State of Texas

6 North Star and Right-of-Way
2.967 and .651 Acres



Ordinance
No.-2014-37

Ordinance
No.-2019-18

Ordinance
No.-2019-19

CASCADE CAVERNS RD

Ordinance
No.-2015-37

Ordinance
No.-2014-54

0.651 acre
tract

2.967 acre
tract

SUNGLO

SHADE TREE

Ordinance
No.-2019-17





CLOUDY DR

STAR DR

CLEAR
SKY

N NORTH STAR RD



-  CITY LIMITS
-  ANNEXED TRACTS
-  0.651 acre tract
-  2.967 acre tract



LEGEND

- 1 TYPICAL COTTAGE (±1800 SF)
- 2 DECOMPOSED GRANITE WALKING TRAIL
- 3 MOWN LAWN
- 4 TYPICAL CONCRETE DRIVEWAY
- 5 FIRE LANE
- 6 POTENTIAL STORMWATER DETENTION AREA
- 7 PRIVACY FENCING
- 8 PRIMARY ENTRANCE GATE
- 9 SECONDARY ENTRANCE GATE
- 10 WATER QUALITY TREATMENT
- EXISTING TREES TO REMAIN
- POTENTIAL NEW TREES (56)

TREE MITIGATION

(16,244") TOTAL CIRCUMFERENCE EXISTING

(7,508") TOTAL CIRCUMFERENCE SAVED

(7,238") TOTAL CIRCUMFERENCE REMOVED - MITIGATED

(1,498") TOTAL CIRCUMFERENCE REMOVED - NOT MITIGATED

ORDINANCE NO. 2021- 31

AN ORDINANCE ANNEXING THE HEREINAFTER DESCRIBED TERRITORY TO THE CITY OF BOERNE, KENDALL COUNTY, TEXAS, AND EXTENDING THE BOUNDARY LIMITS OF SAID CITY SO AS TO INCLUDE SAID HEREINAFTER DESCRIBED PROPERTY WITHIN SAID CITY LIMITS, AND GRANTING TO ALL THE INHABITANTS OF SAID PROPERTY ALL THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS AND BINDING SAID INHABITANTS BY ALL OF THE ACTS, ORDINANCES, RESOLUTIONS, AND REGULATIONS OF SAID CITY
(2.967 acres located at 6 North Star Road and 0.651 acre of right of way on NorthStar Road at the request of property owner)

WHEREAS, Chapter 43 of the Texas Local Government Code and City Charter of the City of Boerne, Texas, an incorporated city, authorize the annexation of territory, subject to the laws of this state as of January 1, 2019; and

WHEREAS, the City Council of the City of Boerne passed a resolution on August 24, 2021, to set a public hearing for the proposed annexation of 2.967 acres located at 6 North Star Road and 0.651 acre of right of way on North Star Road and approved the service plan agreement for the area in the City Extraterritorial Jurisdiction ("ETJ") being considered for annexation into the corporate limits of the City of Boerne; and

WHEREAS, the City held a public hearing on September 24, 2021, to give all interested persons the right to appear and be heard on the proposed annexation; and

WHEREAS, the procedures prescribed by Chapter 43 Texas Local Government Code and/or Charter of the City of Boerne, Texas, and the laws of this state have been duly followed with respect to the property being annexes; and

WHEREAS, the City Council now finds annexation of this property to be in the best interests of the public health and welfare and desires to annex the following described territory, to wit:

See Attached Exhibit "A"

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BOERNE, TEXAS:

Section 1. The facts, findings, recitations contained in the preamble of this ordinance are hereby found and declared to be true and correct and are incorporated by reference herein and expressly made part hereof, as if copied herein verbatim.

Section 2. That the heretofore described property is hereby annexed to the City of Boerne, Kendall County, Texas, and that the boundary limits of the City of Boerne be and the same are hereby extended to include the above described territory within the city limits of the City of Boerne, and the same shall hereafter be included within the territorial limits of said city, and the inhabitants thereof shall hereafter be entitled to all the rights and privileges of other citizens of the City of Boerne and they shall be bound by the acts, ordinances, resolutions, and regulations of said city.

Section 3. A service plan agreement for the area was hereby approved by City Council on August 24, 2021, and attached as Exhibit "B".

A copy of this ordinance will be filed with the County Clerk of Kendall County, Texas.

PASSED AND APPROVED on this the first reading the day of September 2021.

PASSED, APPROVED AND ADOPTED on this the second reading the day of September 2021.

APPROVED:


ATTEST:

Mayor

City Secretary

APPROVED AS TO FORM:

City Attorney

	<h2 style="text-align: center;">AGENDA ITEM SUMMARY</h2> <div style="border: 1px dashed black; padding: 5px; float: right; width: 150px;"> District Impacted <input type="checkbox"/> 1 = Wolosin <input type="checkbox"/> 2 = Woolard <input type="checkbox"/> 3 = Scott <input type="checkbox"/> 4 = Boddie <input type="checkbox"/> 5 = Macaluso <input checked="" type="checkbox"/> All </div>			
Agenda Date	August 24, 2021			
Requested Action	<p>PROPOSED ADOPTION OF THE ANNUAL CAPITAL AND OPERATING BUDGETS FOR THE CITY OF BOERNE, TEXAS FOR THE FISCAL YEAR 2021-2022</p> <p>I. PRESENTATION</p> <p>II. PUBLIC HEARING</p> <p>III. CONSIDER ON FIRST READING ORDINANCE NO. 2021-27; AN ORDINANCE ADOPTING THE ANNUAL CAPITAL AND OPERATING BUDGETS FOR THE CITY OF BOERNE, TEXAS FOR THE FISCAL YEAR 2021-2022, BEGINNING OCTOBER 1, 2021 AND ENDING SEPTEMBER 30, 2022</p>			
Contact Person	Sandy Mattick, Finance Director			
Background Information	<p>The total FY 2022 Budget amounts to \$88,691,011 and includes the proposed tax rate of \$0.4720/\$100 valuation. A copy of the proposed budget has been included for your review.</p> <p>The second reading of the ordinance will occur at the regular City Council meeting on September 14, 2021 at 6:00 pm.</p> <p>The vote on the ordinance must be a recorded vote.</p>			
Item Justification	<table style="width: 100%; border: none;"> <tr> <td style="width: 50%; vertical-align: top;"> <input checked="" type="checkbox"/> Legal/Regulatory Obligation <input type="checkbox"/> Reduce Costs <input type="checkbox"/> Increase Revenue <input type="checkbox"/> Mitigate Risk <input type="checkbox"/> Master Plan Recommendation </td> <td style="width: 50%; vertical-align: top;"> <input type="checkbox"/> Infrastructure Investment <input type="checkbox"/> Customer Pull <input type="checkbox"/> Service Enhancement <input type="checkbox"/> Process Efficiency <input type="checkbox"/> Other: _____ </td> </tr> </table>		<input checked="" type="checkbox"/> Legal/Regulatory Obligation <input type="checkbox"/> Reduce Costs <input type="checkbox"/> Increase Revenue <input type="checkbox"/> Mitigate Risk <input type="checkbox"/> Master Plan Recommendation	<input type="checkbox"/> Infrastructure Investment <input type="checkbox"/> Customer Pull <input type="checkbox"/> Service Enhancement <input type="checkbox"/> Process Efficiency <input type="checkbox"/> Other: _____
<input checked="" type="checkbox"/> Legal/Regulatory Obligation <input type="checkbox"/> Reduce Costs <input type="checkbox"/> Increase Revenue <input type="checkbox"/> Mitigate Risk <input type="checkbox"/> Master Plan Recommendation	<input type="checkbox"/> Infrastructure Investment <input type="checkbox"/> Customer Pull <input type="checkbox"/> Service Enhancement <input type="checkbox"/> Process Efficiency <input type="checkbox"/> Other: _____			

Financial Considerations	
Citizen Input/Board Review	
Legal Review	
Alternative Options	
Supporting Documents	Proposed FY 2022 Budget

★ THE BOERNE STAR ★

CLASSIFIEDS

Classified Deadlines:
Tuesday edition, 11 a.m. on Friday;
Friday's edition 11 a.m. on Wednesday.
Call 830-249-2441 and ask for
Kolleen or Joanie.

www.boernestar.com

FULL TIME GARAGE SALES SERVICES SERVICES FULL TIME FULL TIME FULL TIME FULL TIME FULL TIME

Caregivers Needed! Please call 830-331-8496 or apply online at 155-anicare.com

El Rio is hiring all positions. Apply in person at 1361 South Main, Boerne

Experienced auto body shop estimator, repair technician and receptionist. Competitive pay. Please call 830-997-6969 if no answer leave message.

Aerobic Septic Service Maintenance Tech Needed. On The Job Training Good driving record required, must pass background check. Call Tiffany @ 830-443-4559.

Full-time Customer Service Representative. Multiple shifts are available. Duties include scheduling appointments, processing customer requests, carrier assignments and completing driver updates. Please send resume to: resume@bartonlogistics.com

RENTALS

Near Boerne, 1bd/1.5ba, secure gated covered parking \$1200/mo. All bills paid. 830-537-4439

BUSINESS OPPORTUNITY

Please consider carefully the value or benefits before you purchase a product or service. Publication of products or services does not indicate endorsement by the Boerne Star. If you feel you have been the victim of fraud, please contact the Attorney General's Office and/or the Better Business Bureau.

FOR SALE

FOR SALE: \$5 gallon ink drums 510, wood pallets \$5 and end rolls \$10. Call Granite Printing, 512-352-3687, or come by 2675 CR 374, Circleville, TX.

FREE

FREE HOUSE YOU MOVE 2BD/BATH. 956-367-6366

GARAGE SALES

Medical supplies Garage Sale. Dr. and Mrs. Brown are selling gently used medical equipment: PT mats, lite gate, transfer board, bicycles, etc.

Saturday, August 14, 2021, 9:00am-2:00pm 7543 Fair Oaks Parkway, Fair Oaks Ranch, TX

★ ★ ★ ★ ★
★ ★ ★ ★ ★

HUGE Garage/Sale Saturday/Sunday August 14/15 starts at 8:00am Vintage Tools, Furniture, Vintage Dental Lab Items, Collectibles, Toys, and MUCH MORE! A Whole Household of goods. Great prices! 45 Rust Lane, Boerne, TX

MUSICAL INSTRUMENTS

ATTENTION FORMER BAND STUDENTS AND PARENTS! Did you know that you can donate used band instruments to SAM'S Kids and count it as a tax deduction? SAM'S Kids needs used band instruments for BSO students. For more information, please contact Janet D'Spain at BSO, 830-357-2006 or Lori at 830-981-4536.

LOST AND FOUND

MISSING LIVESTOCK: 3 black Barbados sheep with 1 lamb on Armann Road. 830-336-2429

The Classifieds RIGHT ON THE MONEY! PLACE YOUR AD TODAY! 830-249-2441 www.boernestar.com THE BOERNE STAR

LEGALS

TUTOR retired BSO teacher. Elementary. 210-535-8061

WANTED

VINYL RECORDS-CLASSIC ROCK COUNTRY... 210-288-2821

FULL TIME

FULL TIME

Under Animal Hospital is seeking a full-time vet tech & also full-time kennel tech positions.

Weekends & some holidays required. Apply at 52150 IH-10 West, Comstock or send resume to lindsay.reynolds@comstock.com

FIRST

NEW JOB OPENING!!

There is an opening at a local insurance agency. Position is full-time customer service representative. Standard hours and salary with benefits. Licensing required but can be obtained on the job. Please send resume to: First Insurance 123 Commerce St Ste B, Kerrville, Texas 78028

COMFORT ISD NEEDS BUS DRIVERS!

Minimum of \$15.89/hr starting pay, plus \$2,000 sign-on incentive for new drivers. Referral and loyalty bonuses are also available.

Interested applicants may go online at www.comfortisd.net to complete an application.

Successful candidates must pass a criminal history check with fingerprinting, be driver physical, and have a valid license in Texas (license with School and passenger endorsements).

For questions, contact Jack Lamm at (830) 955-6448 or (830) 955-6488

LEGALS

LEGALS

LEGALS

CITATION BY PUBLICATION

Attorney Fabian Lopez

Wes Hildner, 114 W. Elgin Road Suite 201, Boerne, TX 78006

Attorney Ad Lemos

Charles F. Wellbrock, PO Box 495, Boerne, TX 78006

THE STATE OF TEXAS COUNTY OF KENDALL

VS. The Unknown Heirs of RICH MERCHANT, Deceased

On the 5th day of August, 2021, Kathryn Lemos filed an APPLICATION FOR DECLARATION OF HEIRSHIP and an APPLICATION TO APPOINT INDEPENDENT ADMINISTRATOR and FOR ISSUANCE OF LETTERS OF INDEPENDENT ADMINISTRATION as a proceeding styled THE ESTATE OF RICH MERCHANT, Deceased, as Cause Number 21-130-PR on the Probate Docket at the County Court of Kendall County, Texas.

Said application may be heard and acted on by the County Court after the expiration of two days from the date of publication of this notice, at the Kendall County Courthouse in Boerne, Texas, at which time and place all persons interested in said estate are hereby notified to appear before said Honorable Court by filing a written answer opposing such application should they desire to do so.

Given under my hand and seal of said Court at Boerne, Kendall County, Texas, on this 9th day of August, 2021.

CAROLINE HERRON, County Clerk, Kendall County

By *Caroline H. Herron* Notary Public

NOTICE OF PUBLIC HEARING

Notice is hereby given that the Planning and Zoning Commission of the City of Boerne, Texas will hold a Public Hearing on Monday, August 30, 2021 at 6:00 PM, in the City Council Chambers, located at the City Hall, 447 N. Main Street, Boerne, Texas, to discuss the following:

Public hearing:

A. TO CONSIDER THE PROPOSED REZONING OF 1.0672 ACRES LOCATED AT 128 ARANSAS PASS (SUNRISE ADDITION BLK 6 LOT 15, 19, 20 & PT 21, KAD 26712) FROM R2-M RR, MODERATE DENSITY RESIDENTIAL RIVER ROAD OVERLAY, TO C2 RR, TRANSITIONAL COMMERCIAL RIVER ROAD OVERLAY. (ROBERT S. THORNTON L.P.)

B. TO CONSIDER THE PROPOSED SPECIAL USE PERMIT FOR 1.86 ACRES LOCATED AT 176 ENTERPRISE PARKWAY (SCENIC LOOP BUSINESS PARK, LOT 8) TO ALLOW AN ASSEMBLY USE IN THE I-2 LIGHT INDUSTRY ZONING DISTRICT (JCS MACHINING INC.).

All interested parties are encouraged to attend.

NOTICE OF ASSISTANCE AT THE PUBLIC MEETINGS

Requests for special services must be received forty-eight (48) hours prior to the meeting time by calling the Planning Department at 830-248-1501.

DQ

R&B Dairy Queens, Inc. is now hiring for **Assistant Manager** at our Bandera & Comfort Locations. Health, Dental, Life, 401K and Vacation Available! Please apply at store or fax resume to 830-609-4814. No Phone Calls Please!

Thank You! Advertisers: Subscribers: Readers: For the great service they have provided.

LEGALS

LEGALS

APPLICATION HAS BEEN MADE WITH THE TEXAS ALCOHOLIC BEVERAGE COMMISSION FOR A MIXED BEVERAGE PERMIT BY AM COFFEE, LLC DBA BLACK RIFLE COFFEE COMPANY TO BE LOCATED AT 101 S. MAIN, SUITE A, BOERNE, KENDALL, TEXAS. OFFICER OF SAID CORPORATION IS PATRICE H. MAINZ, OWNER.

KENDALL COUNTY INDIGENT HEALTH CARE

Kendall County will use the following rules to comply with its responsibility under the Indigent Health Care and Treatment Act. Applicants can be requested at 124 Farwood Ave., Boerne, Texas. Contact either Barbara Cantor or Sheri Williams for assistance in completing the application. If needed, Kendall County will use the following rules and procedures listed in the County Indigent Health Care Program Handbook published by the Texas Department of Health.

1. Applicants must be completely filled out, signed and dated.
2. Verification of income, household composition, resources, and residency is required. (Eligible persons must be a resident of Kendall County.)
3. Maximum net monthly income cannot exceed 21% of the Federal Poverty Level for the family size. (Information on the actual figures can be obtained from the office.)
4. Total currently received and assets cannot exceed \$3000 (or \$3000 if the household contains a minor who is aged or disabled). The Fair Market value of a vehicle in excess of \$4,500 is counted against the resource/asset limit. Personal possessions & household are exempt assets.
5. Applicants must provide all information & documentation requested.
6. Applicants must first apply for any other programs for which they are potentially eligible, in the county program in the event of first need.
7. Applicants have the right to appeal a denial of assistance.

CITY OF FAIR OAKS RANCH REQUEST FOR PROPOSALS

RFP #FOR-2021

Due Date: Friday, August 20, 2021 by 2:00 p.m. CST

The City of Fair Oaks Ranch is soliciting qualifications from vendors for Fully Insured Medical, Dental, and Vision benefits.

The complete RFP packet and any subsequent Addendums may be obtained by contacting HUB International by email: caroline.smith@hubinternational.com

One (1) electronic copy (USB) to be delivered to:

HUB International, Attn: Caroline Smith, 1801 E. 51st Street, Suite 365 #366, Austin, TX 78723

All inquiries about this RFP shall be submitted no later than 5:00 p.m. CST Friday, August 13, 2021. Qualifications received after the deadline stated herein will not be opened and shall be considered void and unacceptable. Responses will be received at the addresses listed above until 2:00 p.m. CST, Friday, August 20, 2021.

The City of Fair Oaks Ranch reserves the right to reject any and all qualifications, to waive irregularities, and to accept the qualifications deemed the most advantageous to the City.

All requests for information and inquiries regarding this RFP must be made, in writing, to HUB International, at caroline.smith@hubinternational.com

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FALCON

Kerrville, Texas

CSR/Administrative & Receptionist Positions

with Benefits and Opportunity for Growth

CSR/Administrative Requirements:

- Proficient in Microsoft Office
- Assists producers/clients with applications/policies/etc.
- Accurate input of client information
- Assists with incoming calls
- Organized - Detail oriented
- Excellent communication skills
- Ability to work independently and as part of a team
- Strong time management skills

Receptionist Position Requirements:

- Answer multi-line phone system
- Excellent verbal communication skills
- Accurate input of client information for producers

Education and Experience:

- High School Diploma or equivalent
- 1 year office experience or Associate's Degree

Please submit your resume to RESUMES@FalconInsurance.com

To place an ad just call 249.2441

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PROPOSED BUDGET

FISCAL YEAR 2022 City of Boerne, Texas



CITY OF BOERNE PROPOSED BUDGET SUMMARY FY 2022

This budget will raise more total property taxes than last year's budget by an amount of \$852,855 which is an 8.5% increase from last year's budget, and of that amount \$507,400 is the tax revenue to be raised from new property added to the tax roll this year.

GOVERNING BODY	RECORD VOTE
Tim Handren	
Ty Wolosin	
Nina Woolard	
Quinten Scott	
Bryce Boddie	
Joseph Macaluso	

Property Tax Rate Comparison

	FY 2021	FY 2022
Property Tax Rate:	0.4720	0.4720
No-new-revenue Tax Rate:	0.4656	0.4577
No-new-revenue Maintenance & Operation Tax rate:	0.5330	0.3810
Voter Approval Tax Rate:	0.5170	0.5218
Debt Rate:	0.0812	0.0784

Total Municipal Debt Obligation as of October 1, 2020 - \$39,486,622

September 14, 2021

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FY 2022

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BUDGET MESSAGE

September 14, 2021

TO: Honorable Mayor and Council Members

FROM: Ben Thatcher, City Manager
Jeff Thompson, Deputy City Manager
Sandra Mattick, CPA, CGFO, Director of Finance

RE: FY 2022 Proposed Budget

Staff respectfully submits the following financial plan for the City of Boerne, Texas, an approved budget that is sound and responsible. As we emerge from the global pandemic of 2020 - 2021 and the many uncertainties of its impact on the economy, projecting revenues for FY 2022 continues to have its challenges. As is our practice, the City has chosen a very conservative approach to revenue projections with modest growth in most revenues including sales tax revenue. These revenue projections will be reviewed throughout the year and adjustments to expenditures made as needed to ensure they stay within sustainable levels while providing services our residents need and desire.

As directed by City Council, this proposed budget provides for all current City services and programs with no reduction in service levels.

