



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

Pat Bryson Municipal Hall
201 North Brushy Street - Leander, Texas
Thursday, January 18, 2024
Briefing Workshop at 5:30 PM
Regular Meeting at 7:00 PM



Mayor – Christine DeLisle	Place 4 – Na'Cole Thompson
Place 1 – Kathryn Pantalion-Parker	Place 5 – Chris Czernek
Place 2 – Esme Mattke Longoria, Mayor Pro Tem	Place 6 – Becki Ross
Place 3 – David McDonald	Interim City Manager – Isaac Turner

BRIEFING WORKSHOP - CONVENE AT 5:30 PM

1. Open Meeting.

Call to order at 5:32 p.m.

2. Roll Call.

Roll Call reflected all present with Councilmember Na'Cole Thompson absent.

3. Receive a presentation regarding the proposed Oakwood Hills MUD (Municipal Utility District) generally located 4,000 feet to the north of the future intersection of Travisso Parkway and Nameless Road, on the west side of Nameless Road, including TCAD Parcels 353045, 353047, 353048, 353050, 353069, 353070, and 513816; Leander, Travis County.

Presentation included project summary; home type and style; amenities and additional project information; and annexations and benefits to Leander.

4. Convene into Executive Session pursuant to Section 551.074, Texas Government Code, to discuss or deliberate the appointment, employment and duties of a public officer or employee: City Manager Search.

Reconvene into open session to take any action as deemed appropriate in the City Council's discretion regarding City Manager Search.

Recessed into Executive Session at 6:09 p.m.; reconvened into open session at 7:01 p.m.

Mayor Christine DeLisle stated the City Council did not complete their deliberations and will convene back into Executive Session at the end of the regular meeting.

Briefing workshop adjourned at 7:02 p.m.

REGULAR MEETING – CONVENE AT 7:00 PM

5. Open Meeting, Invocation and Pledges of Allegiance.

Open meeting at 7:09 p.m.; Councilmember Chris Czernek provided the invocation and Mayor Christine DeLisle led the Pledges of Allegiance.

6. Roll Call.

Roll Call reflected all present with Councilmember Na'Cole Thompson absent.

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.]

Lakissa Bright, 2912 Agave Loop, Round Rock - spoke on LADDERS for Leaders and LADDERS for Leaders University.

8. Recognitions/Proclamations/Visitors.

- Police Department Citizen Award of Meritorious Service to Blake Kuhlmann and Brent Skidmore
- Fire Department Lifesaving Certificate to Harold Piatt, Mark Peczeniuk and Paula Allen

9. Staff Reports

- Update on scheduled repair of the Brushy Creek Regional Utility Authority (BCRUA) raw water line and temporary shutdown of the BCRUA water treatment plant.

Discussion included BCRUA raw waterline repair; replacement timeline; additional work done during the shutdown; construction barge onsite; above water mock-up; water usage December 2023 to January 2024; historical water usage of February through April; Sandy Creek Water Treatment Plant limits and upgrade; Sandy Creek Water Treatment Plant automatic transfer switch; water conservation phase 4; and communication to public.

CONSENT AGENDA: ACTION

Motion: Approve consent agenda items 10 through 17.

By: Esme Mattke Longoria

Seconded: Kathryn Pantalion-Parker

Yes: Chris Czernek, Christine DeLisle, Esme Mattke Longoria, David McDonald, Kathryn Pantalion-Parker, Becki Ross

No: None

Abstain: None

10. Approval of the minutes for meeting held on January 04, 2024.

11. Approval of a scrivener's error regarding the purchasing agreement with Cellco Partnership d/b/a Verizon Wireless for the purchase of hardware, software and services for wireless, voice and data through DIR Contract DIR-TELE-CTSA-003; the amount approved on January 4, 2024, should have read \$115,000.00 annually for the term of contract expiring November 5, 2029.

