

**REGULAR CITY COUNCIL MEETING AND PUBLIC HEARING
OF THE GOVERNING BODY OF
THE CITY OF BLANCO**

December 12, 2023

6:00 PM

Byars Building, 308 Pecan Street, Blanco, Texas 78606

Please join my meeting from your computer, tablet, or smartphone.

Video call link: <https://meet.google.com/dyi-xafa-mjd>

Or dial: (US) +1 405-353-0939 PIN: 234 171 842#

Notice is hereby given that a regular meeting and public hearing of the governing body of the City of Blanco will be held on December 12, 2023, at 6:00 pm at the Byars Building, 308 Pecan Street, Blanco, Texas 78606.

CALL MEETING TO ORDER:

1. Roll Call/Establish a quorum:
Mayor Mike Arnold (Present/Absent)
Mayor Pro-Tem Rodney Thrailkill (Present/Absent)
Council Member Keith J. McClellan (Present/Absent)
Council Member Ryan Moses (Present/Absent)
Council Member Mike Smith (Present/Absent)
Council Member Laura Swinson (Present/Absent)

INVOCATION and PLEDGE OF ALLEGIANCE

2. Announcements (No Action May Be Taken)
3. Public Comments: The City Council welcomes public comments at this point. Speakers must sign up before the meeting begins and indicate the subject the speaker wishes to address. Speakers are limited to three (3) minutes each, which cannot be donated from one speaker to another. The Council cannot respond to matters not listed on the agenda until a future meeting.

PUBLIC HEARING:

1. Approval of Variance for Building Setback at 919 9th Street (Cage & Boone SB0005, NW Blk 9, 0.268 acres, Blanco, Texas 78606, (Property Owner: Michael & Patricia Pettit).

Presentation:

1. Comprehensive Master Plan Project by Bobby McClung.

Staff Presentations:

2. City Hall (Warren Escovy, City Administrator)
3. Police Department, (Chief Scott Rubin)

Consent Agenda: *The following items may be acted upon in one motion.* No separate discussion or action is necessary unless requested by the Mayor or a Councilmember, in which those items will be pulled for separate consideration.

1. Approval of Minutes from the November 7, 2023, Special Meeting.
2. Approval of Minutes from the November 14, 2023, Regular Meeting and Public Hearing.

New Business: Consider, discuss, and take appropriate action on the following:

1. Consideration, Discussion and Take Action on Approval of Variance for Building Setback at 919 9th Street (Cage & Boone SB0005, NW Blk 9, 0.268 acres, Blanco, Texas 78606, (Property Owner: Michael & Patricia Pettit).
2. Consideration, Discussion and Take Possible Action on Update of Lift Station Project with Option to include time extension of contract between City of Blanco and M&C Fonseca (Warren Escovy, City Administrator).
3. Consideration, Discussion and Take Action to include authorizing the City Administrator to contract with Performance Services, Inc. to provide the City with work in accordance with Texas Local Government Code 302 procured through TIPS contract number # 170103 contingent upon third party auditor and legal approval.
4. Consideration, Discussion and Take Possible Action to Amend Contract between the City of Blanco and Inframark to add seventh employee dedicated to street repair and maintenance of the ROW (Warren Escovy, City Administrator).
5. Consideration, Discussion, and Take Possible Action to Authorize the City Administrator to Negotiate and Execute Amendments of the Existing Escrow and Option Agreements relating to existing Real Property Contracts between Winona 416 LTD and City of Blanco, to effect: 1) the Full and Final Release of \$50,000 Currently in Escrow, to be Delivered and Released to the City Unconditionally, on account of the City's Satisfaction of the Ingress/Egress Conditions related to the Real Property Contract on an 0.44 acre tract (the old lift station property) and 2) the Exercise by Winona 416 LTD's of its Option to Purchase a 0.38 acre tract adjoining the aforementioned 0.44 acre tract, and the Delivery of the related Purchase Price of an Additional \$50,000 to Escrow to be Released under Satisfaction of Certain Conditions in favor Winona 416, the City of Blanco and the State of Texas.
6. Consideration, Discussion and Take Possible Action relating to TXDOT Study of Possible Relief Route on Hwy 281 and related City Transportation Planning
7. Consideration, Discussion and Take Possible Action relating to Approval of Payment of Survey Not to Exceed \$2,500.00 for Four Way Stop Sign Project at 4th Street and Pecan Street to be Reimbursed by TXDOT Promise Letter (Ryan Moses).
8. Consideration, Discussion and Take Possible Action on Approval to move forward with Draft Design Plan and Request for estimates on Construction of new City Hall building to include estimates for rental of current City Hall and Byars Buildings and Authorize City Administrator to look at financing terms.

