



# City of Pflugerville

## Meeting Agenda - Final

### City Council

---

Tuesday, September 27, 2016

7:00 PM

100 East Main Street, Suite 500

---

#### Regular Meeting

#### 1. Call to order

#### 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.**

**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.**

#### 3. Presentations

- 3A. [2016-5208](#)** Presentation of appreciation for service to his community to Mayor Jeff Coleman from Congressman Michael T. McCaul, United States House of Representatives, 10th Congressional District of Texas.
- 3B. [2016-5150](#)** Presentation of appreciation for service to his community to Mayor Jeff Coleman from Representative Celia Israel, Texas House of Representatives, 50th District.
- 3C. [2016-5191](#)** Presentation of a Mayor's proclamation declaring Pflugerville Pink Pfridays during October 2016 in observation of Breast Cancer Awareness Month.
- 3D. [2016-5192](#)** Proclamation declaring Tuesday, October 4, 2016 as National Night Out in the City of Pflugerville.

#### 4. Public Hearing and Ordinance First Reading

- 4A. [ORD-0328](#)** Hold a public hearing and consider approving an ordinance on first and final reading with the caption reading: AN ORDINANCE OF THE CITY OF PFLUGERVILLE, TEXAS, ADOPTING THE FISCAL YEAR 2017 BUDGET FOR THE CITY OF PFLUGERVILLE, TEXAS.

#### 5. Ordinance First Reading

- 5A. [ORD-0325](#)** Discuss and consider action to approve an ordinance on first and final reading with the caption reading: TAX LEVY ORDINANCE OF THE

## CITY OF PFLUGERVILLE, TEXAS.

**6. Resolution**

- 6A.** [RES-0356](#) Approving a resolution ratifying the property tax increase reflected in the City's fiscal year 2017 operating budget.

**7. Public Hearing and Ordinance First Reading**

- 7A.** [ORD-0319](#) Hold a public hearing and consider an ordinance on first reading with a caption reading: AN ORDINANCE OF THE CITY OF PFLUGERVILLE, TEXAS, AMENDING ORDINANCE NO. 821-06-03-14 OF THE CITY OF PFLUGERVILLE, TEXAS, AS AMENDED IN ORDINANCE NO. 999-09-04-28, BY REVISING TABLE SHC2, PERMITTED USES, TO ALLOW FOR A CONVENIENCE STORE WITH GAS PUMPS, MEDICAL FACILITY, HOSPITAL, MEDICAL OFFICE, AND TRADITIONAL OFFICE USES WITHOUT SQUARE FOOTAGE LIMITATIONS, WITHIN NEIGHBORHOOD THREE-WEST AND LOT 2 OF THE FALCON POINTE SECTION 19 FINAL PLAT WITHIN FALCON POINTE ALUR-2 SOUTH PLANNED UNIT DEVELOPMENT (PUD), A 148.55-ACRE TRACT OF LAND OUT OF THE JOHN DAVIS SURVEY NO. 13, ABSTRACT NO. 231, PFLUGERVILLE, TRAVIS COUNTY, TEXAS, GENERALLY LOCATED AT THE NORTHEAST CORNER OF SH 130 AND E. PFLUGERVILLE PARKWAY; TO BE KNOWN AS THE SECOND AMENDMENT TO THE FALCON POINTE ALUR-2 SOUTH REZONING (REZ1606-03), AND PROVIDING AN EFFECTIVE DATE.

**8. Public Comment**

In accordance with the Texas Attorney General's Opinion, any public comment that is made on an item that is not on the published final agenda will only be heard by the City Council. No formal action, discussion, deliberation, or comment will be made by the City Council. Each person providing public comment will be limited to 3 minutes.

**Reading of the Consent Agenda**

The following items may be acted upon in a single motion. No separate discussion or action on any of these items will be held unless requested by a member of the City Council. Public comment on consent agenda items may be heard without removing the item from the consent agenda. Each person providing public comment will be limited to 3 minutes.

**9. Approval of Minutes**

- 9A.** [2016-5224](#) Approval of the minutes of the September 13, 2016 Worksession and Regular Meeting; and September 14, 2016 and September 20, 2016 Special Meetings.

