

City Council & Board of Adjustment Minutes

Workshop and Regular Meeting

October 9, 2018 at 5:30 p.m. (Workshop) and 6:30 p.m. (Regular Meeting)

A Workshop and Regular Meeting of the City Council of Dripping Springs, Texas was held Tuesday, October 9, 2018 beginning at 5:30 p.m., in the Council Chambers located at City Hall, 511 Mercer Street, Dripping Springs, Texas.

I. CALL TO ORDER AND ROLL CALL

City Council Members present were:

Mayor Todd Purcell
Mayor Pro Tem Bill Foulds
Council Member Travis Crow (*arrived at 5:41 p.m.*)
Council Member Wade King
Council Member John Kroll
Council Member Taline Manassian

City Staff and Appointed Officials present were:

City Administrator Michelle Fischer
Deputy City Administrator Ginger Faught
City Secretary Andrea Cunningham
Planning Director Jason Lutz
Parks & Community Services Director Mariana Espinoza
Building Official Sarah Holden
Communications Coordinator Bonnie Gonzalez
Assistant City Attorney Laura Mueller
Planning and Zoning Commission Chair Mim James

With a quorum of the City Council present, Mayor Purcell called the meeting to order at 5:37 p.m.

II. WORKSHOP

No action to be taken during workshop. Staff Reports regarding Consent, Site Developments, Subdivisions, Zoning, On Site Sewage Facilities, Signs, Variances, Waivers, Special Exceptions, Annexations, Alternate Standards, Business, and Other Agenda Items listed below.

A. Review of the Draft Agenda for the Regular City Council Meeting October 16, 2018 and the Draft Agenda for the Regular Planning & Zoning Commission meeting of October 23, 2018

Agendas were reviewed by City Council and there were no questions regarding the items.

The City Council discussed the following regular agenda items:

Consent Agenda

D. Approval of Audit Engagement Letter between the City of Dripping Springs and The Accounting Firm of Donald L. Allman, CPA, PC for Audit Services for Fiscal Year ending September 30, 2018

The City Council needs more information regarding this item. The item will be pulled from consideration and placed on a subsequent agenda.

Subdivision, Site Development, Zoning, Signage, Conditional Use Permits, Variances, Waivers and Special Exceptions

B. Public Hearing and Consideration of Approval regarding PDD No. 10 - Scott Ranch (AKA Big Sky Subdivision): An Ordinance of the City of Dripping Springs Texas Rezoning the property from AG-Agriculture to Planned Development District No. 10, Upon Annexation, For a Tract of Land Totaling Approximately 200.4 Acres and Further Described as Follows: 200.4 Acres of Land out of the Philip A. Smith League, Survey No. 26, Abstract No. 415, Hays County, Texas, Said Tract That Called 200-Acre Tract Described to William R. Scott and Bessie E. Scott, Husband and Wife as Recorded in Volume 171, Page 229 of the Deed Records of Hays County, Texas, commonly known as Scott Ranch or Big Sky. *Applicant, William R. Scott and Bessie E. Scott*

City Council asked if there were any significant changes in the Ordinance. Staff explained that there were changes to the wording regarding fiscal security, which were approved by the developer.

D. Public Hearing and Consideration of Approval regarding SUB2018-0028 Plat Vacation of Cypress Fork Ranch Lots 1. 2 and 3, totaling 19.050 acres out of the Benjamin F. Hanna League Survey, No. 28, Abstract No. 222, Hays County, TX, and recorded in Volume 8, Page 167-168 of the Hays County Official Public Records *Applicant: Jen Paisley, P.E., Doucet & Associates*

City Council expressed concerns regarding the West Interceptor. Staff assured City Council that the project would not affect the West Interceptor.

