

City of Wimberley
 City Hall
 221 Stillwater
 Wimberley, Texas 78676
Minutes of Regular Meeting of City Council
 June 18, 2015 at 6:00 p.m.

City Council meeting called to order at 6:00 p.m. by Mayor Steve Thurber.

Mayor Thurber gave the Invocation and Councilmembers led the Pledge of Allegiance to the United States and Texas flags.

Councilmembers Present: Mayor Steve Thurber, Councilmembers Bob Dussler, Cindy Anderson, Mac McCullough, Pam Showalter, and John White.

Staff Present: City Administrator Don Ferguson and City Secretary Cara McPartland

Citizens Communications

No citizen comments were heard.

1. Consent Agenda

- A. Approval of minutes of the Regular City Council meeting of May 21, 2015
- B. Approval of minutes of the Special City Council meeting of May 21, 2015
- C. Approval of minutes of the Special City Council meeting of May 26, 2015
- D. Approval of minutes of the Emergency City Council meeting of June 3, 2015
- E. Approval of minutes of the Special City Council meeting of June 4, 2015
- F. Approval of the appointment of David Glenn to the City of Wimberley Building Code Board of Review. *(Place One Councilmember Bob Dussler's nominee)*
- G. Approval of the appointment of Eric Quinn to the City of Wimberley Ethics Commission. *(Place One Councilmember Bob Dussler's nominee)*
- H. Approval of the reappointment of Zack Ezer to the City of Wimberley Parks Advisory Board. *(Place One Councilmember Bob Dussler's nominee)*
- I. Approval of the appointment of John Urban to the City of Wimberley Planning and Zoning Commission. *(Place One Councilmember Bob Dussler's nominee)*
- J. Approval of the appointment of Michael Murphy to the City of Wimberley Transportation Advisory Board. *(Place One Councilmember Bob Dussler's nominee)*
- K. Approval of the reappointment of Grady Burnette to the City of Wimberley Water and Wastewater Advisory Board. *(Place One Councilmember Bob Dussler's nominee)*
- L. Approval of the reappointment of Jason Aldridge to the City of Wimberley Board of Adjustment. *(Place One Councilmember Bob Dussler's nominee)*
- M. Approval of the reappointment of Charles Roccaforte to the City of Wimberley Ethics Commission. *(Place Five Councilmember John White's nominee)*
- N. Approval of the reappointment of Daniel Vasgaard to the City of Wimberley Parks Advisory Board. *(Place Five Councilmember John White's nominee)*

- O. Approval of the reappointment of Tom Haley to the City of Wimberley Planning and Zoning Commission. *(Place Five Councilmember John White's nominee)*
- P. Approval of the reappointment of Bob Bullock to the City of Wimberley Transportation Advisory Board. *(Place Five Councilmember John White's nominee)*
- Q. Approval of the reappointment of Steve Gartside to the City of Wimberley Board of Adjustment. *(Place Five Councilmember John White's nominee)*

Mayor Thurber pulled Consent Agenda Items 1L and 1Q.

Councilmember Dussler pulled Consent Agenda Items 1F and 1H.

Councilmember McCullough moved to approve all remaining Consent Agenda items, as presented. Councilmember Showalter seconded. Motion carried on a vote of 5-0.

Consent Agenda Items 1L and 1Q were heard after Agenda Item 4A.

Mayor Thurber entertained a motion for Consent Agenda Items 1L and 1Q.

Councilmember McCullough moved to approve Consent Agenda Items 1L and 1Q. Councilmember Anderson seconded. Motion carried on a vote of 5-0.

2. City Administrator Report

- Status report on the Central Wimberley Wastewater Project

City Administrator Ferguson reported on TCEQ's preliminary contested case hearing reset for June 24th in Austin and subsequent preparation of a timeline for future proceedings based on results of the preliminary hearing.

- Status report on implementation of the Off-Premise Sign Registration Program

City Administrator Ferguson reported that the July 1st registration deadline specified in the City's ordinance has been extended to August 15th.

- Status report on the community survey relating to the Comprehensive Plan update

City Administrator Ferguson reported on the number of surveys mailed out and extension of the deadline for completed survey submissions. He noted a survey response rate of approximately thirty percent (30%) and advised that the Comprehensive Plan Review Committee will finalize its findings and make a future recommendation to Council based on survey tabulation results. Discussion addressed possible ways to communicate to the public that survey responses may still be mailed to the City after the May 26th submission deadline specified in the survey.

- Status report on sales tax collections for the City of Wimberley

City Administrator Ferguson reported on the June sales tax check (representing April collections) totaling \$66,746, up thirty percent (30%) from the same period last year; year-to-date collections; and monitoring of the flood's impact on future sales tax collections.

- Status report on the operation of the Blue Hole Regional Park

City Administrator Ferguson reported that the swimming area has been open a total of fifteen (15) days this season, with a total of 2,700 visitors, and approximately \$28,000 in revenue generated since the 1st of May. He noted that one hundred sixty-one (161) season passes have been purchased to date and advised that the Park was used last week for a Texas Tourism commercial location shoot.

In addition, City Administrator Ferguson recognized U.S. Congressman Roger Williams and his field representative Andy Ball, for assistance provided in the aftermath of the Memorial Weekend floods. He also introduced Texas State University's Dr. Jeffrey Thornton, Watershed Coordinator for The Meadows Center for Water and the Environment, who spoke on his arrival in Texas, areas of expertise, and offered assistance to the community in any way possible.