Old Business: Consider, discuss, and take appropriate action on the following:

1. Consideration, Discussion, and Take Possible Action on Approval of Extension of City Services or Disannexation of 4.99 Acre Property at 1917 N. US Hwy 281 located in the H. Eggleston Survey No. 24, Abstract No. 0001, Blanco County, Texas.
2. Consideration, Discussion and Take Possible Action on: 1) Approval to Complete “land-only” as-is conventional appraisal at a cost not to exceed \$1,800.00 on City Surplus Property at Blanco Vista Estates, Lot 3 (9.43 Acres), and 2) Specify in Advance the Use of any Resulting Proceeds, in the Event a Sale is Authorized by Separate and Future Action of Council.
3. Consider and Discuss Update on USACE Evaluation of Town Creek Project, and related Next Steps. (No Action)

Executive Session in accordance with Texas Government Code: in accordance with the authority contained in the Texas Government Code, Sections 551.071, 551.072, and 551.074.

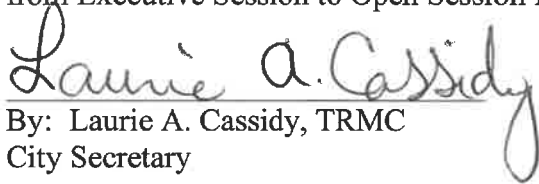
1. Texas Government Code Sections 551.071 (Consultation with City Attorney) and Section 1.05, Texas Disciplinary Rules of Professional Conduct; Confer with City Attorney regarding City Water Agreements with Texas Water Company
2. Texas Government Code Sections 551.071 (Consultation with City Attorney), 551.072 (Real Estate) and Section 1.05, Texas Disciplinary Rules of Professional Conduct; Confer with City Attorney regarding Pharr Paradise Utility Easement Agreement.
3. Texas Government Code Section 551.071 (Consultation with City Attorney) and Section 1.05, Texas Disciplinary Rules of Professional Conduct. Confer with City Attorney regarding legal issues associated with the Water Treatment Plant Project; Bids, Contract. Award, and Notice to Proceed.
4. Texas Government Code Section 551.071 (Consultation with City Attorney) and Section 1.05, Texas Disciplinary Rules of Professional Conduct. Confer with City Attorney regarding TXDOT Study of Possible Relief Route on Hwy 281 and related City Transportation Planning
5. Texas Government Code Section 551.071 (Consultation with City Attorney) and Section 1.05, Texas Disciplinary Rules of Professional Conduct. Confer with City Attorney regarding Approval of Extension of City Services or Disannexation of 4.99 Acre Property at 1917 N. US Hwy 281 located in the H. Eggleston Survey No. 24, Abstract No. 0001, Blanco County, Texas.

Take any action as a result of the Executive Session.

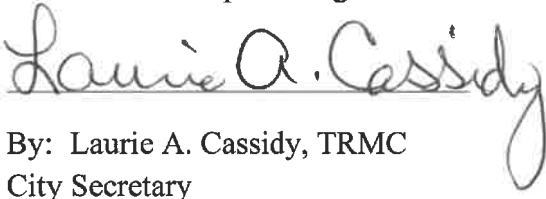
Adjournment

This agenda has been reviewed and approved by the City of Blanco, Texas' 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 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.

The Council may vote and/or act upon each of the items set out in this agenda. The City Council for the City of Blanco has the right to adjourn into executive session at any time during this meeting to discuss any matter authorized by Texas Government Code Section 551.071 (consultation with Attorney), Texas Government Code Section 551.072 (Real Estate), and Texas Government Code Section 551.074 (Personnel Matters). The City Council for the City of Blanco may discuss, consider and/or act on any item listed in Executive Session in Open Session or move any item from Executive Session to Open Session for action.


By: Laurie A. Cassidy, TRMC
City Secretary

I, the undersigned authority, do hereby certify that the above Notice of Meeting of the Governing Body of the City of Blanco is a true and correct copy of said Notice and that I posted a true and correct copy of said Notice in the window in the City Hall of said City of Blanco, Texas at a place convenient and readily accessible to the general public at all times and said Notice was posted on the 8th day of December 2023 before 5:00 pm and remained so posted continuously for at least 72 hours preceding the scheduled time of the meeting.


By: Laurie A. Cassidy, TRMC
City Secretary