G. Public Hearing and Consideration of Approval regarding an Ordinance of the City of Dripping Springs Amending the City of Dripping Springs Code of Ordinances, Chapter 28, Article 28.04 - Site Development; and Providing for the Following: Findings of Fact; Enactment; Repealer; Severability; Codification; Effective Date; and Proper Notice and Meeting (*Sponsor: Mayor Pro Tem Bill Foulds*)

City Council expressed concern regarding City approval of School District development, specifically regarding traffic, lighting and signs; and whether or not the amendment addresses reviews and approvals for the School District. Staff will be requesting a postponement of this item for further review by the Planning Director.

A motion was made by Mayor Pro Tem Foulds to recess into Executive Session as authorized by Texas Government Code Sections 551.071 Consultation with City Attorney, 551.072 Personnel Matters, and 551.074 Real Estate and regarding Executive Session Agenda Items A and B, Consent Item D and Business Agenda Item D. Council Member King seconded the motion which carried unanimously 5 to 0.

EXECUTIVE SESSION

The City Council for the City of Dripping Springs has the right to adjourn into executive session at any time during the course of this meeting to discuss any matter as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), and 551.086 (Economic Development). The City Council for the City of Dripping Springs may act on any item listed in Executive Session in Open Session or move any item from Executive Session to Open Session for action.

- A. Consultation with City Attorney related to personnel and real estate issues including duties of Cody Kinsey, Sheri Kapanka, and Raoul Asuan and leasing of city property. (551.071 Consultation with City Attorney; 551.072 Personnel Matters; and 551.074 Real Estate).**
- B. Consultation with City Attorney regarding the status of Development Agreements and Utility Agreements with regards to Big Sky/Scott Ranch, Cannon Residential and Commercial, Arrowhead, and Driftwood 552 (551.071 Consultation with City Attorney)**
- D. Approval of Audit Engagement Letter between the City of Dripping Springs and The Accounting Firm of Donald L. Allman, CPA, PC for Audit Services for Fiscal Year ending September 30, 2018**
- D. Discuss and Consider Approval of a Resolution designating the Official Newspaper for the City of Dripping Springs for Fiscal Year 2018-2019**

The City Council met in Executive Session from 5:56 p.m. – 6:28 p.m.

No action or vote was taken in Executive Session.

Mayor Purcell closed Executive Session and returned the meeting to Open Session at 6:28 p.m.

III. RECESS

The City Council did not recess and proceeded directly to the Regular Meeting Agenda.

IV. RECONVENE AT 6:30 p.m.

Mayor Purcell reconvened the Regular Meeting at 6:28 p.m.

V. PLEDGE OF ALLEGIANCE

Council Member King led the Pledge of Allegiance to the Flag.

VI. PROCLAMATIONS

Mayor Purcell read a proclamation proclaiming October 9, 2018 as "Michelle Fischer Day" in Dripping Springs in honor of City Administrator Michelle Fischer's twenty (20) years of service to the City of Dripping Springs.

A. Proclamation thanking Wild Birds Unlimited of Dripping Springs for their generosity and contributions and Proclaiming October 9, 2018 as "Wild Birds Unlimited Day" in the City of Dripping Springs, Texas *Sponsor: Council Member King*

Council Member King read the proclamation and presented it to the Peña Family who owns and operates Wild Birds Unlimited.

B. Proclamation proclaiming October 9, 2018 as "Exchange Student Day" in the City of Dripping Springs, Texas *Sponsor: Mayor Pro Tem Foulds*

Council Member Kroll read the proclamation and presented it to Dripping Springs High School German Teacher Frau Besemer, and the students, teachers and families participating in the exchange program.

C. Proclamation proclaiming the month of October 2018 as "Domestic Violence Awareness Month" in Dripping Springs, Texas *Sponsor: Council Member King*

Council Member King read the proclamation and presented it to representatives from the Hays-Caldwell Women's Center and members of the Dripping Springs High School Domestic Violence Awareness Board.

VII. PRESENTATION OF CITIZENS

Floor open to discussion on any subject. No action may be taken by law. Citizens wishing to speak shall do so after being recognized by the Mayor. The Mayor and City Council establish a time limit of two (2) minutes per speaker, for a total of thirty (30) minutes. The Mayor and City Council may extend the session.

