

**STATE OF TEXAS
COUNTY OF GILLESPIE
CITY OF FREDERICKSBURG**

**SPECIAL CITY COUNCIL MEETING
AUGUST 1, 2016
8:30 AM**

On this the 1st day of August , the City Council of the CITY OF FREDERICKSBURG convened in special session at City Hall, with the following members present to constitute a quorum:

LINDA LANGERHANS - MAYOR
GARY NEFFENDORF - COUNCIL MEMBER
GRAHAM PEARSON - COUNCIL MEMBER
BOBBY WATSON - COUNCIL MEMBER
CHARLIE KIEHNE - COUNCIL MEMBER

ABSENT: NONE

ALSO PRESENT: KENT MYERS - CITY MANAGER
CLINTON BAILEY - DPWU
LAURA HOLLENBEAK – DIR OF FINANCE

BUDGET WORKSHOP WITH COUNTY OF GILLESPIE – Council held a Budget Workshop with Gillespie County Commissioners Court. No action was taken.

With no further discussion, Council Member Pearson made a motion to adjourn the meeting at 11:15 AM. Council Member Watson seconded the motion. Motion carried.

PASSED AND APPROVED this the 3rd day of October, 2016.

SHELLEY BRITTON, CITY SECRETARY

LINDA LANGERHANS, MAYOR

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**STATE OF TEXAS
COUNTY OF GILLESPIE
CITY OF FREDERICKSBURG**

**REGULAR CITY COUNCIL MEETING
AUGUST 1, 2016
6:00 PM**

On this the 1st day of August, 2016, the City Council of the CITY OF FREDERICKSBURG convened in regular session at the Law Enforcement Center, with the following members present to constitute a quorum:

LINDA LANGERHANS - MAYOR
GARY NEFFENDORF - COUNCIL MEMBER
GRAHAM PEARSON – COUNCIL MEMBER
CHARLIE KIEHNE - COUNCIL MEMBER

BOBBY WATSON - COUNCIL MEMBER

ABSENT: NONE

ALSO PRESENT: KENT MYERS - CITY MANAGER
SHELLEY BRITTON - CITY SECRETARY
PAT McGOWAN - CITY ATTORNEY
CLINTON BAILEY - D.P.W.U.
LAURA HOLLENBEAK – DIR OF FINANCE
BRIAN JORDAN – DIR OF DEVELOPMENT SERVICES
ERIC WHITING – IT

The meeting was called to order at 6:00 PM following the Pledge of Allegiance.

EMPLOYEE RECOGNITIONS - The City Manager recognized the new Director of Parks & Recreation Andrea Warren and Fire Chief Lynn Bizzell.

MINUTES OF JUNE 2016 MEETINGS – It was moved by Council Member Watson, seconded by Council Member Neffendorf, to approve the minutes of the June 2016 meetings as presented. All voted in favor and the motion carried.

175TH ANNIVERSARY COMMITTEE – Tony Klein presented the twenty five names to serve on the 175th Anniversary Committee, including: Connie Crenwelge, Tim Dooley, Debbie Farquhar, Lester Frantzen, Steven Harris, Krista Gratigni, Barbara Heinen, Marty Kaderli, Joe Kammlah, Tony Klein, Timothy Kooock, Amanda Koone, Linda Langerhans, Ernie Loeffler, Penny McBride,, Gary Neffendorf, Chris Nevins, Karen Oestreich, Hector Pedregon, Loretta Schmidt, Chris Schoessow, Troy Sifford, Will Stehling, and Glen Treibs, with staff support supplied by Marion Wiggins.

ORDINANCE GRANTING AUTHORITY TO CITY MANAGER TO EXECUTE ROUTINE CONTRACTS (FIRST READING) – It was moved by Council Member Pearson, seconded by Council Member Watson, to forego the second reading and to adopt the Ordinance Granting Authority to the City Manager to Execute Routine Contracts as presented. All voted in favor and the motion carried.

