



**CITY OF NEW BRAUNFELS, TEXAS
CITY COUNCIL MEETING**



**CITY HALL - COUNCIL CHAMBERS
424 S. CASTELL AVENUE**

MONDAY, APRIL 27, 2015 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)

Sandy Nolte, 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: April 27, 2015 @ 6:00 P.M.

CALL OF ROLL: City Secretary

INVOCATION: Councilmember George Green

PLEDGE OF ALLEGIANCE & SALUTE TO THE TEXAS FLAG

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

PROCLAMATIONS: Fischer Park Day
National Music Week
Historic Preservation Month

PRESENTATION: Retiree Recognition

1. MINUTES

Discuss and consider approval of the minutes of the special meeting of April 6, 2015, and the special and regular meetings of April 13, 2015.
(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 the appointment of one individual to the Community Development Advisory Committee for a term ending December 13, 2015.
(P. Aten, City Secretary)
- (B) Approval of the appointment of one individual to the Historic Landmark Commission for a term ending April 7, 2016.
(P. Aten, City Secretary)
- (C) Approval of the City of New Braunfels Arts Commission recommendations for allocating grant awards from hotel occupancy tax to various arts organizations of the City and authorizing the City Manager to execute contracts with the aforementioned organizations for the purpose of disbursement and use of funding.
(P. Aten, City Secretary)
- (D) Approval of the City of New Braunfels Heritage Commission recommendations for allocating grant awards from hotel occupancy tax to various heritage organizations of the City and authorizing the City Manager to execute contracts with the aforementioned organizations for the purpose of disbursement and use of funding.
(P. Aten, City Secretary)
- (E) Approval of a resolution recommended by the New Braunfels Industrial Development Corporation to provide up to \$320,000 to the City of New Braunfels for a project to provide a building, equipment and facility and related improvements for the expansion of the Central Texas Technology Center; and declaring an effective date.
(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.)

- (F) Approval of the first reading of an ordinance amending Ordinance 75-10 to install stop signs in the Sungate, Palace Heights, Morningstar, Voss Farms, North Ranch Estates, Pecan Crossing, and Caprock Subdivisions.
(G. Ford, City Engineer)

4. INDIVIDUAL ITEMS FOR CONSIDERATION

- (A) Discuss and consider approval of the appointment of three individuals to the Planning Commission for terms ending May 31, 2018.

- (P. Aten, City Secretary)
- (B) Discuss and consider approval of the appointment of two individuals to the Zoning Board of Adjustment for terms ending May 31, 2017, and one individual as an alternate for a term ending May 31, 2017.
(P. Aten, City Secretary)
- (C) Discuss and consider approval of the appointment of two individuals to the New Braunfels Airport Advisory Board for terms ending May 12, 2018, and one individual for a term ending May 12, 2016.
(P. Aten, City Secretary)
- (D) Public hearing and first reading of an ordinance regarding a proposed Type 2 Special Use Permit to allow the NBU Comal Springs Conservation Center to be developed on 16.33 acres located in the 300 block of Klingemann Street.
(S. Snell, Planning Manager)
- (E) Public hearing and approval of the first reading of an ordinance for a Type 1 Special Use Permit to allow a single-family residence in the "C-1A" Local Business District, located on 1 977 acres at 1720 Gruene Road.
(S. Snell, Planning Manager)
- (F) Public hearing and approval of the first reading of an ordinance rezoning Lot 1, River Village Center, located at 744 North IH 35, from "C-3" Commercial District and "C-4" Resort Commercial District to "C-1 B" General Business District.
(S. Snell, Planning Manager) This item has been withdrawn by the requestor.
- (G) Public hearing and approval of the first reading of an ordinance for a Type 2 Special Use Permit to allow the rental of an accessory dwelling in the "R-1A-6.6" Single-Family District, located at 1693 Stonewall Street.
(S. Snell, Planning Manager)
- (H) Public hearing and first reading of an ordinance regarding the proposed Type 2 Special Use Permit to allow for a roof gutter business with outdoor materials storage in the "R-2" Single-Family and Two-Family District to be developed on the west side of the 11 00 block of Katy Street.
(S. Snell, Planning Manager)
- (I) Public hearing and first reading of an ordinance regarding the proposed rezoning of 30.51 acres out of the John Thompson Survey, located north of the intersection of Ron Road and Morningside Drive, from "APD" Agricultural/Pre-Development District and "MU-B" High Intensity Mixed Use District to "Heritage Park" Planned Development District (HPPD) with concept plan.
(S. Snell, Planning Manager)
- (J) Discuss and consider approval of a resolution authorizing the City Manager to enter into an interlocal agreement with Comal County to allow Comal County to

accept right of way and maintenance requirements of the Krueger Canyon Road realignment within the city limits of New Braunfels.

(G. Ford, City Engineer)

- (K) Discuss and consider approval of a resolution recommended by the New Braunfels Industrial Development Corporation to provide up to \$2.5 million to the City of New Braunfels for the development and construction of aquatic facilities and related improvements at the New Braunfels Recreation Center.
(S. Dicke, Parks and Recreation Director)
- (L) Discuss and consider approval of a resolution recommended by the New Braunfels Industrial Development Corporation to provide up to \$3.2 million to the City of New Braunfels for the development and construction of gym facilities and related improvements at the New Braunfels Recreation Center.
(S. Dicke, Parks and Recreation Director)
- (M) Discuss and consider approval of a resolution recommended by the New Braunfels Industrial Development Corporation to provide up to \$100,000 to the City of New Braunfels for the development and construction of facilities and related improvements at the New Braunfels Recreation Center for children's party room.
(S. Dicke, Parks and Recreation Director)
- (N) Discuss and consider approval of an ordinance authorizing the issuance of "City of New Braunfels, Texas Certificates Obligation Bonds, Series 2015"; levying a continuing direct annual ad valorem tax, within the limitations prescribed by law, for the payment of the bonds; prescribing the form, terms, conditions, and resolving other matters incident and related to the issuance, sale, and delivery of the bonds, including the approval and distribution of an official statement pertaining thereto; authorizing the execution of a paying agent/registrars agreement and a purchase contract; complying with the provisions of the depository trust company's letter of representations; authorizing the execution of any necessary engagement agreements with the City's financial advisors and/or bond counsel; and providing for an effective date.
(M. Simpson, Finance Director)
- (O) Discuss and consider approval of an ordinance authorizing the issuance of "City of New Braunfels, Texas General Obligation Bonds and Refunding Bonds, Series 2015"; levying a continuing direct annual ad valorem tax, within the limitations prescribed by law, for the payment of the bonds; prescribing the form, terms, conditions, and resolving other matters incident and related to the issuance, sale, and delivery of the bonds, including the approval and distribution of an official statement pertaining thereto; authorizing the execution of a paying agent/registrars agreement and a purchase contract; complying with the provisions of the depository trust company's letter of representations; authorizing the execution of any necessary engagement agreements with the City's financial advisors and/or bond counsel; and providing for an effective date.
(M. Simpson, Finance Director)

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 and consider the purchase, exchange, lease or value of real property, in accordance with Section 551.072, of the Texas Government Code.
- (B) Deliberate issues regarding economic development negotiations in accordance with Section 551.087, of the Texas Government Code.
- (C) 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.
- (D) Deliberate the appointment, employment, evaluation, reassignment, or duties of employee(s), City Manager, City Attorney, and/or Municipal Court Judge in accordance with Section 551.074, of the Texas Government Code.

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).*

CERTIFICATION

I hereby certify the above Notice of Meeting was posted on the Bulletin Board at the New Braunfels Municipal Building on April 22, 2015, at 1:30 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.