



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

Pat Bryson Municipal Hall
201 North Brushy Street - Leander, Texas
Thursday - May 19, 2022



Mayor – Christine DeLisle

Place 1 – Kathryn Pantalion-Parker

Place 2 – Esme Mattke Longoria

Place 3 – Jason Shaw

Place 4 – Na'Cole Thompson

Place 5 – Chris Czernek

Place 6 – Becki Ross, *Mayor Pro Tem*

City Manager – Rick Beverlin

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

BRIEFING WORKSHOP - CONVENE AT 5:30 PM

1. Opened meeting at 5:32 p.m.
2. Roll Call reflected all present.
3. The Strategic Plan Update was provided by Ron Cox with Ron Cox Consulting. Discussion included: governance; vision; mission; mission statement; strategic focus areas: safety; communication, infrastructure, land use and zoning, economic development, diversity; sense of place; organizational development and implementation plan.
4. Convene into Executive Session at 6:09 p.m. pursuant to:
(1) Section 551.072, to deliberate the acquisition of property located in Talbot Chambers Survey Abstract No. 125 for the purpose of a temporary access easement along with a work and construction easement for the San Gabriel Elevated Storage Tank (CIP W.41); and
(2) Section 551.071, Texas Government Code, and Rule 1.05, Texas Rules of Professional Conduct, to consult with legal counsel regarding enforcement of the City of Leander Home Rule Charter.

Reconvene into open session at 7:01 p.m. to take action as deemed appropriate in the City Council's discretion regarding:

- (1) Temporary access easement along with a work and construction easement for the San Gabriel Elevated Storage Tank (CIP W.41); and
- (2) Enforcement of the City of Leander Home Rule Charter.

Motion by Councilmember Becki Ross, Seconded by Councilmember Chris Czernek to approve (Item 1) the agreement for acquisition of property located in Talbot Chambers Survey Abstract 125 for the purpose of a temporary access easement along with a work and construction easement for the San Gabriel Elevated Storage Tank (CIP W.41); and authorize the city manager to execute any necessary documents as discussed in executive session.

Vote: 7 - 0

Motion by Councilmember Becki Ross, Seconded by Councilmember Chris Czernek to establish a subcommittee of the City Council to create rules regarding enforcement of the City Home Rule Charter.

Vote: 7 - 0

The briefing workshop adjourned at 7:02 p.m.

REGULAR MEETING – CONVENE AT 7:00 PM

5. Opened meeting at 7:02 p.m. , Invocation was provided by Pastor Paul Wang with Rock Chinese Church and Leander Police Department presented the Colors and led the Pledges of Allegiance.
6. Roll Call reflected all present.
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 by Council.

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

Rachel Montemayor, 405 Pecan Bayou Court - commented on passing of Proposition A; spouse visually impaired; need for public transportation; and knew it would pass.

8. Recognitions/Proclamations/Visitors.
 - Oath of Office re-elected Councilmember Place 1
 - Police Appreciation Week (May 15-21)
 - Military Appreciation Month (May)
 - Motorcycle Safety Week (May)
9. Leander History - Historic Preservation Commission Vice-Chair Kat Howell spoke on San Jacinto Day.
10. Staff Reports
 - Public Works Update

CONSENT AGENDA: ACTION

Motion by Councilmember Esme Mattke Longoria, Seconded by Councilmember Becki Ross to approve the consent agenda items 11 through 19.

Vote: 7 - 0

11. Approval of the minutes for meeting held on May 5, 2022

12. Approval of an Ordinance ordering and establishing procedures, and setting the date for a runoff election for Councilmember Place 3 and Councilmember Place 5 races; providing for the approval of election judges and voting clerks; and providing for related matters.