Anne Zabolio spoke, and requested City Council support for a No Kill Policy for Animal Shelters located in Hays County.

Amanda Bustillos, Robin Robinson and Brian Sjolseth spoke in support of the selection of Century News as the City's Official Newspaper for Fiscal Year 2018-2019.

VIII. CONSENT ITEMS

The following items are anticipated to require little or no individualized discussion due to their nature being clerical, ministerial, mundane or routine. In an effort to enhance the efficiency of City Council meetings, it is intended that these items will be acted upon by the City Council with a single motion because no public hearing or determination is necessary. However, a City Council Member or citizen may request separate deliberation for a specific item, in which event those items will be removed from the consent agenda prior to the City Council voting on the consent agenda as a collective, singular item. Prior to voting on the consent agenda, the City Council may add additional items that are listed elsewhere on the same agenda.

At the request of staff, Consent Agenda Item D was pulled from consideration.

- A. Approval of the Regular City Council meeting minutes of September 9, 2018 and September 11, 2018; and the Special meeting minutes of September 24, 2018**
- B. Approval of the City Treasurer's Report for September 2018**
- C. Postponement of a Public Hearing, Consideration, and Action regarding Case # SUB2018-0027: Replat, Reunion Ranch Phase II, Section 3, Lots 19 and 20, Block D, and located at 422 and 442 Delayne Drive, Austin Texas 78737 to the December 11, 2018 Regularly Scheduled City Council Meeting.**
- D. Approval of Audit Engagement Letter between the City of Dripping Springs and The Accounting Firm of Donald L. Allman, CPA, PC for Audit Services for Fiscal Year ending September 30, 2018**
- E. Approval of a Funding Agreement between the City of Dripping Springs and the Service Dogs, Inc. regarding the Fiscal Year 2018-2019 Hotel Occupancy Tax (HOT) Grant Program**
- F. Approval of a Funding Agreement between the City of Dripping Springs and the Dripping Springs Visitors Bureau regarding the Fiscal Year 2018-2019 Hotel Occupancy Tax (HOT) Grant Program**

A motion was made by Mayor Pro Tem Foulds to approve Consent Agenda Items A – C and E – F. Council Member King seconded the motion which carried unanimously 5 to 0.

IX. SUBDIVISION/SITE DEVELOPMENT/ ZONING/SIGNAGE/CONDITIONAL USE PERMITS/VARIANCES/WAIVERS/SPECIAL EXCEPTIONS

Discussion and Possible Action on Zoning, Conditional Use Permits, Subdivision, Site Development, Signage, Variances, Special Exceptions, Waivers and other matters:

- A. Public Hearing and Consideration of Approval regarding an Ordinance of the City of Dripping Springs, Texas to Voluntarily Annex under Chapter 212 of the Texas Local Government Code approximately 200 Acres in the City's Extraterritorial Jurisdiction in Hays County, Texas commonly known as Scott Ranch or Big Sky Subdivision into the Incorporated Municipal Boundaries of the City of Dripping Springs.**

1. Presentation

Rex Baker presented the item and was available for questions from the City Council. The Annexation Ordinance is part of the Planned Development District and platting of the property.

2. Staff Report

Jason Lutz presented the staff report which is on file. Staff recommends approval of the item.

4. Public Hearing

No one spoke during the Public Hearing.

5. Ordinance and Service Plan

A motion was made by Mayor Pro Tem Foulds to approve an Ordinance of the City of Dripping Springs, Texas to Voluntarily Annex under Chapter 212 of the Texas Local Government Code approximately 200 Acres in the City's Extraterritorial Jurisdiction in Hays County, Texas commonly known as Scott Ranch or Big Sky Subdivision into the Incorporated Municipal Boundaries of the City of Dripping Springs. Council Member King seconded the motion which carried unanimously 5 to 0.

