LIBERTY HILL

FREEDOM TO GROW

# CITY COUNCIL SPECIAL MEETING MINUTES

## THURSDAY, AUGUST 13, 2020 – 6:30 PM

## 2801 Ranch Road 1869 – Liberty Hill (Council Chambers)

On August 13, 2020, City Council convened in Council Chambers at 2801 Ranch Road 1869. The meeting was video streamed via YouTube and available via telephone.

**CALL TO ORDER**

Liberty Hill City Council was called to order at 6:30 PM by Rick Hall – Mayor Thursday, August 13, 2020 at Council Chambers located at 2801 Ranch Road 1869. Invocation was given by Tony DeYoung, followed by reciting of the Pledge of Allegiance and Texas Pledge.

Council Members present were Mayor Rick Hall, Mayor Pro Tem Liz Rundzieher, Steve McIntosh, Gram Lankford, Kathy Canady, and Tony DeYoung. Others present were Tad Cleaves – City Attorney, Lacie Hale – Chief Operating Officer, David Stallworth – Director of Planning, Becky Wilkins – Finance Director, Nancy Sawyer – City Secretary.

The meeting was open to the public via conference call on GoToMeeting, via YouTube with link on the City's Facebook page, and in person. Access instructions for the meeting were posted on the City Bulletin Board at Municipal Court and www.LibertyHillTX.gov. Instructions on submitting public comments were also posted with the agenda as referenced above.

**CONVENE TO EXECUTIVE SESSION**

City Council was convened to Executive Session at 6:31 PM by Mayor Hall Executive Session for Consultation with Legal Counsel pursuant to Texas Government Code Section 551.071 (Consultation with Attorney), Section 551.072 (Deliberations about Real Property), Section 551.073 (Deliberations about Gifts and Donations), Section 551.074 (Personnel Matters), Section 551.076 (Deliberations about Security Devices), and Section 551.087 (Development).
No action was taken during Executive Session.

- **Section 551.072: Deliberation about Real Property**
  Consultation with Legal Counsel regarding real property owned by the City of Liberty Hill and potential acquisitions.

**RECONVENE TO REGULAR SESSION**

At 6:54 PM City Council reconvened to Regular Session for discussion / action of the following:

- **Section 551.072: Deliberation about Real Property**
  Consultation with Legal Counsel regarding real property owned by the City of Liberty Hill and potential acquisitions.
  OUTCOME: No action was taken.

**CONSENT AGENDA ITEMS**

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:

- **Discuss and consider action to approve minutes of City Council Workshop held July 27, 2020.**
- **Discuss and consider action on adoption of Holiday Calendar as recognized and as acted on annually by the City Council of the City of Liberty Hill, Texas for the 2020-2021 Fiscal year.**

OUTCOME: On motion by Liz Rundzieher and second by Tony DeYoung, Council approved the Consent Agenda.

**Motion passed on vote of 5 ayes, 0 nays, and 0 abstentions.**

**REGULAR AGENDA**

**Discuss and consideraction to approve minutes of City Council meeting held July 27, 2020.**

OUTCOME: Following correction to the minutes, Liz Rundzieher made a motion to approve the minutes of the Council meeting held July 27, 2020 as amended. Kathy Canady seconded the motion.

**Motion passed on vote of 5 ayes, 0 nays, and 0 abstentions.**

**Discussion and final action regarding the Heritage Ridge Preliminary Plat, located at the E-SEC of State Road 29 and Championship Drive inside the city's limits and identified as 10.578 acres out of the J.B. Robinson Survey, ABS 521, Williamson County, TX (WCAD ID No. R022824 and a portion of R050673).**

OUTCOME: David Stallworth – Senior Director of Planning addressed Council stating Planning staff has found this to be a sound application and has approved to present to Council. Mike Bevers – with the developer for Heritage Ridge stated he has enjoyed the process of working with the City and they are ready to get started. He expects to go vertical by the end of January 2021. He stated the Planning staff and the Mayor have been really good to work with.

On motion by Kathy Canady and second by Liz Rundzieher, Council approved the Heritage Ridge Preliminary Plat.

Motion passed on vote of 5 ayes, 0 nays, and 0 abstentions.

**Discussion and final action regarding the McCoy's Building Supply – Store 117 Site Development / Stormwater Plan, located at the S-SWC of State Road 29 and Ranch-to-Market Road 1869 (13701 West SR-29) inside the city's limits and identified as Lot 1, Block**

**A, McCoy's Liberty Hill Addition, Williamson County, TX (WCAD ID No. R022091 and R349109).**

OUTCOME: David Stallworth – Senior Director of Planning addressed Council stating the Planning Department found this application to be technically sound. Following discussion, Kathy Canady made a motion, seconded by Steve McIntosh to approve the Site Development / Stormwater Plan for McCoy's Building Supply.

Motion passed on vote of 5 ayes, 0 nays, and 0 abstentions.