ORDINANCE NO. 26-007a

AN ORDINANCE GRANTING THE AUTHORITY TO THE CITY MANAGER TO ENTER INTO AND SIGN CERTAIN CONTRACTS ON BEHALF OF THE CITY AND TO SIGN CERTAIN DOCUMENTS; TO AUTHORIZE THE CITY MANAGER TO APPROVE CERTAIN EVENTS AND ACTIVITIES BY THE VARIOUS DEPARTMENTS OF THE CITY; TO AUTHORIZE THE CITY MANAGER TO ISSUE CERTAIN TYPES OF REFUNDS; TO AUTHORIZE THE CITY MANAGER TO MAKE CERTAIN BUDGET TRANSFERS; TO AUTHORIZE THE CITY MANAGER TO ADMINISTRATIVELY HANDLE MATTERS PREVIOUSLY ADDRESSED BY RESOLUTIONS OF THE CITY

COUNCIL; AND TO SET FORTH THE DELEGATION OF ADMINISTRATIVE AUTHORITY TO THE CITY MANAGER. (Recorded in Ordinance Book)

FT. MARTIN SCOTT ADVISORY BOARD APPOINTMENT – It was moved by council Member Kiehne, seconded by Council Member Pearson, to appoint Stephen Schmidt to the Ft. Martin Scott Advisory Board. All voted in the favor and the motion carried.

WAIVER OF FEE FOR TURNER HALL FUNDRAISER – Council Member Watson moved, seconded by Council Member Kiehne, to approve a waiver of fees for rental of Market Square for a Turner Hall Fundraiser. All voted in favor and the motion carried.

CITY MANAGER'S REPORT - City Manager's Report included (1) Budget Update, (2) Animal Shelter Construction, (3) Proposed Annexation – Orchard Lakes, and (4) Marktplatz Improvements.

PUBLIC COMMENTS – Mo Saiide commented on the screening committee for RFP's for Hotel/Conference Center and Golf Course Status figures, Tom Musselman commented on County/City shared expenses, and on the budget process.

COUNCIL COMMENTS – No comments.

PASSED AND APPROVED this the 3rd day of October, 2016

SHELLEY BRITTON, CITY SECRETARY

LINDA LANGERHANS, MAYOR

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STATE OF TEXAS
COUNTY OF GILLESPIE
CITY OF FREDERICKSBURG

SPECIAL CITY COUNCIL MEETING
AUGUST 3, 2016
4:00 PM

On this the 3rd day of August , the City Council of the CITY OF FREDERICKSBURG convened in special session at City Hall, with the following members present to constitute a quorum:

LINDA LANGERHANS - MAYOR
GARY NEFFENDORF - COUNCIL MEMBER
GRAHAM PEARSON - COUNCIL MEMBER
BOBBY WATSON - COUNCIL MEMBER
CHARLIE KIEHNE - COUNCIL MEMBER

ABSENT: NONE

ALSO PRESENT: KENT MYERS - CITY MANAGER
CLINTON BAILEY - DPWU
LAURA HOLLENBEAK – DIR OF FINANCE

BUDGET WORKSHOP – Council held a Budget Workshop. No action was taken.

With no further discussion, Council Member Pearson made a motion to adjourn the meeting at 6:00 PM. Council Member Watson seconded the motion. Motion carried.

PASSED AND APPROVED this the 3rd day of October, 2016.

SHELLEY BRITTON, CITY SECRETARY

LINDA LANGERHANS, MAYOR

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STATE OF TEXAS
COUNTY OF GILLESPIE
CITY OF FREDERICKSBURG

REGULAR CITY COUNCIL MEETING
AUGUST 15, 2016
6:00 PM

On this the 15th day of August, 2016, the City Council of the CITY OF FREDERICKSBURG convened in regular session at the Law Enforcement Center, with the following members present to constitute a quorum:

LINDA LANGERHANS - MAYOR
BOBBY WATSON - COUNCIL MEMBER
GARY NEFFENDORF - COUNCIL MEMBER
CHARLIE KIEHNE - COUNCIL MEMBER
GRAHAM PEARSON - COUNCIL MEMBER

ABSENT: NONE

ALSO PRESENT: KENT MYERS - CITY MANAGER
SHELLEY BRITTON - CITY SECRETARY
PAT McGOWAN - CITY ATTORNEY
CLINTON BAILEY - D.P.W.U.
BRIAN JORDAN – DIR OF DEVELOPMENT SERVICES
LAURA HOLLENBEAK – DIR OF FINANCE
RUSSELL IMMEL – IT MANAGER
STEVE WETZ – POLICE CHIEF

The meeting was called to order at 6:00 PM., followed by the Pledge of Allegiance.

EMPLOYEE RECOGNITIONS – The following employees were recognized: Clinton Bailey (Frantzen Park), John Culpepper (bird problem on Main St.), and Brian Jordan (zoning case).