Filed as Ordinance No. 2018-23

B. Public Hearing and Consideration of Approval regarding PDD No. 10 - Scott Ranch (AKA Big Sky Subdivision): An Ordinance of the City of Dripping Springs Texas Rezoning the property from AG-Agriculture to Planned Development District No. 10, Upon Annexation, For a Tract of Land Totaling Approximately 200.4 Acres and Further Described as Follows: 200.4 Acres of Land out of the Philip A. Smith League, Survey No. 26, Abstract No. 415, Hays County, Texas, Said Tract That Called 200-Acre Tract Described to William R. Scott and Bessie E. Scott, Husband and Wife as Recorded in Volume 171, Page 229 of the Deed Records of Hays County, Texas, commonly known as Scott Ranch or Big Sky. Applicant, William R. Scott and Bessie E. Scott

1. Presentation

Rex Baker was available for questions from the City Council.

2. Staff Report

Jason Lutz presented the staff report which is on file. Staff recommends approval of the item.

3. Planning and Zoning Commission Report

Chair James: Commission recommended approval 6 to 0.

4. Public Hearing

No one spoke during the Public Hearing.

5. Master Parks and Open Space Plan Documents

A motion was made by Council Member Kroll to approve the Master Parks and Open Space Plan documents associated with the Planned Development Ordinance. Mayor Pro Tem Foulds seconded the motion which carried unanimously 5 to 0.

6. Planned Development District No. 10 Ordinance

A motion was made by Council Member Kroll to approve An Ordinance of the City of Dripping Springs Texas Rezoning the property from AG-Agriculture to Planned Development District No. 10, Upon Annexation, For a Tract of Land Totaling Approximately 200.4 Acres and Further Described as Follows: 200.4 Acres of Land out of the Philip A. Smith League, Survey No. 26, Abstract No. 415, Hays County, Texas, Said Tract That Called 200-Acre Tract Described to William R. Scott and Bessie E. Scott, Husband and Wife as Recorded in Volume 171, Page 229 of the Deed Records of Hays County, Texas, commonly known as Scott Ranch or Big Sky. Council Member Manassian seconded the motion which carried unanimously 5 to 0.

Filed as Ordinance No. 2018-24

C. Public Hearing and Consideration of Approval regarding a SUB2018- 033PP Big Sky Subdivision Preliminary Plat For a Tract of Land Totaling Approximately 200.4 Acres and Further Described as Follows: 200.4 Acres of Land out of the Philip A. Smith League, Survey No. 26, Abstract No. 415, Hays County, Texas, Said Tract That Called 200-Acre Tract Described to William R. Scott and Bessie E. Scott, Husband and Wife as Recorded in Volume 171, Page 229 of the Deed Records of Hays County, Texas, commonly known as Scott Ranch or Big Sky. Applicant, William R. Scott and Bessie E. Scott

1. Presentation

Rex Baker was available for questions from the City Council.

2. Staff Report

Laura Mueller presented the staff report which is on file. Staff recommends approval of the item.

3. Planning and Zoning Commission Report

Chair James: Commission recommended approval 6 to 0.

4. Public Hearing

No one spoke during the Public Hearing.

5. SUB2018-033: Big Sky Preliminary Plat

A motion was made by Council Member Kroll to approve SUB2018- 033PP Big Sky Subdivision Preliminary Plat For a Tract of Land Totaling Approximately 200.4 Acres and Further Described as Follows: 200.4 Acres of Land out of the Philip A. Smith League, Survey No. 26, Abstract No. 415, Hays County, Texas, Said Tract That Called 200-Acre Tract Described to William R. Scott and Bessie E. Scott, Husband and Wife as Recorded in Volume 171, Page 229 of the Deed Records of Hays County, Texas, commonly known as Scott Ranch or Big Sky. Council member King seconded the motion which carried unanimously 5 to 0.

