



CITY OF NEW BRAUNFELS, TEXAS
CITY COUNCIL MEETING



CITY HALL - COUNCIL CHAMBERS
424 S. CASTELL AVENUE

MONDAY, FEBRUARY 8, 2016 at 6:00 P.M.

Barron Casteel, Mayor
George Green, Councilmember (District 1)
Aja Edwards, Councilmember (District 2)
Ron Reaves, Mayor Pro Tem (District 3)

Chris Monceballez, Councilmember (District 4)
Wayne Peters, Councilmember (District 5)
Leah A. García, Councilmember (District 6)
Robert Camareno, City Manager

MISSION STATEMENT

The City of New Braunfels will add value to our community by planning for the future, providing quality services, encouraging community involvement and being responsive to those we serve.

A G E N D A

CALL TO ORDER: February 8, 2016 @ 6:00 P.M.

CALL OF ROLL: City Secretary

INVOCATION: Councilmember Wayne Peters

PLEDGE OF ALLEGIANCE & SALUTE TO THE TEXAS FLAG

REQUEST ALL PHONES AND OTHER DEVICES BE TURNED OFF, EXCEPT EMERGENCY ON-CALL PERSONNEL.

PROCLAMATIONS: Black History Month
National LULAC Week
Teen Dating Violence Awareness Month

PRESENTATIONS: Library Excellence Award
(G. Pruett, Library Director)

Tax Exemption for Properties in Historic Districts
(Jennifer Salazar, Comal Appraisal District)

Capital Improvement Plan Survey
(B. Woods, Capital Programs Manager)

Landa Park Master Plan
(S. Dicke, Parks and Recreation Director)

1. **MINUTES**
Discuss and consider approval of the minutes of the special and regular meetings of January 25, 2016.

(P. Aten, City Secretary)

2. CITIZENS' COMMUNICATIONS

This time is for citizens to address the City Council on issues and items of concern not on this agenda. There will be no City Council action at this time.

(Mayor Barron Casteel)

3. CONSENT AGENDA

All items listed below are considered to be routine and non-controversial by the City Council and will be approved by one motion. There will be no separate discussion of these items unless a Councilmember or citizen so requests, in which case the item will be removed from the consent agenda and considered as part of the normal order of business.

Resolutions & Action Items

- (A) Approval of a resolution ordering a Regular Election to be held in the City of New Braunfels, Texas on May 7, 2016, for Regular City Officers; and establishing an Early Voting Location and Polling Places for this Election; and making provisions for the conduct of the Election.
(P. Aten, City Secretary)
- (B) Approval of a resolution appointing election officers for the May 7, 2016 General Election.
(P. Aten, City Secretary)
- (C) Approval to authorize the City Manager to enter into joint election agreements between the City of New Braunfels and the New Braunfels Independent School District and the Comal Independent School District.
(P. Aten, City Secretary)
- (D) Approval of the appointment of one individual to the Landa Park Golf Course Advisory Board for a term ending December 31, 2018.
(P. Aten, City Secretary)
- (E) Approval to renew a contract with Clean Harbors Environmental Services, Inc. for household hazardous waste collection services.
(M. Mundell, Solid Waste Manager)
- (F) Approval of a purchase with Phil's Trailer Sales for two concession trailers for use in collection of river management fees.
(S. Dicke, Parks and Recreation Director)
- (G) Approval of the renewal of a lease for portable buildings from BOXX Modular Space under TXMAS contract #4-56060.

(R. Camareno, City Manager)

- (H) Approval of a resolution and grant submission to the Alamo Area Council of Governments (AACOG) Regional Solid Waste Grants program in the amounts of \$30,000 for the purchase of a forklift and authorizing the City Manager to accept funds and to execute all contract documents associated with the grant, if awarded.
(M. Valadez, Grants Coordinator)
- (I) Approval of a resolution recommended by the New Braunfels Industrial Development Corporation authorizing a project expenditure of up to \$72,000 for a contract with the National Development Council to assist with the development and operation of an economic development program and related objectives.
(J. Jewell, Development Coordinator)

Ordinances

(In accordance with Section 3.10 of the City Charter, a descriptive caption of each ordinance shall be read on two separate days.)

