



**LIBERTY HILL**  
FREEDOM TO GROW

**CITY COUNCIL REGULAR MEETING AGENDA**

**Monday - May 13, 2019 - 6:30 PM**  
**2801 Ranch Road 1869 - Liberty Hill, Texas**

Rick Hall - Mayor	Liz Rundzieher - Mayor Pro Tem
Steve McIntosh - Councilmember	Gram Lankford - Councilmember
Dr. Ron Rhea - Councilmember	Tony DeYoung - Councilmember

**Notice is hereby given that the REGULAR MEETING of the City Council of Liberty Hill will be held Monday - May 13, 2019 - 6:30 PM in Council Chambers located at 2801 Ranch Road 1869 in Liberty Hill, Texas to consider items as follows. All items are subject to action.**

**1. CALL TO ORDER**

- a. Establish Quorum
- b. Invocation
- c. Pledge of Allegiance

"I pledge allegiance to the Flag of the United States of America, and to the Republic for which it stands, one Nation under God, indivisible, with Liberty and Justice for all."

- d. Texas Pledge

"Honor the Texas flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible."

**2. SPECIAL RECOGNITION**

- a. **Mayor Rick Hall will recognize Liz Branigan and Troy Whitehead for their hard work and contribution to the City of Liberty Hill.**
- b. **Proclamation by Mayor Hall recognizing May as Motorcycle Safety Month.**

**3. PUBLIC HEARING**

- a. **NOTICE OF PUBLIC HEARINGS FOR ZONING MAP CHANGE**

**Tuesday – May 7, 2019 - 12 Noon**  
**Monday – May 13, 2019 - 6:30 PM**

**NOTICE IS HEREBY GIVEN that the Planning & Zoning Commission and City Council of Liberty Hill, Texas will conduct PUBLIC HEARINGS to consider a request for zoning map change for property located in the City of Liberty Hill, better described as:**

**37.090 ACRE TRACT OF LAND LOCATED IN THE JOHN B. ROBINSON SURVEY, ABSTRACT NO. 521, WILLIAMSON COUNTY, TEXAS, BEING**

**THE SAME 37.0928 ACRE TRACT OF LAND CONVEYED TO FALCON/WESTMINSTER-2 PARTNERSHIP LLP, IN A WARRANTY DEED RECORDED IN DOCUMENT NO. 1999032137, OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, SAID 37.0928 ACRE TRACT OF LAND BEING THE SAME TRACT OF LAND CALLED 37.13 ACRES CONVEYED TO HORSESHOE VILLAGE MHC, LLC, IN A SPECIAL WARRANTY DEED RECORDED IN DOCUMENT NO. 2008089655 OF SAID OFFICE**

**PUBLIC RECORDS, SAID 37.13 ACRE TRACT BEING THE SAME TRACT OF LAND CALLED 37.135 ACRES CONVEYED TO ESTATES OF LIBERTY HILL MHC, LLC, IN A SPECIAL WARRANTY DEED RECORDED IN DOCUMENT NO. 2014055130 OF SAID OFFICIAL PUBLIC RECORDS**

**AND**

**14.951 ACRES OUT OF THE JOHN B. ROBINSON SURVEY, ABSTRACT NO. 521 SITUATED IN WILLIAMSON COUNTY, TEXAS, BEING A PORTION OF THAT CERTAIN 67.90 ACRE TRACT CONVEYED TO THOMAS W. MCCOLLUM, BY DEED OF RECORD IN VOLUME 1891, PAGE 234 OF THE OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS; SAID 14.951 ACRES.**

*The subject tract is better known as The Estates of Liberty Hill located on the east side of HWY 183 just past Seward Junction.*

**Applicant is proposing zoning change to MH2 upon annexation into the boundaries of the City of Liberty Hill**

**The PLANNING & ZONING COMMISSION and CITY COUNCIL of Liberty Hill, Texas will hold PUBLIC HEARINGS on Tuesday - May 7, 2019 at 12 Noon and Monday - May 13, 2019 at 6:30 PM, respectively, to receive comments on the merits of this request at Council Chambers (Municipal Court Building) located at 2801 Ranch Road 1869 in Liberty Hill.**

**Anyone having interest in this request is invited to attend and present comments to the Planning & Zoning Commission and City Council for consideration at these meetings.**

**If you have questions pertaining to this zoning request please contact Sally McFeron - Planning Department 512-778-5449 x 105.**

#### **4. PUBLIC COMMENTS**

**Liberty Hill City Council accepts public comments regarding the Agenda of Regular Council meetings and Public Hearings. Individuals wishing to speak may sign in by completing a Public Comment Form and presenting the form to the City Secretary prior to the start of the meeting. Each citizen is limited to a maximum of three (3) minutes. Public Comment period will last no longer than a total of fifteen (15) minutes.**

