



City of Wimberley

221 Stillwater, P.O. Box 2027, Wimberley, Texas 78676

REGULAR CITY COUNCIL MEETING
WIMBERLEY CITY HALL-CITY COUNCIL CHAMBERS
221 STILLWATER DRIVE, WIMBERLEY, TEXAS
OCTOBER 4, 2012 - 6:00 P.M.

AGENDA

CALL TO ORDER OCTOBER 4, 2012 @ 6:00 P.M.

CALL OF ROLL CITY SECRETARY

INVOCATION

PLEDGE OF ALLEGIANCE/SALUTE TO THE TEXAS FLAG

PROCLAMATIONS

- (A) PROCLAMATION RECOGNIZING THE EFFORTS OF THE HAYS – CALDWELL WOMEN'S CENTER AND THE MONTH OF OCTOBER AS NATIONAL DOMESTIC VIOLENCE AWARENESS MONTH.
- (B) PROCLAMATION RECOGNIZING OCTOBER AS THE HAYS COUNTY FOOD BANK'S TURKEYS TACKLING HUNGER MONTH.

CITIZENS COMMUNICATIONS

THE CITY COUNCIL WELCOMES COMMENTS FROM CITIZENS ON ISSUES AND ITEMS OF CONCERN, NOT ON THIS AGENDA. THOSE WISHING TO SPEAK MUST SIGN IN BEFORE THE MEETING BEGINS AND OBSERVE A THREE-MINUTE TIME LIMIT WHEN ADDRESSING COUNCIL. SPEAKERS WILL HAVE ONE OPPORTUNITY TO SPEAK DURING THE TIME PERIOD. SPEAKERS DESIRING TO SPEAK ON AN AGENDA ITEM WILL BE ALLOWED TO SPEAK WHEN THE AGENDA ITEM IS CALLED. INQUIRIES ABOUT MATTERS NOT LISTED ON THE AGENDA WILL EITHER BE DIRECTED TO STAFF OR PLACED ON A FUTURE AGENDA FOR COUNCIL CONSIDERATION.

1. CONSENT AGENDA

THE FOLLOWING ITEMS MAY BE ACTED UPON IN ONE MOTION. NO SEPARATE DISCUSSION OR ACTION IS NECESSARY UNLESS REQUESTED BY A COUNCIL MEMBER OR CITIZEN, IN WHICH EVENT THOSE ITEMS WILL BE PULLED FROM THE CONSENT AGENDA FOR SEPARATE CONSIDERATION.

- (A) APPROVAL OF MINUTES OF THE REGULAR CITY COUNCIL MEETING OF

SEPTEMBER 20, 2012.

- (B) APPROVAL OF MINUTES OF THE SPECIAL CITY COUNCIL MEETING OF SEPTEMBER 25, 2012.

2. **CITY ADMINISTRATOR REPORT**

- STATUS REPORT ON THE DEVELOPMENT AND OPERATION OF THE BLUE HOLE REGIONAL PARK
- STATUS REPORT ON THE OPERATION OF THE WIMBERLEY MUNICIPAL WASTEWATER TREATMENT PLANT
- STATUS REPORT ON THE ONGOING DROUGHT
- STATUS REPORT ON ISSUES RELATING TO USE OF RANCH ROAD 12 BY OVERSIZED VEHICLES
- STATUS REPORT ON THE *2012 TEXAS TRANSPORTATION ENHANCEMENT PROGRAM*
- STATUS REPORT ON THE CELEBRATION OF *NATIONAL NIGHT OUT 2012* IN WIMBERLEY

3. **PUBLIC HEARING AND POSSIBLE ACTION**

- (A) HOLD A PUBLIC HEARING AND CONSIDER APPROVAL OF AN ORDINANCE OF THE CITY OF WIMBERLEY, TEXAS, APPROVING AN APPLICATION FOR A CONDITIONAL USE PERMIT SUBMITTED BY MIKE YARBOROUGH TO PERMIT THE CONSTRUCTION AND USE OF A SECONDARY SINGLE FAMILY RESIDENTIAL STRUCTURE ON 1.446 ACRE TRACT LOCATED AT 510 SOUTH RIVER, WIMBERLEY, HAYS COUNTY, TEXAS, ZONED SINGLE FAMILY RESIDENTIAL 2 (R-2); AND PROVIDING FOR FINDINGS OF FACT; AMENDMENT OF THE ZONING DISTRICT MAP; REPEALER; SEVERABILITY; EFFECTIVE DATE; PROPER NOTICE AND MEETING; AND PROVIDING FOR CERTAIN CONDITIONS. *(MIKE YARBOROUGH, APPLICANT)*
- (B) HOLD A PUBLIC HEARING AND CONSIDER APPROVAL OF AN ORDINANCE OF THE CITY OF WIMBERLEY, TEXAS, AMENDING SECTION 155 (ZONING), APPENDIX F, OF THE CODE OF WIMBERLEY, DESIGNATING GEOGRAPHIC BOUNDARIES FOR A PARTICULAR ZONING DISTRICT AND CLASSIFICATION FOR .56 ACRES OF PROPERTY LOCATED AT 400 RIVER ROAD, WIMBERLEY, HAYS COUNTY, TEXAS, DESIGNATING SUCH PROPERTY FROM COMMERCIAL LOW IMPACT (C-1) TO VILLAGE INN (VI); AND PROVIDING FOR THE FOLLOWING: DELINEATION ON ZONING MAP; SEVERABILITY; EFFECTIVE DATE AND PROPER NOTICE AND MEETING. *(PURPLE CROWN INVESTMENTS, APPLICANT)*

