



**MANOR CITY COUNCIL
REGULAR MEETING
MINUTES
105 E. EGGLESTON STREET
MANOR, TEXAS 78653
APRIL 20, 2016 · 7:00 P.M.**

COUNCIL MEMBERS

PRESENT:

Place 2, Gil Burrell, Mayor Pro-Tem
Place 3, Todd Shaner
Place 4, Sharon Snowden
Place 5, Rebecca Davies
Place 6, Jeff Turner

ABSENT:

Mayor, Rita Jonse
Place 1, Gene Kruppa

CITY STAFF PRESENT:

Thomas Bolt, City Manager
Lluvia Tijerina, Administrative Assistant
Scott Dunlop, Planning Coordinator
Lydia Collins, Finance Director
Ryan Phipps, Police Chief
Mike Tuley, Public Works Director

CALL TO ORDER AND ANNOUNCE A QUORUM IS PRESENT

The Manor City Council met in regular session on Wednesday, April 20, 2016, in the City Council Chambers at 105 E. Eggleston Street. Mayor Pro-Tem Burrell announced that a quorum was present and the meeting was called to order at 7:00 P.M.

PLEDGE OF ALLEGIANCE

At the request of Mayor Pro-Tem Burrell, Police Chief Phipps gave the Pledge of Allegiance.

PUBLIC COMMENTS

Vicki McFarland, P.O. Box 256, Manor, addressed Council as a taxpayer for the school district and talked about the growth Manor ISD will be having in the next few years. She urged the importance of voting in the upcoming bond election.

CONSENT AGENDA

All items listed under the consent agenda were enacted by one motion. There was no separate discussion of the items and no items removed from the consent agenda.

A motion to approve the Consent Agenda was made by Council Member Davies, seconded by Council Member Shaner. The motion carried by the following vote:

Vote: 5 For – 0 Against.

1. Consideration, discussion, and possible action to approve the minutes for the April 6, 2016, City Council Regular Meeting.

The minutes were approved under the Consent Agenda.

2. Consideration, discussion, and possible action on acceptance of the March, 2016 Departmental Reports:
 - Development Services
 - Police
 - Municipal Court
 - Public Works

The reports were approved under the Consent Agenda.

3. Consideration, discussion, and possible action on a second reading of an ordinance annexing 1.069 acres recorded in document number 2013171610, deed records, Travis County, locally known as 13500 N. FM 973.

The ordinance were approved under the Consent Agenda.

4. Consideration, discussion, and possible action on a second reading of an ordinance to rezone 1.069 acres recorded in document number 2013171610, deed records, Travis County, locally known as 13500 N. FM 973 from Interim Agricultural "A" to Light Industrial "IN-1".

The ordinance were approved under the Consent Agenda.

REGULAR AGENDA

5. Consideration, discussion, and possible action on acceptance of the unaudited March, 2016 Monthly Financial Report.

Lydia Collins, Finance Director presented the March, 2016 monthly financial report.

A motion to accept the unaudited March, 2016 Monthly Financial Report was made by Council Member Turner, seconded by Council Member Snowden. The motion carried by the following vote:

Vote: 5 For – 0 Against.

6. Discussion, consideration, and possible action on the 2016 Capital Improvements Plan.

City Engineer Frank Phelan presented the 2016 Capital Improvements Plan. He stated that the Capital Improvements Plan Committee has met to review plans for water, wastewater, drainage, streets, hike and bike trails. The projects have been revised, prioritized and assembled in a plan. He discussed the various projects with Council and gave an overview of the funding for the projects.

A motion to approve the 2016 Capital Improvements Plan was made by Council Member Turner, seconded by Council Member Davies. The motion carried by the following vote:

Vote: 5 For – 0 Against.

7. Presentation on capital project financing.

Chris Lane, the City's financial advisor presented the capital project financing report. She gave an overview of the first phase of projects. She discussed what impact the projects will have on the financial status of the City. Mayor Pro-Tem Burrell recommended the \$24 million plan. Discussion was held with Mr. Phelan on the various projects.

No action was taken on this agenda item.

8. Consideration, discussion, and possible action the water and wastewater cost of service and rate study.

Lydia Collins, Finance Director presented the water and wastewater cost of service and rate study. She gave an overview of the study and what the proposed rates should be and how the base rate can be utilized to alleviate the debt service in a bond. Mickey Fishbeck with Rimrock Consulting Company further explained the report.