- a. Public Comments

**5. DEPARTMENTAL REPORTS TO CITY COUNCIL**

- a. **PUBLIC WORKS: Review of monthly statistics for period ending April 30, 2019 from the Department of Public Works. By Wayne Bonnet - Director of Public Works**
- b. **LHPD REPORT: Review of monthly statistics for period ending April 30, 2019 from the City of Liberty Hill Police Department. By Maverick Campbell - Chief of Police**
- c. **ADMINISTRATOR'S REPORT: Updates on miscellaneous activities to include: grants; City Park and Wetzel Park; current or proposed subdivisions; water / wastewater updates and generalized update on other activities in the City. By Greg Boatright - City Administrator**

**6. CANVASSING ELECTION & OATH OF OFFICE**

- a. **Discuss and Consider a Resolution of the City Council of Liberty Hill, Texas canvassing the May 4, 2019 General Election with votes Certified by the Williamson County Elections Administration for Alderman – Place 1; Alderman – Place 3; and Alderman – Place 5 providing for severability; finding and determining that the meeting at which this Resolution was adopted was open to the public as required by law; and establishing an effective date.**

**Alderman Place 1 – Total # of Votes: XX**

<b>Steve McIntosh</b>	<b>XX Votes</b>
<b>Troy Whitehead</b>	<b>XX Votes</b>

**Alderman Place 3 – Total # of Votes: XX**

<b>Gram Lankford</b>	<b>XX Votes</b>
<b>Liz Branigan</b>	<b>XX Votes</b>

**Alderman Place 5 – Total # of Votes: XX**

<b>Liz Rundzieher</b>	<b>XX Votes</b>
<b>Bill Brannan</b>	<b>XX Votes</b>

- b. **Administer Certificates of Election, Oath of Office, and Statement of Officers for the May 4, 2019 General Election as follows for two-year terms each beginning May 13, 2019 and expiring May 7, 2021 for following Council Members. By Rick Hall | Mayor**

**Alderman Place 1 – Steve McIntosh  
Alderman Place 3 – Gram Lankford  
Alderman Place 5 – Liz Rundzieher**

**7. CONSENT AGENDA**

**Consent Agenda items are considered to be routine and will be enacted by one motion. There will be no separate discussion of those items unless requested by Council, in which event the item(s) will be removed from the Consent Agenda and considered under Regular Agenda items:**

- a. **Minutes of the Regular City Council meeting held Monday - April 22, 2019.**
- b. **Site Development / Stormwater Permit for *Bailey Lane Gym* located at 123**

**Bailey Lane in the Liberty Hill City Limits.**

- c. **Recommendation from the Planning & Zoning Commission to approve the Final Plat for Caughfield Ranch (Larkspur Subdivision) - Phase 7B located at Highway 183A and Larkspur Boulevard in the ETJ of the City of Liberty Hill.**
- d. **Recommendation from the Planning & Zoning Commission to approve the revised Preliminary Plat for Morningstar Subdivision - Phase 3 located at Ronald Reagan and Highway 29 in the ETJ of the City of Liberty Hill.**
- e. **Site Development / Stormwater Permit for the Liberty Meadows Plaza located at 12701 West Hwy. 29 in the City Limits of Liberty Hill.**

**8. REGULAR AGENDA**

- a. **Discuss and Consider electing a Mayor Pro Tem of the City of Liberty Hill for a one-year (1) term which will begin May 13, 2019 and expire May 7, 2020.** By: Rick Hall – Mayor
- b. **Discuss and Consider Acceptance of Dedicated Right of Way Documents for the Van Alley Parking and Drainage Project.** By: Greg Boatright – City Administrator
- c. **Discuss and Consider an Ordinance of the City of Liberty Hill amending the role of the Parks & Recreation Board from Advisory to reporting direct to City Council.** By: Dottie Palumbo – City Attorney
- d. **Discuss and Consider approval of an Interlocal Agreement for CR 200 between the City of Liberty Hill and Williamson County.** By: Sally McFeron – Director of Planning
- e. **Discuss and Consider a moratorium on City of Liberty Hill Capital Improvement Projects (CIPs) to be effective immediately.** By: Liz Rundzieher - Councilmember
- f. **Discuss and Consider an amendment to the One-Way Street Project; specifically temporarily amending traffic on a portion of Barton and Myrtle Streets from one-way traffic to two-way traffic.** By: Liz Rundzieher – Councilmember
- g. **Discuss and Consider approving a representative from the City of Liberty Hill to serve on the Community Resource Center Advisory Board, which connects people with needs to agencies who provide services in Liberty Hill.** By: Barbara Zwernemann – City Secretary
- h. **Discuss and Consider an Ordinance of the City of Liberty Hill, Texas, providing for the extension of the Liberty Hill City Limits by the Voluntary annexation of a tract of land that contains an area of approximately 37.090 acre tract and a 14.951 acre tract as depicted herein as the annexation area, located as more particularly described herein, adjacent and contiguous territory into the incorporated municipal boundaries of the City of Liberty Hill, Texas; including the following: Findings of Fact; Effective Date; a Repealer; Severability; and Proper Notice and Hearing.** By: Sally McFeron – Director of Planning
- i. **Discuss and Consider an Ordinance of the City Council of the City of Liberty Hill, Texas adopting a change in zoning for The Estates of Liberty Hill from Agriculture (AG) to Multi-Family Residential (MF2) and change in the official zoning map for the City of Liberty Hill, Texas, providing for severability, and establishing an effective date.** By: Sally McFeron – Director of Planning
- j. **Discuss and Consider approval of Acknowledgment of the assignment of the Abbott Tract Development Agreement by 263 Trine Land LLC to Pulte Homes of Texas LP.** By: Dottie Palumbo – City Attorney