Aprobación una Ordenanza que ordena y establece procedimientos, y fija la fecha para una elección de desempate para las carreras Concejal Lugar 3 y Concejal Lugar 5; disponer la aprobación de jueces electorales y secretarios electorales; y la provisión de asuntos relacionados.
13. Approval of an Ordinance establishing a City of Leander Information Technology and Acceptable Use Policy to protect City technology resources; and provide for all related matters.
14. Acceptance of the Quarterly Investment Report for the period ending March 31, 2022.
15. Approval of Amendment No. 3 to Agreement for Professional Services with BGE, Inc., for engineering support services in the amount of \$95,500.00; and authorize the City Manager to negotiate and execute any and all necessary documents.
16. Approval of an extension of a waiver of Article 8.04, Noise, Section 8.04.001(a) (11) approved by the City Council on April 7, 2022, for Lay Construction to provide for remaining concrete pours for the parking lot at the Dairy Queen project site located on Metro Drive for May 20 through June 30; and requiring Lay Construction to post notifications for nearby tenants a minimum of forty-eight (48) hours in advance of the activities.
17. Approval of Change Order No. 2 for the San Gabriel East Pump Station Project (CIP W.21) for changes, additions, and omissions during the construction; and authorize the City Manager to execute any and all necessary documents.
18. Acceptance of Cookie Hotels, Inc. (Holiday Inn Express & Suites Leander) annual budget submission as required in the Chapter 380 Grant Agreement by and between the City of Leander and Cookie Hotels, Inc.
19. Approval of Second Reading of an Ordinance regarding Zoning Case 22-Z-006 to amend the current zoning of SFU/MH-2-B (Single-Family Urban/Manufactured Home) to LC-2-C (Local Commercial) on one (1) parcel of land approximately 0.487 acres $\pm$ in size, more particularly described by Williamson Central Appraisal District Parcel R035493; and addressed at 607 Crystal Falls Parkway, Leander, Williamson County, Texas.

PUBLIC HEARING: ACTION

20. Mayor Christine opened a Public Hearing at 8:15 p.m. regarding Zoning Case 22-Z-013 to amend the current zoning of Interim SFR-1-B (Single-Family Rural) to adopt the 805 S. Bagdad Minor PUD (Planned Unit Development) with the base zoning district of GC-2-A (General Commercial) on one (1) parcel of land approximately 2.26 acres $\pm$ in size, more particularly described by Williamson Central Appraisal District Parcel R035153; and legally described as Lots 2 & 3, Block B of the Falcon Oaks Sec 1 Subdivision, Leander, Williamson County, Texas. No one spoke in opposition of the request. The following submitted via with the website a position of in favor: Kenneth Solt, 606 Apache Trail; Alexander Djukic, 1324 Alpine Mountain Drive; Joi Anne Solt, 606 Apache Trail; Elizabeth Gage, 1205 Nightshade Lane; Francheskia Bowers, 1680 Hero Way, Apt. 1103; Wendy Ridgeway, 260 S. Brook Drive, Apt. 1235; Katie Stevens, 408 Olmos Drive; Cierra Johnson, 1680 Hero Way, Apt. 1206; Santini Pecaoco, 1440 Macfarland Street; Zachary Watts, 1207 Nightshade

Lane. The Public Hearing closed at 8:16 p.m.

- Discuss and consider action regarding Zoning Case 22-Z-013 as described above.

Motion by Councilmember Chris Czernek, Seconded by Councilmember Becki Ross to approve Zoning Case 22-Z-013 to amend the current zoning of Interim SFR-1-B (Single-Family Rural) to adopt the 805 S. Bagdad Minor PUD (Planned Unit Development) with the base zoning district of GC-2-A (General Commercial) on one (1) parcel of land approximately 2.26 acres ± in size, more particularly described by Williamson Central Appraisal District Parcel R035153; and legally described as Lots 2 & 3, Block B of the Falcon Oaks Sec 1 Subdivision, Leander, Williamson County, Texas.

Vote: 7 - 0

21. Mayor Christine opened a Public Hearing at 8:18 p.m. regarding Comprehensive Plan Amendment Case 22-CPA-002 to amend the Transportation Master Plan to reclassify Live Oak Road from a Residential Collector to Residential Street generally located west of Live Oak Road and the future extension of Lakeline Boulevard, Leander, Williamson and Travis Counties, Texas. No one spoke in favor or opposition of the request. The Public Hearing closed at 8:18 p.m.

- Discuss and consider action regarding Comprehensive Plan Amendment Case 22-CPA-002 as described above.