Attached for your review is the City of Boerne's Proposed Budget for FY 2022. This budget outlines the programs and services to be provided by the City during the coming year.

TAX RATE

This proposed budget has been prepared based on maintaining the existing ad valorem tax rate of \$0.4720/\$100 valuation. This rate will produce 3.45% in additional revenue from existing properties. The tax rate is made up of a Debt Service Tax Rate of 7.84 cents and a Maintenance and Operations Tax Rate of 39.36 cents for FY 2022. If the \$0.4720 is maintained in FY 2022, the City will have not increased its tax rate in 9 consecutive fiscal years.

CAPITAL INVESTMENTS

Due to the uncertainty surrounding the pandemic, several projects and capital purchases were put on hold in FY 2020 and funding for many of those were carried over to the FY 2021 budget.

Some of the major projects and initiatives in the FY 2022 budget are:

- Comprehensive Branding Initiative - \$50,000
- Complete an update of the comprehensive Transportation Plan - \$150,000 (carried over from FY 2021)
- Funding in the amount of \$1,592,000 to complete phases II and III of the sidewalk projects to improve pedestrian mobility
- Roadway Improvements (E. Johns Rd, Buc-ee's Way and Haven Court) - \$908,895
- Calder Drainage Project (Bandera Rd to San Antonio Rd) - \$347,000 (carried over from FY 2021)
- Corridor/Street Enhancement and Beautification - \$300,000
- River Road Park bank stabilization project - \$600,000
- Street Preservation and Reconstruction projects - \$225,000
- Northside Community Park Design - \$207,000
- Intersection Improvements (Cascade Caverns/Scenic Loop/Herff Rd/River Rd) - \$300,000
- Purchase of Gradall (used to clean and maintain drainage areas) - \$400,000 (5-year lease-purchase)

Ongoing projects that were funded in previous years that will help to address traffic and growth issues for the City include two TxDOT roadway projects on IH 10. Overpasses, additional traffic lanes, turnarounds and frontage road improvements are underway at the Hwy 87 and Hwy 46 intersections with IH 10. These projects are expected to be completed in FY 2022 at a total cost of approximately \$60 million.

The Kendall County Transportation Planning Study Committee has restarted their efforts after a pause due to the pandemic. It is anticipated that in 2021 projects will be identified that could include joint collaboration by the City of Boerne, Kendall County, and other strategic partners.

The City has submitted to the State to receive funds from the Coronavirus Local Fiscal Recovery Fund which is a component of the American Rescue Plan Act of 2021. The City has been allocated \$4,517,633 from these funds. Half of this amount was disbursed in August 2021 and the second half will be disbursed approximately 12 months later.

Authorized use of the funds is still being determined at this point, but staff is assessing which masterplan infrastructure priorities qualify. The city has also had some preliminary discussion with Kendall County regarding co-funding large projects that would benefit both entities.

WORKFORCE INVESTMENTS

The City of Boerne is a service organization and therefore most of the operating expenses are related to labor costs. For FY 2022, in the City's ad valorem tax supported funds (General Fund, Parks and Library), approximately 63.5% of planned expenses are personnel related. The proposed budget includes the addition of the following positions:

- Police officer (Mental Health) - new service enhancement
- Firefighter
- IT Cyber Security Specialist - new service enhancement
- Dispatcher
- Assistant Planning Director (previously filled position)
- Meter Tech I
- Assistant Facilities Maintenance Supervisor
- Front Desk- Customer Service (part-time position) – new service enhancement

If approved, the total authorized full-time positions for the City will be 281.

The proposed FY 2022 Budget includes a 2% Cost of Living (COLA) increase and a 2.5% merit increase which will also be awarded across the board for all employees this year as part of the recently completed compensation study which will be implemented in FY 2022. The purpose of the study was to ensure the City is able to retain highly trained staff members and remains an employer of choice in this region.

The City also bid out its health, dental and vision insurance. Based on preliminary indications, the City anticipates a decrease in the cost of premiums for both the City and its employees. The City will use a portion of this savings to add long-term disability and short-term disability insurance to its benefits package. With the additional offering, the City still anticipates a 4.6% decrease in the cost of group insurance benefits to its employees.

COMPREHENSIVE MASTER PLAN

The update to the City's Comprehensive Master Plan was completed in FY 2018. As a result of this update, recent studies have focused on revisions to ordinances and regulations to reflect the vision of the Comprehensive Master Plan. Future budgets will include additional projects and initiatives identified in the Plan, as well as an annual update. The 2020/21 update has been delayed by COVID-19 pending completion of the UDC Project which is anticipated to take place in late July 2021.

During FY 2021 City staff worked closely with City Council to develop and implement a strategic management system. This new strategic framework will guide the way the City does business going forward and will help us determine how we should invest our time, energy, and resources.

FUND HIGHLIGHTS

City Council has approved an 8.75% increase in Reclaimed Water rates. This increase includes an inclining block rate to encourage limiting overuse and water waste and will become effective October 1, 2021. The Proposed FY 2022 Budget also includes a 3% increase in Water rates and 2% increase in Wastewater rates. These increases are below the 95% of CPI increase approved in the utility rate ordinances. These modest increases are needed to cover the increase in the cost of water and operating expenses for these utilities.

The budget for General Governmental funds totals \$36,193,000 with the General Fund making up \$22,550,184 or 62.3% of that total. The budget for the Internal Service Fund, which provides services to City departments, is \$4,141,302. The budget for Utilities totals \$48,356,709. The combined total adopted budget amounts to \$88,691,011

With this adopted budget, the City maintains a strong financial position and fund balance levels remain above the minimum required reserves.

SUMMARY

We believe these documents provide the financial plan for the City to continue to thrive, move forward implementing our Master Plan, and maintaining and expanding on things that make Boerne the desirable and outstanding Texas city it is. Monitoring of actual revenues to projected revenues during FY 2022 will potentially allow for funding of additional projects, equipment and personnel requested.

As a reminder, this budget is a work-in-progress and as Council directs, changes can be made until the final adopted budget takes effect on October 1, 2021.

Thank you for your time and attention in considering this important plan. As always Staff is available to answer any budget questions you might have.

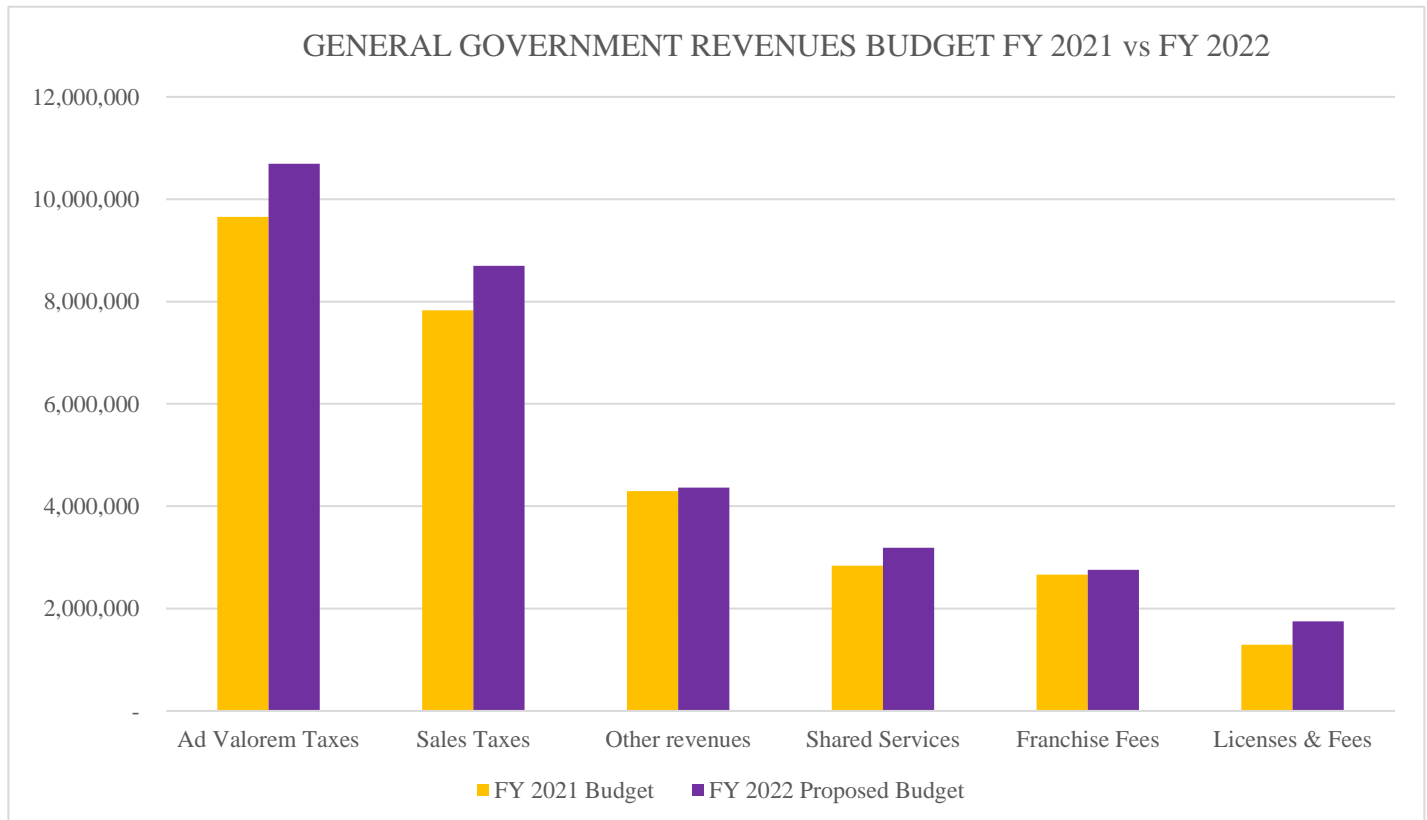
FY 2022 BUDGET SUMMARY

GENERAL GOVERNMENT REVENUE SUMMARY

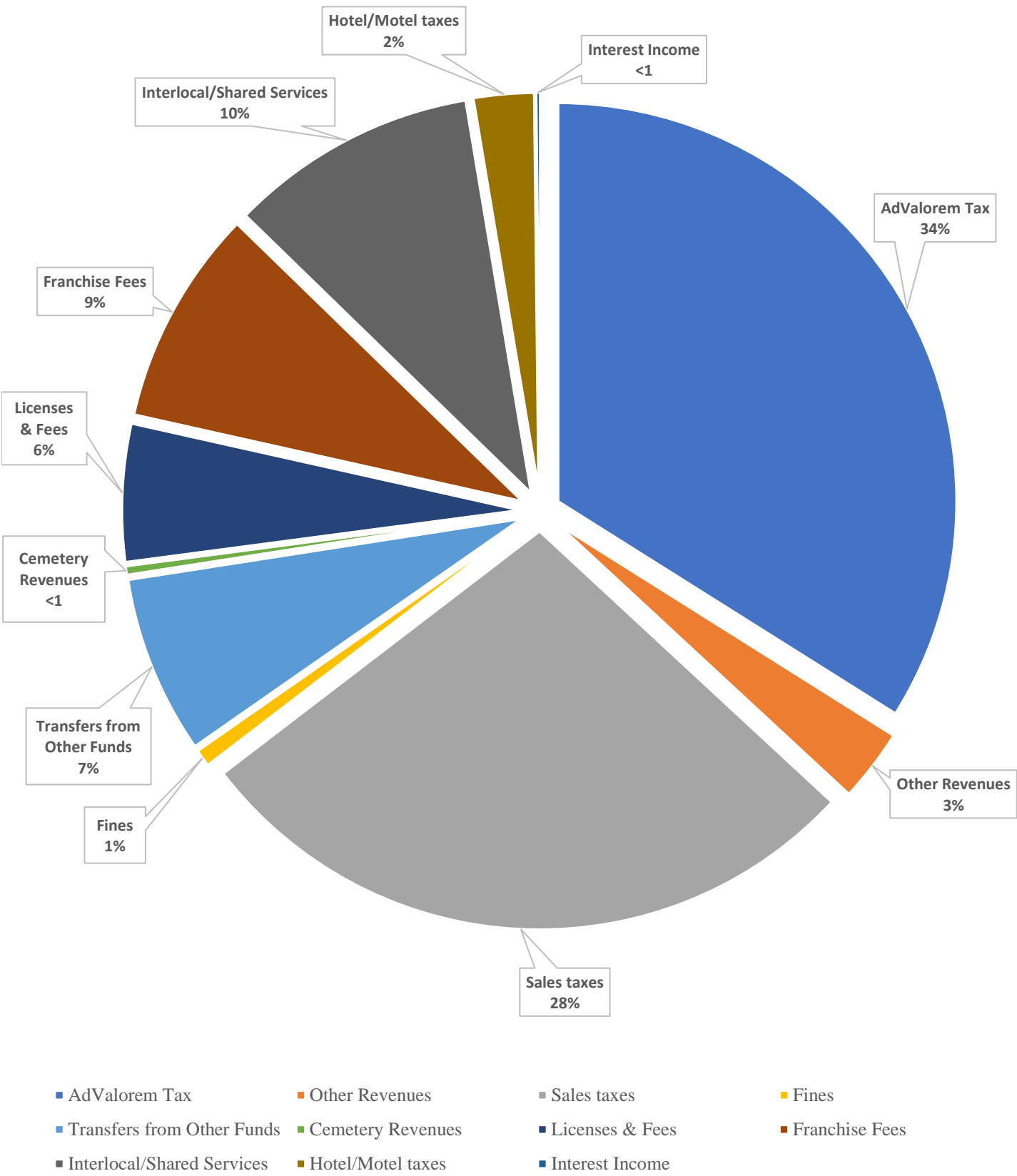
Listed below are the resources for General Government by category which include General Fund and the Special Revenue funds. In General Government, the largest revenue source for the city is ad valorem tax which is projected to increase by approximately 10.73%. The second largest is sales tax which is projected to increase by approximately 11.15%. Together, these two sources account for approximately 62% of all General Government revenues.

GENERAL GOVERNMENT REVENUE BY SUMMARY			
Revenue	FY 2021 BUDGET	FY 2022 PROPOSED BUDGET	FY 2022 vs FY 2021
Ad Valorem Tax	9,655,138	10,691,023	10.73%
Other Revenues	858,826	928,796	8.15%
Sales taxes	7,827,583	8,700,000	11.15%
Fines	269,200	223,300	-17.05%
Transfers from Other Funds	2,280,814	2,272,981	-0.34%
Cemetery Revenues	115,025	114,600	-0.37%
Licenses & Fees	1,293,500	1,751,000	35.37%
Franchise Fees	2,660,425	2,760,235	3.75%
Interlocal/Shared Services	2,838,430	3,188,957	12.35%
Hotel/Motel taxes	651,000	771,000	18.43%
Interest Income	121,500	55,100	-54.65%
Totals	28,571,441	31,456,993	10.10%

Total may reflect variances due to rounding.



FY 2022 GENERAL GOVERNMENT REVENUE BUDGET

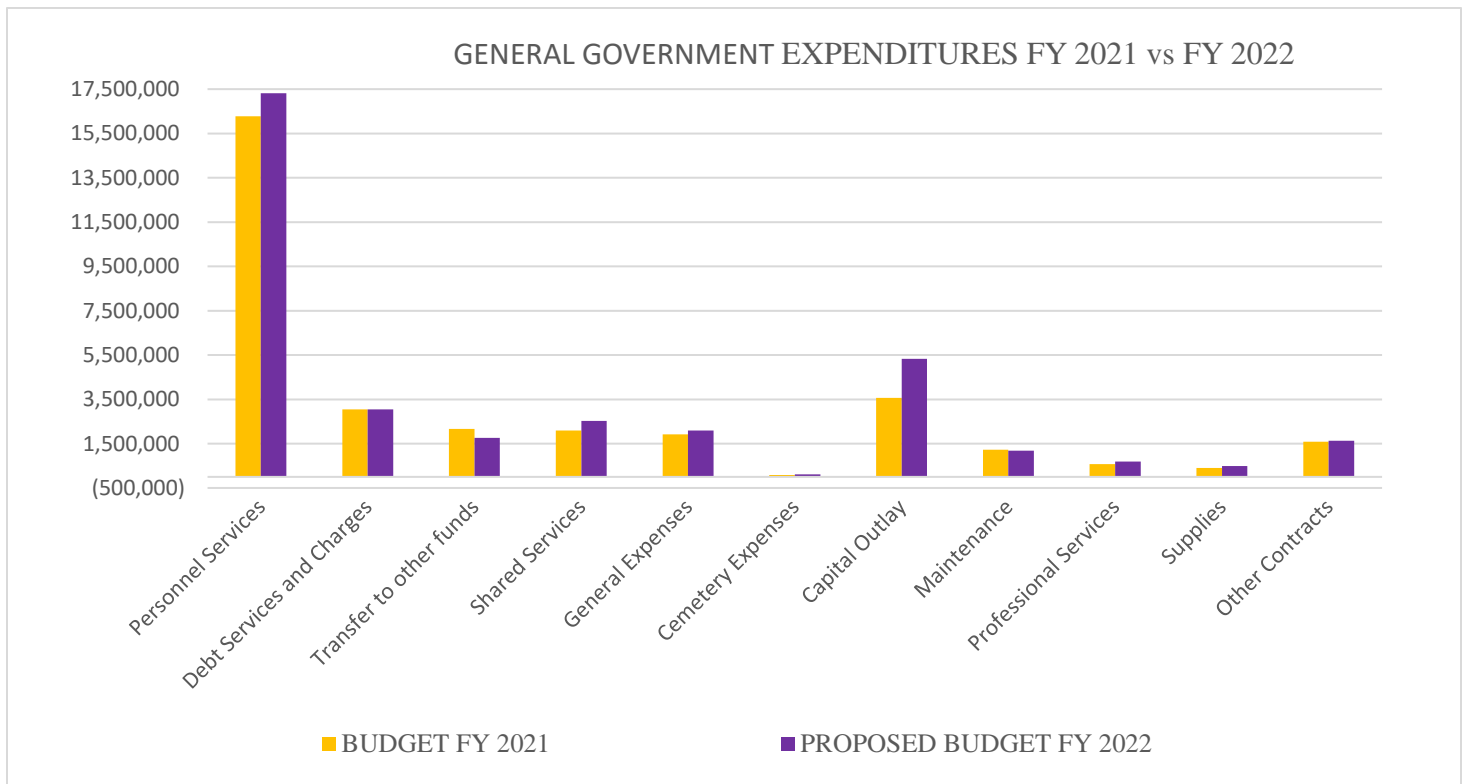


GENERAL GOVERNMENT EXPENDITURE SUMMARY

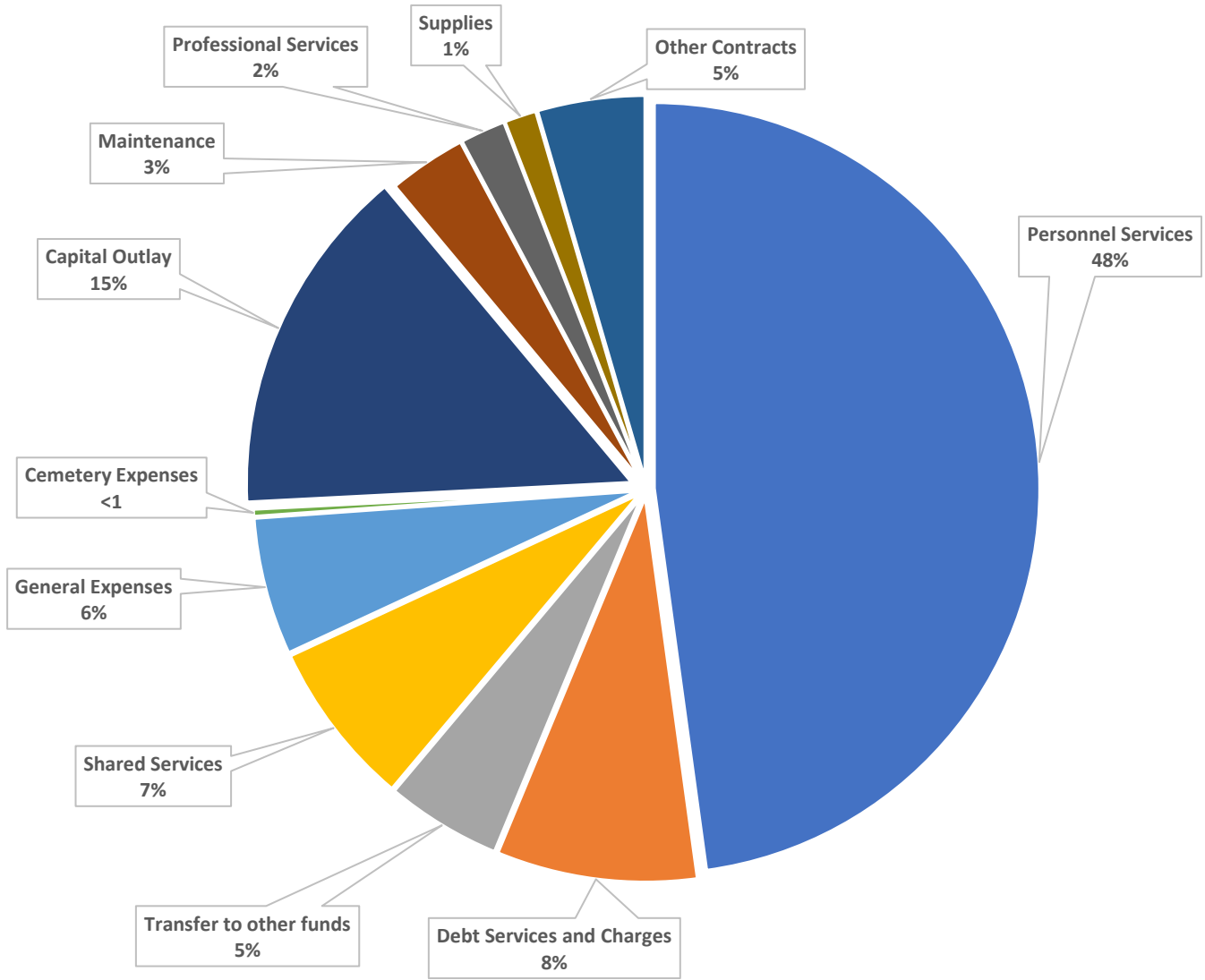
Listed below are the expenses for General Government by category which include General Fund and the Special Revenue funds. In General Government, the largest expenditure category for the city is personnel services which is an increase of approximately 8.26% from previous year. The second largest category are general government capital outlay costs which are projected to increase by approximately 58% from previous year. Together, these two categories account for approximately 62% of all General Government expenses.