12. Approval of a professional services renewal agreement for audio/video broadcast and recording of public meetings with Granicus LLC in the total amount of \$103,790.74; and authorizing the Interim City Manager to execute any and all necessary documents.
13. Award of Solicitation CIPS24-001 to C. C. Carlton Industries, LTD for construction services for the RM2243 Reclaimed Waterline Improvements project (CIP WW.46); in the amount of \$6,967,478.75; and authorizing the Interim City Manager to execute any and all necessary documents.
14. Approval of the oversizing costs from 8-inch waterlines to 16-inch waterlines reimbursable expenses as stated in the terms of the Greatwood South Development Agreement in the amount of \$235,805.00; and authorizing the Interim City Manager to execute any and all necessary documents.
15. Award of Solicitation CIPS23-020 to Walker Partners, LLC for the planning, design, and engineering services for Hero Way West elevated storage tank and water line (CIP W.55); in the amount of \$2,074,125.00; and authorizing the Interim City Manager to execute any and all necessary documents.
16. Approval of professional service agreement with Fisher Heck Architects for Phase 2 of the preservation plan along with architectural and engineering services for the Bryson Farmstead also known as Pioneer House (CIP P.47); in the amount of \$152,500.00; and authorizing the Interim City Manager to execute any and all necessary documents.
17. Approval of the Second Reading of an Ordinance and consider action regarding Zoning Case Z-23-0098 to amend the current zoning of Interim SFS-2-B (Single-Family Suburban) and Interim SFR-1-B (Single-Family Rural) to GC-2-B (General Commercial) on one (1) parcel of land approximately 6.314 acres $\pm$ in size, more particularly described by Williamson Central Appraisal District Parcel R031278; and more commonly known as 17451 Ronald W Reagan Boulevard, Leander, Williamson County, Texas.

PUBLIC HEARING: ACTION

18. Conduct a Public Hearing regarding Subdivision Case CP-23-0022 to adopt the 183A RE Investments Concept Plan and Preliminary Plat on one (1) parcel of land approximately 9.614 acres $\pm$ in size, more particularly described by Williamson Central Appraisal District Parcel R461862; generally located 700 feet southeast of the intersection of 183A Toll Road and Aven Way, Leander, Williamson County, Texas.

- Discuss and consider action regarding Subdivision Case CP-23-0022 as described above.

Open Public Hearing 8:13 p.m.; closed Public Hearing 8:13 p.m. No one spoke in favor or opposition of the request.

Motion: Approve Subdivision Case CP-23-0022.

By: Kathryn Pantalion-Parker

Seconded: Esme Mattke Longoria

Yes: Chris Czernek, Christine DeLisle, Esme Mattke Longoria, David McDonald, Kathryn Pantalion-Parker, Becki Ross

No: None

Abstain: None

19. Conduct a Public Hearing regarding Subdivision Case CP-23-0025 to adopt the Villas at Speaking Rock Concept Plan and Preliminary Plat on one (1) parcel of land approximately 10.756 acres $\pm$ in size, more particularly described by Travis Central Appraisal District Parcel 513825; generally located to the

southwest of the intersection of Osage Drive and Painted Sky Bend more commonly known as 1601 Speaking Rock, Leander, Travis County, Texas.

- Discuss and consider action regarding Subdivision Case CP-23-0025 as described above.

Open Public Hearing 8:14 p.m.; closed Public Hearing 8:14 p.m. No one spoke in favor or opposition of the request.

Motion: Approve Subdivision Case CP-23-0025.

By: Kathryn Pantalion-Paker

Seconded: Becki Ross

Yes: Chris Czernek, Christine DeLisle, Esme Mattke Longoria, David McDonald, Kathryn Pantalion-Parker, Becki Ross

No: None

Abstain: None

20. Conduct a Public Hearing and consider action regarding Zoning Case Z-23-0093 to amend the current zoning of LC-2-B (Local Commercial) to adopt the Bagdad Plaza Market Minor PUD (Planned Unit Development) with the base zoning district of LC-2-A (Local Commercial) on one (1) parcel of land approximately 2.81 acres ± in size, more particularly described by Williamson Central Appraisal District Parcel R594078; and legally described as Lot 1, Block A of the Bagdad Plaza LLC Subdivision, Leander Williamson County, Texas.

- Discuss and consider action regarding Zoning Case Z-23-0093 as described above.

Open Public Hearing 8:17 p.m.; closed Public Hearing 8:17 p.m. No one spoke in favor or opposition of the request.

Motion: Approve Zoning Case CP-23-0093 with the condition of reviewing the addition of a pedestrian beacon and not allowing a stand-alone vape or smoke shop retailer, following a discussion.

By: Christine DeLisle

Seconded: Kathryn Pantalion-Parker

Yes: Christine DeLisle, Esme Mattke Longoria, David McDonald, Kathryn Pantalion-Parker, Becki Ross

No: Chris Czernek

Abstain: None

REGULAR AGENDA

21. Discuss and consider action on a Memorandum of Understanding by and between the City of Leander and Hill Country Hyzers Disc Golf Club for activities hosted at Benbrook Ranch Park and Disc Golf Course for a term of five (5) years; and authorize the Interim City Manager to execute any and all necessary documents.

