

City of Wimberley
City Hall, 221 Stillwater
Wimberley, Texas 78676
Minutes of Regular Meeting of City Council
January 20, 2011 at 6:00 p.m.

City Council meeting called to order at 6:07 p.m. by Mayor Bob Flocke.

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

Councilmembers Present: Mayor Bob Flocke and Councilmembers Marilee Wood, Mac McCullough, Bill Appleman, Steve Thurber, and John White.

Staff Present: City Administrator Don Ferguson, City Secretary Cara McPartland, and City Attorney Cindy Crosby.

Citizens Communications

Scott Johnson of Sabino Ranch favored improved communications on matters related to Mill Race Lane. He stated that the approved minutes from Council's October 21, 2010 meeting should have included certain comments made by Mayor Flocke, whom he felt was being censored. Mr. Johnson also cited a motion made by Councilmember Thurber at Council's November 18, 2010 meeting to direct staff to work with Mill Race Lane property owners to arrive at a mutually agreeable solution. Referring to a recent meeting attended by Mill Race Lane property owners and City staff, Mr. Johnson stated that all property owners were not contacted about the meeting. Due to prior Council discussions regarding Mill Race Lane property ownership issues, Mr. Johnson felt that those issues should have been a meeting discussion topic, but stated "we were told they were not to be discussed." Mr. Johnson stressed that Mill Race Lane property owners have demonstrated their willingness to work with the City of Wimberley, City Council, and Hays County, including helping the City obtain a letter from Hays County dealing with ownership issues. He was dismayed that the letter in question was not distributed at the recent meeting. Mr. Johnson closed by reiterating that owners want to continue working on resolving Mill Race Lane property ownership issues.

1. Consent Agenda

- A. Approval of the minutes of the Regular City Council meeting of January 6, 2011
- B. Approval of the December 2010 Financial Statements for the City of Wimberley

City Administrator Ferguson pulled Consent Agenda Item 1A.

Councilmember Thurber moved to approve Consent Agenda Item 1B as presented. Councilmember Appleman seconded. Motion carried on a vote of 5-0.

City Administrator Ferguson requested the following amendment to Consent Agenda Item 1A: Delete the reference to Clint Frankmann as a “Wimberley resident” on page 5.

Councilmember Thurber moved to approve Consent Agenda Item 1A, as amended above by City Administrator Ferguson. Councilmember Wood seconded. Motion carried on a vote of 5-0.

2. City Administrator Report

This item was heard after Agenda Item 5A.

- Status report on the efforts underway to secure federal funding for the downtown wastewater project

City Administrator Ferguson stated that there were no new developments to report.

- Status report on improvements to Mill Race Lane

City Administrator Ferguson reported on a meeting held last week with Mill Race Lane property owners. He stated those who were not able to attend the meeting will be contacted in order to provide additional opportunity for input. Based on such input, he advised that engineering consultations will be held to develop concept plans and contact with residents will be re-established to allow for discussions on the plans. City Administrator Ferguson stressed for the record that the City has no intent and no interest in considering the concept plan as proposed several years ago. He stated that the meeting with owners was productive and explained that the purpose of the meeting was to discuss design concepts, not ownership issues. He advised that the City has asked for an independent title opinion to help resolve property ownership issues. He stated the City’s position that Mill Race Lane is a City street and designated by plat as County Road 177. City Administrator Ferguson read into the record a letter expressing the opinion of Hays County Precinct Three Commissioner Will Conley:

“It has come to my attention that there are continuing discussions regarding the ownership of Mill Race Lane in Wimberley. Scott Johnson asked me to research the history of the County’s work on the land and on what basis Hays County has designated Mill Race Lane as a County road prior to the incorporation of the City of Wimberley. The Hays County Transportation Division was able to provide some recollections of occasional work on the lane, but no foundation for establishing ownership could be determined. It appears the County’s designation of Mill Race Lane as a County road was in error. I hope this information will be beneficial to your discussion. Please contact my office if you need further information.”

City Administrator Ferguson reiterated the City’s position that Mill Race Lane is a City street and hoped that the forthcoming independent title opinion will resolve ownership questions.

He advised that final cost estimates are being finalized on other road projects.

In response to Councilmember Thurber, City Administrator Ferguson advised that the City's prior survey will be reviewed as part of the requested independent title opinion and stressed that Commissioner Conley's letter expresses an opinion.

