



City of Pflugerville

Minutes - Final City Council

Tuesday, July 12, 2011

7:00 PM

100 East Main Street, Suite 500

Regular Meeting

1. Call to order

Mayor Jeff Coleman called the meeting to order at 7:03 p.m. Councilmembers Wayne Cooper, Brad Marshall, Darelle White, Starlet Sattler and Victor Gonzales were in attendance. City employees attending: Brandon Wade; City Manager; Lauri Gillam, Assistant City Manager; Karen Thompson, City Secretary; Trey Fletcher, Managing Director of Operations; Beth Davis, Finance Director; Amy Good, Assistant Finance Director; Terri Waggoner, Public Information Officer; Chuck Hooker, Police Chief; Laura Wilkes, Police Sargeant; James Wills, Public Works Director; Erin Sellers, Planner II,

2. Opening

A. Pledge of Allegiance to the Flag of the United States of America: 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.

Mayor Coleman led those in attendance in reciting the Pledge of Allegiance to the Flag of the United States.

B. Pledge of Allegiance to the Texas State Flag: Honor the Texas flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible.

Mayor Coleman led those in attendance in reciting the Pledge of Allegiance to the Texas State Flag.

3. Public Comment

Brent Hurta, 3104 Murrelet Way, stated that Ideal Skateparks is now completing the final design and working on cost estimates for different components for the skate spot.

Reading of the Consent Agenda

Mr. Cooper received clarification from Mr. Fletcher on the contract document for item 5C. No items were removed from the consent agenda. Ms. Thompson read the items under consideration.

4. Approval of Minutes

- 4A. [2011-0669](#) Approval of the minutes of the June 6, 2011, Worksession and June 28, 2011, Worksession and Regular Meeting.
The minutes were approved on the consent agenda.

5. Other Actions

- 5A. [2011-0713](#) Appointing Ms. Edna Elizabeth Castillo as the Alternate Member of the Library Board for an unexpired term ending December 31, 2011.
The item was approved on the consent agenda.
- 5B. [2011-0668](#) Receive report on City Council, Commission, Board and Committee expenditures for June 2011.
The item was approved on the consent agenda.
- 5C. [2011-0458](#) Approving a Professional Services Agreement with Lockwood, Andrews and Newnam (LAN) in the amount of \$303,600 for the preparation of a Water Master Plan and Distribution Model.
The item was approved on the consent agenda.
- 5D. [2011-0721](#) Authorizing the City Manager to execute the License Agreement with the Cambridge Heights Owners Association, Inc. for private improvements in the public right-of-way on West Pflugerville Parkway.
The item was approved on the consent agenda.

Action on the Consent Agenda

Mr. Cooper made a motion to approve the consent agenda as read. Mr. White seconded the motion. All voted in favor. The motion carried.

6. Resolution

- 6A. [RES-0048](#) Discuss and consider approving a resolution nominating a candidate for the Board of Directors of the Travis Central Appraisal District (TCAD).
Ms. Thompson stated that the item had been brought forward for the Council's consideration at the request of the Travis Central Appraisal District (TCAD) because the deadline for nominations had passed and no nomination had yet been received to fill the vacant position on the TCAD Board to represent Eastern Travis County. There was Council discussion. There being no recommendation for nomination, no action was taken.

7. Discuss only

- 7A. [2011-0679](#) Discuss hiring a sponsorship recruitment firm for city special events and sponsorships.

Ms. Waggoner provided information on a proposal to hire a sponsorship recruitment firm to solicit sponsors for City events. She explained that Pfall Chili Pfest and the Pfirecracker Pfestival would be the first events. She answered questions and discussed with the Council. Mr. White indicated his support for the proposal. Mr. Wade indicated that they would be working on it further and would bring back an item for the Council's consideration.

- 7B. [2011-0596](#) Discussion regarding the Fiscal Year 2011-2012 Proposed Budget.

The item was discussed in the earlier worksession. There was no discussion on the item during the regular meeting.

8. Discuss and consider action

- 8A. [2011-0573](#) To discuss and consider a recommendation by the Planning and Zoning Commission on the 5-year Capital Improvement Plan for FY 2012-2016.

Mr. Fletcher presented the staff's recommendation for approval of Scenario 1(iii) to include constructing Kelly Lane as a four-lane divided section from Murchison Ridge Trail to Falcon Pointe Boulevard West and constructing two lanes of the planned four-lane divided section of Colorado Sand Drive from Kelly Lane to the FM 685 overpass to include roadway sections connecting to the Hendrickson High School and Murchison Elementary School driveways; deferring construction of the North/South Connector through the PISD and Bohls Tracts until development of the area occurs. Council discussion with Mr. Fletcher followed. Steve Miller of Alliance Transportation provided information on the transportation modeling of the Kelly Lane/Colorado Sand area during the discussion. Mr. Cooper made a motion to approve the Capital Improvement Program as presented by Trey Fletcher and staff. Mr. White seconded the motion. Discussion continued. All voted in favor. The motion carried.

- 8B. [2011-0447](#) Discuss and consider action to authorize the City Manager to execute a letter of commitment to Travis County pledging Pflugerville's portion of approved projects that fall within Pflugerville's City Limits if there is a successful referendum including those projects.