D. Public Hearing and Consideration of Approval regarding SUB2018-0028 Plat Vacation of Cypress Fork Ranch Lots 1, 2 and 3, totaling 19.050 acres out of the Benjamin F. Hanna League Survey, No. 28, Abstract No. 222, Hays County, TX, and recorded in Volume 8, Page 167-168 of the Hays County Official Public Records Applicant: Jen Paisley, P.E., Doucet & Associates

1. Presentation

Jen Paisley, P.E. with Doucet & Associates presented the item. The subject property was originally platted with three five-acre lots and is being changed to four two and half-acre lots with the remaining acreage reverting to the original plat.

2. Staff Report

Jason Lutz presented the staff report which is on file. Staff recommends approval of the item.

3. Planning and Zoning Commission Report

Chair James: Commission recommended approval 6 to 0.

4. Public Hearing

No one spoke during the Public Hearing.

5. SUB2018-0028:Cypress Fork Plat Vacation & Final Plat Preview

A motion was made by Mayor Pro Tem Foulds to approve SUB2018-0028 Plat Vacation of Cypress Fork Ranch Lots 1, 2 and 3, totaling 19.050 acres out of the Benjamin F. Hanna League Survey, No. 28, Abstract No. 222, Hays County, TX, and recorded in Volume 8, Page 167-168 of the Hays County Official Public Records. Council Member Kroll seconded the motion which carried unanimously 5 to 0.

E. Public Hearing and Consideration of Approval regarding VAR2018-0007:1212 Creek Road, an Application Requesting the Following Variances under the City of Dripping Springs Code of Ordinances: 1.) To allow the Placement of a Manufactured Home on Property Zoned SF-1, Single-Family Residential, Low; 2.) To allow a Manufactured Home to be utilized as a dwelling unit on Property Zoned SF-1, Single-Family Residential, Low; 3.) To waive the requirement to provide a land survey as part of a building permit application. Applicant: Chuck Lemmond / Robin Robinson, Hometown Missions

1. Presentation

Chuck Lemmon with Hometown Missions and property owner Liza Navarez gave a presentation on the item which is on file.

2. Staff Report

Jason Lutz presented the staff report which is on file. Staff recommends approval of the item with the following conditions:

1. Must comply with all applicable provisions under Chapter 24-Building Regulations; particularly Article 24.04-Manufactured Housing, Mobile Homes and Recreational Vehicles.
2. The manufactured house and property will comply with all city ordinances including the Zoning Ordinance and Outdoor Lighting Ordinance.
3. Must follow setback requirements for the SF-1 zoning district.
4. Must obtain permission from appropriate entities to cut any tree branches that may need to be removed during transit.
5. That the survey requirement only be waived if there is adequate information for staff to determine that all setbacks are met. Should the septic location be within five feet of any setback staff recommends requiring the survey to ensure setbacks are met.
6. That the home be permitted, installed, and inspected within one year of the variance approvals.

3. Planning and Zoning Commission Report

Chair James: Commission recommend approval 6 to 0, with the condition that the home be permitted, installed, and inspected within one year of the variance approvals which is included in the presented staff recommendations.

The Commission also requested that City Council direct staff to examine the zoning classifications in this area and determine if changes are necessary for future development.

4. Public Hearing

Dave Edwards spoke in favor of the item.

5. Variance Approval, Denial, Conditions, or Modifications.

- a. To allow the Placement of a Manufactured Home on Property Zoned SF-1, Single-Family Residential, Low.*
- b. To allow a Manufactured Home to be utilized as a dwelling unit on Property Zoned SF-1, Single-Family Residential, Low.*
- c. To waive the requirement to provide a land survey as part of a building permit application*

The City Council took all three requests in one single motion.

