



**AGENDA
CITY COUNCIL MEETING
CITY OF LEANDER, TEXAS**

Pat Bryson Municipal Hall
201 North Brushy Street - Leander, Texas
Thursday, November 21, 2024
Briefing Workshop at 5:30 PM
Regular Meeting at 7:00 PM



Mayor – Christine DeLisle
Place 1 – Kathryn Pantalion-Parker
Place 2 – Michael Herrera
Place 3 – David McDonald

Place 4 – Na'Cole Thompson, Mayor Pro Tem
Place 5 – Chris Czernek
Place 6 – Becki Ross
City Manager – Todd Parton

The meeting will also be live-streamed at the following link: <https://www.leandertx.gov/video>.

BRIEFING WORKSHOP - CONVENE AT 5:30 PM

1. Open Meeting.
2. Roll Call.
3. Discussion regarding communicating performance metrics.
4. Joint workshop with Planning and Zoning Commission to discuss Future Land Use Map.

REGULAR MEETING – CONVENE AT 7:00 PM

5. Open Meeting, Invocation and Pledges of Allegiance.
6. Roll Call.
7. Public comments on items not listed in the agenda.

Public comments on items listed in the agenda will be heard at the time each item is discussed.

[All comments are limited to no more than 3 minutes (6 minutes if translation is needed) per individual.]

8. Staff Reports
 - Update on Police COPS Grant award
 - Brushy Creek Regional Utility Authority (BCRUA) Phase 2 and 2A Project Update
9. Leander History
 - Spirits of Bagdad

CONSENT AGENDA: ACTION

10. Approval of the minutes for meeting held on November 7, 2024.
11. Approval of reappointment of Josh Brockman-Weber with Messer Fort Law Firm and approval of Letter Agreement with Independent Ethics Counsel; and authorize the City Manager to execute any and all documents..
12. Approval of the purchase of Toro Reelmaster 3100-D Mower, utilizing Buyboard contract 706-23 from Professional Turf Products, L.P., in the amount of \$57,343.07; and authorize the City Manager to execute any and all necessary documents.
13. Approval of an expenditure to Alan Plummer Associates, Inc. in the amount of \$161,098.43 (Leander's portion) for additional design services focused on rehabilitation of existing equipment and treatment units at the Brushy Creek Regional Wastewater System (BCRWWS) East Wastewater Treatment Plant (East Plant) owned by the City of Round Rock, City of Cedar Park, City of Austin, and City of Leander.
14. Approval of annual licensing of Procore Project Management Pro application and related modules for the Capital Improvements Program (CIP), utilizing DIR Contract DIR-TSO-4288 from Carahsoft Technology Group, in the amount of \$140,065.13; and authorize the City Manager to execute any and all necessary documents.
15. Approval of the purchase of updated video broadcast equipment and related installation services from Grancius using The Interlocal Purchasing System (TIPS), co-op contract 220105, in the amount of \$94,619.12; and authorize the City Manager to execute any and all necessary documents.
16. Approval of Development Agreement Case DA-24-0016 regarding 1012 Municipal Drive development on one (1) parcel of land 3.22 acres $\pm$ in size, more particularly described by Williamson County Appraisal District Parcel R418622; generally located at 1012 Municipal Drive, Leander, Williamson County, Texas.
17. Approval of the extension of the application expiration for Subdivision Case FP-22-0040 Leander Springs Final Plat; more particularly described by Williamson Central Appraisal District Parcels R051592 and R403524, generally located southwest of the intersection of RM 2243 and 183A Toll Road, Leander, Williamson County, Texas.
18. Approval of the Second Reading of an Ordinance regarding Ordinance Case OR-24-0025 to amend the Composite Zoning Ordinance Article V, Section 2(b)(2) to modify the building size requirements, and to provide for related matters; Leander, Williamson and Travis Counties, Texas.
19. Approval of the Second Reading of an Ordinance regarding Zoning Case Z-24-0120 to amend the 675 Kauffman Loop Planned Unit Development to allow for overhead commercial doors on two (2) parcels of land 24.91 acres $\pm$ in size, more particularly described by Williamson Central Appraisal District Parcels R328207 and R555049; and more commonly known as 675 Kauffman Loop, Leander, Williamson County, Texas.
20. Approval of the Second Reading of an Ordinance regarding Zoning Case Z-24-0134 to amend the current zoning of SFU/MH-2-B (Single-Family Urban/Manufactured Home) to adopt the Hill Country Community Ministries – Lacy Drive PUD (Planned Unit Development) with the base zoning district of LC-3-A (Local Commercial) on three (3) parcels of land 1.31 acres $\pm$ in size, more particularly described by Williamson Central Appraisal District Parcels R036399, R036398, and R036397; and more commonly known as 1005 Lacy Drive, 1007 Lacy Drive, and 1009 Lacy Drive, Leander, Williamson County, Texas.
21. Approval of the Second Reading of an Ordinance regarding Zoning Case Z-24-0142 to amend the current zoning of SFS-2-B (Single-Family Suburban) to GC-3-C (General Commercial) on one (1) parcel of land 5.094 acres $\pm$ in size, more particularly described by Williamson Central Appraisal