A motion to accept water and wastewater cost of service and rate study was made by Council Member Turner, seconded by Council Member Davies. The motion carried by the following vote:

Vote: 5 For – 0 Against.

9. Discussion, consideration and possible action on a change order for the Manor Police Station & Wastewater Treatment Plant Site Improvements Project.

Frank Phelan, City Engineer discussed the final change order for the projects that was negotiated with the contractor. There were a total of 28 adjustments to items that were reviewed with Council.

A motion to approve a change order for the Manor Police Station & Wastewater Treatment Plant Site Improvements Project was made by Council Member Davies, seconded by Council Member Shaner. The motion carried by the following vote:

Vote: 5 For – 0 Against.

10. Discussion, consideration, and possible action to approve a waiver from Ordinance 185, Section 20(j) Height and Placement requirements for Manor ISD New Tech Middle School, 10335 E. US Hwy. 290, to allow for 52 feet in height.

City Manager Tom Bolt presented the waiver information to Council. He commented that staff is recommending the waiver.

A motion to approve a waiver from Ordinance 185, Section 20(j) Height and Placement requirements for Manor ISD New Tech Middle School, 10335 E. US Hwy. 290, to allow for 52 feet in height was made by Council Member Turner, seconded by Council Member Davies. The motion carried by the following vote:

Vote: 5 For – 0 Against.

11. Discussion, consideration, and possible action to approve a waiver from Ordinance 185, Section 61(e)(iv) Landscaping Requirements for Manor ISD New Tech Middle School, 10335 E. US Hwy. 290, to allow for 59 trees and 679 shrubs.

City Manager Tom Bolt presented the waiver information to Council. He commented that staff is recommending the waiver. Council Member Turner left the dais at 8:05 p.m. while the agenda item was being presented, he was absent for voting.

A motion to approve a waiver from Ordinance 185, Section 61(e)(iv) Landscaping Requirements for Manor ISD New Tech Middle School, 10335 E. US Hwy. 290, to allow for 59 trees and 679 shrubs was made by Council Member Davies, seconded by Council Member Shaner. The motion carried by the following vote:

Vote: 4 For – 0 Against.

12. Discussion, consideration, and possible action on a first reading of a rezoning request for the Lagos preliminary PUD site plan, 146 acres at the SE corner FM 973 and Brenham Street; portions of the Calvin Baker Sur. No. 38, James Manor Sur. No. 39 and 40, James H. Manning Sur. No. 37; from single family residential (R-1) district zoning to Planned Unit Development (PUD) district zoning.

City Manager Tom Bolt introduced the developer for the project. Mr. Pete Dwyer said he didn't have a presentation but that he was available for questions. Planning Coordinator Scott Dunlop addressed Council and stated the Planning & Zoning Commission recommended a few changes to a roadway, and land use. Mr. Dunlop stated that staff is recommending approval of the first reading.

A motion to approve a first reading of a rezoning request for the Lagos preliminary PUD site plan, 146 acres at the SE corner FM 973 and Brenham Street; portions of the Calvin Baker Sur. No. 38, James Manor Sur. No. 39 and 40, James H. Manning Sur. No. 37; from single family residential (R-1) district zoning to Planned Unit Development (PUD) district zoning was made by Council Member Davies, seconded by Council Member Shaner. The motion carried by the following vote:

Vote: 5 For – 0 Against.

13. Discussion, consideration, and possible action on a concept plan for Lagos master planned community; 146 acres at the SE corner FM 973 and Brenham Street; portions of the Calvin Baker Sur. No. 38, James Manor Sur. No. 39 and 40, James H. Manning Sur. No. 37.

A motion to postpone the agenda item was made by Council Member Davies, seconded by Council Member Turner. The motion carried by the following vote:

Vote: 5 For – 0 Against.

14. City Manager March, 2016 Report

City Manager Tom Bolt updated Council on the status of the skate park and informed them that the skate park will no longer be donated.

ADJOURNMENT

A motion to adjourn was made by Council Member Davies, seconded by Council Member Shaner. The motion carried by the following vote:

Vote: 5 For – 0 Against.

Meeting was adjourned at 8:20 P.M.

**City Council Regular Meeting Minutes
April 20, 2016**

APPROVED:

ATTEST:

Rita G. Jonse, Mayor

Frances M. Aguilar, City Secretary