

MINUTES OF CITY COUNCIL REGULAR MEETING
CITY OF WEST LAKE HILLS, TEXAS
Wednesday, September 14, 2016
7:05 p.m.

Present: Mayor Linda Anthony, Mayor Pro Tern Stan Graham, Councilmembers Jim O'Connor, Brian Plunkett, Rhonda McCollough, and Darin Walker.

Absent: None.

1. **Called to Order by Mayor Linda Anthony at 7:50 p.m., suspended at 7:55 p.m., and reconvened at 8:20 p.m.**
2. **Citizens Communications:** The City Council welcomes public comments at this point on any issue. If the issue is listed on the agenda, the speaker may choose to comment during the Citizens Communication agenda item or when the specific agenda item is taken up by the Council later in the meeting. The Council cannot respond to matters not listed on the agenda until a future meeting. Speakers must sign up with the City Secretary before speaking. Speakers shall limit their comments to five (5) minutes each.

No one spoke.

3. **CONSENT AGENDA:** The following items are anticipated to require little or no individualized discussion due to their nature being clerical, ministerial, mundane or routine. In an effort to enhance the efficiency of City Council Meetings, it is intended that these items will be acted upon by the City Council with a single motion because no public hearing or determination is necessary. However, a City Council Member or Citizen may request separate deliberation for a specific item, in which event those items will be removed from the consent agenda prior to the City Council voting on the consent agenda as a collective, singular item. Citizens requesting items be removed from the consent agenda must submit a written Speaker Card to the City Secretary before the meeting begins. Prior to voting on the consent agenda, the City Council may add additional items that are listed elsewhere on the same agenda.
 - a. Approval of the August 17, 2016 Special Meeting Minutes. City Secretary Lacie Hale.
 - b. Approval of the August 24, 2016 Regular Meeting Minutes. City Secretary Lacie Hale.
 - c. Approval of the September 6, 2016 Special Meeting Minutes. City Secretary Lacie Hale.
 - d. Approval of the August 2016 Building Permit Report. City Planner Ashby Grundman.
 - e. Approval of interlocal agreement with Travis County Water Control and Improvement District 10 regarding the installation of a water line on Westwood Terrace which will also create a trench to mitigate against the spread of oak wilt.

COUNCILMEMBER McCOLLOUGH MOTIONED TO APPROVE THE CONSENT AGENDA. COUNCILMEMBER O'CONNOR SECONDED THE MOTION AND IT PASSED BY 5-0 VOTE.

4. Land Use: Request for a Plat Vacation of Pledger Addition with a variance at 1007 Madrone Road. (Sections 22.03.281 and 36.01.004(f) of the West Lake Hills Code.) Applicant Jim Pledger.
- a. Staff Briefing. **None was given.**
 - b. Presentation by applicant. **None was given.**
 - c. Public Hearing: **No one spoke.**
 - d. Deliberation and action.
- (Note: This item requires dual action. BOA action on the variance. Council action on the plat vacation.)

COUNCILMEMBER McCOLLOUGH MOTIONED TO POSTPONE THE AGENDA ITEM WITH THE EXPECTATION THAT THE PLEDGER'S WILL CONTACT EACH OF THEIR NEIGHBORS TO GET THEIR FEEDBACK. COUNCILMEMBER O'CONNOR SECONDED THE MOTION AND IT PASSED BY 5-0 VOTE.

5. Land Use: Request for variances to replace an existing retaining wall within a front building setback and the removal of four trees with a trunk diameter of 14 inches or greater at 802 Canyon Creek Drive. (Sections 22.03.276 and 22.03.304 of the West Lake Hills Code.) Applicants Jim DeCosmo and Cindy Hendricks.
- a. Staff Briefing. **None was given.**
 - b. Presentation by applicant. **None was given.**
 - c. Public Hearing: **No one spoke.**
 - d. Deliberation and action.
- (Note: This item requires dual action. BOA action on the non-tree variances. Council action on the tree variances.)

COUNCILMEMBER WALKER MOTIONED TO APPROVE THE FOUR TREE VARIANCES FOR 802 CANYON CREEK DRIVE. MAYOR PRO TEM GRAHAM SECONDED THE MOTION AND IT PASSED BY 5-0 VOTE.

6. Land Use: Request for variances for the removal of three trees with a trunk diameter of 14 inches or greater at 708 Loma Linda. (22.03.304 of the West Lake Hills Code.) Applicant Jonathan Traylor.
- a. Staff Briefing. **City Planner Ashby Grundman gave briefing that ZAPCO recommended approval.**
 - b. Presentation by applicant. **Applicant Jonathan Traylor explained that they are attempting to locate the new house in the footprint of the demolished house. Two of the trees are located in the footprint of the new house, and the third tree is located in the proposed driveway. He also shared the options they considered to prevent the removal of the trees but they caused for other additional variance requests.**
 - c. Public Hearing: **No one spoke.**
 - d. Deliberation and action.

Council asked if there had been any discussion with the neighbors and discussed the hardship to be topography.

COUNCILMEMBER O'CONNOR MOTIONED TO APPROVE THE REQUESTED VARIANCE FOR THREE TREES. MAYOR PRO TEM GRAHAM SECONDED THE MOTION AND IT PASSED BY 5-0 VOTE.