GENERAL GOVERNMENT EXPENDITURES BY SUMMARY			
	FY 2021 BUDGET	FY 2022 PROPOSED BUDGET	FY 2022 vs FY 2021
Personnel Services	16,271,100	17,312,653	6.40%
Debt Services and Charges	3,045,021	3,045,971	0.03%
Transfer to other funds	2,160,337	1,762,605	-18.41%
Shared Services	2,092,096	2,523,013	20.60%
General Expenses	1,926,848	2,091,341	8.54%
Cemetery Expenses	89,600	114,600	27.90%
Capital Outlay	3,562,335	5,335,179	49.77%
Maintenance	1,230,322	1,188,763	-3.38%
Professional Services	580,225	693,795	19.57%
Supplies	409,250	491,186	20.02%
Other Contracts	1,593,384	1,633,895	2.54%
TOTALS	32,960,517	36,193,000	24.62%

Totals may reflect variance due to rounding



FY 2022 GENERAL GOVERNMENT EXPENDITURES



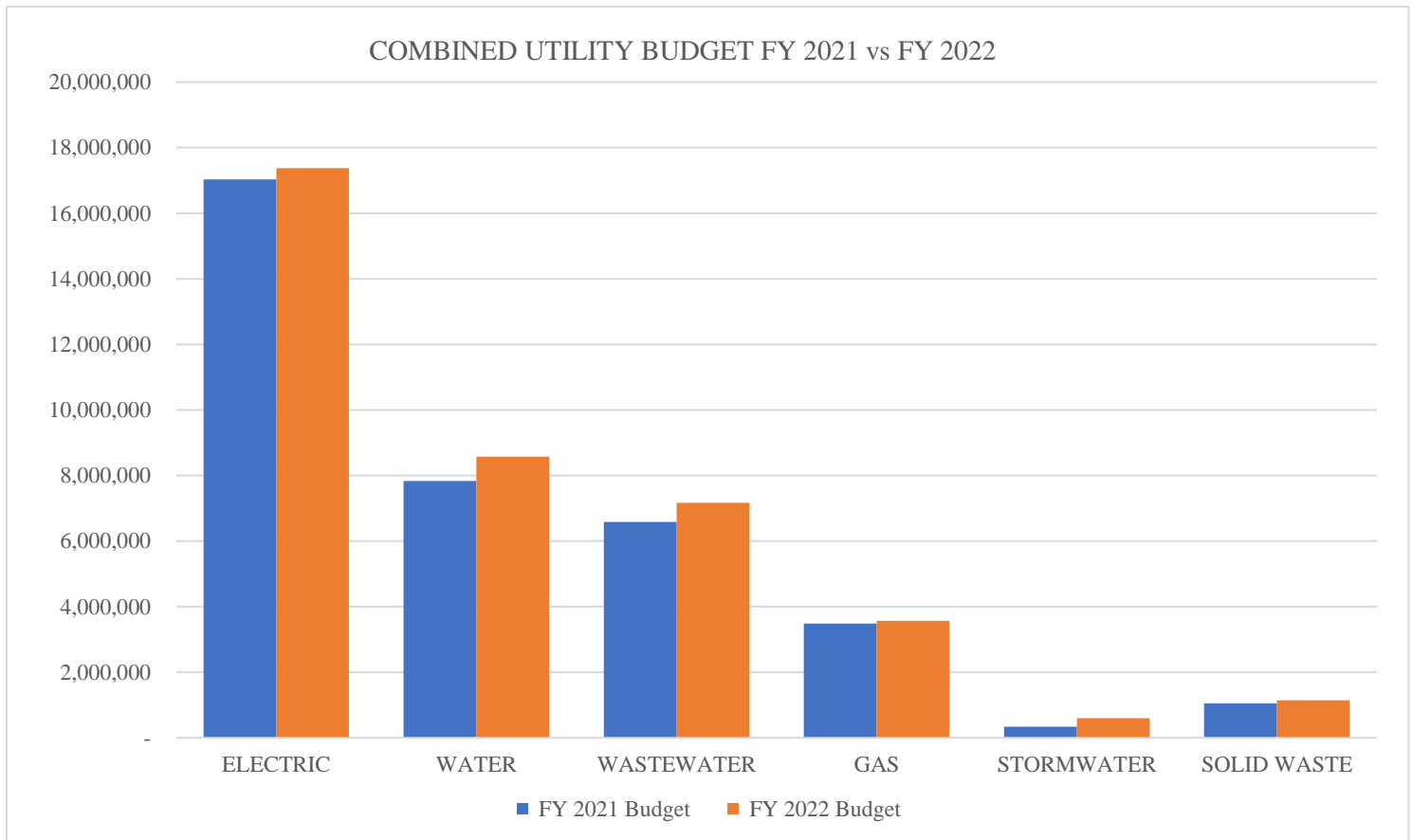
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|-------------------------|-----------------------------|---------------------------|-------------------|
| ■ Personnel Services | ■ Debt Services and Charges | ■ Transfer to other funds | ■ Shared Services |
| ■ General Expenses | ■ Cemetery Expenses | ■ Capital Outlay | ■ Maintenance |
| ■ Professional Services | ■ Supplies | ■ Other Contracts | |

COMBINED UTILITY BUDGET SUMMARY FY 2022

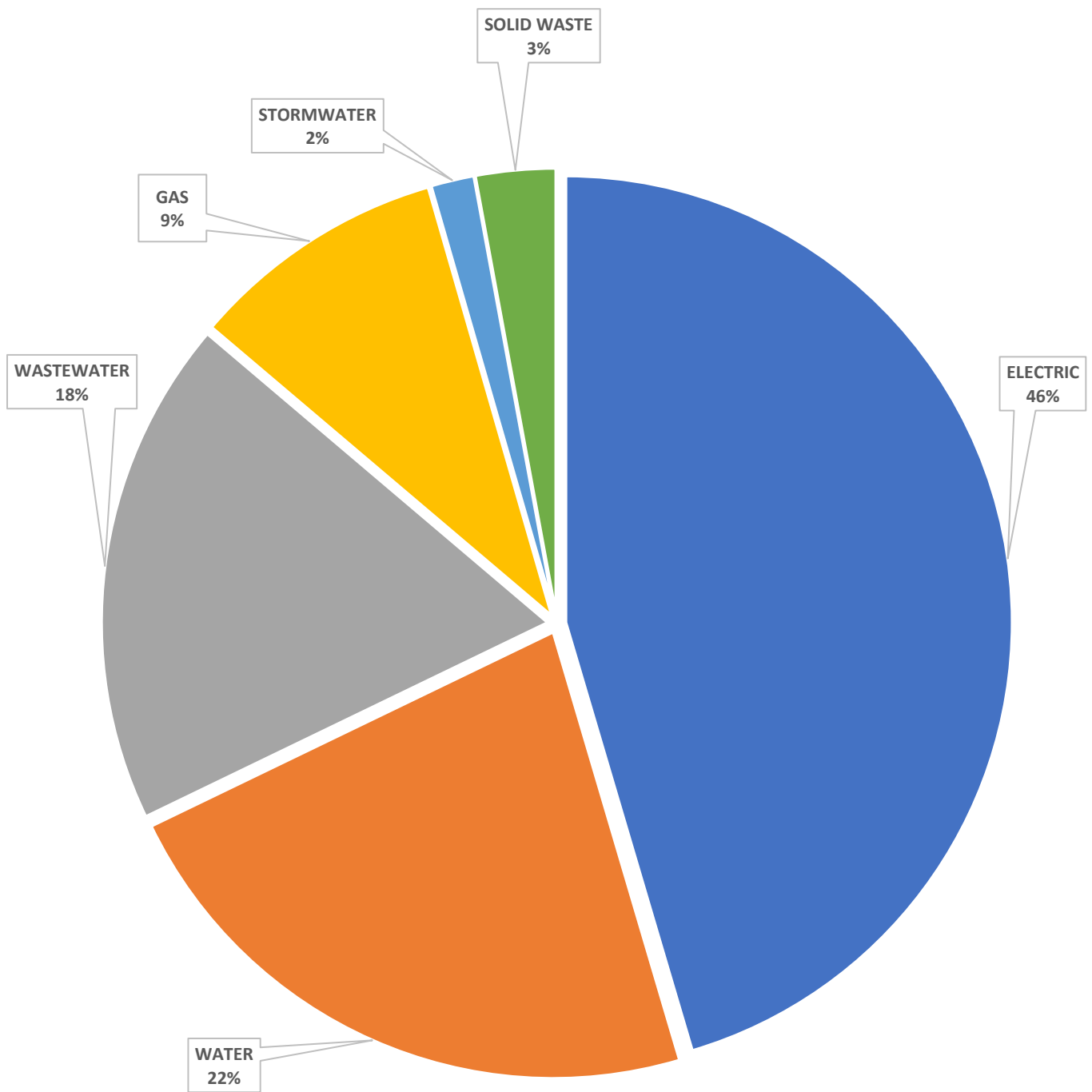
Listed below are the combined utility revenues of Electric, Water, Wastewater, Gas Stormwater, and Solid Waste utilities. Electric utility is the largest source of utility revenue for the city which accounts for 46% of all utility revenues and it is projected to increase by approximately 1.97%. Water utility is the second largest which accounts for 22% of the utility revenue total and it is projected to increase by approximately 8.60%. Together, the two utilities account for approximately 68% of all City utility revenues.

COMBINED UTILITIES REVENUES BY SUMMARY FY 2022			
	FY 2021 BUDGET	FY 2022 PROPOSED BUDGET	FY 2022 vs FY 2021
ELECTRIC	17,031,546	17,373,367	1.97%
WATER	7,834,117	8,571,366	8.60%
WASTEWATER	6,579,947	7,169,931	8.23%
GAS	3,479,570	3,569,299	2.51%
STORMWATER	335,609	600,000	44.07%
SOLID WASTE	1,049,986	1,139,202	7.83%
TOTALS	36,310,775	38,423,165	5.50%

Total may reflect slight variances due to rounding.



FY 2022 UTILITY REVENUES BUDGET



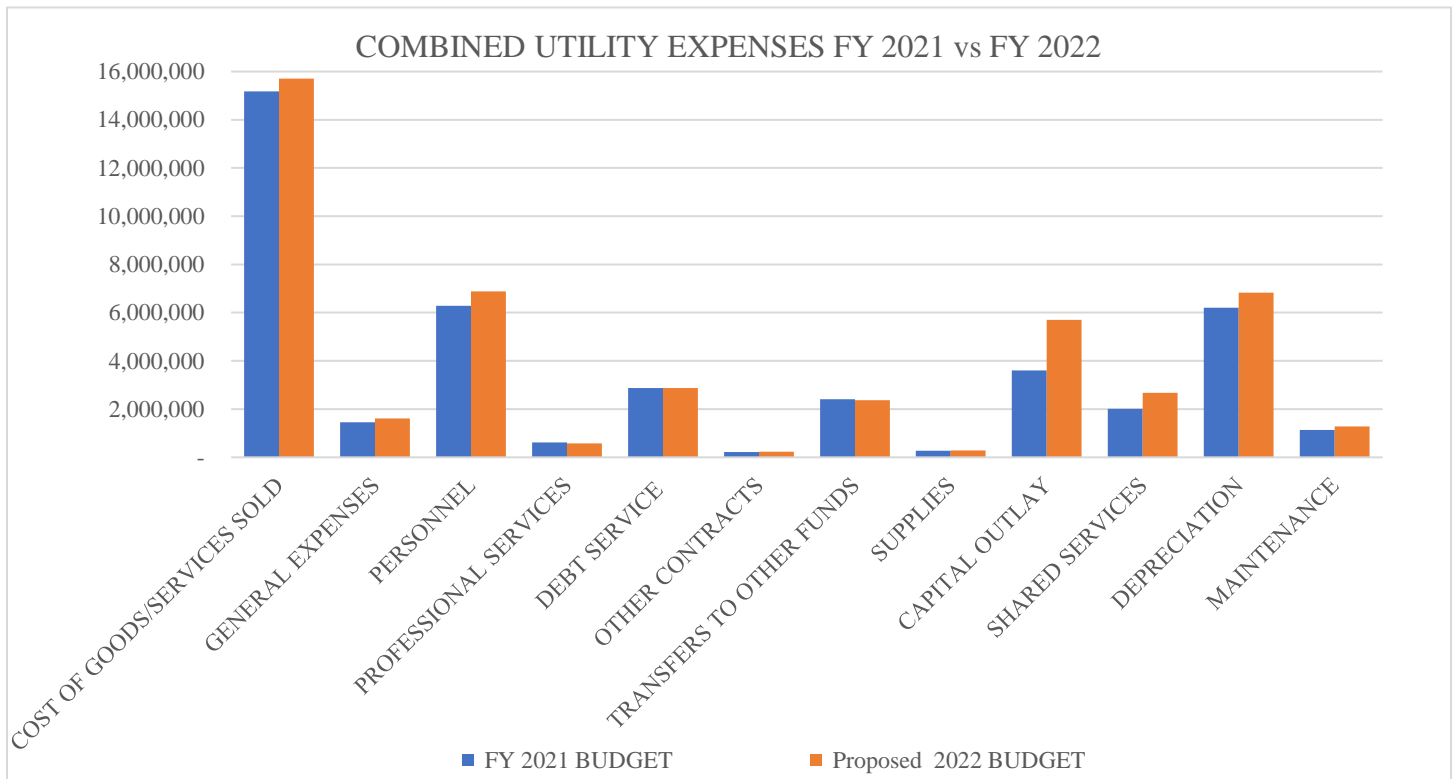
■ ELECTRIC ■ WATER ■ WASTEWATER ■ GAS ■ STORMWATER ■ SOLID WASTE

COMBINED UTILITY EXPENDITURE SUMMARY

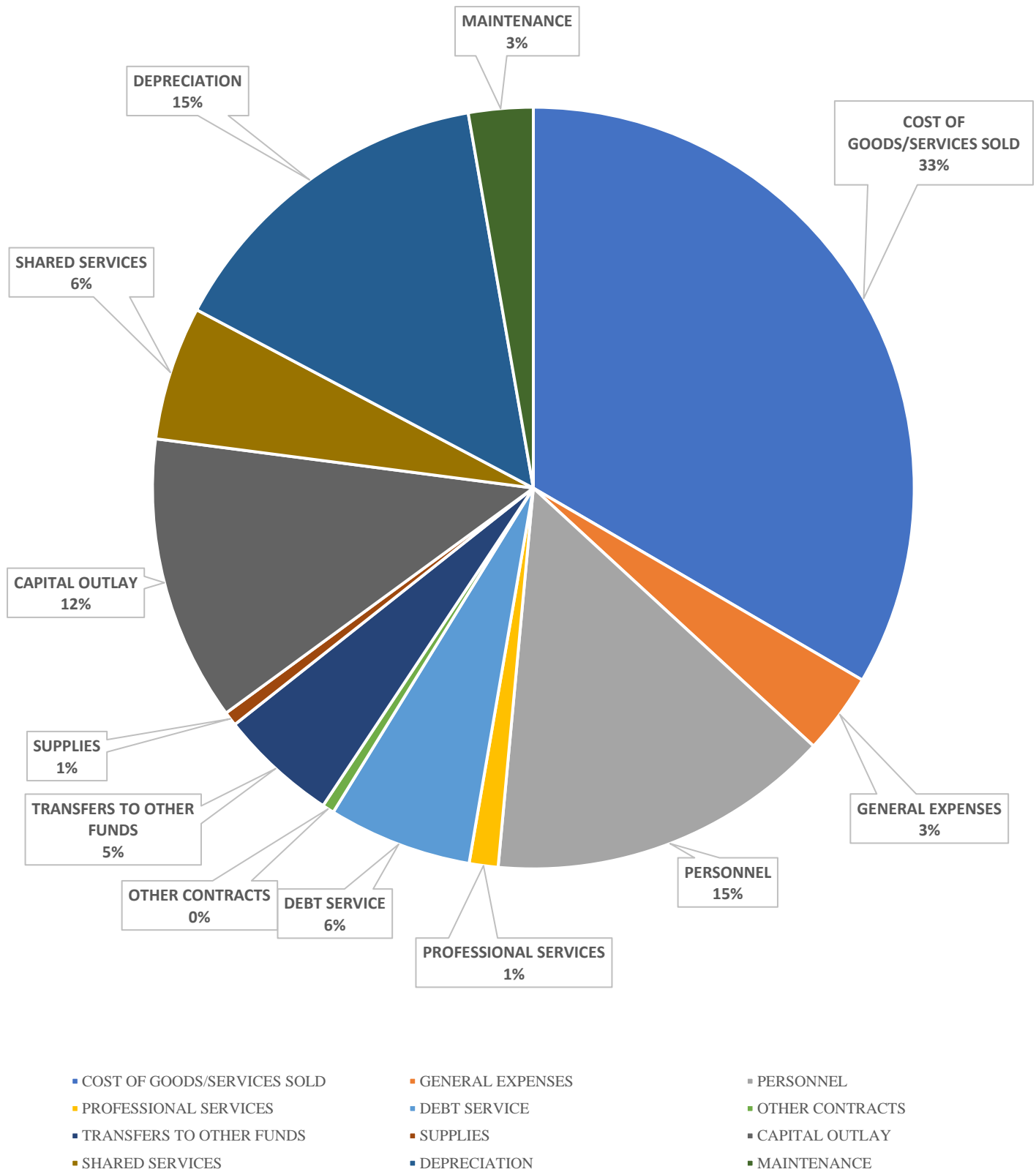
Listed below are the combined utility expenditures of Electric, Water, Wastewater, Gas Stormwater, and Solid Waste utilities. The cost of fuel/services sold continues to be the largest expenditure category for the city and is projected to increase by approximately 3.55% from the previous year. Personnel services are the second largest expenditures for the combined utilities and are projected to increase by approximately 9.53%. Combine these two categories account for approximately 48% of all the city's utility expenses.

