



**CITY COUNCIL  
REGULAR SESSION MINUTES  
AUGUST 21, 2019**

**PRESENT:**

Rita G. Jonse, Mayor

**COUNCIL MEMBERS:**

Gil Burrell, Place 1  
Maria Amezcua, Mayor Pro Tem, Place 2  
Anne R. Weir, Place 3  
Vacant, Place 4  
Deja Hill, Place 5  
Valerie Dye, Place 6

**CITY STAFF:**

Thomas Bolt, City Manager  
Lluvia Tijerina, City Secretary  
Lydia Collins, Director of Finance  
Ryan Phipps, Chief of Police  
Denver Collins, Captain  
James Allen, Lieutenant  
Scott Dunlop, Assistant Development Services Director  
Sarah Friberg, Court Clerk  
Michael Tuley, Director of Public Works

**REGULAR SESSION – 7:00 P.M.**

With a quorum of the Council Members present, the regular session of the Manor City Council was called to order by Mayor Jonse at 7:00 p.m. on Wednesday, August 21, 2019, in the Council Chambers of the Manor City Hall, 105 E. Eggleston St., Manor, Texas.

**PLEDGE OF ALLEGIANCE**

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

## **PUBLIC COMMENTS**

No one appeared to speak at this time.

## **CONSENT AGENDA**

- 1. Consideration, discussion, and possible action to approve the City Council Minutes of the August 7, 2019, Regular Meeting.**
- 2. Consideration, discussion, and possible action on the acceptance of the July 2019 Departmental Reports:**
  - **Police – Ryan Phipps, Chief of Police**
  - **Development Services – Scott Dunlop, Assistant Dev. Services Director**
  - **Municipal Court – Sarah Friberg, Court Clerk**
  - **Public Works – Mike Tuley, Director of Public Works**
  - **Finance – Lydia Collins, Director of Finance**

**MOTION:** Upon a motion made by Council Member Burrell and seconded by Mayor Pro Tem Amezcua the Council voted six (6) For and none (0) Against to approve and adopt all items on the Consent Agenda. The motion carried unanimously.

## **PUBLIC HEARING**

- 3. Public Hearing and First Reading: Consideration, discussion and possible action on an ordinance rezoning 24.15 acres of land out of the James Manor Survey No. 40, Abstract 546, near Gregg Manor Road and Hill Lane and known as Las Entradas North, from Single Family (R-2) and Light Commercial (C-1) to Multi-Family (R-3) and Light Commercial (C-1). Applicant: Kimley-Horn & Assoc. Owner: Las Entradas Development Corporation**

Mayor Jonse opened the public hearing.

The City staff's recommendation was that the City Council conduct the public hearing and approve the first reading of an ordinance rezoning 24.15 acres of land out of the James Manor Survey No. 40, Abstract 546, near Gregg Manor Road and Hill Lane and known as Las Entradas North, from Single Family (R-2) and Light Commercial (C-1) to Multi-Family (R-3) and Light Commercial (C-1).

Scott Dunlop, Assistant Development Services Director, was available to address any questions posed by the City Council.

Danny Burnett with Dwyer Realty, 9900 Highway 290 E. Manor, Texas, submitted a card in support of this item; however, he did not wish to speak but was available to address any questions posed by the City Council.

Pete Dwyer, with Dwyer Realty, 9900 Highway 290 E. Manor, Texas, submitted a card in support of this item; however, he did not wish to speak but was available to address any questions posed by the City Council.

Steven Pierce with Ashton Woods, 16721 Research Blvd., Austin, Texas, submitted a card in support of this item; however, he did not wish to speak but was available to address any questions posed by the City Council.

City Manager Bolt discussed the proposed rezoning ordinance for Las Entradas North.

The discussion was held regarding the difference between Single Family (R-2) and Multi-Family (R-3) development. City Manager Bolt stated the development was for apartments.

**MOTION:** Upon a motion made by Council Member Weir and seconded by Council Member Dye the Council voted five (5) For and one (1) Against to close the Public Hearing. Council Member Hill voted against. The motion carried.

Council Member Hill inquired about any changes to the roadways during development. City Manager Bolt explained the changes to the zoning and stated there would be no configurations on new roadways.

The discussion was held regarding the volume of traffic for multi-family and commercial in the area.

**MOTION:** Upon a motion made by Council Member Weir and seconded by Mayor Pro Tem Amezcua the Council voted five (5) For and one (1) Against to approve the first reading of an ordinance rezoning 24.15 acres of land out of the James Manor Survey No. 40, Abstract 546, near Gregg Manor Road and Hill Lane and known as Las Entradas North, from Single Family (R-2) and Light Commercial (C-1) to Multi-Family (R-3) and Light Commercial (C-1). Council Member Hill voted against. The motion carried.