A motion was made by Council Member King to approve VAR2018-0007:1212 Creek Road, an Application Requesting the Following Variances under the City of Dripping Springs Code of Ordinances: 1.) To allow the Placement of a Manufactured Home on Property Zoned SF-1, Single-Family Residential, Low; 2.) To allow a Manufactured Home to be utilized as a dwelling unit on Property Zoned SF-1, Single-Family Residential, Low; 3.) To waive the requirement to provide a land survey as part of a building permit application. Council Member Crow seconded the motion which carried unanimously 5 to 0.

In accordance with City Code, the following findings as provided in the City Council agenda packet shall be incorporated into the minutes regarding VAR2018-0007:

1. Surrounding conditions - Other manufactured homes and mobile homes are grandfathered in the neighborhood. Similar variances requests have been approved for neighboring properties.
2. Without the variances, the owners will not be able to continue to live on the property, as the existing home is too deteriorated to affect repairs.
3. The manufactured home will be in newer condition than the surrounding homes. The neighborhood has been in existence for several decades, and includes a mix of older homes, mobile homes, and manufactured homes.

4. Materials and roof pitch are consistent with other dwellings within 500 ft.
5. The manufactured home will meet HUD standards and the standards of this article. It will be in newer condition than most of the surrounding homes and will blend into the neighborhood. It should not have a negative impact on taxes in the area. Additionally, the property is not directly seen from the street, so it will have very little visual impact.
6. If the variance is granted, the manufactured home being proposed for placement on the subject property will comply with all applicable provisions in this article in addition to zoning provisions for the SF-1 district.

The City Council also directed staff to address surveying requirements regarding manufactured homes as written in the Code of Ordinances.

6. Variance Application

No action or discussion on this item.

F. Public Hearing and Consideration of Approval regarding an Ordinance of the City of Dripping Springs, Texas Amending the Code of Ordinances, Chapter 28: Subdivisions and Site Development, Article 4: Site Development, Section 11: Approval Process, Modifications and Exhibit A: Subdivision Ordinance, Section 1. General Provisions; amending procedure for pool encroachments Sponsor: Mayor Pro Tem Foulds

1. Staff Report

Laura Mueller presented the staff report which is on file. Staff recommends approval of the item. Ms. Mueller clarified that the amendment does not modify, change or override deed restrictions or homeowners' association rules.

2. Planning and Zoning Commission Report

Chair James: Commission recommend approval 4 to 2

3. Public Hearing

Thomas Yantis, John McIntyre and Bo Barnett spoke in favor of the item.

4. Ordinance: Site Development

A motion was made by Council Member Kroll to approve an Ordinance of the City of Dripping Springs, Texas Amending the Code of Ordinances, Chapter 28: Subdivisions and Site Development, Article 4: Site Development, Section 11:

Approval Process, Modifications and Exhibit A: Subdivision Ordinance, Section 1. General Provisions; amending procedure for pool encroachments with the condition that staff review the organization of the amendment and clarify the pool setbacks section and consider having an individual section for this item, and that the Building Official notify City Council should any objections from home owners regarding the construction of pools be received. Council Member King seconded the motion which carried 4 to 1, with Council Member Manassian opposed.

Filed as Ordinance No. 2018-25

G. Public Hearing and Consideration of Approval regarding an Ordinance of the City of Dripping Springs Amending the City of Dripping Springs Code of Ordinances, Chapter 28, Article 28.04 - Site Development; and Providing for the Following: Findings of Fact; Enactment; Repealer; Severability; Codification; Effective Date; and Proper Notice and Meeting (*Sponsor: Mayor Pro Tem Bill Foulds*)

1. Staff Report

Laura Mueller presented the staff report which is on file. The ordinance is a comprehensive rewrite. Staff is requesting a postponement of the item for further review by the Planning Director in regards to offenses and penalties.

2. Planning & Zoning Commission Report

Chair James: Commission recommended approval 6 to 0.

3. Public Hearing

No one spoke during the Public Hearing.

4. Site Development Ordinance

A motion was made by Mayor Pro Tem Foulds to postpone the item to the Regular City Council meeting on November 13, 2018. Council Member King seconded the motion which carried unanimously 5 to 0.