COMBINED UTILITY EXPENSES BY SUMMARY			
	FY 2021 BUDGET	FY 2022 PROPOSED BUDGET	FY 2022 vs FY 2021
COST OF GOODS/SERVICES SOLD	15,174,062	15,712,529	3.55%
GENERAL EXPENSES	1,456,953	1,615,748	10.90%
PERSONNEL	6,282,894	6,881,583	9.53%
PROFESSIONAL SERVICES	613,979	575,942	-6.20%
DEBT SERVICE	2,871,975	2,869,874	-0.07%
OTHER CONTRACTS	223,000	238,000	6.73%
TRANSFERS TO OTHER FUNDS	2,402,876	2,364,876	-1.58%
SUPPLIES	279,500	284,500	1.79%
CAPITAL OUTLAY	3,603,572	5,701,255	58.21%
SHARED SERVICES	2,005,937	2,673,581	33.28%
DEPRECIATION	6,200,000	6,825,000	10.08%
MAINTENANCE	1,141,675	1,287,975	12.81%
TOTALS	42,256,423	47,030,863	11.30%

Totals may reflect slight variances due to rounding.



FY 2022 UTILITY EXPENSES BUDGET



CITY OF BOERNE
GLOSSARY
2022 BUDGET

The Annual Budgets contain specialized and technical terminology that is unique to public finance and budgeting. To assist the reader of this document in understanding these terms, a budget glossary has been developed.

APPROPRIATION - An authorization made by the City Council through an approved budget which permits the City to incur obligations and to make expenditures of resources. Appropriations lapse at the end of the fiscal year.

ASSESSED VALUATION - A valuation set upon real estate or other property by the County Appraisal District to be used as a basis for levying taxes.

BOND - A written promise, generally under seal, to pay a specified sum of money, called the face value, at a fixed time in the future, called the date of maturity, and carrying interest at a fixed rate, usually payable periodically. The difference between a note and a bond is that the latter usually runs for a longer period of time and requires greater legal formality.

BUDGET - A plan of operation embodying an estimate of proposed expenditures for a given period and the proposed means of financing them.

CAPITAL BUDGET - A plan of proposed expenditures for major improvements, equipment, vehicles, or machinery that results in the acquisition of assets with a useful life of more than one year.

DEBT SERVICE - The City's obligation to pay principal and interest on bonded debt according to a predetermined payment schedule.

DELINQUENT TAXES - Taxes that remain unpaid after the date on which a penalty for nonpayment is attached. Tax statements are mailed out in October and become delinquent if unpaid by January 31st.

DEPARTMENT - A specific functional area within the organization.

DEPRECIATION - The process of estimating and recording the expired useful life of a fixed asset which is used to distribute its cost over its revenue producing years.

ENTERPRISE FUND - A fund established to finance and account for operations (1) that are financed and operated in a manner similar to private business enterprises -where the intent of the governing body is that the costs (expenses, including depreciation) of providing goods or services to the general public on a continuing basis be financed or recovered primarily through user charges; or (2) where the governing body has decided that periodic determination of revenues earned, expenses incurred, and/or net income is appropriate for capital maintenance, public policy, management control, accountability, or other purpose.

EXPENDITURES - If the accounts are kept on the accrual basis this term designates total charges incurred, whether paid or unpaid, including expenses, provision for retirement of debt not reported as liability of the fund from which retired, and capital outlays. If accounts are kept on the cash basis, the term covers only actual disbursements for these purposes.

EXPENSE - Charges incurred, whether paid or unpaid, for operation, maintenance, and interest, and other charges which are presumed to benefit the current fiscal period. Legal provisions sometimes make it necessary to treat as expenses charges whose benefits extend over future periods.

FISCAL YEAR - An accounting period, typically twelve months, to which the annual budget applies and at the end of which a city determines its financial position and results of operations. The City's fiscal year is October 1 through September 30.

FIXED ASSETS - Assets of a long-term character which are intended to continue to be held or used, such as land, buildings, machinery, furniture, and other equipment.

FUND - An independent fiscal and accounting entity with a self-balancing set of accounts recording cash and/or other resources, together with all related liabilities, obligations, reserves, and equities which are segregated for the purpose of carrying on in accordance with special regulations, restrictions, or limitations.

FUND BALANCE - The excess of a fund's assets over its liabilities.

GENERAL FUND - The fund that is available for any legal authorized purpose and which is therefore used to account for all revenues and all activities except those required to be accounted for in another fund. Note: The General Fund is used to finance the ordinary operations of a governmental unit.

GENERAL OBLIGATION DEBT - Tax supported bonded debt which is backed by the full faith and credit of the city. In Texas, G.O. bonds must be authorized by public referendum.

GOAL - A statement of broad direction, purpose or intent based on the needs of the community. A goal is general and timeless; that is, it is not concerned with a specific achievement in a given period.

NO NEW REVENUE TAX RATE – State law in Texas prescribes a formula for calculating the no new revenue tax rate for cities. The net effect of the formula is to provide a tax rate that goes down when property values rise (and vice versa) to generate a rate that produces approximately the same revenue as the year before. The formula makes adjustments for additional debt service, newly annexed property and newly constructed property. If the proposed tax rate exceeds the no new revenue tax rate, State law requires that special notices must be posted and published.

PERSONNEL EXPENDITURES – For budgeting purposes, this term refers to all wages and related items: regular pay, longevity pay, social security, life insurance, retirement plan contributions and health insurance.

PROPERTY TAXES - Used to describe all revenue received in a period from current taxes and delinquent taxes. Property taxes are levied on both real and personal property according to the property's valuation and the tax rate.

REVENUE - The yield of taxes and other monetary resources that the city collects and receives into the treasury for public use.

REVENUE BONDS - Bonds of the City which are supported by the revenue generating capacity of the electric, water, wastewater, and gas systems.

SPECIAL REVENUE FUND - A fund used to account for the proceeds of specific revenue sources (other than special assessments, expendable trusts, or for major capital projects) that are legally restricted to expenditure for specified purposes.

TAX BASE - The total value of all real, person and mineral property in the City as of January 1st of each year, as certified by the County Appraisal Board. The tax base represents net value after all exemptions.

TAX RATE - Total tax rate is set by Council and is made up of two components: debt service and operations rates. It is the amount levied for each \$100 of assessed valuation.

TAX ROLL - The official list showing the amount of taxes levied against each taxpayer or property.

BOERNE GOVERNING BODY AND CITY MANAGEMENT



TIM HANDREN
Mayor



Ty Wolosin
District 1 & Mayor ProTem



Nina Woolard
District 2



Quinten Scott
District 3



Bryce Boddie
District 4



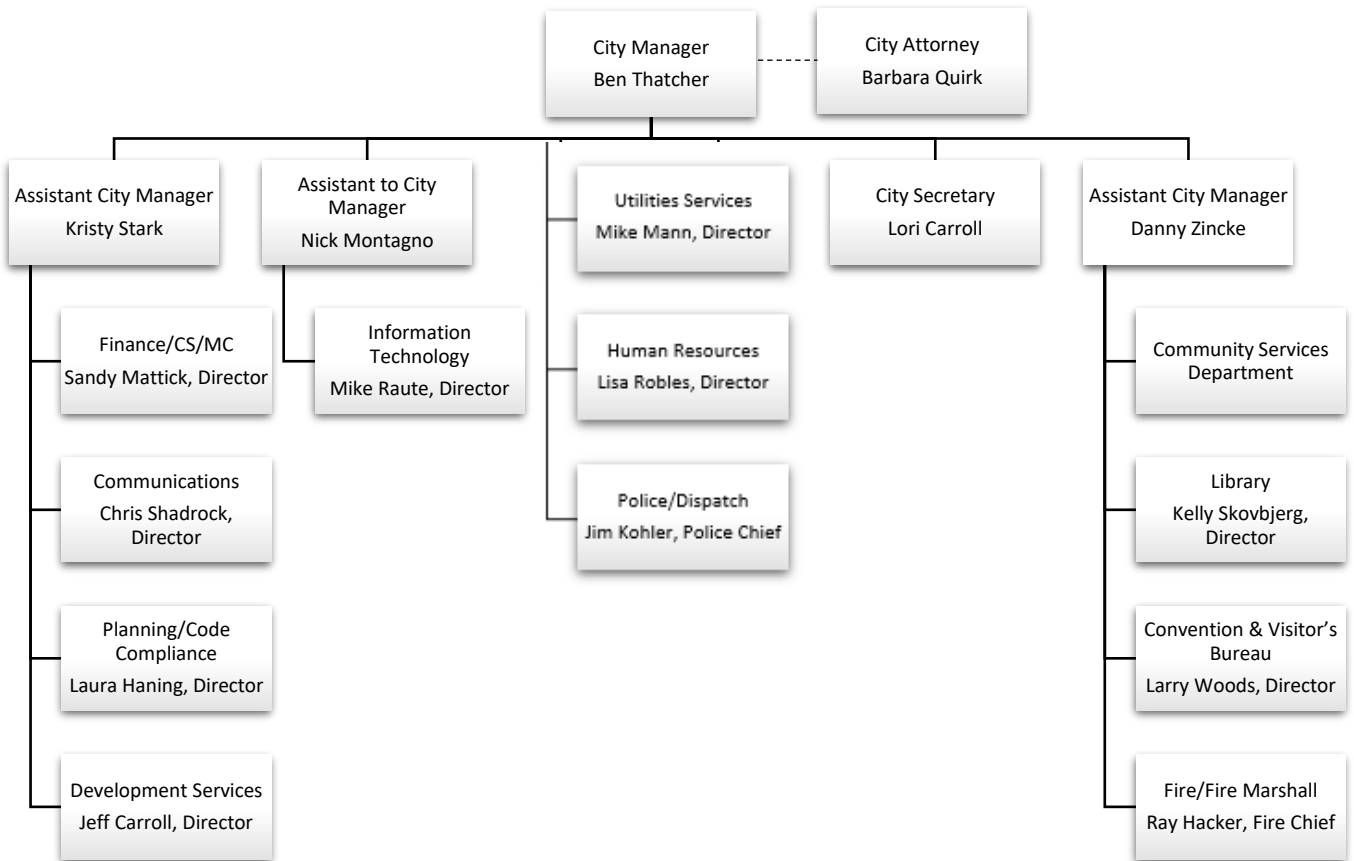
Joseph Macaluso
District 5



Ben Thatcher
City Manager



Jeff Thompson
Deputy City Manager



CITY OF BOERNE

FY 2022 ANNUAL BUDGET

BUDGET SUMMARY

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
General Fund				
Administration	5,396,427	5,781,262	5,705,039	5,496,220
Street	1,733,726	2,008,012	2,037,075	2,284,120
Law Enforcement	5,686,778	6,197,707	5,994,464	6,347,765
Fire	2,634,096	2,780,426	2,754,021	3,056,277
Dispatch	1,265,253	1,363,602	1,487,702	1,477,670
Municipal Court	344,857	364,239	333,583	377,932
Animal Control	348,659	399,422	379,691	427,418
Code Enforcement	469,100	541,108	483,090	614,012
Planning & Community Development	737,494	949,274	918,775	1,087,393
Information Technology	1,050,119	1,100,736	1,200,940	1,381,377
Total General Fund	19,666,509	21,485,788	21,294,380	22,550,184
Other Funds				
Hotel/Motel	693,018	658,918	672,112	770,131
Parks	2,567,157	2,743,698	2,522,464	2,718,675
Library	1,396,846	1,445,628	1,421,253	1,521,654
Economic Development	875,359	1,312,964	304,500	1,286,453
Debt Service	3,037,457	3,045,021	3,043,021	3,045,971
2017 Tax Notes Construction Fund*	5,151,843	-	-	-
Capital Projects Construction Fund	1,300,771	2,178,900	160,673	4,185,332
Cemetery	67,768	89,600	79,311	114,600
Total Other Funds	15,090,219	11,474,729	8,203,334	13,642,816
Internal Service Fund	938,166	3,353,908	3,072,956	4,141,302
Utility Funds				
Electric	14,691,240	18,008,624	17,303,553	18,225,137
Water	8,014,174	8,643,532	8,331,270	11,033,081
Wastewater	11,814,939	10,412,573	10,405,609	12,065,606
Gas	3,573,300	3,860,658	3,578,927	4,306,985
Stormwater	-	335,609	-	360,500
Solid Waste	965,228	995,427	1,014,367	1,039,554
Capital Recovery	1,237,548	1,981,645	1,181,645	1,325,846
2010 WW Revenue Bond Construction *	444,782	-	-	-
Total Utility Funds	40,741,211	44,238,068	41,815,371	48,356,709
Total All Funds	76,436,105	80,552,493	74,386,041	88,691,011

Note: *Fund is closed out

CITY OF BOERNE, TEXAS
PROPERTY TAX SCHEDULE
PROJECTED 2022

		ACTUAL FY 2020	ACTUAL FY 2021	ACTUAL 7/20/21 Certified FY 2022
ASSESSED VALUATION				
REAL PROPERTY	\$ \$	682,050,381	\$ 706,434,201	750,418,996
IMPROVEMENTS		1,652,578,037	1,765,358,357	2,005,992,555
PERSONAL PROPERTY		183,712,320	197,025,250	197,170,440
SUB-TOTAL	\$ \$	2,518,340,738	\$ 2,668,817,808	2,953,581,991
LESS EXEMPTIONS				
TOTAL EXEMPTIONS	\$ \$	376,003,030	\$ 380,057,280	438,166,100
EXEMPTIONS (PRORATED)				
HOMESTEAD CAP		52,327,334	32,290,099	36,786,684
AG LOSS		26,616,200	27,510,250	28,869,910
ABATEMENTS		-	-	-
DISABLED VET		30,570,263	41,668,348	62,315,279
HOUSE BILL 366		28,720	27,980	22,370
MILITARY SURVIVING SPOUSE		384,600	384,600	384,600
HISTORICAL		-	-	-
FREEPORT		11,104,710	11,881,616	13,181,864
TOTAL EXEMPTIONS		497,034,857	493,820,173	579,726,807
TOTAL TAXABLE VALUE BEFORE FREEZE	\$ \$	2,021,305,881	\$ 2,174,997,635	2,373,855,184
LESS: FREEZE TAXABLE AMOUNT		273,363,658	309,480,693	359,922,016
TRANSFER ADJUSTMENT		468,597	346,411	289,496
ADJUST FOR CAD EST OF PROTEST VALUE		-	632,831	1,856,168
NET TAXABLE VALUE AFTER FREEZE		1,747,473,626	1,864,537,700	2,011,787,504
LEVY USING \$0.4720/100		8,422,823	8,800,618	9,495,637
PLUS TAXES ON FREEZE TAXABLE		1,073,853	1,203,693	1,361,529
TOTAL LEVY	\$ \$	9,496,676	\$ 10,004,311	10,857,166
TAX RATE/\$100 VALUATION				
GENERAL FUND	\$ \$	0.2336	\$ 0.2406	0.2477
PARK FUND		0.0936	0.0953	0.0895
LIBRARY FUND		0.0597	0.0547	0.0564
DEBT SERVICE FUND		0.0851	0.0814	0.0784
TOTAL TAX RATE	\$ \$	0.4720	\$ 0.4720	0.4720
CURRENT LEVY (NET)	\$ \$	9,496,676	\$ 10,004,311	10,857,166
PERCENT OF LEVY COLLECTED		@98.0%	@96.0%	98.0%
DISTRIBUTION BY FUND				
GENERAL FUND	\$ \$	4,624,932	\$ 4,898,461	5,723,320
PARK FUND		1,853,061	1,940,299	1,937,112
LIBRARY FUND		1,180,929	1,113,287	1,213,229
DEBT SERVICE FUND		1,647,822	1,652,091	1,766,362
CURRENT COLLECTIONS	\$ \$	9,306,744	\$ 9,604,138	10,640,023

CITY OF BOERNE, TEXAS
SUMMARY OF OUTSTANDING BONDED DEBT
GENERAL OBLIGATION BONDS, CERTIFICATES OF
OBLIGATION AND TAX NOTES

<u>YEAR ENDING SEPTEMBER 30</u>	<u>PRINCIPAL</u>	<u>INTEREST</u>	<u>TOTAL</u>
2022	2,125,000	917,471	3,042,471
2023	10,470,000	766,535	11,236,535
2024	10,745,000	531,457	11,276,457
2025	1,490,000	390,588	1,880,588
2026	1,540,000	342,466	1,882,466
2027	1,580,000	292,251	1,872,251
2028	1,345,000	246,469	1,591,469
2029	1,390,000	202,094	1,592,094
2030	1,445,000	152,619	1,597,619
2031	1,485,000	100,772	1,585,772
2032	935,000	55,500	990,500
2033	920,000	18,400	938,400
	<u>\$ 35,470,000</u>	<u>\$ 4,016,622</u>	<u>\$ 39,486,622</u>

CITY OF BOERNE, TEXAS
SUMMARY OF OUTSTANDING DEBT

UTILITY SYSTEM REVENUE & G.O. BONDS
CURRENTLY OUTSTANDING

<u>YEAR ENDING SEPTEMBER 30</u>	<u>PRINCIPAL</u>	<u>INTEREST</u>	<u>TOTAL</u>
2022	\$ 1,535,000	\$ 1,334,475	2,869,475
2023	\$ 1,590,000	\$ 1,276,125	2,866,125
2024	\$ 1,665,000	\$ 1,201,725	2,866,725
2025	\$ 1,735,000	\$ 1,128,975	2,863,975
2026	\$ 1,805,000	\$ 1,058,175	2,863,175
2027	\$ 1,255,000	\$ 991,950	2,246,950
2028	\$ 1,310,000	\$ 931,675	2,241,675
2029	\$ 1,375,000	\$ 868,500	2,243,500
2030	\$ 1,445,000	\$ 800,775	2,245,775
2031	\$ 1,510,000	\$ 729,775	2,239,775
2032	\$ 1,590,000	\$ 655,250	2,245,250
2033	\$ 1,665,000	\$ 576,975	2,241,975
2034	\$ 1,750,000	\$ 494,825	2,244,825
2035	\$ 1,780,000	\$ 417,125	2,197,125
2036	\$ 1,855,000	\$ 349,063	2,204,063
2037	\$ 1,920,000	\$ 283,000	2,203,000
2038	\$ 1,995,000	\$ 209,500	2,204,500
2039	\$ 2,080,000	\$ 128,000	2,208,000
2040	\$ 2,160,000	\$ 43,200	2,203,200
	<u>\$ 32,020,000</u>	<u>\$ 13,479,088</u>	<u>\$ 45,499,088</u>

CITY OF BOERNE

FY 2022 ANNUAL BUDGET

GENERAL FUND

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
Beginning Unreserved Fund Balance	5,573,014	7,622,502	7,622,502	7,757,888
Operating Revenues				
Ad Valorem Taxes	4,611,111	4,949,461	5,141,000	5,774,320
Sales & Use Tax	8,432,288	7,827,583	8,432,288	8,700,000
Mixed Drinks Tax	53,800	40,000	53,800	50,000
Fines	216,500	269,200	187,639	223,300
Licenses and Fees	1,098,785	924,000	1,321,350	1,299,000
Franchise Fees	2,599,006	2,660,425	2,589,143	2,760,235
Interlocal/Shared Services	2,667,897	2,573,871	2,573,871	2,912,228
Other Revenues	749,215	224,000	601,135	380,000
Interest Income	229,749	100,000	110,000	50,000
Grants and Donations	967,647	5,000	47,473	5,000
Transfers from Other Funds	90,000	49,000	30,000	30,000
Reserved Fund Balances	-	420,751	342,066	215,046
Total Operating Revenue	21,715,998	20,043,291	21,429,765	22,399,130
Operating Expenditures				
Personnel Services	13,399,827	13,248,763	13,515,160	14,154,714
Supplies	288,128	374,250	301,613	448,186
Maintenance	673,872	985,322	921,078	916,763
Professional Services	521,832	580,225	499,440	683,795
General Expenses	1,044,596	1,178,188	1,119,930	1,352,422
Shared Services	971,640	1,860,531	1,860,531	2,244,193
Other Contracts	229,240	275,420	263,899	312,942
Total Operating Expenditures	17,129,135	18,502,699	18,481,651	20,113,015
Non-Operating Expenses				
Transfers to Other Funds	1,878,753	2,005,337	1,976,437	1,450,692
Capital Outlay	658,622	977,752	836,291	986,477
Non-Operating Expenditures	2,537,375	2,983,089	2,812,728	2,437,169
Total Expenditures	19,666,510	21,485,788	21,294,379	22,550,184
Ending Balance	2,049,488	(1,442,497)	135,386	(151,054)
Ending Unreserved Fund Balance	7,622,502	6,180,005	7,757,888	7,606,834