PUBLIC HEARING FY 2016-2017 BUDGET– It was moved by Council Member Watson, seconded by Council Member Neffendorf, to recess the regular session and open the Public Hearing on the FY 2016-2017 Budget. All voted in favor and the motion carried.

With no comments from the public, it was moved by Council Member Neffendorf, seconded by Council Member Watson, to adjourn the public hearing and reconvene the regular session. All voted in favor and the motion carried.

PUBLIC HEARING Z-1608 BY KEVIN SPRAGGINS ON BEHALF OF TERRY HARTCRAFT FOR A CONDITIONAL USE PERMIT TO ALLOW CONVENIENCE STORAGE IN THE C-2 COMMERCIAL ZONING DISTRICT ON PROPERTY LOCATED AT 730 BREHMER LANE– It was moved by Council Member Kiehne , seconded by Council Member Pearson, to recess the regular session and open the Public Hearing Z-1608 by Kevin Spraggins on behalf of Terry Hartcraft for a Conditional Use Permit to Allow Convenience Storage in the C-2 Commercial Zoning District on Property Located at 730 Brehmer Lane. All voted in favor and the motion carried.

With no comments from the public, it was moved by Council Member Neffendorf, seconded by Council Member Watson, to adjourn the public hearing and reconvene the regular session. All voted in favor and the motion carried.

Z-1608 – It was moved by Council Member Pearson, seconded by council Member Watson, to approve Z-1608 as presented. The vote was as follows: AYE: Langerhans, Neffendorf, Watson, Kiehne, and Watson. Motion carried.

PUBLIC HEARING Z-1609 BY JAMES GRIFFIN OF BROWN AND ORTIZ PC, ON BEHALF OF WILLIAM VARNEY FOR THE FOLLOWING ACTIONS ON PROPERTY LOCATED AT 407 WHITNEY STREET (A) LAND USE PLAN CHANGE FROM LOW DENSITY RESIDENTIAL TO COMMERCIAL, (B) ZONING CHANGE FROM R-1 SINGLE FAMILY RESIDENTIAL TO C-1 NEIGHBORHOOD COMMERCIAL AND (3) CONDITIONAL USE PERMIT TO ALLOW LIMITED RETAIL AND LIMITED RESTAURANT USES ON SAID PROPERTY– It was moved by Council Member Watson , seconded by Council Member Pearson, to recess the regular session and open the Public Hearing Z-1609 by James Griffin of Brown and Ortiz PC, on behalf of William Varney for the following actions on property located at 407 Whitney Street (1) Land Use Plan Change from Low Density Residential to Commercial, (2) Zoning Change from R-1 Single Family Residential to C-1 Neighborhood Commercial and (3) Conditional Use Permit to allow Limited Retail and Limited Restaurant uses on said property. All voted in favor and the motion carried.

With no comments from the public, it was moved by Council Member Neffendorf, seconded by Council Member Watson, to adjourn the public hearing and reconvene the regular session. All voted in favor and the motion carried.

ORDINANCE RE: Z-1609 – It was moved by Council Member Watson, seconded by Council Member Pearson, to approve Z-1609 as presented. The vote was as follows: AYE: Langerhans, Neffendorf, Watson, Kiehne, and Watson. Motion carried.

ORDINANCE NO. 26-008

AN ORDINANCE ADOPTING A CHANGE I THE COMPREHENSIVE PLAN OF THE CITY OF FREDERICKSBURG; SPECIFICALLY IN THE LAND US MAP AND COMPREHENSIVE PLAN AS TO LOT NO. 1, THE HERB FARM, SITUATED IN THE CITY OF FREDERICKSBURG, TEXAS; CHANGING SAID PROPERTY FROM PLANNED LOW DENSITY RESIDENTIAL TO COMMERCIAL; PROVIDING THAT THE CHANGE TO COMMERCIAL BECOME A PART OF THE COMPREHENSIVE PLAN AND PROVIDING FOR AN EFFECTIVE DATE. (Recorded in Ordinance Book)

ORDINANCE NO. 26-009

AN ORDINANCE AMENDING THE ZONING ORDINANCE OF THE CITY OF FREDERICKSBURG AND CHANGING THE ZONING CLASSIFICATION OF LOT NO. 1, THE HERB FARM, SITUATED IN THE CITY OF FREDERICKSBURG, TEXAS, FROM R-1 SINGLE FAMILY RESIDENTIAL TO C-1 NEIGHBORHOOD COMMERCIAL. (Recorded in Ordinance Book)