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

City Administrator Ferguson reported on a delay in the Texas Commission on Environmental Quality (TCEQ) permitting process. Work underway includes staking, clearing of cedar, asbestos abatement, and utility trenching. He stated that the position for Blue Hole Park Manager is currently advertised, with about thirteen (13) applications submitted to date. He provided the timeframe for application submissions and the interview process. He advised that the Parks and Advisory Board met yesterday to discuss rates and marketing. Because the park is currently a worksite, City Administrator Ferguson stressed that it is strictly off limits to due safety issues, with additional signage to be posted at the entrance gate. There was discussion of the need to keep the public informed about construction-related closures affecting the park/trails via newsletters, which will be posted on the City's website. As an outreach effort, Councilmember Wood suggested that the City send letters to owners of properties adjacent to Blue Hole, in order to keep them informed of any potential construction-related issues. Signage will be in place to notify the public of any trail closures. City Administrator Ferguson stated that there is a grand opening event for the trail scheduled for Saturday, March 5, 2011. There was brief discussion between City Administrator Ferguson and Councilmember White on a signage plan to improve safety along the trail at access points to the First Baptist Church's parking lot.

- Status report on the food service establishment and on-site sewage facilities permitting and inspection programs

City Administrator Ferguson reported on first-year statistics for issuance of septic/food service permits. He was pleased to report that the program implemented by City Sanitarian Kyle De Hart has been very successful, particularly in the area of food service employee training.

Additionally, City Administrator Ferguson reported on upcoming safety improvements to the intersection of FM 3237 and Old Kyle Road, which are expected to take about one week to complete. Also, he reported that Pedernales Electric Cooperative will begin routine transmission line maintenance early next week.

- Status report on the implementation of the Single Stream Recycling Program (SSR)

City Administrator Ferguson introduced Texas Disposal Systems (TDS) representative Ryan Beard, who reported on public education efforts (including TDS-staffed sites), individual customer contacts, local advertising, newsletters, cart distribution, and recycling information. He explained some confusion encountered with quarterly billing, primarily due to pro-ration of rates based on sign-up dates. He clarified the use of the terms *franchise fees* versus *sales taxes*, with respect to billing.

Mr. Beard stated that it is mandatory for TDS trash service customers to utilize SSR, which will benefit customers by keeping overall costs lower. He reported favorable statistics for participation, increased recycling, and amount of material collected.

Discussion addressed the need for public education on the benefits of recycling and the timely response to customer questions/complaints. Mr. Beard reported that TDS is donating its 18-gallon bins to the City to later be distributed to the Wimberley Fire Department for use in preparing emergency evacuation kits. He pointed out the benefits of curbside bulky waste collection to customers.

Discussion addressed specific customer complaints, SSR Program pick-up frequency/schedule, larger recycling cart size, and ability of customers to request additional carts.

Wimberley RV Park manager Bill Wilson stated that he received a phone call, but was never visited by TDS. He expressed concerns about educating RV park residents on recycling rules. Mr. Beard advised that TDS would be happy to provide education at the RV park as a separate project.

Scott Johnson inquired about the possibility of having one recycling dumpster for residents of Mill Race Lane, rather than containers for individual addresses. Mr. Beard advised that such a scenario would likely cause contamination of recycled materials and become a target for trash dumping. Beth Mitchell noted that her concerns were promptly and satisfactorily handled by TDS.

City Administrator Ferguson and Mr. Beard felt that in large part the transition to SSR has been very successful.

3. Public Hearing and Possible Action

- A. Hold a public hearing and consider approval of an application for a replat of Lot 1 out of the Wimberley community Center Subdivision on Ranch Road 12, Wimberley, Hays County, Texas. (*Wimberley Senior Citizen Activities Incorporated, Applicant*)

This item was heard after Agenda Item 5J.

City Administrator Ferguson explained the reasons for the proposed re-subdivision, which would replat Lot 1 into Lot 1A (0.512 acres), Lot 1B (1.046 acres), Lot 1C (0.632 acres), and Lot 1D (0.931 acres), with Lot 1C reserved as a utility/access/parking easement for Lot 2.

City Administrator Ferguson advised that the Planning and Zoning Commission unanimously recommended approval of the proposed replat with the following conditions, in accordance with the City Engineer's review:

- That the Replat of Lot 1 depict the existing water and wastewater easements on the subject property
- That the WPDD for the subject property be amended to reflect the Replat of Lot 1

No public comments were heard.

Discussion between Councilmember Appleman and City Administrator Ferguson clarified easements as shown on the proposed replat.

Councilmember Thurber moved to approve the item as presented, which includes the above listed conditions. Councilmember Appleman seconded. Motion carried on a vote of 5-0.