**H. Public Hearing and Consideration of Approval regarding an Ordinance of the City of Dripping Springs Code of Ordinances, amending Chapter 30: Zoning, Exhibit A: Zoning Ordinance, Section 2: Procedures and Administration, Subsection C. Board of Adjustment, amending provisions for Board of Adjustment, and adding alternates
*Sponsor: Mayor Purcell***

Council Member King was not present in the Council Chambers for this item.

1. Staff Report

Laura Mueller presented the staff report which is on file. Staff recommends approval of the item.

2. Planning and Zoning Commission Report

Chair James: Commission recommended approval 6 to 0.

3. Public Hearing

No one spoke during the Public Hearing.

4. Ordinance: Zoning Amendment, Board of Adjustment

A motion was made by Council Member Kroll to approve an Ordinance of the City of Dripping Springs Code of Ordinances, amending Chapter 30: Zoning, Exhibit A: Zoning Ordinance, Section 2: Procedures and Administration, Subsection C. Board of Adjustment, amending provisions for Board of Adjustment, and adding alternates. Council Member Crow seconded the motion which carried unanimously 4 to 0, with Council Member King absent during voting.

Filed as Ordinance No. 2018-26

X. BUSINESS

- A. Discuss and Consider the Approval of a Request from Hill Country Rally for Kids to change the date of the 2018 Annual Car Show from September 15, 2018 to October 27, 2018 and to approve the related Temporary Street Closures on October 27, 2018 from Mercer St. at Highway 290 to Mercer St. at Ranch Road 12, and Mercer St. at Bluff, Wallace, San Marcos and Old Fitzhugh Rd. Sponsor: Council Member King**

Council Member King was not present in the Council Chambers for this item.

A motion was made by Mayor Pro Tem Foulds to approve a Request from Hill Country Rally for Kids to change the date of the 2018 Annual Car Show from September 15, 2018 to October 27, 2018 and to approve the related Temporary Street Closures on October 27, 2018 from Mercer St. at Highway 290 to Mercer St. at Ranch Road 12, and Mercer St. at Bluff, Wallace, San Marcos and Old Fitzhugh Rd. Council Member Kroll seconded the motion which carried unanimously 4 to 0, with Council Member King absent during voting.

- B. Discuss and Consider Approval of a Proposed Amendment to the Use Agreement between the City of Dripping Springs, Texas, and the Dripping Springs Adult Softball Association regarding the use of the Softball Fields located at Dripping Springs Sports and Recreation Park Sponsor: Wade King**

Council Member King returned to the Council Chambers.

Mariana Espinoza presented the staff report which is on file. The agreement is an annual renewal. City Council expressed concerns regarding lighting, which are addressed in the City's Lighting Ordinance which must be adhered to by the Association. Staff recommends approval of the item.

A motion was made by Mayor Pro Tem Foulds to approve an Amendment to the Use Agreement between the City of Dripping Springs, Texas, and the Dripping Springs Adult Softball Association regarding the use of the Softball Fields located at Dripping Springs Sports and Recreation Park. Council Member King seconded the motion which carried unanimously 5 to 0.

C. Discuss and Consider Approval of a Co-Sponsorship Agreement between the City of Dripping Springs and Dripping Springs Distilling regarding the 3rd Annual Charity Bike Ride and BBQ to take place on October 20, 2018 *Sponsor: Council Member King*

Mariana Espinoza presented the staff report which is on file. The City will only be promoting the event through Social Media, and there are no street closures associated with this event. Proceeds from the event will benefit the Dripping Springs Girl Scouts, and Hays County Sheriff's officers will be on location.

A motion was made by Council Member King to approve a Co-Sponsorship Agreement between the City of Dripping Springs and Dripping Springs Distilling regarding the 3rd Annual Charity Bike Ride and BBQ to take place on October 20, 2018. Council Member Kroll seconded the motion which carried unanimously 5 to 0.