Motion by Councilmember Chris Czernek, Seconded by Councilmember Kathryn Pantalion-Parker to approve Comprehensive Plan Amendment Case 22-CPA-002 to amend the Transportation Master Plan to reclassify Live Oak Road from a Residential Collector to Residential Street generally located west of Live Oak Road and the future extension of Lakeline Boulevard, Leander, Williamson and Travis Counties, Texas.

Vote: 7 - 0

22. Mayor Christine opened a Public Hearing at 8:20 p.m. regarding Zoning Case 22-Z-008 to amend the current zoning of Interim SFS-2-B (Single-Family Suburban) to GC-3-C (General Commercial) on one (1) parcel of land approximately 2.3 acres ± in size, more particularly described by Williamson Central Appraisal District Parcel R032240; and more commonly known as 50 High Gabriel East, Leander, Williamson County, Texas. no one spoke in favor or opposition of the request. The Public Hearing closed at 8:20 p.m.

- Discuss and consider action regarding Zoning Case 22-Z-008 as described above.

Motion by Councilmember Kathryn Pantalion-Parker, Seconded by Councilmember Esme Matthe Longoria to approve Zoning Case 22-Z-008 to amend the current zoning of Interim SFS-2-B (Single-Family Suburban) to GC-3-C (General Commercial) on one (1) parcel of land approximately 2.3 acres ± in size, more particularly described by Williamson Central Appraisal District Parcel R032240; and more commonly known as 50 High Gabriel East, Leander, Williamson County, Texas, with Planning & Zoning recommendations.

Vote: 7 - 0

23. Mayor Christine opened a Public Hearing at 8:22 p.m. regarding Zoning Case 22-Z-010 to amend the current zoning of Interim SFR-221-B (Single-Family Rural) to HC-4-D (Heavy Commercial) on one (1) parcel of land approximately 7 acres ± in size, more particularly described by Williamson Central Appraisal District Parcel R620745; and approximately twelve hundred (1,200') feet south of the intersection of CR 269 and Hero Way on the south side of Hero Way, Leander, Williamson County, Texas. No one spoke in favor or opposition of the request. The Public Hearing closed at 8:22 p.m.

- Discuss and consider action regarding Zoning Case 22-Z-010 as described above.

Motion by Councilmember Chris Czernek, Seconded by Councilmember Kathryn Pantalion-Parker to approve Zoning Case 22-Z-010 to amend the current zoning of Interim SFR-1-B (Single-Family Rural) to HC-4-D (Heavy Commercial) on one (1) parcel of land approximately 7 acres ± in size, more particularly described by Williamson Central Appraisal District Parcel R620745; and approximately twelve hundred (1,200') feet south of the intersection of CR 269 and Hero Way on the south side of Hero Way, Leander, Williamson County, Texas.

Vote: 7 - 0

24. Mayor Christine opened a Public Hearing at 8:23 p.m. regarding Subdivision Case 22-CP-002 to adopt the Crystal Mesa 2 Concept Plan on three (3) parcels of land approximately 10.33 acres ± in size, more particularly described by Travis Central Appraisal District Parcels 354047, 354048, 354050; generally located at the southwest of CR 290 and High Lonesome, Leander, Travis County, Texas. No one spoke in favor or opposition of the request. The Public Hearing closed at 8:23 p.m.

- Discuss and consider action regarding Subdivision Case 22-CP-002 as described above.

Motion by Councilmember Kathryn Pantalion-Parker, Seconded by Councilmember Chris Czernek to approve Subdivision Case 22-CP-002 to adopt the Crystal Mesa 2 Concept Plan on three (3) parcels of land approximately 10.33 acres ± in size, more particularly described by Travis Central Appraisal District Parcels 354047, 354048, 354050; generally located at the southwest of CR 290 and High Lonesome, Leander, Travis County, Texas, following a discussion.

Vote: 7 - 0

REGULAR AGENDA

25. Discuss and consider action on a Resolution supporting proposed projects for fiscal year 2022 in accordance with the interlocal agreement between Capital Metro and the City of Leander, and providing for related matters.

Motion by Councilmember Becki Ross, Seconded by Councilmember Esme Mattke Longoria to approve a Resolution supporting proposed projects for fiscal year 2022 in accordance with the interlocal agreement between Capital Metro and the City of Leander, and providing for related matters, following a discussion.

