

AGENDA
CITY COUNCIL WORKSHOP
CITY COUNCIL CHAMBERS
124 Old San Antonio Road
Boerne, TX 78006
August 13, 2019 – 4:45 p.m.

1. CALL TO ORDER – 4:45 PM

2. [2019-831](#) DISCUSSION ON CITY PROJECT PRIORITIES.

Attachments: [Priorities Workshop AIS 8.13.19](#)
[Priorities Work Plan FY19-20 8.13.19 CC](#)

3. [2019-836](#) DISCUSSION ON FISCAL YEAR 2019-2020 BUDGET:
A. CHANGES TO FISCAL YEAR 2019-2020 BUDGET (DRAFT 3 TO DRAFT 4)
B. DISCUSSION ON TAX RATE
C. PROJECTED FUND BALANCES
D. BUDGET CALENDAR

Attachments: [AIS - Budget Workshop - Aug 13](#)
[PowerPoint Budget Workshop](#)
[2019 FY 20 Budget Reserves](#)
[FY 2020 Proposed Budget](#)

4. ADJOURNMENT

AGENDA
REGULAR CITY COUNCIL MEETING
CITY COUNCIL CHAMBERS
124 Old San Antonio Road
Boerne, TX 78006
August 13, 2019 – 6:00 PM

1. CALL TO ORDER – 6:00 PM

INVOCATION

PLEDGE OF ALLEGIANCE TO THE UNITED STATES FLAG
PLEDGE OF ALLEGIANCE TO THE TEXAS FLAG

(Honor the Texas flag, I pledge allegiance to thee, Texas – one state under God, one
and indivisible.)

2. CONFLICTS OF INTEREST

3. PUBLIC COMMENTS: This is the opportunity for visitors and guests to address the City Council on any issue. City Council may not discuss any presented issue, nor may any action be taken on any issue at this time. (Attorney General opinion – JC-0169)

4. CONSENT AGENDA: All items listed below within the Consent Agenda are considered to be routine by the City Council and may be enacted with one motion. There will be no separate discussion of items unless a Council Member or citizen so requests, in which event the item may be moved to the general order of business and considered in its normal sequence.

4.A. [2019-828](#) CONSIDER APPROVAL OF THE MINUTES OF THE CITY COUNCIL MEETING OF JULY 23, 2019.

Attachments: [Minutes 19.0723](#)

4.B. [2019-799](#) CONSIDER RESOLUTION NO. 2019-R126; A RESOLUTION AUTHORIZING THE MAYOR TO ENTER INTO AND MANAGE AN INTERLOCAL AGREEMENT BETWEEN THE CITY OF BOERNE AND ALAMO AREA COUNCIL OF GOVERNMENTS FOR E9-1-1 PUBLIC SAFETY ANSWERING POINT SERVICES.

Attachments: [AIS 911 agreement AACOG 2019](#)
[Resolution No. 2019-R126](#)
[AACOG Interlocal Agreement](#)

4.C. [2019-800](#) CONSIDER RESOLUTION NO. 2019-R127; A RESOLUTION AUTHORIZING THE CITY MANAGER TO PROCEED WITH PURCHASES AS PER SECTION 6.08 OF THE CITY OF BOERNE'S HOME RULE CHARTER. (Vehicle for Code Enforcement)

Attachments: [AIS Code Enforcement Vehicle Purchase](#)
[Resolution No. 2019-R127](#)
[Pricing Worksheet](#)

4.D. [2019-832](#) CONSIDER RESOLUTION NO. 2019-R128; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE AN AGREEMENT BETWEEN THE CITY OF BOERNE AND WILLIAM M. "MICK" MCKAMIE, PARTNER WITH TAYLOR OLSON ADKINS SRALLA ELAM, LLP AS INTERIM CITY ATTORNEY.

Attachments: [McKamie AIS 8.13.19](#)
[Resolution No. 2019-R128](#)
[City Attorney Independent Contractor Agreement - McKamie](#)

5. PUBLIC HEARING – To Hear Comments On The Following:

- 5.A. [2019-819](#) PROPOSED TAX RATE OF 0.4820/100 FOR FISCAL YEAR 2019-2020. (One of two hearings, vote on the proposed tax rate to be held September 10, 2019)

Attachments: [AIS FY 2020 First Tax Rate Hearing](#)
[Notice of Proposed Tax Rate](#)

- 5.B. [2019-816](#) PROPOSED PERMANENT ZONING OF 7.963 ACRES LOCATED AT 15A UPPER BALCONES ROAD FROM TEMPORARY ZONING R-A, RESIDENTIAL AGRICULTURAL TO B-2R, HIGHWAY COMMERCIAL-RESTRICTED. (Morningside Ministries, KAD No. 15841 and 290201.)