## **REGULAR AGENDA**

- 4. First Reading: Consideration, discussion and possible action on an ordinance rezoning 0.56 acres of land out of the James Manor Survey No. 40, Abstract 546, locally known as 430 West Parsons Street, from Single Family (R-1) to Light Commercial (C-1). Applicant: Rene Maruri Avilez Owner: Rene Maruri Avilez**

The City staff's recommendation was that the City Council pull the agenda item until vacancy on Council seat is filled by appointment or election.

Scott Dunlop, Assistant Development Services Director, was available to address any questions posed by the City Council.

Maricela Ponce, 430 W. Parson Street, Manor, Texas, submitted a card in support of this item; however, she did not wish to speak but was available to address any questions posed by the City Council.

At the direction of Mayor Jonse Agenda Item No. 4 was pulled from the agenda with no motion.

**5. Consideration, discussion and possible action on renewing the contract between the City of Manor and Avesis for the Employee Vision Plan; and Authorization for the City Manager to sign the contract.**

The City staff's recommendation was that the City Council approve and renew the contract between the City of Manor and Avesis for the Employee Vision Plan; and Authorize for the City Manager to sign the contract.

Tracey Vasquez, HR Coordinator, was available to address any questions posed by the City Council.

**MOTION:** Upon a motion made by Council Member Weir and seconded by Council Member Dye the Council voted six (6) For and none (0) Against to approve and renew the contract between the City of Manor and Avesis for the Employee Vision Plan; and Authorize for the City Manager to sign the contract. The motion carried unanimously.

**6. Consideration, discussion and possible action on renewing the contract between the City of Manor and Alliance Work Partners for the Employee Assistance Program (EAP); and Authorization for the City Manager to sign the contract.**

The City staff's recommendation was that the City Council approve and renew the contract between the City of Manor and Alliance Work Partners for the Employee Assistance Program (EAP); and Authorization for the City Manager to sign the contract.

Tracey Vasquez, HR Coordinator, was available to address any questions posed by the City Council.

**MOTION:** Upon a motion made by Council Member Weir and seconded by Council Member Burrell the Council voted six (6) For and none (0) Against to approve and renew the contract between the City of Manor and Alliance Work Partners for the Employee Assistance Program (EAP); and Authorize for the City Manager to sign the contract. The motion carried unanimously.

**7. Consideration, discussion, and possible action on a resolution on an Amended and Restated Interlocal Cooperation Agreement between the City of Manor, the City of Lago Vista, and the City of Jonestown for Direct Victims Services.**

The City staff's recommendation was that the City Council approve Resolution No. 2019-08 granting authority to the Mayor or City Manager to enter into an Amended and Restated Interlocal Agreement with the City of Jonestown and the City of Lago Vista to provide direct victim services through the Manor Police Department.

City Manager Bolt discussed the amended agreement with City of Jonestown and Lago Vista.

The discussion was held regarding Section IV – Governance and Oversight on the agreement.

Chief of Police Phipps explained the chain of command between the Victim Services Coordinator; the Victim Services Specialist; and Lieutenant Allen.

The discussion was held regarding the budgetary breakdown for each city. Lieutenant Allen stated the budget breakdown would be subject to an annual review and adjustment.

The discussion was held regarding the vehicles that are used by Victim Services Personnel for services. Chief of Police discussed the travel rotation that is currently in place with Travis County. He stated that in October of 2019 Travis County would no longer participate in the rotation of services; therefore, Victim Services Personnel would have to handle all travel services for Manor, Jonestown, and Lago Vista.

**MOTION:** Upon a motion made by Council Member Dye and seconded by Council Member Weir the Council voted six (6) For and none (0) Against to approve Resolution No. 2019-08 granting authority to the Mayor or City Manager to enter into an Amended and Restated Interlocal Agreement with the City of Jonestown and the City of Lago Vista to provide direct victim services through the Manor Police Department. The motion carried unanimously.

**8. Consideration, discussion, and possible action on setting public hearings for the FY 2019-2020 Proposed Annual Budget and 2019-2020 Property Tax Rate.**

The City staff's recommendation was that the City Council set the Public Hearings on the FY 2019-2020 proposed Annual Budget and Tax Rate of the City of Manor, Texas.

**MOTION:** Upon a motion made by Council Member Weir and seconded by Council Member Hill the Council voted six (6) For and none (0) Against to set Public Hearings for the FY 2019-2020 Proposed Annual Budget and 2019-2020 Property Tax Rate for September 4, 2019 at 7:00 p.m. and September 18, 2019 at 7:00 p.m.; and appoint Council Member Gil Burrell to the Budget Committee. The motion carried unanimously.



