



**CITY COUNCIL
REGULAR MEETING MINUTES
APRIL 19, 2017**

A regular meeting of the Manor City Council was held on Wednesday, April 19, 2017, in the Manor City Hall City Council Chambers, located at 105 E. Eggleston Street, Manor, Texas.

COUNCIL MEMBERS

PRESENT:

Mayor, Rita Jonse
Place 1, Gene Kruppa
Place 2, Maria Amezcua
Place 3, Anne Weir
Place 4, Zindia Pierson
Place 5, Rebecca Davies
Place 6, Ryan Stone

CITY STAFF

PRESENT:

Thomas Bolt, City Manager
Frances Aguilar, City Secretary
Scott Dunlop, Planning Coordinator
Mike Tuley, Public Works Director
Ryan Phipps, Chief of Police
Denver Collins, Captain
Lydia Collins, Finance Director
Sarah Friberg, Court Clerk
Frank Phelan, City Engineer

CALL REGULAR SESSION TO ORDER

Mayor Rita Jonse announced that a quorum was present and the meeting was called to order at 7:00 P.M.

PLEDGE OF ALLEGIANCE

At the request of Mayor Jonse, Chief Ryan Phipps led the Pledge of Allegiance.

PRESENTATIONS

There were no presentations.

PUBLIC COMMENTS

There were no public comments.

CONSENT AGENDA

A motion to approve the consent agenda was made by Council Member Davies, seconded by Council Member Amezcua. The motion carried by the following vote:

Vote: 7 For – 0 Against

1. Consideration, discussion, and possible action to approve the minutes for the April 5, 2017 City Council Regular Meeting.

The item was approved under consent agenda.

2. Consideration, discussion, and possible action on acceptance of the March, 2017 Departmental Reports:
 - Development Services – Scott Dunlop
 - Police – Chief Ryan Phipps
 - Municipal Court – Sarah Friberg
 - Public Works – Mike Tuley

The item was approved under consent agenda.

3. Consideration, discussion, and possible action on acceptance of the unaudited March, 2017 Monthly Financial Report.

The item was approved under consent agenda.

4. Consideration, discussion, and possible action on a second reading of an ordinance annexing 1.68 acres of land, more or less, that is adjacent and contiguous territory to the City, locally known as 12920 Old Hwy 20.

The item was approved under consent agenda.

5. Consideration, discussion, and possible action on a second reading of an ordinance annexing 8.33 acres of land, more or less, that is adjacent and contiguous territory to the City, locally known as 12920 Old Hwy 20.

The item was approved under consent agenda.

Mayor Jonse recognized Matthew Leonard. Mr. Leonard voiced concern over the annexation and zoning of the property, located at 12920 Old Hwy 20. City Manager Tom Bolt explained the City would not have any authority of the zoning if the property isn't annexed.

PUBLIC HEARING

6. Conduct a public hearing regarding the creation of a Public Improvement District – EntradaGlen.

A motion to recess the public hearing regarding the creation of a Public Improvement District – EntradaGlen until May 17, 2017 was made by Council Member Pierson, seconded by Council Member Amezcua. The motion carried by the following vote:

Vote: 7 For – 0 Against

REGULAR AGENDA

7. Consideration, discussion, and possible action on the creation of a Public Improvement District – EntradaGlen.

A motion to postpone the creation of the EntradaGlen Public Improvement District until May 17, 2017 was made by Council Member Kruppa, seconded by Council Member Stone. The motion carried by the following vote:

Vote: 7 For – 0 Against

8. Consideration, discussion, and possible action on Wastewater Line Capacity Analysis.

City Engineer Frank Phelan gave an overview Wastewater Line Capacity Analysis. A field survey and analysis of the collection system in the Bastrop Street and Parsons Street area was conducted. The results of the survey and analysis indicate that the system contains deficiencies and requires further investigation and/or repairs. Mr. Phelan recommended revisiting this during budget preparation.

No action was taken on this agenda item.

9. Consideration, discussion, and possible action on an ordinance denying the proposed change in rates of Oncor Electric Delivery Company, LLC.

A motion to approve ordinance denying the proposed change in rates of Oncor Electric Delivery Company, LLC was made by Council Member Stone, seconded by Council Member Amezcua. The motion carried by the following vote:

Vote: 7 For – 0 Against

10. Consideration, discussion, and possible action on a first reading of an ordinance rezoning 1.68 acres out of the Greenbury Gates Survey Number 63, Abstract 315 and Calvin Barker Survey 38, Abstract 58, Travis County, located at 12920 Old Hwy 20 from Interim Agricultural (A) to Light Commercial (C-1). **Owner:** Doreid Awad, Dessau Road LLC. **Applicant:** Diane Bernal, Professional StuCivil Engineers, Inc.