D. Discuss and Consider Approval of a Resolution designating the Official Newspaper for the City of Dripping Springs for Fiscal Year 2018-2019

Andrea Cunningham presented the staff report which is on file. Staff recommends the selection of News Dispatch in an effort to maintain rotation between the two local newspapers.

John Pacheco spoke on behalf of the Century News.

Moses Leos III and Cyndy Slovak-Barton spoke on behalf of the News Dispatch.

A motion was made by Council Member King to approve a Resolution designating the Century News as the Official Newspaper for the City of Dripping Springs for Fiscal Year 2018-2019, with the condition that staff draft a contract between the City of Dripping Springs and Century News regarding the designation of Official Newspaper. Council Member King seconded the motion which carried unanimously 5 to 0.

E. Discuss and Consider Dripping Springs Ranch House Leases and discussion of Employee and Contractor Agreements

No action was taken on this item.

City Council directed staff to draft a lease agreement and determine the parameters of the On-Call requirement.

F. Discuss and Consider Approval of an Extension for Raoul Asuan to reside in a Recreational Vehicle at Dripping Springs Ranch Park. and discussion of potential Lease and Employee Agreement

A motion was made by Council Member King to approve an Extension for Raoul Asuan to reside in a Recreational Vehicle at Dripping Springs Ranch Park and directed staff to draft a Lease and Employee Agreement regarding the residence and on-call requirements. Council Member King seconded the motion which carried unanimously 5 to 0.

XI. REPORTS OF AGENCIES, COMMISSIONS AND STAFF

Reports are on file and available for review upon request.

- A. Parks and Community Services Monthly Report**
- B. Dripping Springs Ranch Park Monthly Report**
- C. Planning & Development Department Monthly Report**
- D. Economic Development Committee Monthly Report**

XII. EXECUTIVE SESSION

The City Council for the City of Dripping Springs has the right to adjourn into executive session at any time during the course of this meeting to discuss any matter as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), and 551.086 (Economic Development). The City Council for the City of Dripping Springs may act on any item listed in Executive Session in Open Session or move any item from Executive Session to Open Session for action.

- A. Consultation with City Attorney related to personnel and real estate issues including duties of Cody Kinsey, Sheri Kapanka, and Raoul Asuan and leasing of city property. (551.071 Consultation with City Attorney; 551.072 Personnel Matters; and 551.074 Real Estate).**
- B. Consultation with City Attorney regarding the status of Development Agreements and Utility Agreements with regards to Big Sky/Scott Ranch, Cannon Residential and Commercial, Arrowhead, and Driftwood 552 (551.071 Consultation with City Attorney)**

The City Council met in Executive Session previously in the Agenda and did not meet for a second session.

XIII. ANNOUNCEMENTS

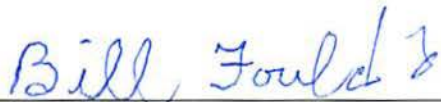
- A. October 16, 2018 - Regular City Council Meeting, 6:00 PM
- B. November 13, 2018 - Regular City Council Meeting, 5:30 PM Workshop/6:30 PM Meeting
- C. November 20, 2018 - Regular City Council Meeting, 6:00 PM Regular Meeting
- D. October 23, 2018 - Planning & Zoning Commission 6:30 p.m. Meeting

XIV. ADJOURN

A motion was made by Council Member Kroll to adjourn the meeting. Council Member King seconded the motion which carried unanimously 5 to 0.

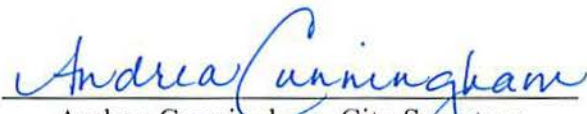
This workshop and regular meeting adjourned at 8:28 p.m.

DATE APPROVED: November 13, 2018



Bill Foulds, Mayor Pro Tem

ATTEST:



Andrea Cunningham, City Secretary