- k. **Discuss and Consider approval of the Aegis Group, Inc. Engagement Letter for appraisal of the Butler Farms Public Improvement District (PID) - Liberty Hill, Texas to include authorization for the City Administrator to execute the Engagement Letter.** By: Dottie Palumbo – City Attorney
- l. **Discuss and Consider approval of Work Scope Change Order #2 for the Stubblefield Road Project to include left turn lanes in each direction on RM 1869 and associated environmental requirements and drainage improvements.** By: Sally McFeron – Director of Planning
- m. **Discuss and Consider approval of the 2<sup>nd</sup> Quarter Investment Report – FY 2018 – 2019.** By: Becky Wilkins – Finance Director
- n. **Discuss and Consider a Change Order Number 2 to the contract with Fonseca for the FY 2018 Street and Utilities for the City of Liberty Hill.** By Sally McFeron - Director of Planning
- o. **Discuss and Consider a Resolution of the City Council of the City of Liberty Hill, Texas directing the City Administrator to prepare the necessary service plans for areas in the City of Liberty Hill extraterritorial jurisdiction ("ETJ") to be considered for annexation into the corporate limits of the City of Liberty Hill.**  
By: Sally McFeron - Director of Planning

**9. CONVENE - EXECUTIVE SESSION**

- a. **Mayor Rick Hall will convene City Council to Executive Session pursuant to Texas Government Code §551.071 – Consultation with Legal Counsel and Code Section 551.074 - Personnel Matters. City Council will entertain discussion related on the matter shown below. No action will be taken in Executive Session.**

**Deliberate and evaluate the performance of Municipal Officers and Department Directors: (1) Chief of Police; (2) Court Administrator; (3) Director of Planning; (4) Director of Public Works; (5) Finance Director; and (6) City Secretary pursuant to – Texas Government Code Section 551.074 - Personnel Matters; and Texas Government Code Section 551.071 - Consultation with Attorney.**

- b. **Consultation and follow-up with Legal Counsel concerning Municipal Utility District No. 13 concerning the City's utility rate study. (*Consultation with City Attorney - Texas Gov't Code §551.071*).**

**10. RECONVENE - REGULAR SESSION**

- a. **Mayor Rick Hall will reconvene City Council to Regular Session pursuant to Texas Government Code §551.071 – Consultation with Legal Counsel and Texas Government Code Section 551.074 - Personnel Matters. Council will entertain discussion related to the matter shown below.**

**Discuss and consider the performance of Municipal Officers and Department Directors: (1) Chief of Police; (2) Court Administrator; (3) Director of Planning; (4) Director of Public Works; (5) Finance Director; and (6) City Secretary pursuant to – Texas Government Code Section 551.074 - Personnel Matters; and Texas Government Code Section 551.071 - Consultation with Attorney.**

- b. **Consultation and follow-up with Legal Counsel concerning Municipal Utility**

**District No. 13 concerning the City's utility rate study. (Consultation with City Attorney - Texas Gov't Code §551.071).**

**11. AGENDA ITEM(S) FROM MAYOR AND COUNCIL**

**12. ADJOURNMENT**

The City Council reserves the right to adjourn into Executive Session at any time during the course of this meeting to discuss any item listed above, as authorized by Texas Government Code Section 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts & Donations), 551.074 (Personnel Matters), 55.1076 (Deliberations about Security Devices), and 551.087 (Development).

In compliance with the Americans with Disabilities Act, the City of Liberty Hill will provide reasonable accommodation for persons attending City Council meetings. To better serve you, requests should be received 48 hours prior to the meeting. You may contact the City Secretary at 512-778-5449 - Extension 112.

**POSTING CERTIFICATION:** I, Barbara Zwernemann - City Secretary for the City of Liberty Hill, certify that the attached notice of meeting for the City Council - City of Liberty Hill was duly posted on the bulletin board at Council Chambers located at 2801 Ranch Road 1869 in Liberty Hill, Texas and on the City website ([www.libertyhilltx.com](http://www.libertyhilltx.com)) on  
Barbara Zwernemann - City Secretary Barbara Zwernemann

Date Posted: \_\_\_\_\_ Time Posted: \_\_\_\_\_ By: \_\_\_\_\_

**REMOVAL CERTIFICATION:** I, Barbara Zwernemann - City Secretary for the City of Liberty Hill, certify that the attached notice of meeting was removed from the bulletin board at Municipal Court / Council Chambers located at 2801 Ranch Road 1869 in Liberty Hill, Texas on the \_\_\_\_\_ day of \_\_\_\_\_, 2019 at \_\_\_\_\_. Barbara Zwernemann - City Secretary