**Discussion and final action regarding the Summerlyn West Amenities Center Site Development / Stormwater Plan, located along the west side of Sanderling Avenue, between Sandhill Crain Street and Gray Hawk Ridge inside the city's limits and identified as Lot 16, Block E, Summerlyn West, Section 2 Addition, Williamson County, TX (WCAD ID No. R595219).**

OUTCOME: David Stallworth – Senior Director of Planning addressed Council stating the developer seeks to build an amenity center with swimming pool. There will be 18 parking spaces and the plat is two acres. Planning staff finds this application to be complete and suitable for further consideration.

On motion by Tony DeYoung and second by Gran Lankford, Council approved the Summerlyn West Amenities Center Site Development / Stormwater Plan.

Motion passed on vote of 5 ayes, 0 nays, and 0 abstentions.

**Update on the Stonewall Parkway Extension schematic layout design, including discussion and possible action.**

OUTCOME: Curtis Steger – Steger & Bizzell addressed Council stating this design includes a driveway connection to the bank located there. He stated sidewalks are included as they are required by the City. This should make the intersection there much safer. Steve McIntosh – Council member stated this will save lives. This will probably go out to bid by the end of the year.

On motion by Kathy Canady and second by Steve McIntosh, Council approved the Stonewall Parkway Extension schematic layout design.

Motion passed on vote of 5 ayes, 0 nays, and 0 abstentions.

**Discussion and possible action related to Change Order #6 for the South Fork Wastewater Treatment Plant 1.2 MGD Expansion project with CCA, Inc.**

OUTCOME: Curtis Steger – Steger & Bizzell addressed Council stating this is a continuation of the changes occurring at the South Fork WWTP. He detailed the charges of the Change Order, totaling $18,347.72.

On motion by Steve McIntosh and second by Gram Lankford, Council approved Change Order #6 in an amount not to exceed $18,347.72.

Motion passed on vote of 5 ayes, 0 nays, and 0 abstentions.

**Discussion and possible action on Loop 332 speed limit study.**

OUTCOME: Council discussed current and recommended speeds on Loop 332, along with the opening of the new food court.

Following discussion and concerns about future commercial development along Loop 332, Kathy Canady made a motion, seconded by Liz Rundzieher, to postpone to a later date this agenda item.

Motion passed on vote of 5 ayes, 0 nays, and 0 abstentions.

Mayor Hall stated that Kathy Canady can submit this agenda item at a more appropriate time in the future.

**Discuss and consider action on a new Drainage Master Plan for the City of Liberty Hill.**
OUTCOME: Cindy Engelhardt with Halff Associates addressed Council stating the attachment in Council packet represents a high-level overview. She stated she will require more documentation from the City to provide an analysis. Mayor Hall stated he would see that she receives the documents she requires.
On motion by Tony DeYoung and second by Kathy Candy, Council postponed indefinitely until Halff Associates is able to provide a details analysis of the drainage plan.
Motion passed on vote of 5 ayes, 0 nays, and 0 abstentions.

**Review and update on Uniform Development Code.**
OUTCOME: Lacie Hale – Chief Operating Officer addressed Council stating she met with the Planning and Zoning Commission to discuss the UDC update process. They recommended two meetings, perhaps meeting on a weekend. Ms. Hale stated staff will plan on meeting with the Planning and Zoning Commission on Saturday, September 12th at 1 PM for a UDC Workshop.

**Discuss and consider a resolution of the City of Liberty Hill, Texas requesting that Williamson County reallocate funds from the Williamson County Road Bond Program.**
OUTCOME: Rick D. Hall, Mayor addressed Council stating the County approached him stating they had the ability to shift money from the Long Run project to the Liberty Parke entrance.
On motion by Steve McIntosh and second by Liz Rundzieher, Council approved a resolution of the City of Liberty Hill requesting Williamson County to reallocate funds from the Williamson County Road Bond Program.
Motion passed on vote of 5 ayes, 0 nays, and 0 abstentions.

**Discuss and consider action to approve Resolution authorizing the Mayor to enter into a lease-purchase agreement with U.S. Bank Equipment Finance to purchase police radios.**
OUTCOME: Becky Wilkins – Finance Director addressed Council stating there was a plan approved I the last budget to upgrade police car radios. Some of the cars have older models that needed replacing as well as outfitting the new cars. The payout is over a three-year term with no down payment through the Motorola Finance Plan. This has been added to the Police Department Budget for the 2020-2021 fiscal year.
On motion by Gram Lankford and second by Liz Rundzieher, Council approved Resolution 20-R-42 authorizing the Mayor to enter into a lease-purchase agreement with U.S. Bank Equipment Finance to purchase police radios.
Motion passed on vote of 5 ayes, 0 nays, and 0 abstentions.

