

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

**Meeting Minutes
February 13, 2024**

A regular meeting and public hearing of the City Council, City of Blanco, Texas was held on February 13, 2024, at 6:00 pm at the Byars Building, 308 Pecan Street, Blanco, Texas.

The meeting was called to order at 6:00 pm by Mayor Arnold, followed by roll call announcing a quorum was present. The Invocation and the Pledge of Allegiance was led by Pastor Carlos Cloyd. Council members present: Mayor Arnold, Mayor Pro-Tem Thraikill and Council Members Smith, Swinson, and Moses. Council Member McClellan was absent and excused for medical reasons.

City staff present: Warren Escovy, City Administrator, Laurie Cassidy, City Secretary, Sasha Ricks, Finance Director, and Police Chief Scott Rubin.

Mayor Arnold made the following announcements:

- There is currently no burn ban in effect.
- Water restrictions are currently at Stage 2.

Comments:

- Retta Martin, spoke regarding Streetscape Committee fundraising and provided a history from the 2004 Comprehensive Master Plan, the Visionary Plan 2005-2010 to where we are now.
- Alison Lieser emailed a citizen letter concerning the bypass read by Laurie Cassidy.

Proclamation:

- Mayor Arnold read the Proclamation celebrating George Washington's Birthday and took a picture with Blair G. Rudy, Texas SAR, San Antonio Chapter #4.

Public Hearing: Opened at 6:12 pm with no public comments and closed at 6:12 pm.

1. Approval of proposed amendments to the Unified Development Code (UDC) Section 5.4 Lot Standards, Section 5.7 Residential Design Standards (Reducing the Maximum Block Size to 275 Feet and Applying the Same to all Zoning Types, subject only to Council-approved Exceptions), Section 7.2 Streets, and Definitions: Section 1.13 Street Length and Block/Block Length.

Presentations:

1. Bobby Mack-McClung gave a presentation on the Comprehensive Master Plan and shared the 2024 Roadmap the steering committee members will be working from for the next 12 months.
2. Libbey Aly, Blanco Chamber of Commerce presented the Quarter One FY23-2024 Financial Report.

Staff Presentations:

- City Hall, Sasha Ricks, Finance Director gave a presentation on the Quarter One Financial Statement.

- Police Department, Chief Rubin presented the Annual Report and discussed the January Monthly Report. He also reported that Lt. Thornhill and Officer Salazar both received their bachelor's degree this year.

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 Council Member, in which those items will be pulled for separate consideration.

1. Approval of Minutes from the January 9, 2024, Regular Meeting.
2. Approval of Amendment to the City of Blanco 2024 Holiday Schedule to make Correction to Lavender Festival Date.

A motion was made by Mayor Pro-Tem Thraikill to approve the consent agenda items one and two as presented, seconded by Council Member Smith, all in favor, motion carried unanimously.

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

1. *Consideration, Discussion, and Take Possible Action on Approval of proposed amendments to the Unified Development Code (UDC) Section 5.4 Lot Standards, Section 5.7 Residential Design Standards (Reducing the Maximum Block Size to 275 Feet and Applying the Same to all Zoning Types, subject only to Council-approved Exceptions), Section 7.2 Streets, and Definitions: Section 1.13 Street Length and Block/Block Length.* Council Member Swinson spoke of the proposed 275' blocks. Benefits of small blocks: 1) maintain Blanco's character by extending the original layout of town, 2) limiting big box and strip center style development through block size, and 3) walkability and traffic. Proposed changes to C1 and R5 (commercial and residential transition), R2, R3, and R4 (maximum block length of 605' with one 20' pedestrian path per block), and R1 (exempt from block length requirements). Asked Planning & Zoning and the Council to hold off on recommendation(s) until next month and had discussed only. **No Action Taken.**
2. *Consideration, Discussion and Take Possible Action on Approval to Fund Improvements needed at the new Lift Station Project, not part of the original scope of work, not to exceed \$5,000.* Warren Escovy, City Administrator explained after further discussion with our City Engineer, Ardurra, this item is not needed. – **No Action Taken.**
3. *Consideration, Discussion and Take Possible Action for the City of Blanco to provide water service to The Oaks Mobile Home Park, located just south of the city limits of Blanco.* Warren Escovy, City Administrator introduced Elston Johnson, Texas AWWA, the problem is the water is unusable. The residents of the Oaks Mobile Home Park (23 connections) water demand would be very low, 1,000 to 2,000 gallons/day. Would need to be a variance, and condition of variance based on specific usage. Property is NOT contiguous to ETJ. One master meter. There is a storage tank, but it is in need of repair. Must have full city council in order to take action and supermajority is required to vote. Next step would be for them to request a variance. **No Action Taken.**
4. *Consideration, Discussion and Take Possible Action on Approval of Blanco Chamber of Commerce HOT Funds Disbursement not to Exceed \$10,000.00 for April 8, 2024 Eclipse Preparation.* Libbey Aly spoke to request \$10,000 in HOT funds for the upcoming April 8, 2024 Eclipse to finance a musical event at Yett Park. Most of the hotels are doing a Sunday/Monday two night stay. Per Warren Escovy the City has the funds in the account to provide to the Chamber.

A motion was made by Council Member Moses to approve the Blanco Chamber of Commerce HOT Funds Disbursement request not to Exceed \$10,000.00 for April 8, 2024 Eclipse Preparation, seconded by Council Member Smith to pay out of HOT funds account, all in favor, motion carried unanimously.

