

**REGULAR CITY COUNCIL MEETING
OF THE GOVERNING BODY OF
THE CITY OF BLANCO**

June 14, 2022

6:00 PM

Gem of the Hills, 2233 US 281, Blanco, Texas 78606

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

Video call link: <https://meet.google.com/fvi-huuu-ozw>

Or dial: (US) +1 575-567-3255 PIN: 195 030 494#

Notice is hereby given that a regular meeting of the governing body of the City of Blanco will be held on June 14, 2022, at 6:00 pm at Gem of the Hills, 2233 US 281, Blanco, Texas 78606.

CALL MEETING TO ORDER:

1. Roll Call/Establish a quorum:
Mayor Rachel Lumpee (Present/Absent)
Mayor Pro-Tem Barron (Present/Absent)
Councilmember McClellan (Present/Absent)
Councilmember Smith (Present/Absent)
Councilmember Thrailkill (Present/Absent)
Councilmember Divine (Present/Absent)

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.

Presentations:

1. Government Investment Opportunity, Presented by Tony Sekaly, Texas CLASS
2. Status Report Blanco Broadband Task Force Presentation by Jack Twilley
3. Presentation for Proposed Public Improvement District (PID) and Concept Plan, Riviere Blanc – Winery, Events, Lodging, City Park, and Blanco Neighborhood, Palmco, Inc.

Staff Presentations:

1. City Hall (Warren Escovy)
2. Police Department, (Chief Rubin)
3. Inframark (Damon Berryman)

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 May 10, 2022, Regular City Council Meeting and Public Hearing.
2. Approval of Change Order 007 to the Water Treatment Plant Contract to Include labor and materials to remove the existing 6” finished water valve and install a new 6” finished water valve at the ground storage tank. This Change Order will Increase the Contract by \$3,009.10 and add 1 Day to the Completion of the Project (Tom Turk, Freeland Turk, City Engineer).
3. Approval of Ordinance Amending UDC Provisions Related To Drainage Manual.

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

1. Consideration, Discussion, and Take Action on Approval of Water Quality Protection Ordinance 2022-O-0xx (Mayor Pro-Tem Barron).
2. Consideration, Discussion, and Take Action on Approval of Amendment to Ordinance 2022-O-005 Regulating Short Term Rentals and Imposing a Related Permit Fee and Penalties (including a fine) for Noncompliance.

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

1. Consideration, Discussion and Take Action on Approval of Financial Investments Contract Between Texas CLASS and the City of Blanco.
2. Consideration, Discussion, and Take Action on Directing the City Administrator, City Attorney, and City Engineer to Negotiate a Potential Public Improvement District (PID) Package Between Palmco, Inc. and the City of Blanco.
3. Consideration, Discussion, and Take Action on the Revision of Schedule for Sale of Bulk Water at the City of Blanco.
4. Consideration, Discussion and Take Action on Approval of Resolution 2022-R-0xx (Chief Rubin).

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 Section 551.071 (Consultation with City Attorney), Section 1.05, Texas Disciplinary Rules of Professional Conduct: to wit, Discussion with legal counsel 2020 TDA TxCDBG Project (Contract #7220040).
2. Texas Government Code Section 551.071 (Consultation with City Attorney), Section 1.05, Texas Disciplinary Rules of Professional Conduct: to wit, Discussion with legal counsel re: Ordinance 2022-O-005 Regulating Short Term Rentals and Imposing a Related Permit Fee and Penalties (including a fine) for Noncompliance.
3. 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 Proposed Public Improvement District (PID), Palmco, Inc.

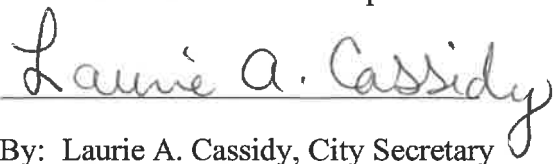
4. Texas Government Code Sections 551.071 (Consultation with City Attorney), 551.072 (Real Estate) and Section 1.05, Texas Disciplinary Rules of Professional Conduct; Confer with City Attorney regarding Pharr Paradise Utility Easement Agreement.
5. Texas Government Code Section 551.071 (Consultation with City Attorney) and Section 1.05, Texas Disciplinary Rules of Professional Conduct and 551.072 (Real Estate). Confer with City Attorney regarding Canyon Lake Water SC (CLWSC); Water Valuation with West Water, City's interest undivided interest.
6. Texas Government Code Section 551.071 (Consultation with City Attorney) and Section 1.05, Texas Disciplinary Rules of Professional Conduct and 551.072 (Real Estate). Confer with City Attorney regarding City Property Evaluations at Blanco Vista Estates, Lot 3 (9.43 Acres) and 202 Cherry Street (0.44 Acres), City's interest.
7. Texas Government Code Section 551.071 (Consultation with City Attorney), Section 1.05, Texas Disciplinary Rules of Professional Conduct and 551.072 (Real Estate): to wit, Discussion with legal counsel to obtain legal advice related to possible reclaimed water contract between City and Chamaco Mio Investments, LLC.

Take any action as a result of Executive Session.

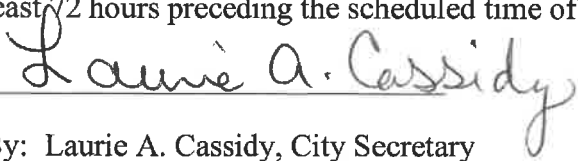
Adjournment

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, 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 9th day of June 2022 before 5:00pm and remained so posted continuously for at least 72 hours preceding the scheduled time of the meeting.



By: Laurie A. Cassidy, City Secretary