- B. Hold a public hearing and consider approval of an ordinance of the City of Wimberley, amending Section 155 (Zoning) of the Code of Wimberley, designating geographic boundaries for a particular zoning district and classification for a tract approximately 3.295 acres located at 13301 Ranch Road 12, Wimberley, Hays County, Texas, rezoning such real property from Single-Family Residential 2 (R-2) to a Wimberley Planned Development District (WPDD) with a base zoning district of Commercial Low Impact (C-2), and adding conditions; and providing for the following: delineation on zoning map; findings of fact; severability; effective date and proper notice and meeting. (*Sibyl Burrows, Applicant*)

City Administrator Ferguson asked that Council continue this item until its February 3, 2011 meeting to allow the Planning and Zoning Commission to further consider this case at its January 27, 2011 meeting. City staff will be meeting with the applicant to address some of the issues raised in the Planning and Zoning Commission's January 13, 2011 public hearing.

There was discussion of specific concerns expressed by neighbors, reasons that the Planning and Zoning Commission delayed action, the requirements of WPDD applicants to provide certain documents, and the impact of delayed action on applicants.

Councilmember Thurber moved to continue this item until Council's February 3, 2011 meeting. Councilmember Wood seconded. Motion carried on a vote of 5-0.

- C. Hold a public hearing and consider approval of an ordinance of the City of Wimberley, amending Section 155 (Zoning) of the Code of Wimberley, designating geographic boundaries for a particular zoning district and classification for a tract approximately 34.11 acres located at 13401 Ranch Road 12, Wimberley, Hays County, Texas, rezoning such real property from Residential Acreage (RA), Rural Residential 1 (R-1), Single-Family Residential 2 (R-2) and Single-Family Residential 3 (R-3) to a Wimberley Planned Development District (WPDD) with a base zoning district of Residential Acreage (RA), and adding conditions; and providing for the following: delineation on zoning map; findings of fact; severability; effective date and proper notice and meeting. (*City of Wimberley & Natalie Meeks for Rio Bonito, Applicants*)

City Administrator Ferguson asked that Council continue this item until its February 3, 2011 meeting to allow the Planning and Zoning Commission to further consider this case at its January 27, 2011 meeting. City staff will be meeting with the applicant to address some of the issues raised in the Planning and Zoning Commission's January 13, 2011 public hearing. He explained that this item is a City-initiated zoning case, and that the WPDD zoning (if approved) would

allow the subject property owners to continue grandfathered uses and allow for expansion that fully complies with all case-specific WPDD conditions.

Mayor Flocke felt that delay of action by the Planning and Zoning Commission to make a recommendation to Council is burdensome to applicants, who have met WPDD application requirements. He felt that such failure to act may constitute grounds for removal based on a loss of confidence. He favored acting in a timely manner and reminded that the Planning and Zoning Commission is an appointed advisory body and that Council only needs a simple majority to vote against Commission recommendations.

Councilmember Thurber commended the Planning and Zoning Commission for its delay in making a recommendation to further consider comments from concerned citizens.

Councilmember Thurber moved to continue this item until Council's meeting on February 3, 2011. Councilmember White seconded. Motion carried on a vote of 5-0.

D. Hold a public hearing and consider approval of the second and final reading of an ordinance of the City of Wimberley, Texas amending Chapter 155 (Zoning) of the Code of Ordinances as follows:

- 1) Amending Section 155.005 (Definitions) to revise definitions related to bed and breakfast lodging and add "Vacation Rental" as a definition;
- 2) Deleting Section 155.075(F)(4) (Off-Street Parking and Loading Requirements) to delete the parking requirement for bed and breakfast lodging;
- 3) Deleting Subsection 155.105(C) (Bed and Breakfast Lodging) and re-lettering subsequent subsections;
- 4) To add Section 155.064 "Bed and Breakfast Lodging Requirements" and accompanying development regulations of such use;
- 5) Add Section 155.065 "Vacation Rental Lodging Requirements" and accompanying development regulations of such use;
- 6) Amending Subsection (C) of the following sections: §155.035 (Residential Acreage; RA), §155.036 (Rural Residential 1; R-1), §155.037 (Single-Family Residential 2; R-2), §155.038 (Single-Family Residential 3; R-3), §155.045 (Office-Low Impact; O-1), §155.046 (Office-High Impact; O-2), §155.047 (Commercial-Low Impact; C-1), §155.048 (Commercial-Moderate Impact; C-2), §155.049 (Commercial-High Impact; C-3), §155.061 (Neighborhood Services District; NS), and §155.094 (Scenic Corridor; SC) to add "Vacation Rental" as a conditional use; and,

providing for the following: findings of fact; repealer; severability; effective date; and proper notice and meeting. (*City Administrator*)

City Administrator Ferguson provided background information on the proposed ordinance to address a lack of distinction in City Code and growing interest in short-term vacation rentals. He highlighted specific changes to the latest draft ordinance related to maximum occupancy and time limits on gatherings in §155.065(E)(12).