A motion to approve first reading of an ordinance rezoning 1.68 acres out of the Greenbury Gates Survey Number 63, Abstract 315 and Calvin Barker Survey 38, Abstract 58, Travis County, located at 12920 Old Hwy 20 from Interim Agricultural (A) to Neighborhood Business (NB) was made by Council Member Davies, seconded by Council Member Kruppa. The motion carried by the following vote:

Vote: 7 For – 0 Against

11. Consideration, discussion and possible action on a first reading of an ordinance rezoning Lot 1, Block 42 Town of Manor, locally known as 101 East Boyce Street from R-1 Single Family to NB Neighborhood Business. **Owner:** Salvador Casiano Jaramillo. **Applicant:** Ramon Duran, ATX Design Group

Mr. Ramon Duran, Jr. spoke in favor of the agenda item. Mr. Duran stated there are no other improvements but a handicap ramp and have submitted an application to TXDOT for parallel parking on Lexington.

Ms. Thomesa Chester addressed Council and is the owner of Bright Beginnings Learning Center. Ms. Chester gave an overview of her business and has received positive feedback about the location.

A motion to approve as presented was made by Council Member Weir, seconded by Council Member Pierson. The motion carried by the following vote:

Vote: 6 For – 1 Against, Council Member Kruppa voted against this agenda item.

12. Consideration, discussion and possible action on a first reading of an ordinance rezoning 17 acres more or less out of the James Manor Survey No 40, Abstract 546, Travis County, near the intersection of Gregg Manor Rd and Hill Ln, from R-2 Single Family to C-1 Light Commercial. **Owner:** Danny Burnett, Las Entradas Development Corporation. **Applicant:** Alex Granados, Kimley-Horn

A motion to approve as presented was made by Council Member Stone, seconded by Council Member Kruppa. The motion carried by the following vote:

Vote: 7 For – 0 Against

13. Consideration, discussion and possible action on a first reading of an ordinance rezoning 11 acres more or less out of the James Manor Survey No 40, Abstract 546, Travis County, near the intersection of W. Parsons St. and N. Bastrop St, from R-1 Single Family to C-1 Light Commercial. **Owner:** Danny Burnett, Las Entradas Development Corporation. **Applicant:** Alex Granados, Kimley-Horn

A motion to approve as presented was made by Council Member Davies, seconded by Council Member Pierson. The motion carried by the following vote:

Vote: 7 For – 0 Against

14. Consideration, discussion and possible action on a Conditional Use Permit for the North 80ft of Lots 11-15, Block 30 Town of Manor, locally known as 109 North Burnet Street to allow for a Game Room. **Applicant:** Tony Welch, Beer:30

This agenda item was pulled from the agenda.

15. Consideration, discussion, and possible action on a Concept Plan for Manor Commons East, twenty-two (22) lots on 73.3 acres more or less, located at the SE corner of US Hwy 290 and FM 973, Manor, TX. **Owner:** Barth Timmermann, Greenview Development Greenbury, LP. **Applicant:** Matt Mitchell, ALM Engineering

A motion to deny the Manor Commons East Concept Plan as submitted was made by Council Member Kruppa, seconded by Council Member Stone. The motion carried by the following vote:

Vote: 7 For – 0 Against

16. Consideration, discussion, and possible action on a Concept Plan for the Villages at Manor Commons, three hundred seventy five (375) single family lots on 76 acres more or less, located at the SE corner of US Hwy 290 and FM 973, Manor, TX. **Owner:** Barth Timmermann, Greenview Development Greenbury, LP. **Applicant:** Matt Mitchell, ALM Engineering

A motion to deny the Manor Commons East Concept Plan as submitted was made by Council Member Kruppa, seconded by Council Member Stone. The motion carried by the following vote:

Vote: 7 For – 0 Against

17. Consideration, discussion, and possible action on a Concept Plan for Stonewater re-subdivision of Lot 132, Block H, Phase 2, 10 single-family lots on 1.17 acres more or less, located at Stoneridge Gap Lane and Almodine Road, Manor, TX. **Owner:** Thomas Anker, Continental Homes of Texas, LP. **Applicant:** Melony May, Doucet and Associates

A motion to approve as presented was made by Council Member Pierson, seconded by Council Member Amezcua. The motion carried by the following vote:

Vote: 7 For – 0 Against

18. Consideration, discussion, and possible action to approve a disbursement of Hotel Occupancy Tax Funds to Kenneth Taylor Cemetery Service for the repair of headstones at the City of Manor Cemetery.

A motion to approve as presented, up to \$7,500 was made by Council Member Davies, seconded by Council Member Kruppa. The motion carried by the following vote:

Vote: 6 For – 1 Against, Council Member Pierson voted against this agenda item.

ADJOURNMENT

A motion to Adjourn made by Council Member Kruppa. Seconded by Council Member Amezcua. The motion carried by the following vote:

Vote 7 For – 0 Against.

Meeting was adjourned at 8:11 P.M.

APPROVE:

Rita G. Jonse
Mayor

ATTEST:

Frances M. Aguilar, TRMC, CMC
City Secretary