



# City of Wimberley

221 Stillwater, Wimberley, Texas 78676

**REGULAR CITY COUNCIL MEETING**  
**WIMBERLEY CITY HALL □ CITY COUNCIL CHAMBERS**  
**221 STILLWATER, WIMBERLEY, TEXAS 78676**  
**THURSDAY, AUGUST 19, 2021 □ 6:00 P.M.**

## **AGENDA**

In accordance with the order of the Office of the Governor issued March 16, 2020, in relation to COVID-19, some members of the City Council and/or staff may appear via teleconference/video conference.

The public may participate in this meeting either in person or via the following toll-free numbers 888-475-4499 or 877-853-5257 and/or using the Zoom meeting ID 874 8330 7433 and using the passcode 489346.

The public will be permitted to offer public comments and participate in any public hearing either in person pursuant to City Council rules or via teleconference or video conference, as provided by the agenda and as permitted by the presiding officer during the meeting.

Anyone wishing to offer public comments, participate in any public hearing, or offer written questions or comments **remotely** must notify City Secretary, Laura Calcote, at [lcalcote@cityofwimberley.com](mailto:lcalcote@cityofwimberley.com), at least two (2) hours before the meeting.

A recording of the meeting will be made and will be available to the public in accordance with the Texas Public Information Act upon written request.

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1. **CALL TO ORDER** August 19, 2021 at 6:00 p.m.
  2. **CALL OF ROLL** City Secretary, Laura Calcote
  3. **INVOCATION** Chapel in the Hills Representative, Dick Adams
  4. **PLEDGE OF ALLEGIANCE/SALUTE TO THE TEXAS FLAG**

5. **CITIZENS COMMUNICATIONS**

*The City Council welcomes comments from the general public on issues and items of concern, not on this agenda. Those wishing to speak must sign-in before the meeting begins and observe a three-minute time limit when addressing Council. Speakers will have one opportunity to speak during the time period. Speakers desiring to speak on an agenda item will be allowed to speak when the agenda item is called. Inquiries about matters not listed on the agenda will either be directed to staff or placed on a future agenda for Council*

consideration. Comments from speakers should not be directed towards any specific member of City Council or City staff. Comments should not be accusatory, derogatory or threatening in nature.

## **6. PRESENTATIONS**

6.1. Presentation regarding a vehicle lease program. (*D&M Commercial General Manager, Jerry Haddad*)

6.2. Presentation regarding a community project at Brookshire Brothers. (*Alexis Pointe Representative, Katy Starr*)

## **7. CONSENT AGENDA**

7.1. Approval of minutes from the Regular City Council Meeting held August 5, 2021.

7.2. Approval of the second and final reading of Ordinance No. 2021-27, repealing and replacing Chapter 12, Utilities, Article 12.02, Water and Sewer, Division 4, Sewer Utility Protection, Sec. 12.02.106 Grease Traps and Grease Interceptors of the City of Wimberley Code of Ordinances; providing for a savings clause; providing for severability; providing for penalties; and providing findings regarding compliance with the Texas Open Meetings Act.

## **8. CITY STAFF REPORT**

City staff updates regarding CivicReady and the Oak Drive Improvements Project. (*City Administrator, Mike Boese and City Secretary, Laura Calcote*)

## **9. PUBLIC HEARINGS AND POSSIBLE ACTION**

9.1. Hold a public hearing and consider possible action regarding case CUP-21-016, an application for a Conditional Use Permit to allow for the operation of a Vacation Rental (STR2) on a property located at 700 Little Ranches, Wimberley, Hays County, Texas. (*Applicant: Ryan & Molly Galbraith*)

9.2. Hold a public hearing and consider possible action regarding case CUP-21-018, an application for a Conditional Use Permit to allow for the operation of a Vacation Rental (STR2) on a property located at 213 Leveritts Loop, Wimberley, Hays County, Texas. (*Applicant: Steve Crossland*)