3. 2015 Memorial Day Weekend Flood Matters

- A. Presentation of an update regarding recovery efforts relating to the 2015 Memorial Day Weekend Flood in the City of Wimberley, Texas. (*City Administrator*)

City Administrator Ferguson presented information on the following topics:

- Flood profile statistics such as estimated flows and crest levels
- Flood recovery services, including FEMA registration and various types of services provided by governmental entities and non-profit organizations
- Volunteer coordination through the Volunteer Resource Center
- Donation center(s) and distribution of donations
- Regional response to long-term assistance, including the planned formation of a committee including representatives from Hays, Blanco, Caldwell, and Guadalupe Counties
- Home repairs/reconstruction and associated permitting processes to fast track issuance of flood-related building permits
- Post-flood rebuilding, including elevation of rebuilt structures, updating of flood map data, and the "substantial damage" rule
- Damaged infrastructure, including replacement of the Hidden Valley low water crossing and repairs to other low water crossings
- Possible funding assistance for infrastructure repairs
- Debris removal statistics, inventory/removal of vehicles, removal of flood debris from the Blanco River, and riparian restoration
- Future advance warning systems, installation of river/rain gauges, and associated funding issues

City Administrator Ferguson advised that another Community Flood Recovery Meeting will be held on Wednesday, June 24, 2015 at 6 p.m. at the Wimberley Community Center. Discussion addressed targeting of services based on need, Hays Central Appraisal District property valuation procedures for flood-damaged properties, and repairs to damaged roadways.

- B. Discuss and consider approval of an ordinance of the City of Wimberley, Texas, amending Title XI (Business Regulations), and creating a new Chapter 113 (Contractor Certification); and providing findings of fact, emergency, a repealing clause, savings, severability, proper notice and meeting, and an effective date. (*City Administrator*)

City Administrator Ferguson explained key provisions of the proposed registration program to help deter disreputable contractors from taking advantage of those impacted by the flood, including application procedures, proof of licensing/insurance, and penalties for non-compliance.

Councilmember McCullough moved to approve the ordinance, as presented. Councilmember Anderson seconded. Motion carried on a vote of 5-0.

4. Discussion and Possible Action

- A. Discuss and consider possible action regarding a proposed policy relating to the process of appointing members to the City of Wimberley Board of Adjustment. (*Mayor Steve Thurber*)

Mayor Thurber recommended the proposed policy to allow alternate members of the Board of Adjustment to be nominated according to a rotation schedule, rather than under the current policy, which assigns the two alternate member appointments to specific Council members (Places Three and Five). Mayor Thurber proposed that the current consensus member serve as one standing alternate member and the other alternate members would be nominated according to a rotation schedule determined by even- or odd-numbered years of appointment. For example, if the year ends in "1" the nomination would be made by the Place One Council member.

Councilmember McCullough moved to approve the policy, as presented. Councilmember Showalter seconded. Motion carried on a vote of 5-0.

- B. Discuss and consider possible action regarding the proposed development of an emergency exit for the Paradise Valley and Paradise Hills Subdivisions. (*Place Three Councilmember Mac McCullough*)

Councilmember McCullough reviewed the history of verbal agreements with property owner Geno Baiamonte, who allows emergency access via his property. Citing a recent medical emergency experienced by a resident, Councilmember McCullough relayed that this resident opted to transport her husband to the hospital in her own vehicle due to concerns regarding EMS access over the low water crossing. He noted that the private emergency access road through Mr. Baiamonte's property has significantly deteriorated over the last several years and is no longer a viable option for most vehicles as an emergency entrance/exit into Paradise Valley and

Paradise Hills. He felt that an agreement with Mr. Baiamonte is urgently needed, as well as repairs to the road, which he estimated may cost approximately \$100,000.

Discussion addressed this issue as an identified need in the City's Transportation Master Plan, repair cost estimates, and possible funding options. Discussion favored drafting of an easement agreement between the City and Mr. Baiamonte, and implementing interim emergency repairs to improve accessibility. City Administrator Ferguson anticipated presentation of a draft easement agreement and an updated repair cost estimate to Council in the coming weeks.

No vote was taken.

- C. Discuss and consider possible action regarding a proposal to create a City of Wimberley Tourism and Economic Development Commission. (*Place Three Councilmember Mac McCullough*)

Councilmember McCullough pulled this item to be considered at a later date.

5. City Council Reports

- Announcements
- Future Agenda Items

Mayor Thurber reminded Council of its upcoming goals and priorities workshop scheduled for Saturday, July 11, 2015 at the Wimberley Community Center.

Hearing no further announcements or future agenda items, Mayor Thurber called the meeting adjourned.

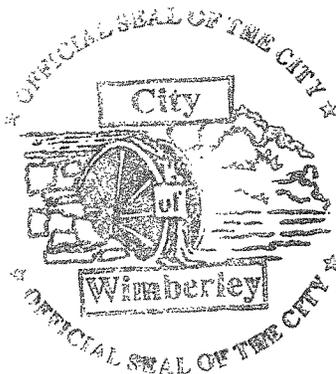
Adjournment: Council meeting adjourned at 7:20 p.m.

Recorded by:



Cara McPartland

These minutes approved on the 16th of July, 2015.



APPROVED:



Steve Thurber, Mayor