



NOTICE OF MEETING OF THE
CITY COUNCIL
OF
BUDA, TX
5:30 PM - Tuesday, September 15, 2020
Council Chambers Room 1098
405 E. Loop Street, Building 100
Buda, TX 78610

This notice is posted pursuant to the Texas Open Meetings Act. Notice is hereby given that a **Regular City Council Meeting** of the City of Buda, TX, will be held at which time the following subjects will be discussed and may be acted upon.

A. CALL TO ORDER

Please turn off your cell phone when you approach the podium.

B. INVOCATION

Pastor David Sweet, Hays Hills Baptist Church, Buda Ministerial Alliance

C. PLEDGE OF ALLEGIANCE

D. ROLL CALL

E. ITEMS OF COMMUNITY INTEREST

Budget Public Hearings

Library Programming

National Night Out - Canceled

City Council Meeting - Wednesday, October 7

November 3 General and Special Election

F. RECOGNITION

F.1. Recognition of City Manager Kenneth Williams as outgoing president of the Texas City Management Association (Sereniah Breland, TCMA Vice-President and City of Pflugerville City Manager)

G. PUBLIC COMMENTS

Members of the public who wish to participate in Public Comment must complete a sign-in form and turn it into the City Clerk before the period provided for Public Comment is called for consideration by the presiding officer. Members of the public who wish to participate during the Public Testimony period provided for any item on the agenda must complete a sign-in form and turn it into the City Clerk before the item they wish to participate in is called for consideration by the presiding officer.

H. CONSENT AGENDA [PUBLIC TESTIMONY]

All matters listed under this item are considered to be routine by the City Council and will be enacted by one motion. There will not be separate discussion of these items. If discussion is desired by any Council Member on any item, that item will be removed from the consent agenda and will be considered separately.

H.1. Approval of the September 1, 2020 City Council Meeting Minutes (City Clerk Alicia Ramirez)

[2020-0901 DRAFT Minutes.pdf](#)

H.2. Approval of a contract with Texas State Library and Archives Commission for the Texas CARES Grant Program (Library Director Melinda Hodges)

[2020 TSLAC CARES grant contract.pdf](#)
[grant application.pdf](#)

H.3. Approval of a nomination and appointment of Cole Harper to the Sustainability Commission (City Clerk Alicia Ramirez)

[Harper, Cole SC Redacted.pdf](#)
[BC Powers & Duties.pdf](#)

I. WORKSHOP

I.1. Workshop to develop a legislative agenda and establish legislative priorities for the Texas 87th Regular Legislative Session and the issues affecting the City of Buda (Deputy City Manager Micah Grau)

[Draft TML2020 Municipal Policy Summit Report 8.4.2020.pdf](#)
[2020-21 Legislative Priorities Workshop.pptx](#)

J. PRESENTATIONS

J.1. Presentation on matters related to the Hays Central Appraisal District's procedures for the valuation of commercial properties in the City of Buda (Finance Director June Ellis and Lauren Raven, Chief Appraiser, and Michael Page, Director of Appraisals, of Hays Central Appraisal District)

[HCAD Commercial Valuation Procedures.pptx](#)
[2019-2020 HCAD APPROVED REAPPRAISAL PLAN.pdf](#)

K. PUBLIC HEARINGS

K.1. Hold a public hearing on the proposed Fiscal Year 2021 Tax Rate (Finance Director June Ellis)

[Notice of Public Hearing on Tax Increase.pdf](#)

L. REGULAR AGENDA

L.1. Deliberation and possible action to consider an Ordinance on first and final reading and to adopt said Ordinance approving and adopting a budget for operating the municipal government of the City of Buda for the Fiscal Year beginning October 1, 2020 and ending September 30, 2021; adopting the Capital Improvements Plan; adopting and amending Appendix A of the Code of Ordinances entitled Fee Schedule; adopting the Employee Compensation Plans; appropriating money for the various funds and purposes of such budget including appropriations of money to pay interest and principal sinking fund requirements on all indebtedness; repealing all ordinances and appropriations in conflict with the provisions of the ordinance; establishing an effective date; and providing for filing of the budget (Finance Director June Ellis) [PUBLIC TESTIMONY]

- [2020 Budget Ordinance.docx](#)
- [Exhibit A - Five-Year CIP.pdf](#)
- [Exhibit B - Buda Fee Schedule.pdf](#)
- [Exhibit C - City Pay Plan.pdf](#)
- [Exhibit C - PD Certification and Incentive Pay.pdf](#)
- [Exhibit C - PD Step Plan.pdf](#)
- [Exhibit C - Public Works and Parks Pay Structure REV.pdf](#)

L.2. Deliberation and possible action to consider an Ordinance on first and final reading and to adopt said Ordinance approving and adopting a Tax Rate of \$0.3423 per \$100 of valuation and levying a tax upon all property subject to taxation within the City of Buda, Texas, for the 2020 Tax Year for the use and support of the municipal government of the City of Buda for the Fiscal Year beginning October 1, 2020, and ending September 30, 2021; appropriating said levy amount of the various funds and items for which revenue must be raised including providing a Sinking Fund for the retirement of the bonded debt of the City; and establishing an effective date (Finance Director June Ellis) [PUBLIC TESTIMONY]

[2020 Tax Rate Ordinance.docx](#)

L.3. Deliberation and possible action to ratify the property tax increase (Maintenance & Operation [M&O] Rate \$0.1147 and the I&S rate [also call Debt Service Rate or Sinking Fund Rate] \$0.2276) as reflected in the Fiscal Year 2021 Budget in accordance with Local Government Code 102.007(c) (Finance Director June Ellis) [PUBLIC TESTIMONY]

L.4. Mayor’s report on Emergency Management Director activities related to the declared state of disaster regarding COVID-19 and discuss and consider any action or direction considered appropriate and necessary by the City Council to respond to the current State of Disaster as renewed by the Texas Governor

M. EXECUTIVE SESSION

M.1. Council will recess in executive session pursuant to the Texas Government Code Chapter 551, Section 551.071 to deliberate, seek advice of, and direct the City Attorney regarding the regulation of permit applicant contact with Council and related Board Members.