9.3. Hold a public hearing and consider possible action regarding the first reading of an ordinance of the City of Wimberley, Texas amending Chapter 9 (Planning & Development), Article 9.03 (Zoning), Division 5 (Development Standards), Section 9.03.181 (Off-Street Parking and Loading Requirements) to add Section (G) City Center Overlay Parking; and amending article 9.05, Development Fees to add section Fee-in-Lieu of Parking Spaces and providing for savings, severability, repeater, effective date, and proper notice and meeting. (*Planning & Development Coordinator, Nathan Glaiser*)

## **10. DISCUSSION AND POSSIBLE ACTION**

10.1. Discuss and consider possible action regarding a wetland maintenance renovation at the Patsy Glenn Refuge. (*The Wimberley Birding Society and Parks Director, Richard Shaver*)

- 10.2. Discuss and consider possible action regarding a TexPool Resolution Amending Authorized Representatives for the City of Wimberley. *(City Secretary, Laura Calcote)*
- 10.3. Discuss and consider possible action regarding Ordinance No. 2021-28, approving an amendment to the City of Wimberley, Texas Code of Ordinances, Chapter 2 Administration and Personnel, Article 2.03 Ordinances, Section 2.03.001 Two Readings Required; Exceptions; and providing for the following: findings of fact, savings, repealer, severability, effective date and proper notice and meeting. *City Secretary, Laura Calcote)*
- 10.4. Discuss and consider possible action regarding the second and final reading of Ordinance No. 2021-02, concerning the extension of sewer utilities and providing for the following: jurisdiction; purpose and scope; sewer service application requirements; disconnection and discontinuance of sewer service; requirements for connecting to sewer services; establishing wastewater utility system rates and fees; findings of fact; establishing a rate schedule; relation to other ordinances; effective date; severability; proper notice and meeting. *(City Administrator, Mike Boese)*
- 10.5. Discuss and consider possible action regarding the proposed Fiscal Year (FY) 2021-2022 Budget. *(City Administrator, Mike Boese)*
- 10.6. Discuss and consider possible action regarding the October 7<sup>th</sup> Regular City Council Meeting, due to City participation in the Texas Municipal League Annual Conference. *(Mayor, Gina Fulkerson)*

**11. CITY COUNCIL REPORTS**

- 11.1. Announcements
- 11.2. Future agenda items

**12. ADJOURNMENT**

The City Council may retire into Executive Session at any time between the meeting's opening and adjournment for the purpose of discussing any matters listed on the agenda as authorized by the Texas Government Code including, but not limited to, homeland security pursuant to Chapter 418.183 of the Texas Government Code; consultation with legal counsel pursuant to Chapter 551.071 of the Texas Government Code; discussion about real estate acquisition pursuant to Chapter 551.072 of the Texas Government Code; discussion of personnel matters pursuant to Chapter 551.074 of the Texas Government Code; deliberations about gifts and donations pursuant to Chapter 551.076 of the Texas Government Code; discussion of economic development pursuant to Chapter 551.087 of the Texas Government Code; action, if any, will be taken in open session.

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. The members of the boards, commissions and/or committees may be permitted to participate in discussion on the same items listed on the agenda, which occur at the meeting, but no action will be taken by such in attendance unless item and action is

specifically provided for on an agenda for that body, board, commission or committee subject to the Texas Open Meetings Act.

**CERTIFICATION**

I hereby certify the above Notice of Meeting was posted on the bulletin board at Wimberley City Hall, a place convenient and readily accessible to the general public at all times, and to the City's website, [www.cityofwimberley.com](http://www.cityofwimberley.com), in compliance with Chapter 551, Texas Government Code, on Monday, August 16, 2021, by 6:00 p.m., and remained posted for at least 72 continuous hours preceding the scheduled time of said meeting.

*Laura J. Calcote*

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Laura J. Calcote, MPA, TRMC  
City Secretary

The City of Wimberley is committed to compliance with the Americans with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Please contact City Secretary Laura Calcote at (512) 847-0025 two business days in advance of the meeting for appropriate arrangements.

