City of Taylor

Regular City Council Meeting

Taylor City Hall, Council Chambers, 400 Porter Street

September 26, 2019 at 6:00 p.m.

Mayor Brandt Rydell declared a quorum and called the meeting to order at 6:00 p.m. with the following present:

Mayor Pro-Tem Dwayne Ariola
Council Member Robert Garcia
Council Member Mitch Drummond
Council Member Gerald Anderson

Brian LaBorde, City Manager
Mark Schroeder, Assistant City Attorney
Dianna Barker, City Clerk

INVOCATION – Father Alberto gave the invocation.

PLEDGE OF ALLEGIANCE

PROCLAMATIONS/RECOGNITIONS

1. **2019 National Night Out Proclamation**
   Councilmember Anderson read the proclamation and presented it to Police Chief Fluck.

2. **Recognition of Finance Department's Budget Award**
   Mayor Rydell recognized the Finance Department for their great work and presented the award to Jeff Wood, Director of Finance and his staff.

CITIZENS COMMUNICATION

None.

CONSENT AGENDA

3. **Approve minutes from September 12, 2019.**
4. **Consider Ordinance 2019-24, establishing fees for city services for FY 2019/2020.**
5. **Consider Ordinance 2019-26 for voluntary annexation (Castlewood) by Haynie Consulting LLC, annexing a tract of land approximately 11.93 acres, more or less, in size generally located across from Taylor High School on FM 973.**
6. **Consider Ordinance 2019-27 changing the current zoning for a parcel of land, consisting of approximately 58.31 acres, addressed as 530 FM 973, located across from Taylor High School, from Single-Family Residential Zoning District (R-1) to Local Commercial Zoning District (B-1) and Single-Family Zoning District with a Residential Planned Development Overlay (R-1/RPD).**
7. **Consider renewal of contract with HDR Engineering for engineering services. (Jim Gray)**
8. Consider approving a contract with ATS Engineers, Inspectors and Surveyors for Plan Review and Inspection Services.
9. **Discuss and consider approving Cooperative Purchasing Interlocal Agreement with Williamson County.**

Mayor Pro-Tem Ariola requested item #8 be pulled for separate consideration.

Motion was made by Councilmember Garcia to approve the consent agenda items 3 through 7, and 9 as presented. Motion was seconded by Councilmember Drummond. Motion carried unanimously.

8. **Consider approving a contract with ATS Engineers, Inspectors and Surveyors for Plan Review and Inspection Services.**
Mayor Pro-Tem Ariola wanted to make sure that when an inspector inspects a property and finds a problem that needs to be corrected, the inspector should continue the entire inspection and let the property owner know of all the problems visible at that time instead of stopping the inspection after the first problem and coming back out to finish the inspection after that violation has been corrected. Dan with ATS was present, explained the inspection process, and stated he did not think that was happening but will address this issue with his staff.

Motion was made by Mayor Pro-Tem Ariola to approve consent agenda item 8 as presented. Motion was seconded by Councilmember Anderson. Motion carried unanimously.

PUBLIC HEARING/ORDINANCES

10. **Consider Introducing Ordinance 2019-29 for TMRS Conversion.**
Jeff Wood, Director of Finance - This item introduces the ordinance required to make the change from a 1.5:1 to a 2 to 1matching ratio. Sean Thompson with TMRS explained the changes and their effects.

The City Attorney read the caption of the ordinance.

ORDINANCE NO. 2019-29

AN ORDINANCE AUTHORIZING AND ALLOWING, UNDER THE ACT GOVERNING THE TEXAS MUNICIPAL RETIREMENT SYSTEM, "UPDATED SERVICE CREDITS" IN SAID SYSTEM ON AN ANNUAL BASIS FOR SERVICE PERFORMED BY QUALIFYING MEMBERS OF SUCH SYSTEM WHO AT THE EFFECTIVE DATE OF THE ALLOWANCE ARE MEMBERS OF THE CITY OF TAYLOR; PROVIDING FOR INCREASED PRIOR AND CURRENT SERVICE ANNUITIES FOR RETIREES AND BENEFICIARIES OF DECEASED RETIREES OF THE CITY; PROVIDING FOR A CHANGE IN THE MUNICIPAL CONTRIBUTIONS TO THE CURRENT SERVICE ANNUITY RESERVE AT RETIREMENT OF THE EMPLOYEES OF THE CITY; AND ESTABLISHING AN EFFECTIVE DATE FOR THE ORDINANCE.

This is the first reading. No action was taken.

11. **Hold a Public Hearing and Consider Ordinance 2019-28, rezoning RCR Rail Park.**
Tom Yantis, Development Services Director - The subject property was annexed in 2018 for a rail oriented commercial development. The next step in the development process is rezoning the subject property so the appropriate permits may be obtained. Mr. Yantis gave a brief presentation on the project. The request is consistent with the Comprehensive Plan, Land Use Objectives and general Planning Principles and Policy Guides. This is the second reading of the ordinance.

Mayor Rydell opened the public hearing at 6:28pm.

Steve Cheryl, 1922 Purple Sage, Kingsland TX., Lawrence Family Partnership representative - The Lawrence family owns 380 acres east of the subject property. The Lawrence family would like Council to direct staff to go back and review the project more thoroughly and would like larger setbacks at property lines.

Mark Sholander, RCR representative – intends on having clean park and following all regulations.

Vanessa Carpenter, neighbor to RCR property – her family and other neighbors were not notified of the project or meetings; wants to see more info shared with surrounding neighbors before project begins.