CITY OF BOERNE

FY 2022 ANNUAL BUDGET

GENERAL FUND

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
Administration				
Personnel Services	1,797,493	1,597,666	1,581,284	1,627,843
Supplies	275	300	275	300
Maintenance	34,254	74,185	42,310	42,310
Professional Services	165,326	159,195	159,195	209,195
General Expenses	279,221	321,160	327,275	415,350
Required Public Notices	7,991	10,000	19,411	15,000
Lobbyist/Legislative Influence	-	-	-	-
Shared Services	971,640	1,191,999	1,191,999	1,390,088
Other Contracts	229,240	275,420	263,899	312,942
Transfers to Other Funds	1,878,753	2,005,337	1,976,437	1,450,692
Capital Outlay	32,234	146,000	142,954	32,500
Total	5,396,427	5,781,262	5,705,039	5,496,220
Street				
Personnel Services	1,310,840	1,006,613	1,065,986	1,042,548
Supplies	154,296	195,000	182,000	255,000
Maintenance	44,634	298,350	286,000	174,850
Professional Services	13,917	50,000	45,000	134,000
General Expenses	51,396	42,200	37,740	49,200
Shared Services	-	379,449	379,449	454,350
Capital Outlay	158,642	36,400	40,900	174,172
Total	1,733,725	2,008,012	2,037,075	2,284,120
Law Enforcement				
Personnel Services	4,982,395	5,126,255	5,054,246	5,264,389
Supplies	74,989	104,000	76,038	104,000
Maintenance	151,348	125,250	115,131	115,250
General Expenses	252,395	294,041	274,474	300,445
Shared Services	-	174,906	174,906	231,070
Capital Outlay	225,652	373,254	299,669	332,611
Total	5,686,779	6,197,706	5,994,464	6,347,765
Fire				
Personnel Services	2,212,908	2,206,439	2,286,286	2,412,734
Supplies	48,162	57,500	38,000	71,436
Maintenance	95,576	79,700	68,812	122,760
Professional Services	19,000	11,000	11,000	11,000
General Expenses	148,428	184,120	148,256	191,700
Shared Services	-	72,119	72,119	95,380
Capital Outlay	110,022	169,548	129,548	151,267
Total	2,634,096	2,780,426	2,754,021	3,056,277

CITY OF BOERNE

FY 2022 ANNUAL BUDGET

GENERAL FUND

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
Dispatch				
Personnel Services	1,178,789	1,208,752	1,357,672	1,358,427
Maintenance	18,555	34,725	28,000	31,000
General Expenses	54,794	58,246	48,350	59,158
Shared Services	-	12,217	12,217	24,085
Capital Outlay	13,115	49,662	41,463	5,000
Total	1,265,253	1,363,602	1,487,702	1,477,670
Municipal Court				
Personnel Services	236,439	249,906	252,503	258,148
Supplies	3,371	6,000	100	6,000
Maintenance	13,970	13,000	9,926	13,000
Professional Services	46,898	54,600	47,315	54,600
General Expenses	23,958	37,290	20,296	32,990
Shared Services	-	2,443	2,443	4,817
Capital Outlay	20,221	1,000	1,000	8,377
Total	344,857	364,239	333,583	377,932
Animal Control				
Personnel Services	288,749	332,028	309,268	339,316
Supplies	1,362	2,200	1,500	2,200
Maintenance	2,878	3,500	2,000	5,150
General Expenses	54,987	43,136	51,182	44,826
Shared Services	-	7,558	7,558	10,126
Capital Outlay	683	11,000	8,183	25,800
Total	348,659	399,422	379,691	427,418
Code Enforcement				
Personnel Services	385,055	408,749	389,522	465,159
Supplies	2,259	2,500	2,000	2,500
Maintenance	3,963	13,000	2,854	3,000
General Expenses	77,823	72,685	78,839	88,793
Shared Services	-	9,874	9,874	14,810
Capital Outlay	-	34,300	-	39,750
Total	469,100	541,108	483,089	614,012
Planning & Community Development				
Personnel Services	442,486	546,447	592,587	731,559
Maintenance	-	21,580	14,400	32,400
Professional Services	264,811	290,430	221,930	260,000
General Expenses	27,939	37,150	36,190	51,800
Shared Services	-	4,887	4,887	9,634
Capital Outlay	2,258	48,780	48,780	2,000
Total	737,494	949,274	918,774	1,087,393

CITY OF BOERNE

FY 2022 ANNUAL BUDGET

GENERAL FUND

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
Information Technology				
Personnel Services	564,673	565,908	625,805	654,591
Supplies	3,414	6,750	1,700	6,750
Maintenance	308,694	322,032	351,645	377,043
Professional Services	11,880	15,000	15,000	15,000
General Expenses	65,664	78,160	77,917	103,160
Shared Services	-	5,079	5,079	9,833
Capital Outlay	95,795	107,808	123,794	215,000
Total	1,050,120	1,100,737	1,200,940	1,381,377
Total General Fund Expenditures	19,666,510	21,485,788	21,294,379	22,550,184

CITY OF BOERNE

FY 2022 ANNUAL BUDGET

HOTEL/MOTEL FUND

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
Beginning Unreserved Fund Balance	147,046	69,226	69,226	99,668
Operating Revenues				
Hotel/Motel Taxes	610,110	650,000	700,000	770,000
Penalties	2,356	1,000	2,494	1,000
Other Revenues	-	1,000	-	1,000
Interest Income	2,732	1,500	60	100
Transfers from Other Funds	-	-	-	-
Total Operating Revenue	615,198	653,500	702,554	772,100
Operating Expenditures				
Personnel Services	324,193	306,076	267,107	317,068
Maintenance	1,201	5,000	1,500	5,000
General Expense	187,146	187,455	193,618	188,155
Charges for Services	24,996	29,887	29,887	32,996
Contracts	1,000	-	-	14,500
Total Operating Expenditures	538,536	528,418	492,112	557,719
Non-Operating Expenses				
Transfers to Other Funds	124,034	100,000	150,000	181,913
Transfer to General Fund	30,000	30,000	30,000	30,000
Transfer to Internal Service Fund	-	-	-	-
Capital Outlay	448	500	-	500
Non-Operating Expenditures	154,482	130,500	180,000	212,413
Total Expenditures	693,018	658,918	672,112	770,131
Ending Balance	(77,820)	(5,418)	30,442	1,969
Ending Unreserved Fund Balance	69,226	63,808	99,668	101,637

CITY OF BOERNE

FY 2022 ANNUAL BUDGET

PARK FUND

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
Beginning Unreserved Fund Balance	1,463,419	1,598,508	1,598,508	1,749,154
Operating Revenues				
Ad Valorem Taxes	1,886,145	1,940,299	2,050,000	1,937,112
Licenses and Fees	344,591	343,500	315,165	426,000
Facility Fees/Leases	129,823	96,600	116,158	114,500
Other Revenues	187,840	138,160	128,073	152,000
Interest Income	27,242	15,000	1,741	2,500
Grants and Donations	80,768	2,500	11,975	2,500
Total Operating Revenue	2,656,409	2,536,059	2,623,111	2,634,612
Transfers from Other Funds	45,837	50,000	50,000	55,000
Total Revenues	2,702,246	2,586,059	2,673,111	2,689,612
Operating Expenditures				
Parks				
Personnel Services	1,576,187	1,628,920	1,608,180	1,699,642
Supplies	11,585	18,500	12,884	18,500
Maintenance	160,592	175,000	180,000	185,000
General Expenses	183,804	297,700	194,517	296,000
Contracts	30,000	30,000	30,000	30,000
Charges for Services	-	117,031	117,031	146,556
Total Parks	1,962,169	2,267,151	2,142,612	2,375,698
Pool				
Personnel Services	10,767	49,477	19,040	41,407
Supplies	13,655	12,000	20,000	20,000
Maintenance	10,021	30,000	18,000	20,000
General Expenses	4,121	7,700	6,794	7,700
Total Pool	38,564	99,177	63,834	89,107
Total Operating Expenditures	2,000,732	2,366,328	2,206,446	2,464,805
Non-Operating Expenses				
Transfers to Other Funds	175,000	-	-	100,000
Capital Outlay - Parks	249,439	351,870	291,019	153,370
Capital Outlay - Pool	141,986	25,500	25,000	500
Non-Operating Expenditures	566,425	377,370	316,019	253,870
Total Expenditures	2,567,158	2,743,698	2,522,464	2,718,675
Ending Balance	135,089	(157,639)	150,647	(29,063)
Ending Unreserved Fund Balance	1,598,508	1,440,869	1,749,154	1,720,091

CITY OF BOERNE

FY 2022 ANNUAL BUDGET

LIBRARY FUND

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
Beginning Unreserved Fund Balance	65,311	247,377	247,377	330,193
Operating Revenues				
Ad Valorem Taxes	1,202,350	1,113,287	1,175,000	1,213,229
Licenses and Fees	21,988	26,000	21,500	26,000
Interlocal/Shared Services	264,559	264,559	264,559	276,729
Facility Fees	920	3,000	1,550	2,500
Other Revenues	3,962	1,500	3,000	1,250
Interest Income	8,935	5,000	1,036	1,000
Grants and Donations	76,199	5,000	37,424	5,000
Total Operating Revenue	1,578,913	1,418,346	1,504,069	1,525,708
Operating Expenditures				
Personnel Services	980,194	1,037,864	1,031,975	1,099,822
Supplies	2,933	4,500	3,500	4,500
Maintenance	27,666	35,000	35,000	62,000
Professional Services	-	-	-	-
General Expenses	266,012	255,805	234,077	247,064
Charges for Services	74,868	84,647	84,647	99,268
Total Operating Expenditures	1,351,673	1,417,815	1,389,199	1,512,654
Non-Operating Expenses				
Transfer to Internal Service Fund	-	-	-	-
Capital Outlay	45,173	27,813	32,054	9,000
Non-Operating Expenditures	45,173	27,813	32,054	9,000
Total Expenditures	1,396,846	1,445,628	1,421,253	1,521,654
Ending Balance	182,066	(27,282)	82,816	4,054
Ending Unreserved Fund Balance	247,377	220,095	330,193	334,247

CITY OF BOERNE

FY 2022 ANNUAL BUDGET

ECONOMIC DEVELOPMENT FUND

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
Beginning Unreserved Fund Balance	695,465	749,894	749,894	1,251,914
Non-Operating Revenues				
Transfer from Other Funds	217,278	189,884	206,020	309,372
Transfer from Electric Fund	405,000	300,000	300,000	300,000
Transfer from Water Fund	300,000	300,000	300,000	300,000
Interest Income	7,509	2,500	500	2,500
Total Non-Operating Revenue	929,787	792,384	806,520	911,872
Operating Expenditures				
Professional Services/Fees	5,000	-	4,500	10,000
Other Contracts	660,144	1,287,964	275,000	1,276,453
Total Operating Expenditures	665,144	1,287,964	279,500	1,286,453
Non-Operating Expenses				
Transfers to Other Funds	210,214	25,000	25,000	-
Capital Outlay	-	-	-	-
Non-Operating Expenditures	210,214	25,000	25,000	-
Total Expenditures	875,359	1,312,964	304,500	1,286,453
Ending Balance	54,429	(520,580)	502,020	(374,581)
Ending Unreserved Fund Balance	749,894	229,314	1,251,914	877,333

CITY OF BOERNE

FY 2022 ANNUAL BUDGET

DEBT SERVICE FUND

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
Beginning Unreserved Fund Balance	782,309	701,235	701,235	745,931
Operating Revenues				
Ad Valorem Taxes	1,700,907	1,652,091	1,697,063	1,766,362
Interest Income	17,386	1,500	1,224	1,500
Total Operating Revenue	1,718,293	1,653,591	1,698,287	1,767,862
Transfers from Other Funds	1,238,385	1,389,430	1,389,430	1,276,109
Operating Expenditures				
Bond Principal	2,010,000	2,065,000	2,065,000	2,125,000
Bond Interest	1,026,207	976,521	976,521	917,471
Paying Agent Fees	1,545	3,500	1,500	3,500
Bond Issuance Costs	-	-	-	-
Total Operating Expenditures	3,037,752	3,045,021	3,043,021	3,045,971
Non-Operating Expenses				
Transfers to Other Funds	-	-	-	-
Refunding Bonds Issued	-	-	-	-
Deposit to Escrow	-	-	-	-
Non-Operating Expenditures	-	-	-	-
Total Expenditures	3,037,752	3,045,021	3,043,021	3,045,971
Ending Balance	(81,074)	(2,000)	44,696	(2,000)
Ending Unreserved Fund Balance	701,235	699,235	745,931	743,931

CITY OF BOERNE

FY 2022 ANNUAL BUDGET

CAPITAL PROJECTS CONSTRUCTION FUND

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
Beginning Unreserved Fund Balance	1,631,217	2,120,930	2,120,930	3,544,013
Non-Operating Revenues				
Transfer from Other Funds	1,775,000	1,578,900	1,578,900	1,462,000
Interest Income	15,485	2,500	4,856	2,500
Total Non-Operating Revenue	1,790,485	1,581,400	1,583,756	1,464,500
Operating Expenditures				
Professional Services/Fees	-	-	-	207,000
Capital Outlay - Sidewalks	226,591	1,120,000	99,199	1,592,389
Capital Outlay - Visitor Center	-	-	-	-
Capital Outlay - City Hall	1,074,181	-	10,469	-
Capital Outlay - Entry Corridor/Street Improvements	-	200,000	-	300,000
Capital Outlay - Street Preservation	-	-	-	125,000
Capital Outlay - Street Reconstruction	-	-	-	100,000
Capital Outlay - River Rd Park Bank Stabilization	-	-	-	600,000
Capital Outlay - Roadway Construction	-	858,900	51,005	960,943
Capital Outlay - Intersection Improvements	-	-	-	300,000
Total Operating Expenditures	1,300,772	2,178,900	160,673	4,185,332
Non-Operating Expenses				
Transfers to Other Funds	-	-	-	-
Non-Operating Expenditures	-	-	-	-
Total Expenditures	1,300,772	2,178,900	160,673	4,185,332
Ending Balance	489,713	(597,500)	1,423,083	(2,720,832)
Ending Unreserved Fund Balance	2,120,930	1,523,430	3,544,013	823,181

CITY OF BOERNE

FY 2022 ANNUAL BUDGET

CEMETERY FUND

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
Beginning Unreserved Fund Balance	436,749	574,385	574,385	773,091
Operating Revenues				
Sale of Lots	130,000	81,825	215,000	85,400
Urn Garden Sales	16,000	8,000	20,000	8,000
Endowment Revenue	35,010	20,000	42,000	20,000
Endowment Interest	4,725	2,500	581	500
Interest	19,645	2,500	436	500
Miscellaneous	25	200	-	200
Total Operating Revenue	205,405	115,025	278,017	114,600
Operating Expenditures				
Personnel Services	-	-	-	-
Supplies	1,905	3,000	2,000	3,000
Maintenance	6,913	13,400	8,719	33,400
General Expenses	8,947	22,700	18,592	22,700
Total Operating Expenditures	17,764	39,100	29,311	59,100
Non-Operating Expenses				
Transfers to Other Funds	50,004	50,000	50,000	55,000
Capital Outlay	-	500	-	500
Non-Operating Expenditures	50,004	50,500	50,000	55,500
Total Expenditures	67,768	89,600	79,311	114,600
Ending Balance	137,636	25,425	198,706	-
Ending Unreserved Fund Balance	574,385	599,810	773,091	773,091

CITY OF BOERNE

FY 2022 ANNUAL BUDGET

ELECTRIC FUND

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
Beginning Unreserved Fund Balance	4,162,868	5,865,962	5,865,962	5,575,334
Operating Revenues				
Electric Sales	14,491,899	16,586,046	14,999,828	16,917,767
Contributions from Developers	189,375	-	-	-
Penalties	93,860	125,000	95,855	125,000
Connection Fees	24,787	3,000	1,562	5,000
Primary Extensions	155,770	80,000	127,627	100,000
Other Revenues	77,620	112,000	126,120	100,500
Miscellaneous	315,334	75,000	254,830	100,000
Interest Income	188,287	50,500	72,103	25,100
Total Operating Revenue	15,536,932	17,031,546	15,677,925	17,373,367
Operating Expenditures				
Personnel Services	2,577,295	2,017,177	1,961,899	2,219,431
Cost of Goods/Services Sold	9,420,933	10,855,720	10,622,218	10,946,781
Supplies	25,410	37,000	31,381	37,000
Maintenance	296,955	335,615	432,418	416,255
Professional Services	217,234	142,350	116,002	167,350
General Expenses	355,934	422,656	359,595	446,850
Shared Services	268,051	531,899	531,899	710,798
Other Contracts	70,000	25,000	37,500	40,000
Depreciation	707,402	675,000	675,000	725,000
Debt Service	70,538	70,369	70,369	67,519
Total Operating Expenditures	14,009,752	15,112,786	14,838,281	15,776,984
Non-Operating Expenses				
Transfers to Other Funds	1,420,863	1,665,863	1,665,863	1,615,863
Capital Outlay	1,147,725	1,229,975	799,409	832,290
Gain/Loss on Sale of Assets	-	-	-	-
Transfer to Capital Reserve	250,000	300,000	300,000	500,000
Transfer to QOL Reserve	(5,125)	1,000,000	1,000,000	1,000,000
Non-Operating Expenditures	2,813,463	4,195,838	3,765,272	3,948,153
Adjustments for Cash Flow Purposes:				
Depreciation	707,402	675,000	675,000	725,000
Capital Outlay paid from Capital Reserve	1,131,975	960,000	960,000	600,000
Transfer from QOL Reserve	1,150,000	1,000,000	1,000,000	1,000,000
Total Cash Flow Adjustments	2,989,377	2,635,000	2,635,000	2,325,000
Net-Modified Cash Basis	1,703,094	357,922	(290,628)	(26,770)
Ending Unreserved Fund Balance	5,865,962	6,223,884	5,575,334	5,548,564

CITY OF BOERNE

FY 2022 ANNUAL BUDGET

WATER FUND

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
Beginning Unreserved Fund Balance	4,013,497	6,153,483	6,153,483	5,902,275
Operating Revenues				
Water Sales	6,322,113	6,153,617	6,067,050	6,815,866
Contributions from Developers	1,320,943	-	-	-
Penalties	46,071	50,000	50,000	55,000
Connection Fees	57	-	338	-
Primary Extensions	109,811	100,000	120,998	100,000
Other Revenues	250,157	175,500	120,625	75,500
Miscellaneous	83,491	35,000	125,000	50,000
Interest Income	141,109	60,000	46,051	25,000
Transfers from Other Funds	-	-	-	-
Total Operating Revenue	8,273,752	6,574,117	6,530,062	7,121,366
Operating Expenditures				
Personnel Services	2,040,469	1,916,791	1,919,167	2,012,086
Cost of Goods/Services Sold	1,978,292	2,001,585	2,189,506	2,308,859
Supplies	64,030	80,000	89,071	85,000
Maintenance	285,610	347,105	376,018	351,000
Professional Services	91,482	277,420	217,000	99,992
General Expenses	291,345	344,850	298,498	393,550
Shared Services	231,940	585,454	585,454	766,331
Other Contracts	10,000	10,000	10,000	10,000
Depreciation	1,880,408	1,750,000	1,750,000	2,000,000
Debt Service	-	-	-	-
Total Operating Expenditures	6,873,576	7,313,205	7,434,714	8,026,818
Non-Operating Expenses				
Transfers to Other Funds	465,863	465,863	465,863	727,863
Capital Outlay	1,026,914	864,464	430,693	2,278,400
Gain/Loss on Sale of Assets	-	-	-	-
Transfer to Capital Reserve	200,000	200,000	200,000	200,000
Non-Operating Expenditures	1,692,777	1,530,327	1,096,556	3,206,263
Adjustments for Cash Flow Purposes:				
Depreciation	1,880,408	1,750,000	1,750,000	2,000,000
Capital Outlay paid from Capital Reserve	552,179	450,000	-	2,006,800
Total Cash Flow Adjustments	2,432,587	2,200,000	1,750,000	4,006,800
Net-Modified Cash Basis	2,139,986	(69,415)	(251,208)	(104,914)
Ending Unreserved Fund Balance	6,153,483	6,084,068	5,902,275	5,797,361