Attachments: [CC - Summary - Public Hearing Aug1319](#)
[Public Hearing Notice](#)
[Att 1 - Location Map](#)
[Att 2 - Aerial Map](#)
[Att 3 - Future Land Use Map](#)
[Att 4 - Current Zoning Map](#)
[Att 5 - Proposed Zoning Map](#)
[Att 6 -R-A Uses](#)
[Att 7 - B-2R Uses](#)

6. TAKE ANY NECESSARY ACTION RESULTING FROM THE PUBLIC HEARING:

- 6.A. [2019-817](#) CONSIDER ON FIRST READING ORDINANCE NO. 2019-36; AN ORDINANCE AMENDING THE CITY OF BOERNE ZONING ORDINANCE NO. 2007-64, CAPTIONED, "ZONING ORDINANCE OF THE CITY OF BOERNE, TEXAS", DATED DECEMBER 18, 2007 BY AMENDING ARTICLE 3, SECTION 13, PERMANENT ZONING OF 7.963 ACRES LOCATED AT 15A UPPER BALCONES ROAD (KAD NOS. 15841 AND 290201) FROM TEMPORARY ZONING R-A, SINGLE-FAMILY RURAL RESIDENTIAL-AGRICULTURAL DISTRICT TO B-2R, HIGHWAY COMMERCIAL-RESTRICTED DISTRICT; REPEALING ALL ORDINANCES IN CONFLICT; CONTAINING A

SEVERANCE CLAUSE; AND DECLARING AN EFFECTIVE DATE.
(Morningside Ministries)

Attachments: [CC - Summary - First Reading Aug1319](#)
[Ordinance No. 2019-36](#)
[Att 1 - Location Map](#)
[Att 2 - Aerial Map](#)
[Att 3 - Future Land Use Map](#)
[Att 4 -Current Zoning Map](#)
[Att 5 - Proposed Zoning Map](#)
[Att 6 - Menger Phase Four Concept](#)
[Att 7 - Menger Phase Four Concept](#)
[Att 8 - Menger Phase Four Concept](#)
[Att 9 - Menger Phase Four Concept](#)

7. [2019-823](#) CONSIDER THE UNTABLING OF ORDINANCE NO. 2019-10; AS DESCRIBED BELOW. (Tabled on 3/26/2019)

8. [2019-818](#) CONSIDER ON FIRST READING ORDINANCE NO. 2019-10; AN ORDINANCE AMENDING THE CITY OF BOERNE ZONING ORDINANCE NO. 2007-64, CAPTIONED, "ZONING ORDINANCE OF THE CITY OF BOERNE, TEXAS", DATED DECEMBER 18, 2007, BY AMENDING ARTICLE 3, SECTION 14, REZONING 2.992 ACRES LOCATED AT 1025 E. BLANCO ROAD (KAD NO. 18967) FROM O, OFFICE DISTRICT AND R-1, MEDIUM-DENSITY SINGLE-FAMILY RESIDENTIAL DISTRICT TO R-3, HIGH-DENSITY RESIDENTIAL DISTRICT; REPEALING ALL ORDINANCES IN CONFLICT; CONTAINING A SEVERANCE CLAUSE; AND DECLARING AN EFFECTIVE DATE. (Tommy and Julie Pfeiffer)

Attachments: [CC Summary - First Reading Recommendation 08132019](#)
[Ordinance No. 2019-10](#)
[Att 1 - Location Map](#)
[Att 2 - Aerial Map](#)
[Att 3 - Zoning Map](#)
[Att 4 - Rezoning Map](#)
[Att 5 - O Uses](#)
[Att 6- R-1 Uses](#)
[Att 7 - R-3 Uses](#)
[Att 8 - Future Land Use zoom map](#)

9. [2019-821](#) CONSIDER RESOLUTION NO. 2019-R129; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE AN AMENDMENT TO THE AGREEMENT BETWEEN THE CITY OF BOERNE AND TROY DORMAN OF HALFF ASSOCIATES, INC. FOR REVISIONS TO CITY ORDINANCES RELATING TO STORMWATER RUNOFF AND LOW IMPACT DEVELOPMENT.
- Attachments:** [CC Summary - Consultant](#)
[Resolution No. 2019-R129](#)
[Proposal for Consulting Services](#)
10. [2019-835](#) CONSIDER RESOLUTION NO. 2019-R130; A RESOLUTION OF THE CITY OF BOERNE, TEXAS APPOINTING MEMBERS TO THE KENDALL COUNTY TRANSPORTATION PLANNING STUDY COMMITTEE.
- Attachments:** [AIS. Transportation Study Committee Appointments](#)
[Resolution No. 2019-R130](#)
11. [2019-829](#) CONSIDER RESOLUTION NO. 2019-R131; RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE CONSTRUCTION CONTRACT CHANGE ORDER 1 TO THE ADVANCE FUNDING AGREEMENT FOR VOLUNTARY LOCAL GOVERNMENT CONTRIBUTIONS ON STATE HIGHWAY IMPROVEMENT PROJECTS BETWEEN THE CITY OF BOERNE AND TEXAS DEPARTMENT OF TRANSPORTATION (TXDOT). (Expenditure of additional utility relocation work associated with the widening project of State Highway 46 from Herff Road to Ammann Road)
- Attachments:** [AIS SH-46 Utilites Changes.doc](#)
[Resolution No. 2019-R131](#)
[Construction Contract Change Order 1](#)
[SH-46 Widening Map](#)
12. [2019-820](#) RECEIVE THE CITY OF BOERNE'S 2019 CERTIFIED APPRAISAL ROLL VALUE.
- Attachments:** [AIS 2019 Certified Tax Roll](#)
[2019 Certified Appraisal Roll](#)
13. [2019-822](#) RECEIVE AND CONSIDER A REQUEST FROM VIANNEY JASIK REPRESENTING ALPHA MINI STORAGE FOR A VARIANCE TO THE

