

Village of Wimberley
Minutes of City Council Meeting
City Hall, 13210 Ranch Road 12, Wimberley, Texas
Thursday, September 4, 2003

Call Meeting to Order - Mayor Steve Klepfer called Council to order at 6:30 p.m.

Invocation - Mayor Klepfer offered the Invocation.

Mayor Steve Klepfer led the Pledge of Allegiance to the United States flag.

Council member Matt Manis led the Pledge of Allegiance to the Texas flag.

Roll Call: Present were Mayor Steve Klepfer and Council members Carroll Czichos, John Graddy, Matt Manis, Carolyn Nichols, and Marilee Wood.

Mayor Klepfer announced there will be another public meeting on the proposal for a master plan for a Pedestrian Mobility Plan for the Village on Saturday, September 13, at City Hall, from 10:00 a.m. to 5:00 p.m. People are invited to come in at any time during those hours and give their comments and suggestions.

Presentations of Citizens
Citizen Comments

Mac McCullough, resident on Mill Race Lane, complained about lack of control of noise coming from Inoz Restaurant. He said the 10:00 p.m. moratorium on loud noise is not always being met, and environmental concerns are not being addressed. The City needs to have the restaurant adhere to what the owners agreed to when they received approval to hold public performances there. He also said in reference to items in the newspaper complaining about raises in City staff salaries that City staff earn their salaries.

A. Consent Items

Minutes of City Council meeting of August 21, 2003:

Minutes of August 21 meeting accepted as submitted.

B. Reports from Boards/Committees/Staff

1. Board of Adjustment

Dr. Sue Johnson, Chair of the Board of Adjustment, reviewed Board actions since May. She said Board members would like to have the City attorney present at Board meetings, and to have someone to take minutes when they hear cases.

2. Presentation of Video from Dunn Foundation on community appearance:

Council member Wood introduced Vice Chairman of the Economic Development Advisory Board (EDAB) Dave Estey. Mr. Estey said the Board watched a video produced by the Dunn Foundation which shows, among other things, what can be done with signs including nice and clean ways to handle them. The Board will try to show the video to all business and other community groups it can reach.

Council and public viewed the Dunn Foundation video, *Community of Choices*.

C. Consider and Act**1. Resolution in Honor of Mary Anderson in celebration of 50th anniversary of Rocky River Ranch**

Mayor Klepfer read Resolution R62-03, congratulating Mary Anderson on the 50th anniversary of the establishment of Rocky River Ranch and acknowledging the contributions the Ranch has made to more than 25,000 youth and to the Wimberley community throughout its history. Ms. Anderson thanked Council for the recognition.

2. Applications for Amendments to Zoning Ordinance No. 2001-010 & Public Hearing:

a. C211-03-160, Albert Sander, 221 Old Kyle Road, Planning Area E, C-2 zoning; approval recommended by P&Z by vote of 5-0:

Planning and Zoning Chair Dr. Pam Showalter presented the case. No comment received in Public Hearing. Council member Graddy moved to approve C-2 zoning for this case. Council member Wood seconded. Motion approved 5 Ayes to 0 Nays.

b. C211-03-169, Albert Sander, 13710 RR 12, Planning Area E, C-2 zoning; approval recommended by P&Z by 5-0:

P&Z Chair Showalter presented the case. No comment received in Public Hearing. Council member Wood moved to approve C-2 zoning for this case. Council member Graddy seconded. Motion approved 5 Ayes to 0 Nays.

c. C211-03-167, Living Centers of Texas, d.b.a. Deer Creek of Wimberley, 555 FM 3237, Planning Area C, C-1 zoning; approval recommended by P&Z by 5-0:

P&Z Chair Showalter presented the case. No comment received in Public Hearing. Council member Czichos moved to approve C-1 zoning for this case. Council member Nichols seconded. Motion approved 5 Ayes to 0 Nays.

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d. C211-03-168, Rasjihad Franklin, 295 Blue Heron Run, Planning Area B, R-4 zoning; approval recommended by P&Z by 5-0:

P&Z Chair Showalter presented the case. No comment received in Public Hearing. City Administrator Steve Harrison briefed Council on the history of this case, noting the City has taken applicant to Municipal Court for violation of Zoning Ordinance, and applicant has appealed to Board of Adjustment for a set-back variance. Council discussed the case. Council member Nichols moved to approve R-4 zoning for this case. Council member Wood seconded. Motion approved 5 Ayes to 0 Nays.

e. C211-03-170, Cypress Creek Nature Trail, Planning Areas C & E, for PR-1 zoning; approval recommended by P&Z by 5-0:

P&Z Chair Showalter presented the case. No comment received in Public Hearing. Council member Graddy moved to approve PR-1 zoning for this case. Council member Wood seconded. Motion approved 5 Ayes to 0 Nays.

3. Public Hearing on Proposed Budget for FY 2003/2004:

Mayor Klepfer opened a Public Hearing on the proposed City budget for 2003/2004, and said there will be another such hearing on September 18. Council members discussed the budget, focusing on cost-of-living increases for City staff. No comment received from public. No action by Council.

4. Presentation and Discussion of Ordinance Codification Program:

City intern David Cancialosi presented the item and distributed to Council a packet from American Legal Publishing, Inc., on a proposal for codification of City ordinances. Codification will help the City keep track of ordinances and will improve access to them for all parties. He briefed Council on the services the firm will provide and their costs, and a likely schedule for completion of the project if Council approves it. Council members discussed with City attorney the benefits of codification and how much of the City's ordinances and actions need to be handled through this process. No action.

5. Change Order to Construction Contract for Road Improvements to Blue Hole Lane, Schedule B, Authorizing Acceptance of Alternate Bid of \$3,987.50 for Two-Course Treatment Pavement (Recommended by Transportation Advisory Board):

Public Works Director Rickey Wright presented the item, noting that both City Engineer and TAB recommend this course of action. Council discussed the proposal. Council member Czichos moved to approve authorization for the proposed alternate bid as proposed by the Transportation Advisory Board. Council member Wood seconded. Motion approved 5 Ayes to 0 Nays.

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6. Schedule Review of Sign Ordinance and Possible Formation of Sign Committee:

Council member Manis asked to continue this item to October 2, 2003. Item continued.

7. Executive Session regarding Real Property for Community Center (Texas Government Code Section 551.072):

Mayor Klepfer adjourned Council to Executive Session at 8:14 p.m.

Mayor Klepfer reconvened Council for public session at 9:17 p.m. No action.

D. City Administrator Report:

Mr. Harrison said there will be half-page ad in the Wimberley View next week publicizing the next public meeting on the Pedestrian Mobility Plan on September 13.

E. Announcements, Council Requests for Future Agenda Items:

Council member Nichols said she took a call from a citizen asking why there were so many garbage companies operating in the City, and noted this is an issue for the EDAB to investigate.

Council member Czichos said there will be an open house at the Fire Station the afternoon of Thursday, September 11, to honor the victims of the World Trade Center terrorist attack two years ago.

Council member Graddy said the City's new website will be turned on on September 18.

Council member Wood said a draft of a City newsletter should be available for Council discussion and on the Agenda for the October 2 meeting.

F. Adjournment - Council adjourned at 9:24 p.m.

VILLAGE OF WIMBERLEY

By 

Stephen Klepfer, Mayor

ATTEST:


Adelle Turpen, City Secretary


Dell Hood, Recording Secretary