- (J) Approval of the second and final reading of an ordinance amending Ordinance 75-10 of the Code of Ordinances to install stop signs in the Rivercrest Heights, River Enclave, and Garden Park Subdivisions.
(G. Ford, City Engineer)
- (K) Approval of the second and final reading of an ordinance regarding the rezoning of 5.558 acres, Freiheit 2, Block 4, Lot 1, located at 510 S. Kowald Lane, from "R-2" Single-Family and Two-Family District to "Canyon Reserve" Planned Development District (CRPPD), with a Detail Plan.
(C. Looney, Planning and Community Development Director)

4. INDIVIDUAL ITEMS FOR CONSIDERATION

- (A) Public hearing and approval of the proposed Veramendi School Sector Plan within the Veramendi Water Improvement District encompassing approximately 19.78 acres out of the Juan Martin de Veramendi Survey No. 2 Abstract 3, located at the terminus of Oak Run Parkway Veramendi School Sector Plan.
(C. Looney, Planning and Community Development Director)
Information for this item will be included in the agenda packet on Friday, February 5th following the February 4th Oak Run Neighborhood meeting.
- (B) Public hearing and approval of a resolution amending the 2006 Future Land Use Plan and approval of the second and final reading of an ordinance regarding the proposed rezoning of approximately 187.5 acres out of the Henry Foster Survey No. 34, Abstract No. 154, Comal County, Texas, addressed as 1721 and 1911 Post Road, from "M-1" Light Industrial District to "Post Road Development" Planned Development District (PRDPD), with a Concept Plan.
(C. Looney, Planning and Community Development Director)

- (C) Discuss and consider approval of a Conditional Sign Permit in the "M-1Ar60" Light Industrial District for the Springs at Creekside Apartments located at 2980 Creek Bend Drive.
(C. Looney, Planning and Community Development Director)
- (D) Discuss and consider approval of a waiver to allow the escrow of funds in lieu of constructing a sidewalk along FM 758 adjacent to Lot G, The Village at Clear Springs Commercial Unit 2.
(C. Looney, Planning and Community Development Director)
- (E) Discuss and consider approval of a resolution adopting a Reinvestment Plan in the Morningside and Solms Road areas.
(J. Jewell, Development Coordinator)
- (F) Discuss and consider approval of a resolution in support of the submission of an application to the 2016 competitive housing tax credit program through the Texas Department of Housing and Community Affairs by Balcones Haus Senior Housing Limited Partnership for the rehabilitation of Balcones Haus Apartments.
(J. Jewell, Development Coordinator)

5. **EXECUTIVE SESSIONS**

In accordance with Texas Government Code, Subchapter D, the City Council may convene in a closed session to discuss any of the following items; any final action or vote taken will be in public.

- (A) Deliberate pending/contemplated litigation, settlement offer(s), and matters concerning privileged and unprivileged client information deemed confidential by Rule 1.05 of the Texas Disciplinary Rules of Professional Conduct in accordance with Section 551.071, of the Texas Government Code, specifically:
 - Carowest Land, Ltd. v. Yantis Company, and the City of New Braunfels (2010 and 2015 cases)
 - Y. C. Partners LTD. d/b/a Yantis Company v. the City of New Braunfels v. Halff Associates, Inc.
 - Garrison Maurer d/b/a Comal Towing, Jeramie Hernandez d/b/a JJ Towing and Robert Fleming d/b/a Pro Care Wrecker Service v. New Braunfels Wrecker Service, LLC, Joe Medellin d/b/a New Braunfels Towing Company, Hill Country Customs, Inc., Kahlig Enterprises Inc. d/b/a Bluebonnet Collision Service a/k/a Bluebonnet Motors, et al.

NOTE: *The City Council reserves the right to retire into executive session concerning any of the items listed on this Agenda whenever it is considered necessary and legally justified under the Open Meetings Act (Chapter 551 of the Texas Government Code).*

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

CERTIFICATION

I hereby certify the above Notice of Meeting was posted on the bulletin board at the New Braunfels Municipal Building on February 3, 2016, at 3:00 p.m.

Patrick Aten, City Secretary

NOTE: Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for persons who are deaf or hearing impaired, readers, or large print, are requested to contact the City Secretary's Office at 221-4010 at least two (2) work days prior to the meeting so that appropriate arrangements can be made.