**9. Consideration, discussion, and possible action on an ordinance amending Chapter 10, Subdivision Regulation, Article 10.02 Subdivision Ordinance, Ordinance 263B, Exhibit A of the Code of Ordinances to adopt Procedures for review, processing, and approval of plats, concept plans, and construction plans.**

The City Staff's recommendation was that the City Council approve Ordinance No. 548 with the following amendment: Amending the effective date section to read as follows: This Ordinance shall take effect September 1, 2019 and in accordance with the provisions of the Tex. Loc. Gov't. Code and the City Charter. This ordinance shall apply to Plat or Plan application filed on or after September 1, 2019.

City Manager Bolt discussed the amended ordinance due to Legislation updates.

**MOTION:** Upon a motion made by Council Member Dye and seconded by Council Member Burrell the Council voted six (6) For and none (0) Against to approve Ordinance No. 548 with the following amendment: Amending the effective date section to read as follows: This Ordinance shall take effect September 1, 2019 and in accordance with the provisions of the Tex. Loc. Gov't. Code and the City Charter. This ordinance shall apply to Plat or Plan application filed on or after September 1, 2019. The motion carried unanimously.

**10. Acknowledge the resignation of Council Member, Place 4 Dr. Larry Wallace Jr. and vacancy.**

The City staff's recommendation that the City Council acknowledge the resignation of Council Member Dr. Wallace Jr., Place 4 and declare a vacancy.

**MOTION:** Upon a motion made by Mayor Pro Tem Amezcua and seconded by Council Member Burrell the Council voted six (6) For and none (0) Against to acknowledge the resignation of Council Member Dr. Wallace Jr., Place 4 and declare a vacancy. The motion carried unanimously.

**11. Consideration, discussion, and possible action on a development agreement regarding Lagos Public Improvement District.**

The City staff's recommendation was that the City Council approve the development agreement regarding Lagos Public Improvement District.

Danny Burnett with Dwyer Realty, 9900 Highway 290 E. Manor, Texas, spoke before City Council in support of this item. Mr. Burnett discussed the development agreement regarding the Lagos Public Improvement District.

Pete Dwyer, with Dwyer Realty, 9900 Highway 290 E. Manor, Texas, submitted a card in support of this item; however, he did not wish to speak but was available to address any questions posed by the City Council.

Steven Pierce with Ashton Woods, 16721 Research Blvd., Austin, Texas, submitted a card in support of this item; however, he did not wish to speak but was available to address any questions posed by the City Council.

**MOTION:** Upon a motion made by Council Member Burrell and seconded by Council Member Dye the Council voted six (6) For and none (0) Against to approve the development agreement regarding Lagos Public Improvement District. The motion carried unanimously.

Mayor Jonse adjourned the regular session of the Manor City Council into Executive Session at 7:32 p.m. Wednesday, August 21, 2019, in accordance with the requirements of the Open Meetings Law.

### **EXECUTIVE SESSION**

The Manor City Council convened into executive session pursuant to the provisions of Chapter 551 Texas Government Code, in accordance with the authority contained in *Section 551.071 and Section 551.087, Texas Government Code to deliberate on an offer of financial economic development incentives; and Section 551.074, Texas Government Code to discuss the City Council, Place 4 vacancy*, at 7:32 p.m., on Wednesday, August 21, 2019, City Council Conference Room of the Manor City Hall, 105 E. Eggleston St., Manor, Texas.

The Executive Session was adjourned at 8:20 p.m. on Wednesday, August 21, 2019.

### **OPEN SESSION**

The City Council reconvene into Open Session pursuant to the provisions of Chapter 551 Texas Government Code, in accordance with the authority contained in Section 551.071 and Section 551.087, Texas Government Code to deliberate on an offer of financial economic development incentives; and Section 551.074, Texas Government Code to discuss the City Council, Place 4 vacancy, at 8:20 p.m. on Wednesday, August 21, 2019, in the Council Chambers of the Manor City Hall.

Mayor Jonse opened the floor for action to be taken on the items discussed in the Executive Session.

There was no action taken.

### **ADJOURNMENT**

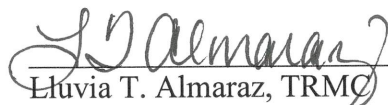
The Regular Session of the Manor City Council Adjourned at 8:22 p.m. on Wednesday, August 21, 2019.

These minutes approved by the Manor City Council on the 4<sup>th</sup> day of September 2019.

**APPROVED:**

  
Rita G. Jonse  
Mayor

**ATTEST:**

  
Luvia T. Almaraz, TRMC  
City Secretary

