



City of San Marcos

630 East Hopkins
San Marcos, TX 78666

Regular Meeting Agenda - Final-Amended City Council

Tuesday, September 3, 2019

6:00 PM

City Council Chambers

630 E. Hopkins

- I. Call To Order
- II. Roll Call
- III. Invocation
- IV. Pledges Of Allegiance - United States And Texas
- V. 30 Minute Citizen Comment Period

CONSENT AGENDA

THE FOLLOWING ORDINANCES, RESOLUTIONS AND OTHER ITEMS MAY BE ACTED UPON BY ONE MOTION. NO SEPARATE DISCUSSION OR ACTION ON ANY OF THE ITEMS IS NECESSARY UNLESS DESIRED BY A COUNCIL MEMBER OR A CITIZEN, IN WHICH EVENT THE ITEM SHALL BE CONSIDERED IN ITS NORMAL SEQUENCE AFTER THE ITEMS NOT REQUIRING SEPARATE DISCUSSION HAVE BEEN ACTED UPON BY A SINGLE MOTION.

1. Consider approval of Ordinance 2019-23, on second of two readings, amending the City's 2018-2019 Fiscal Year budget to allocate a total amount not to exceed \$261,462 from the Hotel Occupancy Tax ("HOT") Fund to reinstate operational budgets that were reduced in the original 2018-2019 Fiscal Year budget due to initial forecasted hot collection amounts that were lower than actual collections; and providing an effective date.

Attachments: [Ordinance](#)

2. Consider approval of Resolution 2019-136R, approving an Interlocal Agreement with Texas State University (Edwards Aquifer Research and Data Center) providing for groundwater quality monitoring services in the vicinity of the Kissing Tree Subdivision for an amount not to exceed \$150,000 over a five-year term; authorizing the City Manager to execute this agreement on behalf of the City; and declaring an effective date.

Attachments: [Resolution](#)
[TXST_EARDC WQ Monitoring Agreement for Kissing Tree Draft.docx](#)
[proposed SOW COSM KT May'19.pdf](#)

3. Consider approval of Resolution 2019-161R, approving an Engineering Services Contract with the Lower Colorado River Authority (LCRA) for provision of Engineering Services in

connection with the design and construction of the Rattler Substation; authorizing the City Manager or his designee to execute this agreement on behalf of the City; and declaring an effective date.

Attachments: [Resolution - LCRA Engineering Services for Rattler Substation.docx](#)
[Rattler Substation Engineering - Service Contract.docx](#)
[SMEU Low Side Engineering Services Contract](#)
[Res 2019-021 approving an addendum to the Chapter 380 economic developm](#)
[Res 2019-022 approving a contribution in aid of construction agreement with U](#)
[Res 2017-078 approving a Chapter 380 economic development incentive agree](#)
[2006-003 Transmission Services Redwood Substation.pdf](#)

4. Consider approval of Resolution 2019-162R, approving an Interlocal Cooperation Agreement with the City of Mesquite, Texas, to enable each City to utilize vendors for goods and services executed under contracts procured by the other; authorizing the City Manager or his designee to execute the agreement on behalf of the City; and declaring an effective date.

Attachments: [Resolution - Interlocal with Mesquite.docx](#)
[Interlocal Agreement-City of San Marcos-05-30-2019](#)

5. Consider approval of Resolution 2019-163R, ratifying an agreement with Metro Fire Apparatus Specialists, Inc. for the repair of a fire truck that was unexpectedly damaged in the amount of \$89,595.79; authorizing the City Manager or his designee to execute all necessary documents relating thereto; and declaring an effective date.

Attachments: [Resolution - Ratification of fire truck repairs.doc](#)
[Insurance Estimate VIN936139](#)
[Metro Fire Estimate](#)

6. Consider approval of Resolution 2019-164R, approving a contract with SHI Government Solutions, through the Buyboard Cooperative Purchasing Program, for AppSense Ivanti Desktopnow Licenses in the amount of \$35,550, together with changes in service for additional licenses in the amount of \$16,967; ratifying the City Manager's prior execution of this contract; authorizing the City Manager or his designee to execute said changes in service on behalf of the City; and declaring an effective date.