CITY OF BOERNE

FY 2022 ANNUAL BUDGET

WASTEWATER FUND

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
Beginning Unreserved Fund Balance	2,673,778	4,112,058	4,112,058	5,191,063
Operating Revenues				
Sewer Sales	5,157,611	5,392,092	5,679,195	5,719,931
Contributions from Developers	1,356,563	-	-	-
Penalties	36,395	47,000	38,489	47,000
Connection Fees	30,007	20,000	22,737	20,000
Other Revenues	-	-	-	-
Miscellaneous	11,244	12,500	1,322,053	12,500
Transfers From Other Funds	1,387,548	1,250,000	1,331,640	1,475,846
Interest Income	108,656	30,000	15,500	10,500
Total Operating Revenue	8,088,024	6,751,592	8,409,614	7,285,777
Operating Expenditures				
Personnel Services	1,778,634	1,427,128	1,548,361	1,647,953
Cost of Goods/Services Sold	307,321	339,605	354,901	355,997
Supplies	125,459	140,000	117,500	140,000
Maintenance	301,691	338,600	293,256	407,720
Professional Services	96,688	88,000	72,000	88,000
General Expenses	247,744	553,730	514,708	591,730
Shared Services	305,535	606,413	606,413	801,453
Other Contracts	121,642	160,000	234,138	160,000
Depreciation	3,339,393	3,250,000	3,250,000	3,500,000
Debt Service	2,506,155	2,613,953	2,614,354	2,616,678
Total Operating Expenditures	9,130,262	9,517,429	9,605,631	10,309,531
Non-Operating Expenses				
Transfers to Other Funds	10,575	10,575	10,575	10,575
Capital Outlay	673,300	884,569	789,403	1,745,500
Transfer to Capital Reserve	175,000	175,000	175,000	175,000
Non-Operating Expenditures	858,875	1,070,144	974,978	1,931,075
Adjustments for Cash Flow Purposes:				
Depreciation	3,339,393	3,250,000	3,250,000	3,500,000
Capital Outlay paid from Capital Reserve	-	600,000	-	1,550,000
Total Cash Flow Adjustments	3,339,393	3,850,000	3,250,000	5,050,000
Net-Modified Cash Basis	1,438,280	14,019	1,079,005	95,171
Ending Unreserved Fund Balance	4,112,058	4,126,077	5,191,063	5,286,234

CITY OF BOERNE

FY 2022 ANNUAL BUDGET

GAS FUND

	Actual 2020	Approved 2021	Estimated 2020	Proposed 2022
Beginning Unreserved Fund Balance	(33,090)	303,290	303,290	441,697
Operating Revenues				
Gas Sales	2,271,905	2,842,570	2,841,668	2,984,699
Contributions from Developers	453,357	-	-	-
Penalties	24,214	22,000	25,000	22,000
Connection Fees	341,081	250,000	275,000	250,000
Primary Extensions	-	2,000	-	2,000
Other Revenues	-	-	-	-
Miscellaneous	64,472	10,000	50,000	10,000
Interest Income	6,383	3,000	666	600
Transfers From Other Funds	185,214	350,000	-	300,000
Total Operating Revenue	3,346,626	3,479,570	3,192,334	3,569,299
Operating Expenditures				
Personnel Services	1,072,698	921,798	936,091	1,002,113
Cost of Goods/Services Sold	656,103	1,023,325	1,079,834	1,104,338
Supplies	19,045	22,500	17,500	22,500
Maintenance	117,936	120,355	93,000	113,000
Professional Services	11,906	20,600	20,000	20,600
General Expenses	91,322	112,118	107,051	138,118
Shared Services	83,333	282,171	282,171	394,999
Other Contracts	10,000	10,000	10,000	10,000
Depreciation	563,054	525,000	525,000	600,000
Debt Service	184,980	187,652	187,652	185,677
Total Operating Expenditures	2,810,377	3,225,519	3,258,299	3,591,345
Non-Operating Expenses				
Transfers to Other Funds	10,575	10,575	10,575	10,575
Capital Outlay	760,750	624,564	310,053	705,065
Gain/Loss on Sale of Asset	(8,402)	-	-	-
Transfer to Capital Reserve	-	-	-	-
Non-Operating Expenditures	762,923	635,139	320,628	715,640
Adjustments for Cash Flow Purposes:				
Depreciation	563,054	525,000	525,000	600,000
Capital Outlay Paid from Capital Reserve	-	-	-	-
Total Cash Flow Adjustments	563,054	525,000	525,000	600,000
Net-Modified Cash Basis	336,380	143,912	138,407	(137,686)
Ending Unreserved Fund Balance	303,290	447,202	441,697	304,011

CITY OF BOERNE

FY 2022 ANNUAL BUDGET

STORMWATER FUND

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
Beginning Unreserved Fund Balance	-	-	-	402,745
Operating Revenues				
Stormwater Fees	-	335,609	402,745	600,000
Penalties	-	-	-	-
Interest Income	-	-	-	-
Transfers from Other Funds	-	-	-	-
Total Operating Revenue	-	335,609	402,745	600,000
Operating Expenditures				
Cost of Goods/Services Sold	-	-	-	-
Professional Services	-	85,609	-	200,000
General Expense	-	-	-	20,500
Contracts	-	-	-	-
Total Operating Expenditures	-	85,609	-	220,500
Non-Operating Expenses				
Transfers to Other Funds	-	250,000	-	-
Capital Outlay	-	-	-	140,000
Non-Operating Expenditures	-	250,000	-	140,000
Total Expenditures	-	335,609	-	360,500
Ending Balance	-	-	402,745	239,500
Ending Unreserved Fund Balance	-	-	402,745	642,245

CITY OF BOERNE

FY 2022 ANNUAL BUDGET

SOLID WASTE FUND

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
Beginning Unreserved Fund Balance	522,350	575,125	575,125	662,036
Operating Revenues				
Solid Waste Collections	1,010,462	1,034,986	1,092,430	1,125,202
Brush Collection Fee	2,050	2,500	1,103	2,500
Penalties	1,596	10,000	7,439	10,000
Interest Income	3,895	2,500	308	1,500
Grants and Donations	-	-	-	-
Total Operating Revenue	1,018,003	1,049,986	1,101,279	1,139,202
Operating Expenditures				
Cost of Goods/Services Sold	883,368	953,827	971,279	996,554
General Expense	28,860	23,600	25,089	25,000
Contracts	18,000	18,000	18,000	18,000
Total Operating Expenditures	930,228	995,427	1,014,367	1,039,554
Non-Operating Expenses				
Transfers to Other Funds	35,000	-	-	-
Grant Expense	-	-	-	-
Non-Operating Expenditures	35,000	-	-	-
Total Expenditures	965,228	995,427	1,014,367	1,039,554
Ending Balance	52,775	54,559	86,911	99,648
Ending Unreserved Fund Balance	575,125	629,684	662,036	761,685

CITY OF BOERNE

FY 2022 ANNUAL BUDGET

CAPITAL RECOVERY FUND

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
Beginning Unreserved Fund Balance	5,481,874	7,064,756	7,064,756	8,181,611
Operating Revenues				
Dist Lines - Water	1,355,525	1,200,000	1,200,000	1,400,000
Dist Lines - Wastewater	1,011,864	800,000	800,000	1,000,000
Esperanza - Wastewater	223,284	175,000	175,000	175,000
Treatment Plant - Water	23,533	20,000	20,000	25,000
Treatment Plant - Wastewater	38,700	25,000	25,000	25,000
Interest Income - Water	137,520	40,000	75,000	25,000
Interest Income - Wastewater	30,004	10,000	3,500	10,000
Total Operating Revenue	2,820,430	2,270,000	2,298,500	2,660,000
Operating Expenditures				
General Expenses - Water	-	-	-	-
General Expenses - Wastewater	-	-	-	-
Total Operating Expenditures	-	-	-	-
Non-Operating Expenses				
Transfers to Other Funds - Water	-	-	-	-
Transfers to Other Funds - Wastewater	1,237,548	1,181,645	1,181,645	1,325,846
Capital Outlay - Water	-	-	-	-
Capital Outlay - Wastewater	-	800,000	-	-
Non-Operating Expenditures	1,237,548	1,981,645	1,181,645	1,325,846
Total Expenditures	1,237,548	1,981,645	1,181,645	1,325,846
Ending Balance	1,582,882	288,355	1,116,855	1,334,154
Ending Unreserved Fund Balance	7,064,756	7,353,111	8,181,611	9,515,765

CITY OF BOERNE

FY 2022 ANNUAL BUDGET

INTERNAL SERVICE FUND

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
Beginning Unreserved Fund Balance	331,802	465,153	465,153	609,554
Operating Revenues				
Ad Valorem Taxes	-	-	-	-
Charges for Services	-	3,217,357	3,217,357	4,141,302
Miscellaneous Revenue	-	-	-	-
Interest	-	-	-	-
Transfer from Other Funds	1,071,517	-	-	-
Total Operating Revenue	1,071,517	3,217,357	3,217,357	4,141,302
Operating Expenditures				
Personnel Services	700,573	2,550,449	2,533,337	3,107,971
Supplies	15,986	58,850	56,542	63,850
Maintenance	214,216	471,069	289,203	557,392
Professional Services	-	94,000	78,000	168,000
General Expenses	7,391	138,540	102,246	200,185
Total Operating Expenditures	938,166	3,312,908	3,059,328	4,097,398
Non-Operating Expenses				
Capital Outlay	-	41,000	13,628	43,904
Non-Operating Expenditures	-	41,000	13,628	43,904
Total Expenditures	938,166	3,353,908	3,072,956	4,141,302
Ending Balance	133,351	(136,551)	144,401	-
Ending Unreserved Fund Balance	465,153	328,601	609,554	609,554

CITY OF BOERNE

FY 2021 ANNUAL BUDGET

INTERNAL SERVICE FUND

	Actual 2020	Approved 2021	Estimated 2021	Proposed 2022
Operating Expenditures				
Human Resources				
Personnel Services	-	213,635	215,939	356,948
Supplies	-	-	-	-
Maintenance	-	25,000	9,951	43,000
Professional Services	-	3,000	3,000	3,000
General Expenses	-	43,200	37,746	77,750
Capital Outlay	-	1,000	-	1,000
Total	-	285,835	266,636	481,698
Legal				
Personnel Services	-	277,920	295,101	317,077
Supplies	-	-	-	-
Maintenance	-	-	-	-
Professional Services	-	55,000	50,000	55,000
General Expenses	-	25,590	11,654	24,600
Capital Outlay	-	1,000	2,348	1,000
Total	-	359,510	359,103	397,677
Communications				
Personnel Services	-	-	-	205,252
Supplies	-	-	-	-
Maintenance	-	-	-	35,000
Professional Services	-	-	-	-
General Expenses	-	-	-	24,050
Capital Outlay	-	-	-	1,000
Total				265,302
Development Services				
Personnel Services	-	956,821	956,205	1,079,296
Supplies	-	-	5,224	5,000
Maintenance	-	-	-	-
Professional Services	-	36,000	25,000	110,000
General Expenses	-	33,500	22,303	39,500
Capital Outlay	-	37,000	11,280	9,904
Total	-	1,063,321	1,020,012	1,243,700
Facility Maintenance				
Personnel Services	700,573	723,911	758,666	768,248
Supplies	15,986	13,850	14,318	13,850
Maintenance	214,216	249,709	225,871	283,032
Professional Services	-	-	-	-
General Expenses	7,391	12,150	17,329	13,185
Capital Outlay	-	-	-	11,000
Total	938,166	999,620	1,016,184	1,089,315
Fleet Maintenance				
Personnel Services	-	378,162	307,427	381,150
Supplies	-	45,000	37,000	45,000
Maintenance	-	196,360	53,381	196,360
Professional Services	-	-	-	-
General Expenses	-	24,100	13,214	21,100
Capital Outlay	-	2,000	-	20,000
Total	-	645,622	411,022	663,610
Total Internal Service Fund Expenditures	938,166	3,353,908	3,072,957	4,141,302

2021 Tax Rate Calculation Worksheet

Taxing Units Other Than School Districts or Water Districts

Form 50-856

City of Boerne

830-249-9511

Taxing Unit Name

Phone (area code and number)

447 N. Main Boerne, Texas 78006

www.boerne-tx.gov/84/Finance

Taxing Unit's Address, City, State, ZIP Code

Taxing Unit's Website Address

GENERAL INFORMATION: Tax Code Section 26.04(c) requires an officer or employee designated by the governing body to calculate the no-new-revenue (NNR) tax rate and voter-approval tax rate for the taxing unit. These tax rates are expressed in dollars per \$100 of taxable value calculated. The calculation process starts after the chief appraiser delivers to the taxing unit the certified appraisal roll and the estimated values of properties under protest. The designated officer or employee shall certify that the officer or employee has accurately calculated the tax rates and used values shown for the certified appraisal roll or certified estimate. The officer or employee submits the rates to the governing body by Aug. 7 or as soon thereafter as practicable.

School districts do not use this form, but instead use Comptroller Form 50-859 *Tax Rate Calculation Worksheet, School District without Chapter 313 Agreements* or Comptroller Form 50-884 *Tax Rate Calculation Worksheet, School District with Chapter 313 Agreements*.

Water districts as defined under Water Code Section 49.001(1) do not use this form, but instead use Comptroller Form 50-858 *Water District Voter-Approval Tax Rate Worksheet for Low Tax Rate and Developing Districts* or Comptroller Form 50-860 *Developed Water District Voter-Approval Tax Rate Worksheet*.

The Comptroller's office provides this worksheet to assist taxing units in determining tax rates. The information provided in this worksheet is offered as technical assistance and not legal advice. Taxing units should consult legal counsel for interpretations of law regarding tax rate preparation and adoption.

SECTION 1: No-New-Revenue Tax Rate

The NNR tax rate enables the public to evaluate the relationship between taxes for the prior year and for the current year based on a tax rate that would produce the same amount of taxes (no new taxes) if applied to the same properties that are taxed in both years. When appraisal values increase, the NNR tax rate should decrease.

The NNR tax rate for a county is the sum of the NNR tax rates calculated for each type of tax the county levies.

While uncommon, it is possible for a taxing unit to provide an exemption for only maintenance and operations taxes. In this case, the taxing unit will need to calculate the NNR tax rate separately for the maintenance and operations tax and the debt tax, then add the two components together.

Line	No-New-Revenue Tax Rate Worksheet	Amount/Rate
1.	2020 total taxable value. Enter the amount of 2020 taxable value on the 2020 tax roll today. Include any adjustments since last year's certification; exclude Tax Code Section 25.25(d) one-fourth and one-third over-appraisal corrections from these adjustments. Exclude any property value subject to an appeal under Chapter 42 as of July 25 (will add undisputed value in Line 6). This total includes the taxable value of homesteads with tax ceilings (will deduct in Line 2) and the captured value for tax increment financing (adjustment is made by deducting TIF taxes, as reflected in Line 17). ¹	\$ 2,170,044,875
2.	2020 tax ceilings. Counties, cities and junior college districts. Enter 2020 total taxable value of homesteads with tax ceilings. These include the homesteads of homeowners age 65 or older or disabled. Other taxing units enter 0. If your taxing unit adopted the tax ceiling provision in 2020 or a prior year for homeowners age 65 or older or disabled, use this step. ²	\$ 312,877,297
3.	Preliminary 2020 adjusted taxable value. Subtract Line 2 from Line 1.	\$ 1,857,167,578
4.	2020 total adopted tax rate.	\$ 0.472000/\$100
5.	2020 taxable value lost because court appeals of ARB decisions reduced 2020 appraised value.	
	A. Original 2020 ARB values:	\$ 2,170,044,875
	B. 2020 values resulting from final court decisions:	- \$ 2,170,044,875
	C. 2020 value loss. Subtract B from A. ³	\$ 0
6.	2020 taxable value subject to an appeal under Chapter 42, as of July 25.	
	A. 2020 ARB certified value:	\$ 0
	B. 2020 disputed value:	- \$ 0
	C. 2020 undisputed value. Subtract B from A. ⁴	\$ 0
7.	2020 Chapter 42 related adjusted values. Add Line 5C and Line 6C.	\$ 0

¹ Tex. Tax Code § 26.012(14)² Tex. Tax Code § 26.012(14)³ Tex. Tax Code § 26.012(13)⁴ Tex. Tax Code § 26.012(13)

Line	No-New-Revenue Tax Rate Worksheet	Amount/Rate
8.	2020 taxable value, adjusted for actual and potential court-ordered adjustments. Add Line 3 and Line 7.	\$ 1,857,167,578
9.	2020 taxable value of property in territory the taxing unit deannexed after Jan. 1, 2020. Enter the 2020 value of property in deannexed territory. ⁵	\$ 0
10.	2020 taxable value lost because property first qualified for an exemption in 2021. If the taxing unit increased an original exemption, use the difference between the original exempted amount and the increased exempted amount. Do not include value lost due to freeport, goods-in-transit, temporary disaster exemptions. Note that lowering the amount or percentage of an existing exemption in 2021 does not create a new exemption or reduce taxable value. A. Absolute exemptions. Use 2020 market value: \$ 909,660 B. Partial exemptions. 2021 exemption amount or 2021 percentage exemption times 2020 value: + \$ 9,211,162 C. Value loss. Add A and B. ⁶	\$ 10,120,822
11.	2020 taxable value lost because property first qualified for agricultural appraisal (1-d or 1-d-1), timber appraisal, recreational/scenic appraisal or public access airport special appraisal in 2021. Use only properties that qualified in 2021 for the first time; do not use properties that qualified in 2020. A. 2020 market value: \$ 0 B. 2021 productivity or special appraised value: - \$ 0 C. Value loss. Subtract B from A. ⁷	\$ 0
12.	Total adjustments for lost value. Add Lines 9, 10C and 11C.	\$ 10,120,822
13.	2020 captured value of property in a TIF. Enter the total value of 2020 captured appraised value of property taxable by a taxing unit in a tax increment financing zone for which 2020 taxes were deposited into the tax increment fund. ⁸ If the taxing unit has no captured appraised value in line 18D, enter 0.	\$ 0
14.	2020 total value. Subtract Line 12 and Line 13 from Line 8.	\$ 1,847,046,756
15.	Adjusted 2020 total levy. Multiply Line 4 by Line 14 and divide by \$100.	\$ 8,718,061
16.	Taxes refunded for years preceding tax year 2020. Enter the amount of taxes refunded by the taxing unit for tax years preceding tax year 2020. Types of refunds include court decisions, Tax Code Section 25.25(b) and (c) corrections and Tax Code Section 31.11 payment errors. Do not include refunds for tax year 2020. This line applies only to tax years preceding tax year 2020. ⁹	\$ 3,453
17.	Adjusted 2020 levy with refunds and TIF adjustment. Add Lines 15 and 16. ¹⁰	\$ 8,721,513
18.	Total 2021 taxable value on the 2021 certified appraisal roll today. This value includes only certified values or certified estimate of values and includes the total taxable value of homesteads with tax ceilings (will deduct in Line 20). These homesteads include homeowners age 65 or older or disabled. ¹¹ A. Certified values: \$ 2,364,574,344 B. Counties: Include railroad rolling stock values certified by the Comptroller's office: + \$ 0 C. Pollution control and energy storage system exemption: Deduct the value of property exempted for the current tax year for the first time as pollution control or energy storage system property: - \$ 0 D. Tax increment financing: Deduct the 2021 captured appraised value of property taxable by a taxing unit in a tax increment financing zone for which the 2021 taxes will be deposited into the tax increment fund. Do not include any new property value that will be included in Line 23 below. ¹² - \$ 0 E. Total 2021 value. Add A and B, then subtract C and D.	\$ 2,364,574,344

⁵ Tex. Tax Code § 26.012(15)⁶ Tex. Tax Code § 26.012(15)⁷ Tex. Tax Code § 26.012(15)⁸ Tex. Tax Code § 26.03(c)⁹ Tex. Tax Code § 26.012(13)¹⁰ Tex. Tax Code § 26.012(13)¹¹ Tex. Tax Code § 26.012, 26.04(c-2)¹² Tex. Tax Code § 26.03(c)

Line	No-New-Revenue Tax Rate Worksheet	Amount/Rate
19.	Total value of properties under protest or not included on certified appraisal roll.¹³	
	A. 2021 taxable value of properties under protest. The chief appraiser certifies a list of properties still under ARB protest. The list shows the appraisal district's value and the taxpayer's claimed value, if any, or an estimate of the value if the taxpayer wins. For each of the properties under protest, use the lowest of these values. Enter the total value under protest. ¹⁴	\$ 8,537,801
	B. 2021 value of properties not under protest or included on certified appraisal roll. The chief appraiser gives taxing units a list of those taxable properties that the chief appraiser knows about but are not included in the appraisal roll certification. These properties also are not on the list of properties that are still under protest. On this list of properties, the chief appraiser includes the market value, appraised value and exemptions for the preceding year and a reasonable estimate of the market value, appraised value and exemptions for the current year. Use the lower market, appraised or taxable value (as appropriate). Enter the total value of property not on the certified roll. ¹⁵	+ \$ 0
	C. Total value under protest or not certified. Add A and B.	\$ 8,537,801
20.	2021 tax ceilings. Counties, cities and junior colleges enter 2021 total taxable value of homesteads with tax ceilings. These include the homesteads of homeowners age 65 or older or disabled. Other taxing units enter 0. If your taxing unit adopted the tax ceiling provision in 2020 or a prior year for homeowners age 65 or older or disabled, use this step. ¹⁶	\$ 359,922,016
21.	2021 total taxable value. Add Lines 18E and 19C. Subtract Line 20. ¹⁷	\$ 2,013,190,129
22.	Total 2021 taxable value of properties in territory annexed after Jan. 1, 2020. Include both real and personal property. Enter the 2021 value of property in territory annexed. ¹⁸	\$ 227,950
23.	Total 2021 taxable value of new improvements and new personal property located in new improvements. New means the item was not on the appraisal roll in 2020. An improvement is a building, structure, fixture or fence erected on or affixed to land. New additions to existing improvements may be included if the appraised value can be determined. New personal property in a new improvement must have been brought into the taxing unit after Jan. 1, 2020 and be located in a new improvement. New improvements do include property on which a tax abatement agreement has expired for 2021. ¹⁹	\$ 107,499,998
24.	Total adjustments to the 2021 taxable value. Add Lines 22 and 23.	\$ 107,727,948
25.	Adjusted 2021 taxable value. Subtract Line 24 from Line 21.	\$ 1,905,462,181
26.	2021 NNR tax rate. Divide Line 17 by Line 25 and multiply by \$100. ²⁰	\$ 0.457711/\$100
27.	COUNTIES ONLY. Add together the NNR tax rates for each type of tax the county levies. The total is the 2021 county NNR tax rate. ²¹	\$ 0.000000/\$100

SECTION 2: Voter-Approval Tax Rate

The voter-approval tax rate is the highest tax rate that a taxing unit may adopt without holding an election to seek voter approval of the rate. The voter-approval tax rate is split into two separate rates:

- 1. Maintenance and Operations (M&O) Tax Rate:** The M&O portion is the tax rate that is needed to raise the same amount of taxes that the taxing unit levied in the prior year plus the applicable percentage allowed by law. This rate accounts for such things as salaries, utilities and day-to-day operations.
- 2. Debt Rate:** The debt rate includes the debt service necessary to pay the taxing unit's debt payments in the coming year. This rate accounts for principal and interest on bonds and other debt secured by property tax revenue.