No public comments were heard.

Councilmember Appleman moved to continue the item as presented. Councilmember White seconded.

Councilmember Thurber explained his vote against on the first reading, but felt that the ordinance could be enhanced to better protect neighborhoods and adhere to the Comprehensive Plan. He stated: "I think we can and should protect our neighborhoods from creeping commercialization that vacation rentals would bring and the resulting decline in neighborhood property values. I think we can and should remain true to our Comprehensive Plan. At our last meeting, I heard arguments ranging from allowing vacation rentals in all planning areas to denying them in Planning Areas I and II. Two positions – one on each end of the spectrum. My feeling is that maybe the best solution is somewhere in the middle and I'd like to discuss what we can do to do that."

Councilmember McCullough agreed, but asked Councilmember Thurber for specific points of discussion. Councilmember McCullough stated that he had misgivings on his affirmative vote at first reading, but at the same time felt that what was proposed was overly burdensome. Councilmember Thurber stated that there needs to be more consideration of neighbors' concerns, including impact on surrounding property values. Councilmember Thurber suggested prohibition of vacation rentals in Planning Area I and allowing them in Planning Area II, with a conditional use permit (CUP).

Discussion between Councilmember Thurber and Councilmember Appleman addressed a possible friendly amendment by Councilmember Thurber versus withdrawal of Councilmember Appleman's motion in order for Councilmember Thurber to make a new motion. Discussion clarified specific desired amendments as suggested above by Councilmember Thurber. Mayor Flocke did not favor such amendments, which he felt would effectively ban vacation rentals. There was discussion of average acreage sizes in Planning Area I, eligibility for WPDD zoning, and disagreement on vacation rental uses in residential areas.

After stating his reasons for doing so, Councilmember Appleman respectfully declined either a friendly amendment or withdrawal of his previous motion, as discussed with Councilmember Thurber. Mayor Flocke and Councilmember Thurber disagreed on the impact of vacation rentals and severity and frequency of associated problems that would warrant further regulations. Councilmember Thurber objected to Mayor Flocke's statement that proposed vacation rental restrictions are in response to issues involving a specific Planning and Zoning commissioner, who has encountered problems with a vacation rental adjacent to his property.

Mayor Flocke called for a vote as follows: Councilmember Wood, nay; Councilmember McCullough, aye; Councilmember Appleman, aye; Councilmember Thurber, nay; Councilmember White, aye. Motion carried on a vote of 3-2.

4. **Ordinance**

Consider approval of an ordinance of the City of Wimberley, Texas, ordering a General Election on May 14, 2011, for the purpose of electing City Council members for Places One, Three and Five of the City of Wimberley City Council, such election to be held jointly with the Hays Trinity Groundwater Conservation District and Wimberley ISD; establishing early voting locations and polling places for the election; making other provisions for the conduct of the election; and providing for findings of fact, severability, conflicting provisions, governing law, proper notice and open meeting, and an effective date. (*City Administrator*)

City Administrator Ferguson provided information on key dates, polling place, participating entities, and voting/early voting dates/times.

Councilmember McCullough brought up election costs for recounts and Mayor Flocke advised that recount-related issues cannot be discussed, as they are outside of the scope of this meeting's agenda.

Councilmember Appleman moved to approve the item as presented. Councilmember Thurber seconded. Motion carried on a vote of 5-0.

5. **Discussion and Possible Action**

- A. Consider approval of the Audited Financial Report for the Fiscal Year ended September 30, 2010. (*City Administrator*)

This item was heard after Consent Agenda Item 1B.

Preston Singleton of Singleton, Clark & Company, PC summarized the following audit results:

- Independent Auditor's Report
- Statement of Revenues, Expenditures, and Changes in Fund Balances for the City's General Fund, Blue Hole Park Fund, Municipal Court Fund, and Capital Projects Fund
- Fund Balance decreases due to purchase of City Hall and roads projects
- Ending Fund Balance covering approximately seven and one-half (7 ½) months of operating expenditures
- Balance Sheet showing Assets and Liabilities & Fund Balances in accordance with governmental accounting standards
- Statement of Net Assets, which includes capital assets and long-term liabilities

Mr. Singleton noted that there are no reportable findings and credited City administration for helping move up the timeframe for report issuance each year for the last three years.