PUBLIC HEARING Z-1610 BY SEAN HEEP FOR A ZONING CHANGE ON PROPERTY LOCATED AT 328 MORNING GLORY DRIVE FROM R-1 SINGLE FAMILY RESIDENTIAL TO R-1A, SINGLE FAMILY SMALL LOT ZONING - It was moved by Council Member Kiehne, seconded by Council Member Pearson, to recess the regular session and open the Public Hearing Z-1610 by Sean Heep for a Zoning Change on Property located at 328 Morning Glory Drive from R-1 Single Family Residential to R-1A, Single Family Small Lot Zoning. All voted in favor and the motion carried.

With no comments from the public, it was moved by Council Member Neffendorf, seconded by Council Member Watson, to adjourn the public hearing and reconvene the regular session. All voted in favor and the motion carried.

Z-1610 – Based on the recommendation of the Planning & Zoning Commission and staff, it was moved by Council Member Pearson, seconded by Council Member Neffendorf, to deny Z-1610 as presented. The vote was as follows: AYE: Langerhans, Neffendorf, Watson, Kiehne, and Watson. Motion carried.

ORDINANCE RE: TAX LIMITED NOTES – ANIMAL SHELTER FINANCING – It was moved by Council Member Neffendorf, seconded by Council Member Watson, to forgo the second reading and to adopt the Ordinance for Tax Limited Notes – Animal Shelter Financing.

The vote was as follows: AYE: Langerhans, Neffendorf, Watson, Kiehne, and Watson. Motion carried.

ORDINANCE NO. 26-009a

AN ORDINANCE BY THE CITY COUNCIL OF THE CITY OF FREDERICKSBURG, TEXAS AUTHORIZING THE ISSUANCE OF "CITY OF FREDERICKSBURG, TEXAS LIMITED TAX NOTES, SERIES 2016", LEVYING AN ANNUAL AD VALOREM TAX, WITHIN THE LIMITATIONS PRESCRIBED BY LAW, FOR THE PAYMENT OF THE OBLIGATIONS; PRESCRIBING THE FORM, TERMS, CONDITIONS, AND RESOLVING OTHER MATTERS INCIDENT AND RELATED TO THE ISSUANCE, SALE, AND DELIVERY OF THE OBLIGATIONS; AUTHORIZING THE EXECUTION OF A PAYING AGENT/REGISTRAR AGREEMENT AND A PURCHASE AND INVESTMENT LETTER; COMPLYING WITH THE LETTER OF REPRESENTATIONS PREVIOUSLY EXECUTED WITH THE DEPOSITORY TRUST COMPANY; AUTHORIZING THE EXECUTION OF ANY NECESSARY ENGAGEMENT AGREEMENTS WITH THE CITY'S FINANCIAL ADVISORS AND/OR BOND COUNSEL; AND PROVIDING AN EFFECTIVE DATE. (Recorded in Ordinance Book)

2016 EFFECTIVE AND ROLLBACK TAX RATE CALCULATION – It was moved by Council Member Pearson, seconded by Council Member Neffendorf, to accept the 2016 Effective and Rollback Tax Rate Calculation as presented. All voted in favor and the motion carried.

PROPERTY TAX RATE, RECORD VOTE ON PROPOSED TAX RATE, AND SCHEDULE PUBLIC HEARINGS – It was moved by Council Member Neffendorf, seconded by Council member Watson, to approve the proposed property tax rate of \$0.24, a rate that is % above the effective tax rate of \$0.2203, as presented, and to schedule two public hearings on Tax Increase for Wednesday, August 24 and Wednesday August 31. The vote was as follows: AYE: Langerhans, Neffendorf, Watson, Kiehne, and Watson. Motion carried.

BUDGET AMENDMENT RE: PRIOR YEAR GOLF COURSE DEFICITS – It was moved by Council Member Pearson, seconded by Council Member Watson, to approve a Budget Amendment Re: Prior Year Golf Course Deficits at \$423,877 for 2014 and 2015. The vote was as follows: AYE: Neffendorf, Watson, Kiehne, and Watson; NAY: Langerhans. Motion carried.

CITY MANAGER'S REPORT – City Manager Kent Myers reported on (1) Animal Shelter Construction, (2) Orchard Lakes Subdivision, and (3) Ft. Martin Scott Utility Improvements.