Attachments: [Resolution](#)
[SHI Quote-17450819](#)
[APPSense ACIS](#)

7. Consider approval of Resolution 2019-165R, approving the award of a contract to Bubbas Got Gas for Propane Services and Tank Rental in the estimated amount of \$35,000 per year for an initial term of one year, with options to renew for up to four additional years; authorizing the City Manager or his designee to execute the contract and associated documents on behalf of the city; and declaring an effective date.

Attachments: [Resolution](#)
 [Tabulation 219-273 Propane Services.pdf](#)

8. Consider approval of Resolution 2019-166R, approving the renewal of two agricultural lease agreements with Jansen Family Farms, Inc. for the lease of approximately 87 acres of City owned land near the Wastewater Treatment Plant and 304 acres of City owned land near the surface Water Treatment Plant; authorizing the City Manager, or his designee, to execute agreements for such renewals on behalf of the City; and declaring an effective date.

Attachments: [Resolution](#)
 [Renewal of Ag Lease 87 Acres](#)
 [Renewal of Ag Lease 304 Acres](#)
 [Res 2014-064 Ag Lease Agreement with Jansen Family Farms](#)

9. Consider approval of Resolution 2019-167R, approving a Change in Service to the contract with Maestas & Associates, LLC (Contract No. 218-377) for Engineering Services related to the Guadalupe Street Improvements Project to add Engineering Design Services for additional striping plans, bike signal design, pedestrian lighting, landscaping and irrigation, and electric conduit in the amount of \$101,540.00; authorizing the City Manager or his designee to execute the appropriate documents to implement the change in service; and declaring an effective date.

Attachments: [Resolution](#)
 [Maestas Add Servcies - S. Guadalupe 7-24-19.pdf](#)
 [Change in Service -Consultant Maestas CIS#1.pdf](#)

PUBLIC HEARINGS

10. Receive a Staff presentation and hold a Public Hearing to receive comments for or against Ordinance 2019-24, adopting a budget in the amount of \$239,058,970 for the fiscal year beginning October 1, 2019 and ending September 30, 2020; authorizing certain adjustments to the budget with the approval of the City Manager; approving fiscal year 2019-2020 Capital Improvements Program Projects; adopting a fee schedule; including procedural provisions; and providing an effective date; and consider approval of Ordinance 2019-24, on the first of two readings.

Attachments: [2019 Budget Ordinance.docx](#)
 [FY20 Proposed Budget Sept 3rd FINAL.pdf](#)
 [FY 2020 Proposed Fund Summary Sept 3rd.pdf](#)
 [FY20 Proposed Fees 9-3-19.pdf](#)
 [10 Yr CIP for Budget Book.pdf](#)
 [FY 20 Headcount-Personnel Roster.pdf](#)

11. Receive a Staff presentation and hold a Public Hearing to receive comments for or against Ordinance 2019-26, increasing rates established for Water, Wholesale Water, Reclaimed

Water, Wastewater Treatment, and Sewer Surcharges; and including procedural provisions; and consider approval of Ordinance 2019-26, on the first of two readings.

Attachments: [2019 Water Rates Ordinance.doc](#)
 [FY 2019-20 Water-WW Notice of Rate Change.doc](#)
 [2019 CUAB Executed Utility Rate Recommendation.doc](#)

12. Receive a Staff presentation and hold a Public Hearing to receive comments for or against Ordinance 2019-27, amending the rates for both Residential and Multifamily Customers of Municipal Solid Waste Programs in accordance with Section 66.028 of the San Marcos Code of Ordinances; including procedural provisions; and declaring an effective date; and consider approval of Ordinance 2019-27, on the first of two readings.