Motion: Approve Memorandum of Understanding by and between the City of Leander and Hill Country Hyzers Disc Golf Club, following a discussion.

By: Christine DeLisle

Seconded: Becki Ross

Yes: Chris Czernek, Christine DeLisle, Esme Mattke Longoria, David McDonald, Kathryn Pantalione-Parker, Becki Ross
No: None
Abstain: None

22. Discuss and consider action on a two (2)- year appointment to the Central Texas Clean Air Coalition of the Capital Area Council of Governments.

Motion: Approve appointment of Councilmember Esme Mattke Longoria two (2) year term to the Central Texas Clean Air Coalition of the Capital Area Council of Governments.

By: Christine DeLisle

Seconded: Becki Ross

Yes: Chris Czernek, Christine DeLisle, Esme Mattke Longoria, David McDonald, Kathryn Pantalione-Parker, Becki Ross
No: None
Abstain: None

23. 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.]*

None.

24. Council Member Closing Statements.

Esme Mattke Longoria - commented on new MLK March and Celebration date of January 27, 2024; and hope everyone is able to attend.

David McDonald - thanked the Police and Fire Chiefs recognition of citizens; and happy to be a part of the community.

Chris Czernek - commented on honoring of citizens; for CPR training one local site is queenofhearts.com; and shout out to Drifted Cycles owned by individuals who came to the woman being attacked.

Becki Ross - commented on three (3) large water projects were on tonight's agenda; and taking steps in the right direction.

Christine DeLisle - stated tonight's dinner came from Randall's; encouraged everyone to shop locally; and it is humbling to serve the community.

25. Convene back into Executive Session pursuant to:

1. Section 551.074, Texas Government Code, to discuss or deliberate the appointment, employment and duties of a public officer or employee: City Manager Search; and
2. Section 551.071, Texas Government Code, and Rule 1.05, Texas Disciplinary Rules of Professional Conduct, to consult with legal counsel regarding Construction Contract between Northline Leander Development Company and The City of Leander and DeNucci Constructors - Northline - Phase 1 and related performance and maintenance bonds; and
3. Section 551.071, Texas Government Code, and Section 1.05 Texas Disciplinary Rules of Professional Conduct to consult with legal counsel regarding Lakewood Park project; and
4. Section 551.071, Texas Government Code, Section 1.05, Texas Disciplinary Rules of Professional conduct, to consult with legal counsel regarding Leander Springs project; and

5. Section 551.072, Texas Government Code, to deliberate the acquisition of property located in Dunkley Subdivision for a public utility easement relating Raider Way / E. Woodview Drive project (CIP T.12); and
6. Section 551.072, Texas Government Code, to deliberate the acquisition of property located in Elijah D. Harmon Survey, Abstract 6 for a public utility easement relating Raider Way / E. Woodview Drive project (CIP T.12); and
7. Section 551.074, Texas Government Code, to discuss Interim City Manager assignments and duties.

Recessed into Executive Session at 9:00 p.m.; reconvened back into open session at 10:57 p.m.

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

1. City Manager search; and
2. Northline pavers; and
3. Lakewood Park project; and
4. Leander Springs project; and
5. Acquisition of property in Dunkley Subdivision or a public utility easement relating Raider Way / E. Woodview Drive project (CIP T.12); and
6. Acquisition of property in Elijah D. Harmon Survey, Abstract 6 for a public utility easement relating Raider Way / E. Woodview Drive project (CIP T.12); and
7. Interim City Manager assignment and duties.

1. No action.
2. No action.
3. No action.
4. No action.
5. Motion: Approve acquisition of property in Dunkley Subdivision for a public utility easement relating to Raider Way / E. Woodview Drive project (CIP T.12)
By: Esme Mattke Longoria
Seconded: Becki Ross

Yes: Chris Czernek, Christine DeLisle, Esme Mattke Longoria, David McDonald, Kathryn Pantalion-Parker, Becki Ross
No: None
Abstain: None

6. Motion: Approve acquisition of property in Elijah D. Harmon Survey, Abstract 6 for a public utility easement relating to Raider Way / E. Woodview Drive project (CIP T.12)
By: Esme Mattke Longoria
Seconded: Becki Ross

Yes: Chris Czernek, Christine DeLisle, Esme Mattke Longoria, David McDonald, Kathryn Pantalion-Parker, Becki Ross
No: None
Abstain: None

7. No action.

26. Adjournment

Adjourned at 10:58 p.m.

APPROVED

C. de Jesus

MAYOR

ATTEST:

Dana Crabtree

CITY SECRETARY