**10. Ordinance First Reading**

- 10A.** [ORD-0327](#) AN ORDINANCE OF THE CITY OF PFLUGERVILLE, TEXAS, GRANTING A PETITION FOR VOLUNTARY ANNEXATION AND ANNEXING, FOR FULL PURPOSES, APPROXIMATELY 4.819 ACRES OF LAND ADJACENT TO THE CITY LIMITS OF THE CITY OF PFLUGERVILLE, TEXAS, GENERALLY LOCATED NORTH OF MEISTER LANE AND SOUTH OF SH 45 (LOUIS HENNA BOULEVARD), BEING A TRACT OF LAND OUT OF THE WILLIAM BARKER SURVEY NO. 74, ABSTRACT NO. 107, IN WILLIAMSON AND TRAVIS COUNTIES, TEXAS; EXTENDING THE BOUNDARIES OF THE CITY TO INCLUDE THE LAND; BINDING THE LAND TO ALL OF THE ACTS, ORDINANCES, RESOLUTIONS AND REGULATIONS OF THE CITY; APPROVING A SERVICE PLAN; AND PROVIDING AN EFFECTIVE DATE. (ANX1608-01)

**11. Other Actions**

- 11A.** [2016-5168](#) Authorizing the City Manager to execute a Wastewater Easement Agreement with KM Weiss Lane, L.P., and the City of Pflugerville for a wastewater easement associated with the Avalon Phase 17A project.
- 11B.** [2016-5169](#) Authorizing the City Manager to execute a Water and Wastewater Easement Agreement with KM Avalon, Ltd., and the City of Pflugerville for a water and wastewater easement associated with the Avalon Phase 17A project.
- 11C.** [2016-5170](#) Authorizing the City Manager to execute a Wastewater Easement Agreement with KM Avalon, Ltd., and the City of Pflugerville for a wastewater easement associated with the Avalon Phase 17A project.
- 11D.** [2016-5210](#) Authorizing the City Manager to execute a Wastewater Pipeline Easement Agreement with O'Reilly Auto Enterprises, LLC and the City of Pflugerville for a wastewater pipeline associated with the Replat of H.E.B./ Pflugerville Subdivision No. 2 generally located at the northwest corner of Pecan Street East and Old Austin-Hutto Road.
- 11E.** [2016-5215](#) Approving an agreement with RJN Group, Inc. for professional engineering services associated with the preparation of the first phase of an Inflow and Infiltration Study and authorizing the City Manager to execute the agreement.
- 11F.** [2016-5163](#) Approving a 5-year lease with the Travis County Emergency Services District #2 for the Development Services Center.
- 11G.** [2016-5225](#) Approving the Pflugerville Community Development Corporation (PCDC) FY16 budget adjustment.
- 11H.** [2016-5228](#) Approving a Memorandum of Property Conveyances between the City

of Pflugerville, Laser Manufacturing and the Pflugerville Community Development Corporation (PCDC) and approving the acceptance of a special warranty deed from Laser Manufacturing to the City of Pflugerville and approving the PCDC's conveyance of a special warranty deed to Laser Manufacturing and authorizing the City Manager to execute the documents.

- 11I. [2016-5231](#) Approving a reimbursement request for Mayor Jeff Coleman in the amount of \$1296.61 for business mileage.
- 11J. [2016-5236](#) Approving registration for the Texas Municipal League Annual Conference in Austin, Texas in October 2016 for Councilmember Mike Heath.
- 11K. [2016-5216](#) Approving an agreement with Stantec Consulting Services, Inc. in the amount of \$79,350 for professional services associated with the design of two (2) traffic signals for the Heatherwilde Blvd. and Grand Avenue Parkway Traffic Signals Project (Grand Avenue Pkwy. at Black Locust Dr. and Heatherwilde Blvd. at Cheyenne Valley Dr.) and authorizing the City Manager to execute the agreement.