5. *Consideration, Discussion and Take Possible Action on Approval of Resolution 2024-R-00X HR Green Asset Management Plan, Municipal Wastewater System.* Warren Escovy, City Administrator said a resolution needs to be adopted by the Council to benefit the City as they move forward with request for low interest loans and grants funds from the Texas Water Development Board (TWDB) Clear Water State Revolving Fund (CWSRF) Blanco citywide wastewater system improvements and reclaimed water system PIF. **A motion was made by Council Member Smith to approve Resolution 2024-R-(TBD) HR Green Asset Management Plan, Municipal Wastewater System, seconded by Mayor Pro-Tem Thraillkill, all in favor, motion carried unanimously.**
6. *Consideration, Discussion and Take Possible Action on Approval of HR Green Capacity Assessment Proposal.* OJ Armstrong, Chair, CIAMAC Committee and Warren Escovy, City Administrator outlined the need for this capacity analysis. It will identify pipe sizes, pressure, and make recommendations on solutions. It will also allow the City to know if an area will need improvements before more development is allowed and it would be needed if the City ever decided to require “impact fees” on new developments. **A motion was made by Council Member Smith to approve the Professional Services Agreement for Water and Wastewater System Capacity Analysis by HR Green in an amount not to exceed \$50,374.50, with consideration \$40,000 will come from cash incentive of meter changes and the balance out of the Enterprise Fund, seconded by Mayor Pro-Tem Thraillkill, all in favor, motion carried unanimously.**
7. *Consideration, Discussion and Take Possible Action on City's response to the Solar Eclipse in April.* Warren Escovy, City Administrator said he has coordinated with Waste Connections to move Monday’s trash pickup service to Tuesday, April 9 and possibly coordinate an additional commercial pick up at a cost of \$1,500.00 to include City Hall, Bindseil Park and other commercial businesses. Chief Rubin said the Police Department will double up shifts and Blanco ISD has cancelled school for the day. City Hall will remain open with limited staff to include the City Administrator and City Secretary. **No Action Taken.**
8. *Consideration, Discussion and Take Possible Action on Ratification to Resolution 2023-R-015 and Approval of Resolution 2024-R-006 Transportation Planning & Advisory Committee.* The committee met a few weeks ago. Members appointed to the committee include Ken Welch, Chair, Bill Depew, Vice-Chair, Wendy Cambridge, Secretary, Brandon Carlson, JoNell Haas, and Libbey Aly. **A motion was made by Council Member Smith to approve the ratification to Resolution 2023-R-015 and approval of Resolution 2024-R-006, seconded by Council Member Swinson, all in favor, motion carried unanimously.**
9. *Consideration, Discussion and Take Possible Action on Appointment of a Committee to Review the RFP for Administration of the Resilient Communities Grant.* Warren Escovy, City Administrator said the City plans to apply for Regional Mitigation Program Council of Governments Method of Distribution (COG-MOD) Resilient Communities Program (RCP) from the Texas Government General Land Office (GLO) and is soliciting proposals to provide administration and/or planning services for the CDBG contract. The RFP has been posted and all proposals are due by February 26, 2024. The staff is requesting guidance on approving a selection process for this grant. This committee would make a recommendation to the Council for their approval.

A motion was made and amended by Council Member Moses to approve appointment of a selection committee for the selection of a Grant Administrator for the Resilient Communities Grant, at the discretion of our City Administrator, seconded by Council Member Smith, all in favor, motion carried unanimously.

10. *Consideration, Discussion, and Take Possible Action on Approval of an Election Services Contract between the City of Blanco and the Blanco County Elections Officer for the May 4, 2024, Uniform Election and Related Services.* Laurie Cassidy, City Secretary asked the Council to consider contracting with Blanco County to conduct our May 4, General Election to elect three city council members (at-large). We contracted with Blanco County last year and they did a great job for us. This would be a benefit to staff as it would free up staff time as well as a benefit to our city residents with the ease of voting countywide, use of electronic voting equipment, and sharing of election clerks and judges. **A motion was made by Council Member Smith to approve the Election Services Contract between the City of Blanco and the Blanco County Elections Office for the May 4, 2024, Uniform Election and Related Services, seconded by Council Member Moses, all in favor, motion carried unanimously.**
11. *Consideration, Discussion and Take Possible Action on Approval of Ordinance 2024-O-001 General Election Order, Providing for the Holding of a General Election on May 4, 2024, for the Purpose of Electing Three Council Members at Large.* Laurie Cassidy, City Secretary said the City is required to Order the Election on or before February 16 for the May 4, 2024 General Election. **A motion was made by Council Member Smith to Approve Ordinance 2024-O-001 General Election Order (Option A to Contract with Blanco County), seconded by Council Member Swinson, all in favor, motion carried unanimously.**

Closed regular meeting and convened into executive session at 8:06 pm.

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 review of wildlife management practices on City owned property.
5. Texas Government Code Section 551.074 (Personnel Matters) to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of City Administrator.
6. 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 discussion and possible action on Historic Preservation Commission membership and meeting structure.

7. 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 Pending Legal Matters.

Closed executive session at 9:43 pm and convened into regular meeting.

Adjournment:

A motion was made by Council Member Smith to adjourn the meeting, seconded by Mayor Pro-Tem Thrailkill, all in favor.

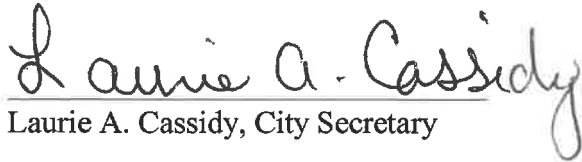
The meeting was adjourned at 9:44 pm.

Respectfully submitted,



Mike Arnold, Mayor

ATTEST:



Laurie A. Cassidy, City Secretary

These minutes were approved on the 12 day of March, 2024.