Mr. Fletcher provided information and discussed with the Council. Mr. White provided information on a telephone survey call that he had received concerning the Travis County Bond Committee recommendations. Mr. White made a motion to approve authorizing the City Manager to provide a letter to the Travis County Bond Committee indicating that the City is supportive of the proposed projects in the vicinity of Pflugerville and pledging future funding in the next few budget cycles for the engineering and design of the Weiss Lane and Rowe Lane segments, should the projects be approved in the proposed November 2011 Travis County bond election, with a proposed funding estimated at \$425,000 for Rowe Lane and \$871,700 for Weiss Lane, a total of \$1,296,700. Mr. Cooper seconded the motion. All voted in favor. The motion carried.

- 8C. [2011-0632](#) Discuss and consider an update regarding school zone safety and the efforts of the School Zone Traffic Safety Team.

Mr. Fletcher provided an update on the efforts of the school zone traffic safety team. Mr. Cooper indicated appreciation for the engineering aspects and noted that the City cannot forget the educational aspects and the need to yield to children. Mr. Cooper volunteered to walk to and from school for "walk to school week." Mayor Coleman spoke on the success of the Murchison Elementary School walk to school event and suggested it could be something that the City could partner with the school district on to increase its success at other schools. Mr. Gonzales spoke on the need for continued police enforcement efforts. Mr. Wade reported regarding the Kennemer bridge, that bollards would soon be placed to allow for a pedestrian walkway, with the intent to have them placed before the beginning of school year. No action was taken on the item.

- 8D. [2011-0714](#) Discuss and consider action regarding future agenda items.

No future agenda items were requested.

Executive Session

Mayor Coleman announced that the City Council was retiring to executive session on items 8E, 8F and 8G for discussions relating to real property acquisition and economic development negotiations. He read the items and retired to executive session. The time was 8:15 p.m.

- 8E. [2011-0719](#) 1.) Executive Session Item: Deliberation regarding real property acquisition pursuant to Chapter 551.072 of the Texas Government Code. 2.) Open Session Item: Discuss and consider action regarding real property acquisition.

Discussion on the item was to take place in executive session.

- 8F. [2011-0414](#) 1.) Executive Session Item: Deliberation regarding economic development negotiations pursuant to Chapter 551.087 of the Texas Government Code concerning development agreements between Terrell Timmermann and the City of Pflugerville for the Greenview and Pfluger Crossing developments. 2.) Open Session Item: Discuss and consider action concerning development agreements between Terrell Timmermann and the City of Pflugerville for the Greenview and Pfluger Crossing developments.

Discussion on the item was to take place in executive session.

- 8G. [2011-0448](#) 1.) Executive Session Item: Deliberation regarding economic development negotiations pursuant to Chapter 551.087 of the Texas Government Code regarding economic development agreements for the Stone Hill Town Center in Pflugerville, Texas. 2.) Open Session Item: Discuss and consider action regarding economic development agreements for the Stone Hill Town Center in Pflugerville, Texas.

Discussion on the item was to take place in executive session.

Roll Call

Mr. Gonzales exited the meeting at 8:58 p.m.

Executive Session Closed

Mayor Coleman reconvened in open session at 9:02 p.m.

- 8G. [2011-0448](#) 1.) Executive Session Item: Deliberation regarding economic development negotiations pursuant to Chapter 551.087 of the Texas Government Code regarding economic development agreements for the Stone Hill Town Center in Pflugerville, Texas. 2.) Open Session Item: Discuss and consider action regarding economic development agreements for the Stone Hill Town Center in Pflugerville, Texas.

Mr. White made a motion to approve the Fourth Supplement and Amendment to Economic Development Agreement for Stone Hill Town Center to provide for a conceptual plan for the western tract, subject to final review by the City Attorney and City Manager. Ms. Sattler seconded the motion. All voted in favor. The motion carried.

- 8F. [2011-0414](#) 1.) Executive Session Item: Deliberation regarding economic development negotiations pursuant to Chapter 551.087 of the Texas Government Code concerning development agreements between Terrell Timmermann and the City of Pflugerville for the Greenview and Pfluger Crossing developments. 2.) Open Session Item: Discuss and consider action concerning development agreements between Terrell Timmermann and the City of Pflugerville for the Greenview and Pfluger Crossing developments.

Mr. Cooper made a motion to authorize the modification of the June 14, 2011 Council approval of the Stormwater Acceptance, Roadway Dedication, Release and Settlement Agreement, to include provisions in Item 1 for the prepayment by August 1, 2011 of \$4.2 million in outstanding obligations currently due to the developer on December 15, 2011, and the payment of an amount not to exceed \$88,500 to the developer, regardless of the actual costs to construct the detention basin in question, both subject to the full execution of this agreement, and subject to the final review and approval by the City Attorney and City Manager. The City Manager shall craft the final agreement to return any amount less than \$458,000 for the construction of the detention basin to the City of Pflugerville on a pro rata basis as a part of that agreement. Mr. Marshall seconded the motion. All voted in favor. The motion carried.

- 8G. [2011-0448](#) 1.) Executive Session Item: Deliberation regarding economic development negotiations pursuant to Chapter 551.087 of the Texas Government Code regarding economic development agreements for the Stone Hill Town Center in Pflugerville, Texas. 2.) Open Session Item: Discuss and consider action regarding economic development agreements for the Stone Hill Town Center in Pflugerville, Texas.

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9. Adjourn

Mr. Cooper made a motion to adjourn. Mr. Marshall seconded the motion. All voted in favor. The meeting was adjourned at 9:04 p.m.

Respectfully submitted,

Karen Thompson
City Secretary

Approved as presented on July 26, 2011.