**Consideration and possible action to amend / repeal the ordinance calling the May 2, 2020 General / Special Election to reflect the early voting dates and times.**
OUTCOME: Rick D. Hall, Mayor, addressed Council stating that with the changes needed because of the COVID-19 crisis, the governor has issued recent mandates. Tad Cleaves, City Attorney stated the mandate includes an extension of early voting dates.
On motion by Kathy Canady and second by Tony DeYoung, Council authorized the Mayor to have the previous ordinance amended to reflect early voting dates and times.
Motion passed on vote of 5 ayes, 0 nays, and 0 abstentions.

**Discuss and consider an Ordinance of the City Council of Liberty Hill, Texas, affirming the prior passage of unsigned ordinances from the calendar year 2020.**
OUTCOME: Rick D. Hall, Mayor stated this Ordinance is to correct the form of records that were not executed correctly. Council members stated they wanted to make sure the minutes reflect that these records were improperly completed by the previous City Secretary.
On motion by Gram Lankford and second by Tony DeYoung, Council approved an Ordinance affirming the prior passage of unsigned ordinances from the calendar year 2020.
Motion passed on vote of 5 ayes, 0 nays, and 0 abstentions.

**Discuss and consider a resolution of the City of Liberty Hill, Texas, related to affirming the prior passage of unsigned resolutions from the calendar year 2020.**
OUTCOME: On motion by Liz Rundzieher and second by Kathy Canady, Council approved a Resolution affirming the prior passage of unsigned resolutions from the calendar year 2020.
Motion passed on vote of 5 ayes, 0 nays, and 0 abstentions.

**Discuss and review the supervisory authority of the Mayor in relation to City staff.**
OUTCOME: Tony DeYoung, Council member addressed Council stating he wanted to open a discussion. He stated that Council speaks for the City which includes the citizens and City staff. He stated that it has been a little over a year since Council gave the Mayor supervisory authority. Mr. DeYoung cited comments from employees regarding the Mayor citing quick temper and profanity in the office. Mr. DeYoung stated he did not believe that has a place at City Hall. Following discussion, Council ascertained that the comments were from former employees that were disgruntled at being let go. Council discussed current positions and those that are advertised but not yet filled. Becky Wilkins – Finance Director / HR stated she had sent an email a few months ago stating anyone could come to her with concerns. She has not had one person voice concerns about Mayor Hall. Discussion concluded with Mr. DeYoung stated that was good to hear.

**MEDIA QUESTION AND ANSWER**
Mike Eddleman, Liberty Hill Independent Newspaper inquired as to:

- How did realignment of Liberty Parke entrance come about?
    - Mayor Hall stated there have been concerns from citizens about this entrance. The City began to formulate the idea of re-alignment within the TxDOT plan for expansion.
- Has the County agreed in principle to move money for the Liberty Parke entrance?
    - Mayor Hall stated the City tried to buy out the MUD using part of these funds for Long Run, but the value of the MUD was much higher than initially considered. The City asked the County if they would be willing to help with the safety aspect, and they were.
- Why was the assessment done after the change of speed limits?
    - Kathy Canady and Tony DeYoung stated they had observed the high speeds.
- What was the cost of the traffic study?
    - Mayor Hall stated Becky Wilkins or Lacie Hale would provide that cost amount to Mr. Eddleman.
- Where are we with the WWTP construction time frame.

    - Mayor Hall stated there was a little delay, but the City is looking at mid- to end-January 2021.
- On the former employees' issue, none of those folks had negative review; not sure if I understand they go from that to disgruntled employees.
    - Mayor Hall stated he has not seen all reviews, but things and people change. Some of those were placed on administrative leave. Information was brought to Council of items that were unknown at the time of evaluations.

**ITEMS FROM MAYOR AND COUNCIL**

- Kathy Canady stated she would like to ask Council at the next meeting if meetings could go back to the old way of doing them, with Council members able to place up to two items on the agenda, with the ability to "borrow" from another Council member if they wanted more than two. Mayor would still have unlimited items. Mayor Hall directed Tad Cleaves – City Attorney to research and come back to Council with direction. Kathy Canady stated that she would like this on the next agenda, cosponsored by Tony DeYoung.
- Kathy Canady stated she would like to see what other cities use as guidelines and handbooks for their boards and commissions. Mayor Hall directed Lacie Hale, Chief Operating Officer to research.
- Steve McIntosh stated he would like to hear Police Chief Graeter's evaluation and input on the speed limit concerns. Mayor Hall asked Chief Graeter to come back on September 28th and provide his input during the Police Department report.
- Tony DeYoung would like to see the dark sky initiative explored. Mayor Hall directed Lacie Hale to look into that.
- The next scheduled Council meeting is September 14, 2020.

**ADJOURNMENT**

On motion by Liz Rundzieher and second by Kathy Canady, Council adjourned at 8:17 p.m. **Motion passed on vote of 5 ayes, 0 nays, and 0 abstentions.**

PASSED and APPROVED by the CITY COUNCIL of the CITY OF LIBERTY HILL, TEXAS on MONDAY – August 10, 2020 on vote of 5 AYES, 0 NAYS, and 0 ABSTENTIONS.

Rick D. Hall – Mayor

[seal]

Nancy Sawyer – City Secretary