

NOTICE OF CITY COUNCIL PUBLIC HEARINGS AND REGULAR MEETING
CITY OF WEST LAKE HILLS, TEXAS
Wednesday, December 11, 2013
7:05 p.m.

Notice is hereby given that the City Council of the City of West Lake Hills, Texas, will hold Public Hearings and a Regular Meeting on the 11th day of December 2013 at 7:05 p.m., immediately following the Board of Adjustment Meeting, in the Council Chamber, Municipal Building, 911 Westlake Drive, West Lake Hills, Texas, at which time the following items will be discussed, to-wit:

1. Call to Order. Mayor Dave Claunch.
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.
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 November 13, 2013 and November 26, 2013 Regular Meeting Minutes. City Secretary Janet Rogers.
4. Utilities (Wastewater):
 - a. Update on Hull Circle Project. Wastewater Commission Chairman Steve Hudson.
 - b. Update on on-line billing. Wastewater Commission Chairman Steve Hudson.
 - c. Discussion/decision on proposed Amendment 282 to the West Lake Hills Code for modifications to Article 18.03 regarding responsibility for service lines, rights and obligations regarding necessity and use of alternative wastewater collection systems, other miscellaneous fees and charges and utility fees of the West Lake Hills Code.
 - 1) Staff briefing.
 - 2) Public Hearing: All persons wishing to speak for or against shall be heard.
 - 3) Deliberation and action.

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5. Land Use: After the fact variance to remove a 20" juniper tree at 1405 Wildcat Hollow. Applicant Dick Clark. (Section 22.03.304(a)(4) of the West Lake Hills Code.) (Postponed on October 9, 2013.)
 - a. Staff briefing.
 - b. Presentation by applicant.
 - c. Public Hearing: All persons wishing to speak for or against shall be heard.
 - d. Deliberation and action.

6. Land Use: Preliminary discussion of request to be allowed to install steel planters along property line at 22 Hull Circle to improve safety. Applicant Tori Keith.

7. Land Use: Discussion/possible action regarding lighting moratorium exception request from Kerbey Lane Café to be located at 701 Capital of Texas Highway, Suite M-600 (formerly Lion and Rose). Representative Richard Weiss.
 - a. Staff briefing.
 - b. Presentation by applicant.
 - c. Public Hearing: All persons wishing to speak for or against shall be heard.
 - d. Deliberation and action.

8. Land Use: Discussion/decision on proposed amendment for modifications to Article 24.03 Exterior Outdoor Lighting of the West Lake Hills Code for Outdoor Lighting. Council Subcommittee.
 - a. Staff/Council Subcommittee Briefing.
 - b. Public Hearing: All persons wishing to speak for or against shall be heard.
 - c. Deliberation and action.

9. Community Relations: Discussion/decision on City sponsorship at a table at the Westlake Chamber of Commerce Awards Gala to be held on February 28, 2014. Mayor Dave Claunch.

10. Fire Safety & Land Use: Update from staff on temporary moratorium on certain permits in the City limits. City Attorney Alan Bojorquez.

11. Fire Safety: Update on efforts to improve fire safety, including Fire Wise, FireWatch, Travis County WCID 10, and cooperative efforts with Travis County ESD 9. Mayor Dave Claunch.
 - a. Staff Briefing.
 - b. Executive Session per Section 551.071 of the Texas Local Government Code for Consultation with Attorney.
 - c. Deliberation and action.

12. Public Works: Discussion/possible decision on update regarding Bee Cave Road ROW acquisition. Mayor Dave Claunch.
 - a. Executive Session per Texas Government Code, Section 551.071 for Consultation with Attorney and 551.072 Deliberation Regarding Real Property.
 - b. Public Hearing: All persons wishing to speak for or against shall be heard.
 - c. Deliberation and action.

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13. Land Use: Staff briefing on future application for vacation of Amended Plat for Lot 26, Westlake Terrace, and the remaining portion of Lot 50, Westlake Park, also known as 102 Westhaven Drive. City Attorney Alan Bojorquez. (Chapter 36 of the West Lake Hills Code.
 - a. Staff Briefing.
 - b. Executive Session per Section 551.071 of the Texas Local Government Code for Consultation with Attorney.
 - c. Public Hearing: All persons wishing to speak for or against shall be heard.
 - d. Deliberation and action.

14. Personnel: Discussion regarding process for appointing a temporary replacement to fill Place 4 vacancy on City Council. No action will be taken at this meeting. Mayor Dave Claunch.

15. Land Use and Litigation: Update on Cause No. D-1-GN-001858, City of West Lake Hills vs. Yaupon Partners, LLC and Ray McMackin; Case No. 12-12734-tmd, In re: Raymond McMackin; and Adversary No. 13-01049-tmd, City of West Lake Hills v. Raymond McMackin. Legal Counsel.
 - a. Executive Session per Section 551.071 of the Texas Government Code for Consultation with Attorney regarding status of above-listed litigation and related legal issues.
 - b. Deliberation and action.

16. Public Works: Discussion/decision regarding proposed drainage projects in the City of West Lake Hills. City Administrator Robert Wood.
 - a. Executive Session per Section 551.071 of the Texas Government Code for Consultation with Attorney regarding related legal issues.
 - b. Deliberation and action.

17. Adjournment. Mayor Dave Claunch.

DAVE CLAUNCH, MAYOR
By Robert J. Wood, City Administrator

Certificate

I certify that the above Notice of the December 11, 2013 City Council Public Hearings and Regular City Council Meeting was posted on the bulletin board at the Municipal Building, 911 Westlake Drive, West Lake Hills, Texas on Friday, December 6, 2013 at 12:00 noon.

JANET ROGERS, CITY SECRETARY
By Robert J. Wood, City Administrator

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.