N. RECONVENE INTO REGULAR SESSION AND TAKE ACTION, IF ANY, ON MATTERS DISCUSSED IN EXECUTIVE SESSION.

O. CITY MANAGER’S REPORT

COVID-19, 2014 Bond Program, Capital Improvement Projects, Developments, Drainage Projects, Engineering Department, Finance Department, General/Special Election, Grant Related Projects, Human Resources, Law Enforcement, Legislative Update, Library Projects, Main Street Program, Parks & Recreation Department, Planning Department, Road Projects, Status-Future Agenda Request, Special Projects, Tourism Projects, Transportation, Wastewater Projects, and Water Projects (City Manager Kenneth Williams)

P. CITY COUNCIL’S BOARD AND COMMITTEE REPORTS

*ARWA - Alliance Regional Water Authority
CAPCOG - Capital Area Council of Governments General Assembly*

CAPCOG - Capital Area Council of Governments Clean Air Coalition
Capital Area Regional Committee
CECC - Combined Emergency Communication Center
City of Buda Audit Committee
City of Buda Information Technology Committee
City of Buda Water/Wastewater Committee

Q. CITY COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

Q.1. Update on Pending Items requested by City Council

[Pending Items.pdf](#)

R. ADJOURNMENT

Requests for accommodations must be made 48 hours prior to the meeting. Please contact the City Clerk at (512) 312-0084, or FAX (512) 312-1889 for information or assistance.

I, the undersigned authority, do hereby certify that the above Notice of Meeting of the Governing Body of the City of Buda, was posted on the bulletin board in front of Buda City Hall, which is readily accessible to the public at all times, by 5:00 pm on September 7, 2020.

/s/ _____
Alicia Ramirez
City Clerk



Meetings scheduled in the Council Chambers are set up to publicly broadcast meetings. You may be audio and video recorded while in this facility. Meetings scheduled in other City Facilities are set up to publicly audio record meetings. You may be audio recorded in the other City Facilities.

In accordance with Article III, Section 3.10, of the Official Code of the City of Buda, the minutes of this meeting consist of the preceding Minute Record and the Supplemental Minute Record. Details on Council meetings may be obtained from the City Clerk's Office, or video of the entire meeting may be downloaded from the website. (Portions of the Supplemental Minute Record video tape recording may be distorted due to equipment malfunction or other uncontrollable factors.)

A Public Comment period will be provided to allow for members of the public to participate and speak to the City Council on any topic that is not on the meeting agenda. At this time, comments will be taken from the audience on non-agenda related topics. A Public Testimony period will be provided at each meeting of the City Council to allow members of the public to participate and speak to the City Council on any topic that is on the meeting agenda, prior to any vote on the matter up for consideration. During these periods, the presiding officer shall routinely provide three (3) minutes to each person who desires to speak but may provide no less than one (1) minute and no more than five (5) minutes to each person addressing the City Council. The amount of time provided to each person, if altered by the presiding officer, shall be announced by the presiding officer prior to recognizing persons to speak and shall be objectively applied to all persons speaking during Public Comment or each Public Testimony period.

The City Council may retire to executive session any time between the meeting's opening and adjournment for the purpose of consultation with legal counsel pursuant to Chapter 551.071 of the Texas Government Code; discussion of personnel matters pursuant to Chapter 551.074 of the Texas Government Code; deliberation regarding real property pursuant to Chapter 551.072 of the Texas Government Code; deliberation regarding economic development negotiations pursuant to Chapter 551.087 of the Texas Government Code; and/or deliberation regarding the deployment, or specific occasions for implementation of security personnel or devices pursuant to Chapter 551.076 of the Texas Government Code. Action, if any, will be taken in open session.

This agenda has been reviewed and approved by the City's legal counsel and the presence of any subject in any Executive Session portion of the agenda constitutes a written interpretation of Texas Government Code Chapter 551 by legal counsel for the governmental body and constitutes an opinion by the attorney that the items discussed therein may be legally discussed in the closed portion of the meeting considering available opinions of a court of record and opinions of the Texas Attorney General known to the attorney. This provision has been added to this agenda with the intent to meet all elements necessary to satisfy Texas Government Code Chapter 551.144(c) and the meeting is conducted by all participants in reliance on this opinion.

Attendance by Other Elected or Appointed Officials: It is anticipated that members of other governmental bodies, and/or city boards, commissions and/or committees may attend the meeting in numbers that may constitute a quorum of the body, board, commission and/or committee. Notice is hereby given that the meeting, to the extent required by law, is also noticed as a possible meeting of the other body, board, commission and/or committee, whose members may be in attendance, if such numbers constitute a quorum. The members of the boards, commissions and/or committees may be permitted to participate in discussions on the same items listed on the agenda, which occur at the meeting, but no action will be taken by such in attendance unless such item and action is specifically provided for on an agenda for that body, board, commission or committee subject to the Texas Open Meetings Act.