PUBLIC COMMENTS –Sonia Rivera commented on recycling.

COUNCIL COMMENTS – None.

EXECUTIVE SESSION - It was moved by Council Member Kiehne, seconded by Council Member Watson, to recess the regular session and go into Executive Session at 7:50 PM. All voted in favor and the motion carried. At 8:32 PM, it was moved by Council Member Watson, seconded

by Council Member Neffendorf, to adjourn the Executive Session and reconvene the regular session. All voted in favor and the motion carried.

Following Executive Session:

HAHN WELL LITIGATION –Council agreed to a final settlement subject to approval by the City Manager.

With no further discussion, Council Member Watson made a motion to adjourn the meeting at 8:33 PM. Council Member Neffendorf seconded the motion. Motion carried.

PASSED AND APPROVED this the 3rd day of October, 2016.

SHELLEY BRITTON, CITY SECRETARY

LINDA LANGERHANS, MAYOR

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**STATE OF TEXAS
COUNTY OF GILLESPIE
CITY OF FREDERICKSBURG**

**SPECIAL CITY COUNCIL MEETING
AUGUST 24, 2016
6:00 PM**

On this the 24th day of August, 2016, the City Council of the CITY OF FREDERICKSBURG convened in special session at City Hall, with the following members presented to constitute a quorum:

LINDA LANGERHANS - MAYOR
GARY NEFFENDORF – COUNCIL MEMBER
GRAHAM PEARSON – COUNCIL MEMBER

ABSENT: BOBBY WATSON – COUNCIL MEMBER
CHARLIE KIEHNE – COUNCIL MEMBER

ALSO PRESENT: LAURA HOLLENBEAK – DIR OF FINANCE

PUBLIC HEARING ON PROPOSED FY 2016-2017 PROPERTY TAX RATE, FIRST OF TWO – It was moved by Council Member Pearson, seconded by Council Member Neffendorf, to recess the regular session and open the Public Hearing on the Proposed FY 2016-2017 Property Tax Rate. All voted in favor and the motion carried.

Comments were received by Russ Rose regarding raising taxes .02.

With no other comments, it was moved by Council member Neffendorf, seconded by Council Member Pearson, to adjourn the public hearing and reconvene the regular session. All voted in favor and the motion carried.

At 6:09 PM, it was moved by Council Member Neffendorf, seconded by council Member Pearson, to adjourn the meeting. All voted in favor and the motion carried.

PASSED AND APPROVED this the 3rd day of October, 2016.

SHELLEY BRITTON, CITY SECRETARY

LINDA LANGERHANS, MAYOR

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**STATE OF TEXAS
COUNTY OF GILLESPIE
CITY OF FREDERICKSBURG**

**SPECIAL CITY COUNCIL MEETING
AUGUST 31, 2016
6:00 PM**

On this the 31ST day of August , the City Council of the CITY OF FREDERICKSBURG convened in special session at City Hall, with the following members present to constitute a quorum:

LINDA LANGERHANS - MAYOR
GARY NEFFENDORF - COUNCIL MEMBER
CHARLIE KIEHNE - COUNCIL MEMBER

ABSENT: GRAHAM PEARSON - COUNCIL MEMBER
BOBBY WATSON - COUNCIL MEMBER

ALSO PRESENT: KENT MYERS - CITY MANAGER
LAURA HOLLENBEAK – DIR OF FINANCE

PUBLIC HEARING ON PROPOSED FY 2016-2017 PROPERTY TAX RATE, SECOND OF TWO – It was moved by Council Member Kiehne, seconded by Council Member Neffendorf, to recess the regular session and open the Public Hearing on the Proposed FY 2016-2017 Property Tax Rate. All voted in favor and the motion carried.

Comments were received by Russ Rose, Randy Dietrich, Jeanette Harmouth, Sonia Rivera, and Larry Burkhart.

With no other comments, it was moved by Council Member Neffendorf, seconded by Council Member Kiehne, to adjourn the public hearing and reconvene the regular session. All voted in favor and the motion carried.

At 6:40 PM, it was moved by Council Member Neffendorf, seconded by Council Member Kiehne, to adjourn the meeting. All voted in favor and the motion carried.

PASSED AND APPROVED this the 3rd day of October, 2016.

SHELLEY BRITTON, CITY SECRETARY

LINDA LANGERHANS, MAYOR

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