The voter-approval tax rate for a county is the sum of the voter-approval tax rates calculated for each type of tax the county levies. In most cases the voter-approval tax rate exceeds the no-new-revenue tax rate, but occasionally decreases in a taxing unit's debt service will cause the NNR tax rate to be higher than the voter-approval tax rate.

Line	Voter-Approval Tax Rate Worksheet	Amount/Rate
28.	2020 M&O tax rate. Enter the 2020 M&O tax rate.	\$ 0.390800/\$100
29.	2020 taxable value, adjusted for actual and potential court-ordered adjustments. Enter the amount in Line 8 of the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$ 1,857,167,578

¹³ Tex. Tax Code § 26.01(c) and (d)

¹⁴ Tex. Tax Code § 26.01(c)

¹⁵ Tex. Tax Code § 26.01(d)

¹⁶ Tex. Tax Code § 26.012(6)(B)

¹⁷ Tex. Tax Code § 26.012(6)

¹⁸ Tex. Tax Code § 26.012(17)

¹⁹ Tex. Tax Code § 26.012(17)

²⁰ Tex. Tax Code § 26.04(c)

²¹ Tex. Tax Code § 26.04(d)

Line	Voter-Approval Tax Rate Worksheet	Amount/Rate
30.	Total 2020 M&O levy. Multiply Line 28 by Line 29 and divide by \$100	\$ 7,257,811
31.	Adjusted 2020 levy for calculating NNR M&O rate.	
	A. M&O taxes refunded for years preceding tax year 2020. Enter the amount of M&O taxes refunded in the preceding year for taxes before that year. Types of refunds include court decisions, Tax Code Section 25.25(b) and (c) corrections and Tax Code Section 31.11 payment errors. Do not include refunds for tax year 2020. This line applies only to tax years preceding tax year 2020. + \$ 2,824	
	B. 2020 taxes in TIF. Enter the amount of taxes paid into the tax increment fund for a reinvestment zone as agreed by the taxing unit. If the taxing unit has no 2021 captured appraised value in Line 18D, enter 0. - \$ 0	
	C. 2020 transferred function. If discontinuing all of a department, function or activity and transferring it to another taxing unit by written contract, enter the amount spent by the taxing unit discontinuing the function in the 12 months preceding the month of this calculation. If the taxing unit did not operate this function for this 12-month period, use the amount spent in the last full fiscal year in which the taxing unit operated the function. The taxing unit discontinuing the function will subtract this amount in D below. The taxing unit receiving the function will add this amount in D below. Other taxing units enter 0. +/- \$ 0	
	D. 2020 M&O levy adjustments. Subtract B from A. For taxing unit with C, subtract if discontinuing function and add if receiving function. \$ 2,824	
	E. Add Line 30 to 31D.	\$ 7,260,635
32.	Adjusted 2021 taxable value. Enter the amount in Line 25 of the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$ 1,905,462,181
33.	2021 NNR M&O rate (unadjusted). Divide Line 31E by Line 32 and multiply by \$100.	\$ 0.381043/\$100
34.	Rate adjustment for state criminal justice mandate.²³	
	A. 2021 state criminal justice mandate. Enter the amount spent by a county in the previous 12 months providing for the maintenance and operation cost of keeping inmates in county-paid facilities after they have been sentenced. Do not include any state reimbursement received by the county for the same purpose. \$ 0	
	B. 2020 state criminal justice mandate. Enter the amount spent by a county in the 12 months prior to the previous 12 months providing for the maintenance and operation cost of keeping inmates in county-paid facilities after they have been sentenced. Do not include any state reimbursement received by the county for the same purpose. Enter zero if this is the first time the mandate applies. - \$ 0	
	C. Subtract B from A and divide by Line 32 and multiply by \$100. \$ 0.000000/\$100	
	D. Enter the rate calculated in C. If not applicable, enter 0.	\$ 0.000000/\$100
35.	Rate adjustment for indigent health care expenditures.²⁴	
	A. 2021 indigent health care expenditures. Enter the amount paid by a taxing unit providing for the maintenance and operation cost of providing indigent health care for the period beginning on July 1, 2020 and ending on June 30, 2021, less any state assistance received for the same purpose. \$ 0	
	B. 2020 indigent health care expenditures. Enter the amount paid by a taxing unit providing for the maintenance and operation cost of providing indigent health care for the period beginning on July 1, 2019 and ending on June 30, 2020, less any state assistance received for the same purpose. - \$ 0	
	C. Subtract B from A and divide by Line 32 and multiply by \$100. \$ 0.000000/\$100	
	D. Enter the rate calculated in C. If not applicable, enter 0.	\$ 0.000000/\$100

²³ [Reserved for expansion]²⁴ Tex. Tax Code § 26.044²⁵ Tex. Tax Code § 26.041

Line	Voter-Approval Tax Rate Worksheet	Amount/Rate
36.	Rate adjustment for county indigent defense compensation. ²⁵	
A.	2021 indigent defense compensation expenditures. Enter the amount paid by a county to provide appointed counsel for indigent individuals for the period beginning on July 1, 2020 and ending on June 30, 2021, less any state grants received by the county for the same purpose.....	\$ 0
B.	2020 indigent defense compensation expenditures. Enter the amount paid by a county to provide appointed counsel for indigent individuals for the period beginning on July 1, 2019 and ending on June 30, 2020, less any state grants received by the county for the same purpose.	\$ 0
C.	Subtract B from A and divide by Line 32 and multiply by \$100.....	\$ 0.000000/\$100
D.	Multiply B by 0.05 and divide by Line 32 and multiply by \$100.....	\$ 0.000000/\$100
E.	Enter the lesser of C and D. If not applicable, enter 0.	\$ 0.000000/\$100
37.	Rate adjustment for county hospital expenditures. ²⁶	
A.	2021 eligible county hospital expenditures. Enter the amount paid by the county or municipality to maintain and operate an eligible county hospital for the period beginning on July 1, 2020 and ending on June 30, 2021.....	\$ 0
B.	2020 eligible county hospital expenditures. Enter the amount paid by the county or municipality to maintain and operate an eligible county hospital for the period beginning on July 1, 2019 and ending on June 30, 2020.....	\$ 0
C.	Subtract B from A and divide by Line 32 and multiply by \$100.....	\$ 0.000000/\$100
D.	Multiply B by 0.08 and divide by Line 32 and multiply by \$100.....	\$ 0.000000/\$100
E.	Enter the lesser of C and D, if applicable. If not applicable, enter 0.	\$ 0.000000/\$100
38.	Rate adjustment for defunding municipality. This adjustment only applies to a municipality that is considered to be a defunding municipality for the current tax year under Chapter 109, Local Government Code. Chapter 109, Local Government Code only applies to municipalities with a population of more than 250,000 and includes a written determination by the Office of the Governor. See Tax Code 26.0444 for more information.	
A.	Amount appropriated for public safety in 2020. Enter the amount of money appropriated for public safety in the budget adopted by the municipality for the preceding fiscal year.....	\$ 0
B.	Expenditures for public safety in 2020. Enter the amount of money spent by the municipality for public safety during the preceding fiscal year.....	\$ 0
C.	Subtract B from A and divide by Line 32 and multiply by \$100.....	\$ 0.000000/\$100
D.	Enter the rate calculated in C. If not applicable, enter 0.	\$ 0.000000/\$100
39.	Adjusted 2021 NNR M&O rate. Add Lines 33, 34D, 35D, 36E, and 37E. Subtract Line 38D.	\$ 0.381043/\$100
40.	Adjustment for 2020 sales tax specifically to reduce property values. Cities, counties and hospital districts that collected and spent additional sales tax on M&O expenses in 2020 should complete this line. These entities will deduct the sales tax gain rate for 2021 in Section 3. Other taxing units, enter zero.	
A.	Enter the amount of additional sales tax collected and spent on M&O expenses in 2020, if any. Counties must exclude any amount that was spent for economic development grants from the amount of sales tax spent.....	\$ 2,799,298
B.	Divide Line 40A by Line 32 and multiply by \$100.....	\$ 0.146909/\$100
C.	Add Line 40B to Line 39.	\$ 0.527952/\$100
41.	2021 voter-approval M&O rate. Enter the rate as calculated by the appropriate scenario below. Special Taxing Unit. If the taxing unit qualifies as a special taxing unit, multiply Line 40C by 1.08. - or - Other Taxing Unit. If the taxing unit does not qualify as a special taxing unit, multiply Line 40C by 1.035.	\$ 0.546430/\$100

²⁵ Tex. Tax Code § 26.0442²⁶ Tex. Tax Code § 26.0443

Line	Voter-Approval Tax Rate Worksheet	Amount/Rate
D41.	Disaster Line 41 (D41): 2021 voter-approval M&O rate for taxing unit affected by disaster declaration. If the taxing unit is located in an area declared a disaster area and at least one person is granted an exemption under Tax Code Section 11.35 for property located in the taxing unit, the governing body may direct the person calculating the voter-approval tax rate to calculate in the manner provided for a special taxing unit. The taxing unit shall continue to calculate the voter-approval tax rate in this manner until the earlier of 1) the first year in which total taxable value on the certified appraisal roll exceeds the total taxable value of the tax year in which the disaster occurred, or 2) the third tax year after the tax year in which the disaster occurred If the taxing unit qualifies under this scenario, multiply Line 40C by 1.08. ²⁷ If the taxing unit does not qualify, do not complete Disaster Line 41 (Line D41).	\$ 0.000000/\$100
42.	Total 2021 debt to be paid with property taxes and additional sales tax revenue. Debt means the interest and principal that will be paid on debts that: (1) are paid by property taxes, (2) are secured by property taxes, (3) are scheduled for payment over a period longer than one year, and (4) are not classified in the taxing unit's budget as M&O expenses. A. Debt also includes contractual payments to other taxing units that have incurred debts on behalf of this taxing unit, if those debts meet the four conditions above. Include only amounts that will be paid from property tax revenue. Do not include appraisal district budget payments. If the governing body of a taxing unit authorized or agreed to authorize a bond, warrant, certificate of obligation, or other evidence of indebtedness on or after Sept. 1, 2021, verify if it meets the amended definition of debt before including it here.²⁸ Enter debt amount \$ 3,042,471 B. Subtract unencumbered fund amount used to reduce total debt. - \$ 0 C. Subtract certified amount spent from sales tax to reduce debt (enter zero if none) - \$ 0 D. Subtract amount paid from other resources - \$ 1,276,109 E. Adjusted debt. Subtract B, C and D from A. \$ 1,766,362	\$ 1,766,362
43.	Certified 2020 excess debt collections. Enter the amount certified by the collector. ²⁹	\$ 93,053
44.	Adjusted 2021 debt. Subtract Line 43 from Line 42E.	\$ 1,673,309
45.	2021 anticipated collection rate. A. Enter the 2021 anticipated collection rate certified by the collector. ³⁰ 98.00000% B. Enter the 2020 actual collection rate 99.20000% C. Enter the 2019 actual collection rate 99.00000% D. Enter the 2018 actual collection rate 99.44000% E. If the anticipated collection rate in A is lower than actual collection rates in B, C and D, enter the lowest collection rate from B, C and D. If the anticipated rate in A is higher than at least one of the rates in the prior three years, enter the rate from A. Note that the rate can be greater than 100%. ³¹ 99.00000%	99.00000%
46.	2021 debt adjusted for collections. Divide Line 44 by Line 45E.	\$ 1,690,211
47.	2021 total taxable value. Enter the amount on Line 21 of the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$ 2,013,190,129
48.	2021 debt rate. Divide Line 46 by Line 47 and multiply by \$100.	\$ 0.083956/\$100
49.	2021 voter-approval tax rate. Add Lines 41 and 48.	\$ 0.630386/\$100
D49.	Disaster Line 49 (D49): 2021 voter-approval tax rate for taxing unit affected by disaster declaration. Complete this line if the taxing unit calculated the voter-approval tax rate in the manner provided for a special taxing unit on Line D41. Add Line D41 and 48.	\$ 0.000000/\$100

²⁷ Tex. Tax Code § 26.042(a)²⁸ Tex. Tax Code § 26.012(7)²⁹ Tex. Tax Code § 26.012(10) and 26.04(b)³⁰ Tex. Tax Code § 26.04(b)³¹ Tex. Tax Code §§ 26.04(h), (h-1) and (h-2)

Line	Voter-Approval Tax Rate Worksheet	Amount/Rate
50.	COUNTIES ONLY. Add together the voter-approval tax rates for each type of tax the county levies. The total is the 2021 county voter-approval tax rate.	\$ 0.000000 /\$100

SECTION 3: NNR Tax Rate and Voter-Approval Tax Rate Adjustments for Additional Sales Tax to Reduce Property Taxes

Cities, counties and hospital districts may levy a sales tax specifically to reduce property taxes. Local voters by election must approve imposing or abolishing the additional sales tax. If approved, the taxing unit must reduce its NNR and voter-approval tax rates to offset the expected sales tax revenue.

This section should only be completed by a county, city or hospital district that is required to adjust its NNR tax rate and/or voter-approval tax rate because it adopted the additional sales tax.

Line	Additional Sales and Use Tax Worksheet	Amount/Rate
51.	Taxable Sales. For taxing units that adopted the sales tax in November 2020 or May 2021, enter the Comptroller's estimate of taxable sales for the previous four quarters. ³² Estimates of taxable sales may be obtained through the Comptroller's Allocation Historical Summary webpage. Taxing units that adopted the sales tax before November 2020, enter 0.	\$ 0
52.	Estimated sales tax revenue. Counties exclude any amount that is or will be spent for economic development grants from the amount of estimated sales tax revenue. ³³ Taxing units that adopted the sales tax in November 2020 or in May 2021. Multiply the amount on Line 51 by the sales tax rate (.01, .005 or .0025, as applicable) and multiply the result by .95. ³⁴ - or - Taxing units that adopted the sales tax before November 2020. Enter the sales tax revenue for the previous four quarters. Do not multiply by .95.	\$ 3,091,360
53.	2021 total taxable value. Enter the amount from Line 21 of the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$ 2,013,190,129
54.	Sales tax adjustment rate. Divide Line 52 by Line 53 and multiply by \$100.	\$ 0.153555 /\$100
55.	2021 NNR tax rate, unadjusted for sales tax. ³⁵ Enter the rate from Line 26 or 27, as applicable, on the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$ 0.457711 /\$100
56.	2021 NNR tax rate, adjusted for sales tax. Taxing units that adopted the sales tax in November 2020 or in May 2021. Subtract Line 54 from Line 55. Skip to Line 57 if you adopted the additional sales tax before November 2020.	\$ 0.304156 /\$100
57.	2021 voter-approval tax rate, unadjusted for sales tax. ³⁶ Enter the rate from Line 49, Line D49 (disaster) or Line 50 (counties) as applicable, of the <i>Voter-Approval Tax Rate Worksheet</i> .	\$ 0.630386 /\$100
58.	2021 voter-approval tax rate, adjusted for sales tax. Subtract Line 54 from Line 57.	\$ 0.476831 /\$100

SECTION 4: Voter-Approval Tax Rate Adjustment for Pollution Control

A taxing unit may raise its rate for M&O funds used to pay for a facility, device or method for the control of air, water or land pollution. This includes any land, structure, building, installation, excavation, machinery, equipment or device that is used, constructed, acquired or installed wholly or partly to meet or exceed pollution control requirements. The taxing unit's expenses are those necessary to meet the requirements of a permit issued by the Texas Commission on Environmental Quality (TCEQ). The taxing unit must provide the tax assessor with a copy of the TCEQ letter of determination that states the portion of the cost of the installation for pollution control.

This section should only be completed by a taxing unit that uses M&O funds to pay for a facility, device or method for the control of air, water or land pollution.

Line	Voter-Approval Rate Adjustment for Pollution Control Requirements Worksheet	Amount/Rate
59.	Certified expenses from the Texas Commission on Environmental Quality (TCEQ). Enter the amount certified in the determination letter from TCEQ. ³⁷ The taxing unit shall provide its tax assessor-collector with a copy of the letter. ³⁸	\$ 0
60.	2021 total taxable value. Enter the amount from Line 21 of the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$
61.	Additional rate for pollution control. Divide Line 59 by Line 60 and multiply by \$100.	\$ 0.000000 /\$100
62.	2021 voter-approval tax rate, adjusted for pollution control. Add Line 61 to one of the following lines (as applicable): Line 49, Line D49 (disaster), Line 50 (counties) or Line 58 (taxing units with the additional sales tax).	\$ 0.000000 /\$100

³² Tex. Tax Code § 26.041(d)

³³ Tex. Tax Code § 26.041(i)

³⁴ Tex. Tax Code § 26.041(d)

³⁵ Tex. Tax Code § 26.04(c)

³⁶ Tex. Tax Code § 26.04(c)

³⁷ Tex. Tax Code § 26.045(d)

³⁸ Tex. Tax Code § 26.045(i)

SECTION 5: Voter-Approval Tax Rate Adjustment for Unused Increment Rate

The unused increment rate is the rate equal to the difference between the adopted tax rate and voter-approval tax rate before the unused increment rate for the prior three years.³⁹ In a year where a taxing unit adopts a rate by applying any portion of the unused increment rate, the unused increment rate for that year would be zero.