Attachments: [2019 Solid Waste Ordinance](#)
 [Notice of Resource Recovery Rate Change 2019-20.pdf](#)

13. Receive a Staff presentation and hold the second of two Public Hearings to receive comments for or against Ordinance 2019-22, setting the Tax Rate for the 2019 Tax Year at 61.39 cents on each \$100 of taxable value of real property that is not exempt from taxation; levying taxes for the use and support of the Municipal Government of the City for the fiscal year beginning October 1, 2019, and ending September 30, 2020; providing a sinking fund for the retirement of the bonded debt of the city; including procedural provisions; and providing an effective date; Ordinance 2019-22 will be considered on the second of two readings on September 17, 2019.

Attachments: [2019 Tax Rate Ordinance.docx](#)

14. Receive a Staff presentation and hold a Public Hearing to receive comments for or against Resolution 2019-168R, providing no objection to the submission of an application for low income housing tax credits to the Texas Department of Housing and Community Affairs for the proposed The Reserves at San Marcos Multifamily Housing Project located at the northwest corner of Rattler Road and Highway 123; approving findings related to the application; imposing conditions for such non objection; providing authorizations for execution or submission of documents related to the application; and consider Resolution 2019-168R; and declaring an effective date.

Attachments: LIHTC-19-03 Resolution
 LIHTC-19-03 Memo
 LIHTC-19-03 Aerial Map
 LIHTC-19-03 Zoning Map
 LIHTC-19-03 PreferredScenario
 LIHTC-19-03 Existing Sidewalks
 LIHTC-19-03 Distance to Services
 LIHTC-19-03 CART Route and Stops
 LIHTC-19-03 - Application
 LIHTC-19-03 CC Presentation

NON-CONSENT AGENDA

15. Consider approval of Ordinance 2019-28, on the first of two readings, authorizing the issuance of City of San Marcos, Texas General Obligation Refunding Bonds in an amount not to exceed \$18,250,000 in one or more series; approving an official statement, a paying agent/registrar agreement, a bond purchase agreement and an escrow agreement; establishing the procedures for selling and delivering one or more series of the bonds; providing for the approval of this ordinance on one reading only as authorized by state law; and authorizing other matters relating to the bonds.

Attachments: [Ordinance GORB Series 2019](#)

16. Consider approval of Resolution 2019-169R, approving a contract with Janet Honig, Carol Lee Allen Snodgrass and Billie Jo Allen for the City to purchase approximately a 0.584 acre tract of land located at 1331 Old Ranch Road 12, and located adjacent to the San Marcos Cemetery, for a price of \$311,915.67 plus closing costs for future expansion of the Cemetery; authorizing the City Manager or his designee to execute said contract and related closing documents on behalf of the city; and declaring an effective date.

Attachments: [Resolution](#)
[Perkins Lot 1.pdf](#)
[1331 Old Ranch Road 12 with Fields.pdf](#)
[1331 OLD RR 12 Offer Signed by Property Owners.pdf](#)

17. Consider approval of Resolution 2019-170R adopting My Historic SMTX, the City's Historic Resources Survey; and declaring an effective date.

Attachments: [My Historic SMTX Survey Approval Resolution](#)
[My Historic SMTX Historic Resources Survey](#)

18. Consider approval of Resolution 2019-171R, approving an Agreement for the provision of services in connection with the proposed owner requested annexation of approximately 92.787 acres of land generally located in the 1900 block of Redwood Road between State Highway 123 and Old Bastrop Road; authorizing the City Manager, or his designee, to execute said agreement on behalf of the City; setting a date for a public hearing concerning the proposed annexation of said tract of land; and declaring an effective date.

Attachments: [Resolution](#)
[AN-18-03 Aerial](#)
[AN-18-03 Annexation Service Agreement](#)
[AN-18-03 Metes and Bounds](#)
[AN-18-03 Redwood 1 - Presentation](#)

19. Consider approval of Resolution 2019-172R, approving an agreement for the provision of services in connection with the proposed owner requested annexation of approximately 102.434 acres of land located at 2357 Redwood Road; authorizing the City Manager, or

his designee, to execute said agreement on behalf of the City; setting a date for a public hearing concerning the proposed annexation of said tract of land; and declaring an effective date.