7. Land Use: Proposed Amendment to Land Use Map and Rezoning of 402 Camp Craft Road to Planned Development District (PDD) with a Governmental, Utility and Institutional base district from One-Family (R- 1) in order to allow for a private school (Acton Academy West) to be developed on the property. (Chapter 38 of the West Lake Hills Code.) Applicant's Nicole Dionne and Brian Holtz (Tires Made Easy, Inc.)
- a. **Staff Briefing. Mayor Anthony gave a briefing on the timeline and the meeting decisions of when the project was discussed at BDC, ZAPCO, and Council in May. She also shared some of the associated issues and that Council has not received any detailed plans resolving them.**
 - b. **Presentation by applicant. Applicant Roger Gordon shared that he has had a difficult time working with the City of West Lake Hills on this project and concluded by questioning the fairness of the zoning process.**
 - c. Public Hearing: **No one spoke.**
 - d. Deliberation and action.

Council shared their concerns with this project and how no new information has been provided to resolve them.

COUNCILMEMBER O'CONNOR MOTIONED TO DENY THE PROPOSED AMENDMENT AS PRESENTED. COUNCILMEMBER McCOLLOUGH SECONDED THE MOTION AND IT PASSED BY 5-0 VOTE.

8. Public Safety: Update from Redbud Traffic Calming Subcommittee. Councilmembers Jim O'Connor and Darin Walker.
- a. **Staff Briefing. Resident Mieko Akutu, member of the Redbud Traffic Calming Subcommittee, shared the results and data from their traffic calming survey. Councilmember Walker shared the subcommittee's traffic calming device recommendations based on the collected data.**
 - b. Public Hearing: **No one spoke.**
 - c. Deliberation and action.

Council discussed the recommended traffic calming measures and proposed locations. Mayor Anthony thanked the subcommittee for their work.

COUNCILMEMBER O'CONNOR MOTIONED TO APPROVE THE RECOMMENDATIONS AND SEND TO THE CITY ENGINEER FOR COST ESTIMATES. COUNCILMEMBER PLUNKETT SECONDED THE MOTION AND IT PASSED BY 5-0 VOTE.

9. Administration: Update on City and other area infrastructure improvement projects including Bee Cave Road, drainage master plan, Water District 10, and Camp Craft Road. City Administrator Robert Wood.
- a. **Staff Briefing. Mayor Anthony gave briefing that TCEQ approved the water line plan for the Westwood trenching project. Water District #10 has also closed on the location to build pump station #3. City Administrator Robert**

Wood updated Council on the Bee Cave Road project. Austin Energy is almost done moving their utilities. Then other utilities will start their work on moving utilities. The Wildcat Hollow project has also started. Should be completed in less than 60 days. The Drainage Master Plan is still in progress. The city engineer is working on establishing projects based on priorities.

- b. Public Hearing: No one spoke.
- c. Deliberation and action.

No Council action was taken.

10. Financial: Budget: Discussion/decision regarding Amended Budget for Fiscal Year 2015-2016.

- a. Staff Briefing. City Administrator Robert Wood explained that the intent is to get feedback from Council and at the next Council meeting; it will be presented as an ordinance, for approval.
- b. Public Hearing: No one spoke.
- c. Deliberation and action.

Council discussed the salaries, Bee Cave Road, and tree fund budget line items. Council requested the total to be added.

No Council action was taken.

11. Financial: Budgets and Tax Rate: Discussion/decision and Second Public Hearing regarding the Proposed Budget for Fiscal Year 2016-2017 and Proposed Ad Valorem Tax Rate for 2016 - 2017 of \$0.0572 per \$100.

- a. Staff Briefing. City Administrator Robert Wood explained the updates and changes in the proposed draft budget.
- b. Public Hearing: No one spoke.
- c. Deliberation and action.

No Council action was taken.

12. Finance and Personnel: Discussion of salaries for David Brasich, Briana Davis, Kyle Fortenberry, Scott Gerdes, Ashby Grundman, Lacie Hale, Kayanne Lambright, Mark Littrell, Bobby Martinez, Liz Nagle, Vonda Ragsdale, Esther Salazar, Christy Shull, Shannon Sizemore, Pam Williams, and Robert Wood. Mayor Linda Anthony.

- a. Executive Session per Section 551.074 of the Texas Government Code for Personnel Matters.
- b. Public Hearing: No one spoke.
- c. Deliberation and action.

COUNCIL HELD AN EXECUTIVE SESSION ON ITEM #12 FROM 10:20 PM TO 11:55 PM.

No Council action was taken.

13. Adjourned by Mayor Linda Anthony 11:57 p.m..

Certificate

Linda Anthony
LINDA ANTHONY, MAYOR

ATTEST:

Lacie Hale

LACIE HALE, CITY SECRETARY



All items on the agenda are for discussion and/or action. The City Council reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), and 551.086 (Economic Development).

The City of West Lake Hills is committed to compliance with the Americans with Disabilities Act (ADA). Reasonable accommodations and equal access to communications will be provided to those who provide notice to the City Secretary at 512-327-3628 at least 48 hours in advance.