Vote: 7 - 0

26. Discuss and consider action on appointments to the Old Town Master Plan Advisory Committee.

Motion by Councilmember Kathryn Pantalion-Parker, Seconded by Councilmember Chris Czernek to appoint Angel Maxwell, Anja Schaefer, Bridget Brandt, Cecelia Forney, Danny Parrott, Iris Davis, Jeanie Snyder, Jim Bechtol, Joel Price, Mark Kronkosky, Steve Brown, Taulant Krasniqi, Will Davies, William Shea, Willie Kopecky, Jr., James Oliver, EDC representative, Kat Howell, HPC representative and Steve Hanes, Parks Advisory Committee representative.

Vote: 6 - 1

NAY: Councilmember Jason Shaw

27. Discuss and consider action on the Second Reading of an Ordinance regarding Special Use Case 22-SU-001 to allow for the temporary residential use of a travel trailer or recreational vehicle for use by an ill, convalescent or otherwise disabled friend or relative needing care from the occupant of the primary residence, or a friend or relative providing necessary care for an ill, convalescent or otherwise disabled occupant; on one parcel of land approximately 0.3856 acres $\pm$ in size, more particularly described by Williamson Central Appraisal District Parcel R036092; and more commonly known as 107 Bagdad Street, Leander, Williamson County, Texas.

Motion by Mayor Christine DeLisle, Seconded by Councilmember Esme Mattke Longoria to approve the Second Reading of an Ordinance regarding Special Use Case 22-SU-001 to allow for the temporary residential use of a travel trailer or recreational vehicle for use by an ill, convalescent or otherwise disabled friend or relative needing care from the occupant of the primary residence, or a friend or relative providing necessary care for an ill, convalescent or otherwise disabled occupant; on one parcel of land approximately 0.3856 acres $\pm$ in size, more particularly described by Williamson Central Appraisal District Parcel R036092; and more commonly known as 107 Bagdad Street, Leander, Williamson County, Texas.

Vote: 3 - 4

AYE: Mayor Christine DeLisle
Councilmember Kathryn Pantalion-Parker
Councilmember Esme Mattke Longoria

28. Discuss and consider action on approval of award of contract by BCRUA for Phase 2 Raw Water Delivery System Construction Contract to Thalle/SAK Joint Venture in the amount of \$224,786,835.00 for a total base proposal of \$215,499,610.00; additive alternatives amount of \$1,430,225.00; and alternative proposal amount of \$7,857,000.00; and authorize the BCRUA Board President to execute the contract on behalf of City of Leander.

Motion by Mayor Christine DeLisle, Seconded by Councilmember Na'Cole Thompson to approve award of contract by BCRUA for Phase 2 Raw Water Delivery System Construction Contract to Thalle/SAK Joint Venture in the amount of \$224,786,835.00 for a total base proposal of \$215,499,610.00; additive alternatives amount of \$1,430,225.00; and alternative proposal amount of \$7,857,000.00; and authorize the BCRUA Board President to execute the contract on behalf of City of Leander.

Vote: 7 - 0

29. Discuss and consider a Resolution calling for a Public Hearing on the Assumptions and Capital Improvements Plan relating to possible adoption of Roadway Impact Fees for the July 7, 2022 Council meeting.

Motion by Councilmember Becki Ross, Seconded by Councilmember Na'Cole Thompson to approve a Resolution calling for a Public Hearing on the Assumptions and Capital Improvements Plan relating to possible adoption of Roadway Impact Fees for the July 7, 2022 Council meeting.

Vote: 7 - 0

30. Council Member Closing Statements.

Kathryn Pantalione-Parker - commented on San Jacinto Day; and thanked everyone for the opportunity to serve again.

Esme Mattke Longoria - commented on May was Asian American, Pacific Island and Jewish Heritage Month.

Na'Cole Thompson - congratulated all the graduates.

Christine DeLisle - stated Randalls provided dinner tonight; reminded everyone to shop locally and extended congratulations to the graduates and appreciation to all the parents.

31. Adjourned at 9:00 p.m.

APPROVED:


MAYOR

ATTEST:


CITY SECRETARY