4. **DISCUSSION AND POSSIBLE ACTION ON ISSUES RELATING TO THE PROPOSED PROVISION OF WASTEWATER SERVICE TO THE CENTRAL AREA OF WIMBERLEY**

DISCUSS THE STATUS OF EFFORTS TO COMMUNICATE WITH CENTRAL WIMBERLEY PROPERTY OWNERS REGARDING THE PROPOSED CREATION OF A MUNICIPAL MANAGEMENT DISTRICT (MMD) TO HELP FUND THE DEVELOPMENT

OF A WASTEWATER SYSTEM TO SERVE THE CENTRAL WIMBERLEY AREA.
(WIMBERLEY CENTRAL IMPROVEMENT AREA)

5. DISCUSSION AND POSSIBLE ACTION

- (A) DISCUSS AND CONSIDER POSSIBLE ACTION AUTHORIZING CONSTRUCTION OF A CONCRETE HANDICAP ACCESS RAMP IN THE SIDE YARD SETBACK OF THE WIMBERLEY COMMUNITY CENTER PROPERTY TO PROVIDE ACCESS TO THE HISTORIC ZACH WIMBERLEY HOUSE LOCATED ON AN ADJACENT PROPERTY. (CITY ADMINISTRATOR)
- (B) DISCUSS AND CONSIDER POSSIBLE ACTION APPROVING THE FISCAL YEAR 2013 HOLIDAY SCHEDULE FOR THE CITY OF WIMBERLEY. (CITY ADMINISTRATOR)
- (C) DISCUSS AND CONSIDER POSSIBLE ACTION AUTHORIZING THE USE OF CITY OF WIMBERLEY RIGHT-OF-WAY FOR THE PLACEMENT OF DIRECTIONAL SIGNAGE FOR THE WIMBERLEY CIVIC CLUB'S HILL COUNTRY HOME TOUR ON NOVEMBER 9TH AND 10TH. (CITY ADMINISTRATOR)

6. CITY COUNCIL REPORTS

- ANNOUNCEMENTS
- FUTURE AGENDA ITEMS

ADJOURNMENT

THE CITY COUNCIL MAY RETIRE INTO EXECUTIVE SESSION AT ANY TIME BETWEEN THE MEETING'S OPENING AND ADJOURNMENT FOR THE PURPOSE OF DISCUSSING ANY MATTERS LISTED ON THE AGENDA AS AUTHORIZED BY THE TEXAS GOVERNMENT CODE INCLUDING, BUT NOT LIMITED TO, HOMELAND SECURITY PURSUANT TO CHAPTER 418.183 OF THE TEXAS LOCAL GOVERNMENT CODE; CONSULTATION WITH LEGAL COUNSEL PURSUANT TO CHAPTER 551.071 OF THE TEXAS GOVERNMENT CODE; DISCUSSION ABOUT REAL ESTATE ACQUISITION PURSUANT TO CHAPTER 551.072 OF THE TEXAS GOVERNMENT CODE; DISCUSSION OF PERSONNEL MATTERS PURSUANT TO CHAPTER 551.074 OF THE TEXAS GOVERNMENT CODE; DELIBERATIONS ABOUT GIFTS AND DONATIONS PURSUANT TO CHAPTER 551.076 OF THE TEXAS GOVERNMENT CODE; DISCUSSION OF ECONOMIC DEVELOPMENT PURSUANT TO CHAPTER 551.087 OF THE TEXAS GOVERNMENT CODE; ACTION, IF ANY, WILL BE TAKEN IN OPEN SESSION.

CERTIFICATION

I hereby certify the above Notice of Meeting was posted on the Bulletin Board at the Wimberley City Hall on October 1, 2012 at 5:30 p.m.



CARA MCPARTLAND, CITY SECRETARY

The City of Wimberley is committed to compliance with the Americans with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Please contact Don Ferguson, City Administrator, at (512) 847-0025 for information. Hearing-impaired or speech-disabled persons equipped with telecommunication devices for the deaf may call (512) 272-9116 or may utilize the stateside Relay Texas Program at 1-800-735-2988.