## Action on the Consent Agenda

### 12. Discuss and consider action

- 12A. [2016-5217](#) Discuss and consider action to approve an agreement with Stantec Consulting Services, Inc. in the amount of \$76,930 for professional services associated with the design of two (2) traffic signals for the Heatherwilde Blvd. and Grand Avenue Parkway Traffic Signals Project (Heatherwilde Blvd. at Black Locust Dr. and Heatherwilde Blvd. at Pfennig Lane) and authorizing the City Manager to execute the agreement.
- 12B. [RES-0357](#) Discuss and consider action to approve a resolution for an Advanced Funding Agreement (AFA) with the Texas Department of Transportation (TxDOT) affiliated with the East Pflugerville Parkway and SH 130 Intersection Improvements.
- 12C. [2016-5235](#) Discuss and consider action to approve a master services and purchasing agreement with Taser International, Inc. for a body-worn camera system.
- 12D. [2016-5230](#) Discuss and consider action to adopt the revised strategic plan.
- 12E. [2016-5220](#) Discuss and consider action regarding the City Manager's contract and salary package.
- 12F. [2016-5221](#) Discuss and consider action regarding the municipal judge's salary.
- 12G. [2016-5232](#) Discuss and consider action regarding future agenda items.

- 12H.** [RES-0355](#) 1.) Executive Session Item: Discussions regarding deliberations on economic development negotiations pursuant to Chapter 551.087 of the Texas Government Code, consultation with legal counsel pursuant to Chapter 551.071 of the Texas Government Code and deliberation regarding real property pursuant to Chapter 551.072 of the Texas Government Code regarding the purchase, exchange, lease, transfer and/or sale of real property related to Project Hastur and any and all agreements concerning the project. 2.) Open Session Item: Discuss and consider action on a Resolution directing the City Attorney to prepare an economic development agreement for Project Hastur to include certain terms to incentivize and promote the commercial economic development on property located within City of Pflugerville Reinvestment Zone Number One (Falcon Pointe TIRZ) boundaries and authorizing the City Manager to execute the agreement, subject to the approval of the agreement as to form by the City Attorney.

**13. Discuss only**

- 13A.** [2016-5164](#) Discussion regarding the proposed Pflugerville Community Development Corporation (PCDC) amended bylaws.
- 13B.** [2016-5222](#) 1.) Executive Session Item: Consultation with legal counsel pursuant to Chapter 551.071 of the Texas Government Code and deliberation regarding real property pursuant to Chapter 551.072 of the Texas Government Code regarding the purchase, exchange, lease, transfer and/or sale of real property.
- 13C.** [2016-5223](#) 1.) Executive Session Item: Discussions regarding deliberations on economic development negotiations pursuant to Chapter 551.087 of the Texas Government Code and consultation with legal counsel pursuant to Chapter 551.071 of the Texas Government Code for legal advice concerning economic development negotiations.

**14. Adjourn**

Executive sessions held during this meeting will generally take place in Suite 300, at the discretion of the City Council.

The City Council may retire to executive session any time between the meeting's opening and adjournment for the purpose of consultation with legal counsel pursuant to Chapter 551.071 of the Texas Government Code; discussion of personnel matters pursuant to Chapter 551.074 of the Texas Government Code; deliberation regarding real property pursuant to Chapter 551.072 of the Texas Government Code; deliberation regarding economic development negotiations pursuant to Chapter 551.087 of the Texas Government Code; and/or deliberation regarding the deployment, or specific occasions for implementation of security personnel or devices pursuant to Chapter 551.076 of the Texas Government Code. Action, if any, will be taken in open session.

This agenda has been reviewed and approved by the City's 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 for the governmental body 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.

**Attendance By Other Elected or Appointed Officials:**

It is anticipated that members of other city board, commissions and/or committees may attend the meeting in numbers that may constitute a quorum of the other city boards, commissions and/or committees. Notice is hereby given that the meeting, to the extent required by law, is also noticed as a meeting of the other boards, commissions and/or committees of the City, whose members may be in attendance. The members of the boards, commissions and/or committees may participate in discussions on the same items listed on the agenda, which occur at the meeting, but no action will be taken by such in attendance unless such item and action is specifically provided for on an agenda for that board, commission or committee subject to the Texas Open Meetings Act.

**Jeff Coleman, Mayor**

This is to certify that a copy of this agenda for this meeting was posted on the bulletin board located at the City Municipal Building on September 23, 2016, at 5:00 PM pursuant to Section 551.041, Government Code.

**Karen Thompson, City Secretary**

The City of Pflugerville is committed to compliance with the Americans with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Please call the City Secretary's Office at 512-990-6101 for information. Hearing-impaired or speech-disabled persons equipped with telecommunications devices for the deaf may call 7-1-1 or may utilize the statewide Relay Texas program at 1-800-735-2988.