Attachments: Resolution
AN-18-04 Aerial
AN-18-04 Annexation Service Agreement
AN-18-04 Metes and Bounds
AN-18-04 Redwood 2 - Presentation

20. Hold discussion regarding Neighborhood Commission Recommendation Resolution No. 2019-005R recommending changes to the City Ordinances regarding the Neighborhood Commission to City Council, and provide direction to Staff.

Attachments: [Resolution No. 2019-005R Neighborhood Commission Ordinance Change](#)
[Current Neighborhood Commission Ordinance](#)

21. Hold discussion regarding Neighborhood Commission Recommendation No. 2019-004R recommending the City Council advise the City Manager and appropriate staff departments to install speed display signs in all the school zones of San Marcos, Texas, and provide direction to Staff.

Attachments: [Resolution No. 2019-004R Speed Display Signs](#)

22. Hold discussion regarding Neighborhood Commission Recommendation No. 2019-003R recommending changes to the City Development Code to define and protect heritage trees, and provide direction to Staff.

Attachments: [Resolution No. 2019-003R Heritage Trees](#)
[Article 4 - Tree and Habitat Protection in LDC](#)

23. Hold discussion regarding a request for In-Kind City sponsorship for the Downtown Diez y Seis Festival to be held on September 14, 2019, and provide direction to the City Manager.

Attachments: Street Banner - Mermaid Society email of release

EXECUTIVE SESSION (if necessary)

NOTE: The City Council may adjourn into Executive Session to consider any item listed on this agenda if a matter is raised that is appropriate for Executive Session discussion. An announcement will be made of the basis for the Executive Session discussion. The City Council may also publicly discuss any item listed on the agenda for Executive Session.

24. Executive Session in accordance with the following Government Code Sections:
- A. Section § 551.071 - Consultation with Attorney: to receive a staff briefing and deliberate regarding the creation of Hays County Municipal Utility District No. 8.
 - B. Section § 551.087 - Economic Development: to receive a staff briefing and deliberate regarding Hays County Municipal Utility District No. 8.

DIRECTION / ACTION FOLLOWING EXECUTIVE SESSION

25. Consider action, by motion, regarding the following Executive Session items held during the Work Session:
- A. Section § 551.071 - Consultation with Attorney: to receive a staff briefing and deliberate regarding the creation of Hays County Municipal Utility District No. 8.
 - B. Section § 551.087 - Economic Development: to receive a staff briefing and deliberate regarding Hays County Municipal Utility District No. 8.

VI. Question and Answer Session with Press and Public.

This is an opportunity for the Press and Public to ask questions related to items on this agenda.

VII. Adjournment.

VIII. ADDENDUM

26. The following items were added after the agenda was posted on Friday, August 23, 2019:

Item #19

Consider approval of Resolution 2019-172R, approving an agreement for the provision of services in connection with the proposed owner requested annexation of approximately 102.434 acres of land located at 2357 Redwood Road; authorizing the City Manager, or his designee, to execute said agreement on behalf of the City; setting a date for a public hearing concerning the proposed annexation of said tract of land; and declaring an effective date.

Item #23

Hold discussion regarding a request for In-Kind City sponsorship for the Downtown Diez y Seis Festival to be held on September 14, 2019, and provide direction to the City Manager.

ADDENDUM POSTED ON WEDNESDAY, AUGUST 28, 2019 @ 11:30AM

JAMIE LEE CASE, CITY CLERK

Notice of Assistance at the Public Meetings

The City of San Marcos does not discriminate on the basis of disability in the admission or access to its services, programs, or activities. Individuals who require auxiliary aids and services for this meeting should contact the City of San Marcos ADA Coordinator at 512-393-8000 (voice) or call Texas Relay Service (TRS) by dialing 7-1-1. Requests can also be faxed to 855-461-6674 or sent by e-mail to ADArequest@sanmarcostx.gov