District Parcel R432899; and generally located at the southeast corner of the intersection of Hero Way West and North Lakeline Boulevard, Leander, Williamson County, Texas.

22. Approval of an Ordinance amending Section 3.001 of the City of Leander Code of Ordinances to except certain qualifying Nonprofit Organizations from application submittal fees; providing findings of fact; providing an effective date and open meetings clauses; and providing for related matters.
23. Approval of an Ordinance establishing certification, bilingual, and assignment pay for the Fire Department; making findings of fact; providing a severability clause; and providing for effective date, open meetings, and related matters.

PUBLIC HEARING: ACTION

24. Conduct a Public Hearing regarding Zoning Case Z-24-0123 to amend the Northline Planned Unit Development on several parcels of land 115.7076 acres ± in size, out of the William Mancil Survey, Abstract No. 437, the Talbot Chambers Survey, Abstract No. 125; and generally located south of East San Gabriel Parkway and approximately 200 feet east of US 183, Leander, Williamson County, Texas.
 - Discuss and consider action regarding Zoning Case Z-24-0123 as described above.
25. Conduct a Public Hearing regarding Ordinance Case OR-24-0023 to amend the Composite Zoning Ordinance to update requirements for site development, dry utilities, and to provide for related matters; Leander, Williamson and Travis Counties, Texas.
 - Discuss and consider action regarding Ordinance Case OR-24-0023 as described above.

REGULAR AGENDA

26. Cast Ballot for Travis Central Appraisal District Board of Directors
27. Cast Ballot for Williamson Central Appraisal District Board of Directors
28. Discuss and consider action on City of Leander Mission and Vision Statements.
29. Council Member Future Agenda Items *[Any deliberation of or decision about the subject of the inquiry shall be limited to a proposal to place the subject on the agenda for a subsequent meeting.]*
30. Council Member Closing Statements.
31. Convene into Executive Session pursuant to:
 1. Section 551.072, Texas Government Code regarding the acquisition of property for the Leander 2243 Water Main Project (CIP W.18);
 2. Sections 551.071 and 551.072, Texas Government Code, and Section 1.05, Texas Disciplinary Rules of Professional Conduct to consult with legal counsel regarding the acquisition of property located in the Elijah D. Harmon Survey, Abstract No. 6, for the Leander 2243 Water Main Project; and
 3. Sections 551.071 and 551.087, Texas Government Code, and Section 1.05, Texas Disciplinary Rules of Professional Conduct to deliberate proposed economic development incentives for one or more business prospects that the governmental body seeks to have locate, stay, or expand in or near the territory of the City regarding Project EDA-24-004.

Reconvene into open session to take action as deemed appropriate in the City Council's discretion regarding:

1. Acquisition of property for the Leander 2243 Water Main Project (CIP W.18);
2. Consultation with attorney regarding 2243 Water Main Project; and
3. Economic Development incentives regarding Project EDA-24-004.

32. Adjournment

CERTIFICATION

This meeting will be conducted pursuant to the Texas Government Code Section 551.001 et seq. At any time during the meeting the Council reserves the right to adjourn into Executive Session on any of the above posted agenda for which state law authorizes Executive Session to be held, including but not limited to Sections 551.071 [litigation and certain Consultation with attorney], 551.072 [acquisition of interest in real property], 551.073 [prospective gift to city], 551.074 [certain personnel deliberations], 551.076 [deployment/implementation of security personnel or devices], or 551.087 [Deliberations regarding Economic Development Negotiations]. The City of Leander is committed to compliance with the American with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Please call the City Secretary at (512) 528-2743 for information. Hearing impaired or speech disabled persons equipped with telecommunication devices for the deaf may call (512) 528-2800. I certify that the above agenda for this meeting of the City Council of the City of Leander, Texas, was posted on the bulletin board at City Hall in Leander, Texas, on the 15 day of November 2024 by 5:00 p.m. pursuant to Chapter 551 of the Texas Government Code.



Dara Crabtree, City Secretary, TRMC