SIGN ORDINANCE, SECTION 10.N.3. GOVERNMENTAL FLAGS,
HEIGHT OF FLAGPOLE. (32525 Interstate 10 West)

Attachments: [Summary - Alpha Mini Storage](#)
[Sign Variance Application](#)
[Alpha Mini Storage Street view](#)
[Alpha Mini Storage Street view](#)
[Location Map](#)
[Aerial Map](#)

14. [2019-833](#) CITY MANAGER'S REPORT DISCUSSION:
- A. BOERNE CITY LAKE WATER QUALITY DATA
 - B. TxDOT PROJECT STATUS
 - a) IH 10 WEST BOUND DETOUR FOR BUSINESS US 87 EXIT RAMP
 - b) HWY 46 EAST CONSTRUCTION
 - c) BLANCO ROAD RESURFACING
 - C. OLD SAN ANTONIO TURN LANE PROJECT
 - D. WEST SAN ANTONIO SIDEWALK PROJECT
 - E. MAIN STREET BEAUTIFICATION PROJECT
 - F. UNIFIED DEVELOPMENT CODE UPDATE/NEXT STEERING COMMITTEE MEETING
 - G. START OF SCHOOL PREPARATION AND TRAFFIC CONTROL
 - H. BKCEDC LEADERSHIP CHANGE AND CONTRACT DEVELOPMENT
 - I. ALAMO COLLEGES DISTRICT ANNOUNCES NEW NORTH CENTRAL REGIONAL CAMPUS LOCATION
 - J. MIKE SCHULTZ TEXAS PUBLIC POWER ASSOCIATION AWARD
 - K. INCODE COMMUNITY DEVELOPMENT SOFTWARE BY TYLER SOFTWARE

Attachments: [CM Report AIS 8.13.19](#)
[Lake Water Quality Data](#)
[US 87 Ramp Closure Map](#)
[Alamo Colleges District Announces New North Central Regional Campus I](#)

15. [2019-824](#) CONTINUATION OF WORKSHOP DISCUSSION, IF NECESSARY.

16. COMMENTS FROM COUNCIL/LEGAL COUNSEL/STAFF – No discussion or action may take place.

17. EXECUTIVE SESSION IN ACCORDANCE WITH THE TEXAS GOVERNMENT CODE:

- 17.A.** [2019-825](#) SECTION 551.071 - CONSULTATION WITH ATTORNEY AND SECTION 551.087 - DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS.
- 17.B.** [2019-834](#) SECTION 551.074 - PERSONNEL MATTERS: CITY ATTORNEY.
- 17.C.** [2019-826](#) SECTION 551.074 - PERSONNEL MATTERS: CITY MANAGER'S CONTRACT.

18. RECONVENE INTO OPEN SESSION AND TAKE ANY NECESSARY ACTION RELATING TO THE EXECUTIVE SESSION AS DESCRIBED ABOVE.

- 18.A.** [2019-827](#) CONSIDER THE CITY MANAGER'S CONTRACT.

19. EXECUTIVE SESSION IN ACCORDANCE WITH THE TEXAS GOVERNMENT CODE: CITY COUNCIL MAY, AS PERMITTED BY LAW, ADJOURN INTO EXECUTIVE SESSION AT ANY TIME TO DISCUSS ANY MATTER LISTED ABOVE INCLUDING IF THEY MEET THE QUALIFICATIONS IN SECTIONS 551.071 (CONSULTATION WITH ATTORNEY), 551.072 (DELIBERATION REGARDING REAL PROPERTY), 551.073 (DELIBERATION REGARDING GIFTS), 551.074 (PERSONNEL/OFFICERS), 551.076 (DELIBERATION REGARDING SECURITY DEVICES), AND SECTION 551.087 (DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS) OF CHAPTER 551 OF THE TEXAS GOVERNMENT CODE. (If needed)

20. ADJOURNMENT

s/s Ronald C. Bowman
City Manager

CERTIFICATION

I hereby certify that the above notice of meeting was posted on the 8th day of August, 2019 at 4:00 p.m.

s/s Lori A. Carroll
City Secretary

NOTICE OF ASSISTANCE AT THE PUBLIC MEETINGS

The Police / Municipal Court Complex is wheelchair accessible. Access to the building and special parking is available at the front entrance of the building. Requests for special services must be received forty-eight (48) hours prior to the meeting time by calling the City Secretary at 830-249-9511.

Pursuant to Section 30.06 Penal Code (trespass by license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a concealed handgun.

Pursuant to section 30.07 Penal Code (trespass by license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a handgun that is carried openly.