With no one else appearing, the public hearing was closed at 6:41pm.

Motion was made by Mayor Pro-Tem Ariola to adopt Ordinance 2019-28, rezoning the RCR Rail Park as presented. Motion was seconded by Councilmember Drummond. Motion carried unanimously.

REGULAR AGENDA: REVIEW/DISCUSS AND CONSIDER ACTION

12. **Receive presentation from M2E3, LLC regarding a proposed crude oil pipeline project within the Taylor city limits and ETJ.**
Tom Yantis - M2E3, LLC is proposing to construct a 30 inch crude oil pipeline through the western portion of the city limits and ETJ. This item is for informational purposes only and to allow Council to ask questions. Marie Taylor, Enterprise Pipeline representative, gave a brief presentation on the proposed oil pipeline, where it is to be located through Taylor and the type of pipe to be built. Project is scheduled to begin next month. Council was disappointed that this is the first they are hearing of the pipeline through Taylor and were concerned about environmental hazards, construction problems, and the impact on future development.

Motion was made by Mayor Pro-Tem Ariola to receive the presentation as presented. Motion was seconded by Councilmember Anderson. Motion carried unanimously.

Council took a break at 7:32pm.
Council reconvened at 7:40pm.

13. **Receive the Taylor Chamber of Commerce FY2018 financial review and the FY 2019/2020 Hotel Occupancy Tax budget. (Tia Stone/Nancci Burgess)**
Tia Stone, Chamber of Commerce President – gave a brief presentation of the Chamber's FY2018 financials and the FY2019/2020 budget.

Motion was made by Councilmember Garcia to receive the Chamber's financial review and FY2019/2020 Occupancy tax budget as presented. Motion was seconded by Councilmember Drummond. Motion carried unanimously.

14. **Discuss and consider renewal of the Publicity and Tourism Agreement (HOT agreement) with the Taylor Chamber of Commerce.**
Tia Stone, Chamber of Commerce President - The City's contract/agreement with the Chamber of Commerce for the distribution of a portion of the City's Hotel/Motel Occupancy Tax expires September 30, 2019. The HOT agreement was presented with minor changes.

Motion was made by Councilmember Drummond to renew the amended Publicity and Tourism (HOT) agreement as presented. Motion was seconded by Councilmember Garcia. Motion carried unanimously.

15. **Receive and consider the budget for Taylor Economic Development Corporation for FY 2019/2020.**
Mark Thomas, TEDC President - This item is to satisfy the requirement as stated in the TEDC Bylaws. Mr. Thomas presented Council with a revised budget from the one sent out in the packet and gave a brief presentation of their FY2019/2020 budget. Most budget line items remain as they were in FY2018/2019.

Motion was made by Councilmember Garcia to approve the TEDC's FY2019/2020 budget as presented. Motion was seconded by Mayor Pro-Tem Ariola. Motion carried unanimously.

16. **Consider approving the bid for the 50/50 Memorial Sign at Pierce Park.**
Jim Gray, Public Works Director - The City went out for bid to fabricate and install the 50/50 Memorial Sign for the Skate Park. Two bids were received with Pfluger Builders being the low bidder at $11,478.00.

Motion was made by Mayor Pro-Tem Ariola to approve the low bid from Pfluger Builders in the amount of $11,478.00 as presented. Motion was seconded by Councilmember Garcia. Motion carried unanimously.

17. **Discuss and consider potential projects using Valero funds and Valero Civic Funds**
Jeff Jenkins, Deputy City Manager - City staff is seeking a decision from Council on which projects are to be completed using the Valero donated funds. Council was asked in August 2019 to review a list of quality of life projects and a scoring exercise was conducted to identify the top list of projects. Seven projects were scored at the top of the list. Valero is in agreement with all of the projects except the Dog Park. Valero suggest the City complete all the other projects on the list and put the dog park last. If funds allow the City to get to the dog park project, Valero recommends the City revisit this item to see if another project might be considered. Council would like to provide $200,000.00 to the Regional Park funds to supplement what Lonestar is no longer going to provide.

Motion was made by Councilmember Garcia to approve the priority list as presented to include: Robinson Park restroom, Robinson Park Basketball Court lights, Murphy Park Shade structures, Skate Park lighting, Bull Branch Shade structure, Taylor Regional Park shade structures. Motion was seconded by Councilmember Anderson. Motion carried unanimously.

18. **Discuss potential Master Plan for Robinson Park, Bull Branch Park, and Murphy Park.**
Brian LaBorde, City Manager - Staff is requesting consideration to look into three separate working plans that will solely focus in on needed improvements, desired level of service and maintenance expectations to these parks. Staff has been dealing with several community requests on further improvements or additions to our park system primarily in these parks. Staff has been in discussion with Halff Associates to assist with a comprehensive document focusing in on these parks for staff

to use in capital planning, park maintenance and an overall level of service determination for each of the parks.

Motion was made by Councilmember Garcia to have staff move forward with creating a comprehensive working plan covering Murphy, Robinson and Bull Branch and a parkland dedication ordinance assessment. Motion was seconded by Councilmember Drummond. Motion carried unanimously.

19. **Consider Memorandum of Understanding with Taylor Conservation and Heritage Society.** This item was postponed to a later date.

ADJOURN
With no further action Mayor Rydell declared the meeting adjourned at 9.02p.m.

Brandt Rydell, Mayor

ATTEST:

Dianna Barker, City Clerk