The difference between the adopted tax rate and voter-approval tax rate is considered zero in the following scenarios:

- a tax year before 2020;⁴⁰
- a tax year in which the municipality is a defunding municipality, as defined by Tax Code Section 26.0501(a);⁴¹ or
- after Jan. 1, 2022, a tax year in which the comptroller determines that the county implemented a budget reduction or reallocation described by Local Government Code Section 120.002(a) without the required voter approval.⁴²

This section should only be completed by a taxing unit that does not meet the definition of a special taxing unit.⁴³

Line	Unused Increment Rate Worksheet	Amount/Rate
63.	2020 unused increment rate. Subtract the 2020 actual tax rate and the 2020 unused increment rate from the 2020 voter-approval tax rate. If the number is less than zero, enter zero.	\$ 0.045000/\$100
64.	2019 unused increment rate. Subtract the 2019 actual tax rate and the 2019 unused increment rate from the 2019 voter-approval tax rate. If the number is less than zero, enter zero. If the year is prior to 2020, enter zero.	\$ 0.000000/\$100
65.	2018 unused increment rate. Subtract the 2018 actual tax rate and the 2018 unused increment rate from the 2018 voter-approval tax rate. If the number is less than zero, enter zero. If the year is prior to 2020, enter zero.	\$ 0.000000/\$100
66.	2021 unused increment rate. Add Lines 63, 64 and 65.	\$ 0.045000/\$100
67.	2021 voter-approval tax rate, adjusted for unused increment rate. Add Line 66 to one of the following lines (as applicable): Line 49, Line D49 (disaster), Line 50 (counties), Line 58 (taxing units with the additional sales tax) or Line 62 (taxing units with pollution control).	\$ 0.521831/\$100

SECTION 6: De Minimis Rate

The de minimis rate is the rate equal to the sum of the no-new-revenue maintenance and operations rate, the rate that will raise \$500,000, and the current debt rate for a taxing unit.⁴⁴

This section should only be completed by a taxing unit that is a municipality of less than 30,000 or a taxing unit that does not meet the definition of a special taxing unit.⁴⁵

Line	De Minimis Rate Worksheet	Amount/Rate
68.	Adjusted 2021 NNR M&O tax rate. Enter the rate from Line 39 of the <i>Voter-Approval Tax Rate Worksheet</i> .	\$ 0.381043/\$100
69.	2021 total taxable value. Enter the amount on Line 21 of the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$ 2,013,190,129
70.	Rate necessary to impose \$500,000 in taxes. Divide \$500,000 by Line 69 and multiply by \$100.	\$ 0.024836/\$100
71.	2021 debt rate. Enter the rate from Line 48 of the <i>Voter-Approval Tax Rate Worksheet</i> .	\$ 0.083956/\$100
72.	De minimis rate. Add Lines 68, 70 and 71.	\$ 0.489835/\$100

SECTION 7: Voter-Approval Tax Rate Adjustment for Emergency Revenue Rate

In the tax year after the end of the disaster calculation time period detailed in Tax Code Section 26.042(a), a taxing unit that calculated its voter-approval tax rate in the manner provided for a special taxing unit due to a disaster must calculate its emergency revenue rate and reduce its voter-approval tax rate for that year.⁴⁶

Similarly, if a taxing unit adopted a tax rate that exceeded its voter-approval tax rate, calculated normally, without holding an election to respond to a disaster, as allowed by Tax Code Section 26.042(d), in the prior year, it must also reduce its voter-approval tax rate for the current tax year.⁴⁷

NOTE: This section will not apply to any taxing units in 2021. It is added to implement Senate Bill 1438 (87th Regular Session) and does not apply to a taxing unit that calculated its voter-approval tax rate in the manner provided for a special taxing unit due to a declared disaster in 2020, as provided for in the recently repealed Tax Code Sections 26.04(c-1) and 26.041(c-1).

In future tax years, this section will apply to a taxing unit other than a special taxing unit that:

- directed the designated officer or employee to calculate the voter-approval tax rate of the taxing unit in the manner provided for a special taxing unit in the prior year; and
- the current year is the first tax year in which the total taxable value of property taxable by the taxing unit as shown on the appraisal roll for the taxing unit submitted by the assessor for the taxing unit to the governing body exceeds the total taxable value of property taxable by the taxing unit on January 1 of the tax year in which the disaster occurred or the disaster occurred four years ago.

³⁹ Tex. Tax Code § 26.013(a).

⁴⁰ Tex. Tax Code § 26.013(c).

⁴¹ Tex. Tax Code §§ 26.0501(a) and (c).

⁴² Tex. Local Gov't Code § 120.007(d), effective Jan. 1, 2022.

⁴³ Tex. Tax Code § 26.063(a)(1).

⁴⁴ Tex. Tax Code § 26.012(8-a).

⁴⁵ Tex. Tax Code § 26.063(a)(1).

⁴⁶ Tex. Tax Code § 26.042(b).

⁴⁷ Tex. Tax Code § 26.042(f).

In future tax years, this section will also apply to a taxing unit in a disaster area that adopted a tax rate greater than its voter-approval tax rate without holding an election in the prior year.

Note: This section does not apply if a taxing unit is continuing to calculate its voter-approval tax rate in the manner provided for a special taxing unit because it is still within the disaster calculation time period detailed in Tax Code Section 26.042(a) because it has not met the conditions in Tax Code Section 26.042(a)(1) or (2).

Line	Emergency Revenue Rate Worksheet	Amount/Rate
73.	2020 adopted tax rate. Enter the rate in Line 4 of the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$ _____ /\$100
74.	Adjusted 2020 voter-approval tax rate. Use the taxing unit's Tax Rate Calculation Worksheets from the prior year(s) to complete this line. If a disaster occurred in 2020 and the taxing unit calculated its 2020 voter-approval tax rate using a multiplier of 1.08 on Disaster Line 41 (D41) of the 2020 worksheet due to a disaster, enter the 2020 voter-approval tax rate as calculated using a multiplier of 1.035 from Line 49. - or - If a disaster occurred prior to 2020 for which the taxing unit continued to calculate its voter-approval tax rate using a multiplier of 1.08 on Disaster Line 41 (D41) in 2020, complete the separate <i>Adjusted Voter-Approval Tax Rate for Taxing Units in Disaster Area Calculation Worksheet</i> to recalculate the voter-approval tax rate the taxing unit would have calculated in 2020 if it had generated revenue based on an adopted tax rate using a multiplier of 1.035 in the year(s) following the disaster. ⁴⁸ Enter the final adjusted 2020 voter-approval tax rate from the worksheet. - or - If the taxing unit adopted a tax rate above the 2020 voter-approval tax rate without calculating a disaster tax rate or holding an election due to a disaster, no recalculation is necessary. Enter the voter-approval tax rate from the prior year's worksheet.	\$ _____ /\$100
75.	Increase in 2020 tax rate due to disaster. Subtract Line 74 from Line 73.	\$ _____ /\$100
76.	Adjusted 2020 taxable value. Enter the amount in Line 14 of the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$ _____
77.	Emergency revenue. Multiply Line 75 by Line 76 and divide by \$100.	\$ _____
78.	Adjusted 2021 taxable value. Enter the amount in Line 25 of the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$ _____
79.	Emergency revenue rate. Divide Line 77 by Line 78 and multiply by \$100. ⁴⁹	\$ _____ /\$100
80.	2021 voter-approval tax rate, adjusted for emergency revenue. Subtract Line 79 from one of the following lines (as applicable): Line 49, Line D49 (disaster), Line 50 (counties), Line 58 (taxing units with the additional sales tax), Line 62 (taxing units with pollution control) or Line 67 (taxing units with the unused increment rate).	\$ _____ /\$100

SECTION 8: Total Tax Rate

Indicate the applicable total tax rates as calculated above.

No-new-revenue tax rate. \$ 0.457700 /\$100
As applicable, enter the 2021 NNR tax rate from: Line 26, Line 27 (counties), or Line 56 (adjusted for sales tax).
Indicate the line number used: 26

Voter-approval tax rate. \$ 0.521800 /\$100
As applicable, enter the 2021 voter-approval tax rate from: Line 49, Line D49 (disaster), Line 50 (counties), Line 58 (adjusted for sales tax), Line 62 (adjusted for pollution control), Line 67 (adjusted for unused increment), or Line 80 (adjusted for emergency revenue).
Indicate the line number used: 67

De minimis rate. \$ 0.489800 /\$100
If applicable, enter the 2021 de minimis rate from Line 72.

SECTION 9: Taxing Unit Representative Name and Signature

Enter the name of the person preparing the tax rate as authorized by the governing body of the taxing unit. By signing below, you certify that you are the designated officer or employee of the taxing unit and have accurately calculated the tax rates using values that are the same as the values shown in the taxing unit's certified appraisal roll or certified estimate of taxable value, in accordance with requirements in Tax Code. ⁵⁰

print
here ▶

Sandra Mattick

Printed Name of Taxing Unit Representative

sign
here ▶

Sandra Mattick

Taxing Unit Representative

Date

8/5/2021

⁴⁸ Tex. Tax Code §26.042(c).

⁴⁹ Tex. Tax Code §26.042(b).

⁵⁰ Tex. Tax Code §§ 26.04(c-2) and (d-2).

ORDINANCE NO. 2021-27

AN ORDINANCE ADOPTING THE ANNUAL CAPITAL AND OPERATING BUDGETS FOR THE CITY OF BOERNE, TEXAS, FOR THE FISCAL YEAR 2021-2022, BEGINNING OCTOBER 1, 2021, AND ENDING SEPTEMBER 30, 2022; AND AUTHORIZING THE CITY MANAGER TO TRANSFER PART OR ALL OF ANY ENCUMBERED APPROPRIATION BALANCE AMONG PROGRAMS, WITHIN A FUND DEPARTMENT, OFFICE, OR AGENCY AT ANY TIME DURING THE FISCAL YEAR

WHEREAS, in accordance with the City Charter, it is necessary to adopt a budget for the Fiscal Year 2021-2022; and

WHEREAS, a Proposed Annual Budget for the period commencing October 1, 2021, and ending September 30, 2022, has been prepared by the City Manager in accordance with Article VI of the City Charter, and the City Council has considered the City Manager's proposals; and

WHEREAS, after public notice, a hearing was held on the Proposed Budget on August 24, 2021, and the City Council has considered the overall budget issues and individual items since the budget process began;

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BOERNE, TEXAS:

SECTION 1. The Proposed Annual Budget as set out in Attachment I hereto, incorporated herein by reference, for the fiscal year commencing October 1, 2021, and ending September 30, 2022, is hereby approved and adopted.

SECTION 2. Any departments, divisions, sections, offices, or programs which have been funded in previous budgets but are not contained in the 2021-2022 Proposed Budget document are hereby abolished.

SECTION 3. At any time during the fiscal year the City Manager may transfer part or all of any unencumbered appropriation balance among programs within a fund department, office or agency.

SECTION 3. All ordinances and resolutions, or parts of ordinances and resolutions, in conflict with this ordinance are hereby repealed, and are no longer of any force and effect.

SECTION 4. The City Manager shall cause the 2021-2022 budget documents to be revised in accordance with this and subsequent ordinances and shall file such documents with the City Secretary.

SECTION 5. This ordinance shall take effect on October 1, 2021.

PASSED AND APPROVED on this the first reading the 24th August, 2021.

PASSED, APPROVED, and ADOPTED on this the ____ day of September, 2021.

APPROVED:


Mayor

ATTEST:

City Secretary

APPROVED AS TO FORM:

City Attorney

	<div style="text-align: center;">AGENDA ITEM SUMMARY</div> <div style="border: 1px dashed purple; padding: 5px; float: right;"> District Impacted <input type="checkbox"/> 1 = Wolosin <input type="checkbox"/> 2 = Woolard <input type="checkbox"/> 3 = Scott <input type="checkbox"/> 4 = Boddie <input type="checkbox"/> 5 = Macaluso <input checked="" type="checkbox"/> All </div>
Agenda Date	September 14, 2021
Requested Action	<p>Agenda Item 5 E III: I move to ratify the property tax revenue increase reflected in the 2021- 2022 budget.</p> <p>Agenda Item 5 E IV: Approve a one-time reading of Ordinance No. 2021-32; as permitted by the City of Boerne’s Home Rule Charter, Section 3.11.A.</p> <p>Agenda Item 5 E V: (The following language must be used for making the motion.) I move that the property tax rate be increased by the adoption of a tax rate of \$0.4720, which is effectively a 3.12 percent increase in the tax rate and to approve Ordinance No. 2021-32; Adopting the Tax Rate for 2021.</p>
Contact Person	Sandra Mattick, Finance Director
Background Information	<p>This will be the only public hearing on the tax rate. The proposed rate for FY 2022 is \$0.4720 per \$100 valuation. The no-new-revenue rate is \$0.4577.</p> <p>H. B. 3195 requires City Council to ratify the property tax revenue increase reflected in the budget to be adopted.</p> <p>The Proposed FY 2021-2022 Budget will raise more total property taxes than last year’s budget by \$852,855 (8.5%) and of that amount \$507,400 is tax revenue to be raised from new property added to the tax rolls this year.</p> <p>After holding a public hearing on the tax rate, Council is required to set the tax rate for the Tax Year 2021. The proposed tax rate is \$0.4720 per \$100 valuation.</p> <p>According to Texas Tax Code 26.05, the vote on this ordinance must be a recorded vote. The motion to adopt the tax rate must be made exactly as shown above.</p>

Item Justification	<div> <div> <input checked="" type="checkbox"/> Legal/Regulatory Obligation <input type="checkbox"/> Reduce Costs <input type="checkbox"/> Increase Revenue <input type="checkbox"/> Mitigate Risk <input type="checkbox"/> Master Plan Recommendation </div> <div> <input type="checkbox"/> Infrastructure Investment <input type="checkbox"/> Customer Pull <input type="checkbox"/> Service Enhancement <input type="checkbox"/> Process Efficiency <input type="checkbox"/> Other: _____ </div> </div>
Financial Considerations	
Citizen Input/Board Review	
Legal Review	
Alternative Options	
Supporting Documents	FY 2021-22 Proposed Budget

ORDINANCE NO. 2021- 32

AN ORDINANCE ESTABLISHING THE TAX RATE AND THE BASIS FOR ASSESSED VALUES FOR THE CITY OF BOERNE, TEXAS FOR THE TAX YEAR 2021 AND REPEALING ALL ORDINANCES IN CONFLICT HEREWITH

WHEREAS, Texas Local Government Code gives the City of Boerne City Council the authority to levy an ad valorem tax on real property within the territorial limits of the City; and

WHEREAS, all notices and hearings required by law as a prerequisite to the passage, approval, and adoption of said tax rate ordinance have been timely and properly given and held;

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BOERNE, TEXAS:

Section 1. The tax rate for the City of Boerne for the year 2021 shall be and is hereby established as forty-seven and twenty hundredths (0.4720) cents per one hundred dollars assessed valuation.

Section 2. This tax rate will raise more taxes for maintenance and operations than last year's tax rate. The tax rate will effectively be raised 3.31 percent and will raise taxes for maintenance and operation on a \$100,000 home by approximately \$12.60.

Section 3 The tax rate hereinabove established shall be allocated for the following purposes:

General Fund	\$ 0.2477
Park Fund	\$ 0.0895
Library Fund	<u>\$ 0.0564</u>
Total Maintenance and Operations	\$ 0.3936
Debt Service Fund	\$ 0.0784

Section 4. Assessed valuations shall continue to be established as one hundred percent of equalized values.

Section 5. All ordinances or parts of ordinances in conflict herewith are hereby repealed.

PASSED, APPROVED, and ADOPTED on this the day of September 2021.

APPROVED:


ATTEST:

Mayor

City Secretary

APPROVED AS TO FORM:

City Attorney

	<h2 style="margin: 0;">AGENDA ITEM SUMMARY</h2> <div style="border: 1px dashed purple; padding: 5px; margin-top: 10px;"> <p style="margin: 0;">District Impacted</p> <p><input type="checkbox"/> 1 = Wolosin</p> <p><input type="checkbox"/> 2 = Woolard</p> <p><input type="checkbox"/> 3 = Scott</p> <p><input type="checkbox"/> 4 = Boddie</p> <p><input type="checkbox"/> 5 = Macaluso</p> <p><input checked="" type="checkbox"/> All</p> </div>		
Agenda Date	September 14, 2021		
Requested Action	CONSIDER MAYOR APPOINTMENTS TO THE WATER PLANNING COMMITTEE		
Contact Person	Mayor Tim Handren / City Secretary Lori Carroll		
Background Information	<p>The Water Planning Committee was established by Resolution on March 10, 2020. In addition to current members on the committee, it is the mayor's recommendation to add the following individuals:</p> <p>Grant Watanabe, Fair Oaks Ranch Larry Bittle, Canyon Lake Water Service Company</p>		
Item Justification	<table style="width: 100%; border: none;"> <tr> <td style="width: 50%; vertical-align: top;"> <input type="checkbox"/> Legal/Regulatory Obligation <input type="checkbox"/> Reduce Costs <input type="checkbox"/> Increase Revenue <input type="checkbox"/> Mitigate Risk <input type="checkbox"/> Master Plan Recommendation </td> <td style="width: 50%; vertical-align: top;"> <input type="checkbox"/> Infrastructure Investment <input type="checkbox"/> Customer Pull <input type="checkbox"/> Service Enhancement <input type="checkbox"/> Process Efficiency <input checked="" type="checkbox"/> Other: Mayoral appointment </td> </tr> </table>	<input type="checkbox"/> Legal/Regulatory Obligation <input type="checkbox"/> Reduce Costs <input type="checkbox"/> Increase Revenue <input type="checkbox"/> Mitigate Risk <input type="checkbox"/> Master Plan Recommendation	<input type="checkbox"/> Infrastructure Investment <input type="checkbox"/> Customer Pull <input type="checkbox"/> Service Enhancement <input type="checkbox"/> Process Efficiency <input checked="" type="checkbox"/> Other: Mayoral appointment
<input type="checkbox"/> Legal/Regulatory Obligation <input type="checkbox"/> Reduce Costs <input type="checkbox"/> Increase Revenue <input type="checkbox"/> Mitigate Risk <input type="checkbox"/> Master Plan Recommendation	<input type="checkbox"/> Infrastructure Investment <input type="checkbox"/> Customer Pull <input type="checkbox"/> Service Enhancement <input type="checkbox"/> Process Efficiency <input checked="" type="checkbox"/> Other: Mayoral appointment		
Financial Considerations	na		
Citizen Input/Board Review	na		
Legal Review	na		
Alternative Options	na		
Supporting Documents	na		

RESOLUTION NO. 2021-R42

A RESOLUTION SUPPORTING THE ADOPTION OF THE TEXAS TERM SHEET APPROVING THE ALLOCATION OF ANY AND ALL OPIOID SETTLEMENT FUNDS

WHEREAS, The City of Boerne obtained information indicating that certain drug companies and their corporate affiliates, parents, subsidiaries, and such other defendants as may be added to the litigation (collectively, “defendants”) have engaged in fraudulent and/or reckless marketing and/or distribution of opioids that have resulted in addictions and overdoses; and

WHEREAS, these actions, conduct and misconduct have resulted in significant financial costs to the County; and

WHEREAS, on May 13, 2020, the State of Texas, through the Office of the Attorney General, and a negotiation group for Texas political subdivisions entered into an Agreement entitled Texas Opioid Abatement Fund Council and Settlement Allocation Term Sheet (hereafter, the Texas Term Sheet) approving the allocation of any and all opioid settlement funds within the State of Texas. The Texas Term Sheet is attached hereto as Exhibit “A”; and

WHEREAS, Special Counsel and the State of Texas have recommended that the City of Boerne City Council support the adoption and approval the Texas Term Sheet in its entirety.

NOW, THEREFORE, BE IT RESOLVED, that we, the City Council Member of Boerne, Texas:

1. Support the adoption and approval the Texas Term Sheet in its entirety; and
2. Finds as follows:

a. There is a substantial need for repayment of opioid-related expenditures and payment to abate opioid-related harms in and about City of Boerne; and

The City Council supports in its entirety and hereby adopts the allocation method for opioid settlement proceeds as set forth in the STATE OF TEXAS AND TEXAS POLITICAL SUBDIVISIONS' OPIOID ABATEMENT FUND COUNCIL AND SETTLEMENT ALLOCATION TERM SHEET, attached hereto as Exhibit A. The Boerne City Council understands the purpose of this Texas Term Sheet is to permit collaboration between the State of Texas and Political Subdivisions to explore and potentially effectuate resolution of the Opioid Litigation against Pharmaceutical Supply Chain Participants as defined therein. We also understand that an additional purpose is to create an effective means of distributing any potential settlement funds obtained under this Texas Term Sheet between the State of Texas and Political Subdivisions in a manner and means that would promote an effective and meaningful use of the funds in abating the opioid epidemic in this City and throughout Texas

FURTHER RESOLVED, that for and on behalf of the Governing Body, Mayor Tim Handren, is hereby authorized, empowered, and directed to certify this resolution to the Texas Department of Housing and Community Affairs.

READ, PASSED AND ADOPTED this the ____ day September 2021.

Mayor

ATTEST:

City Secretary