Mayor Flocke complimented City Administrator Ferguson and staff for an exceptionally favorable report. City Administrator Ferguson noted a healthy recovery in the City's Fund Balance and stated that conservative spending will continue. In response to Councilmember

McCullough, Mr. Singleton provided information on Blue Hole land and buildings, as reflected in Exhibit A-1 (Statement of Net Assets) on page 8. Brief discussion between Councilmember Wood and City Administrator Ferguson addressed Blue Hole parkland historical and current values since acquisition. Council thanked Mr. Singleton for his presentation.

Councilmember Thurber moved to approve the item as presented. Councilmember Appleman seconded. Motion carried on a vote of 5-0.

- B. Discuss and consider possible action regarding the recent removal of trees for the construction of roadway improvements at the intersection of Ranch Road 12 and Farm to Market Road 32. (*Mayor Bob Flocke*)

Roberta Shoemaker-Beal expressed concerns about the cutting of trees along Ranch Road 12 and referred to Jack Hollon's recent letter in the Wimberley View describing Ranch Road 12 as the gateway to Wimberley. She asked for information on Council's authority to limit removal of trees and what citizens can do to become better informed.

Alice Wightman stated that she was very upset upon learning about the upcoming tree removal and characterized Hays County Precinct Three Will Conley's recent comments on road construction at the Junction as "gloating." Ms. Wightman felt that Texas Department of Transportation's (TxDOT's) public hearing process on Ranch Road 12 improvements was a "farce." She questioned why TxDOT would want to build a major arterial along Ranch Road 12 between "two communities that don't even amount to ten-thousand people." She felt that elected officials (not referring to Council) promoted this project "behind our backs, apparently." Ms. Wightman stated that it is clear to her that "this is a regional multi-county highway that has nothing to do with Wimberley, nothing to do with Dripping Springs – it's connected to Austin." She feared that if funds are available, that this road will become the western side of an outer loop for the City of Austin.

Mayor Flocke expressed frustration that citizens do not avail themselves of information available in the media, newsletters, and websites. Mayor Flocke provided background information on prior road bond elections and several proposed road projects along Ranch Road 12. He noted that three safety improvements at Sink Creek to raise the bridge level, the intersection of Ranch Road 12 at Hugo Road, and at the Junction at Ranch Road 12 and FM 32 were approved by Hays County. Discussion addressed prior bond election-related public meetings, past presentations to Council on proposed Ranch Road 12 improvements, and possible replanting of trees.

No action was taken on this item.

- C. Discuss and consider possible action regarding construction of a sidewalk on River Road near its intersection with Ranch Road 12. (*Transportation Advisory Board*)

City Administrator Ferguson reported that the Transportation Advisory Board (TAB) recently recommended that the City not construct the proposed sidewalk at this time. Instead, the TAB indicated the City should focus its efforts on developing a sidewalk on the south side of River Road, in conjunction with an upcoming planned mixed use development in that area.

Discussion addressed:

- Project costs
- Rationale for construction of a “boardwalk” and associated concerns regarding increased construction costs and maintenance
- TAB Secretary Bert Ray’s comments on the Board’s reasoning for favoring sidewalk construction on the south side of River Road, which questioned the feasibility of constructing a sidewalk that will likely be cut later for various access points to possible future development
- Avoidance of future demolition of newly built sidewalks
- Budgeted expenditures for sidewalk projects
- Taking action now versus delaying action due to speculation about the effect of future development on existing sidewalks

It was agreed to direct staff to discuss future development plans with W.C. Carson and Ozona National Bank, before taking any action. No vote was taken.

- D. Discuss and consider possible action on plans for a community C-P-R initiative. (*City Administrator*)

City Administrator Ferguson reported on recent meetings with Wimberley E-M-S representatives to develop a training program for Wimberley residents on “hands-only” C-P-R and presented details on the proposed program, including training sessions, timeframe, and community outreach. Mayor Flocke spoke in support of the initiative.

Councilmember Thurber moved to approve the item as presented. Councilmember Appleman seconded. Motion carried on a vote of 5-0.

- E. Discuss and consider possible action on a petition relating to the plans of the Lower Colorado River Authority (LCRA) to sell several LCRA water and/or wastewater systems. (*City Administrator*)

City Administrator Ferguson asked that Council delay action on this item at this time due to recent developments concerning LCRA’s adopted resolution to market its water/wastewater systems for sale as a single block to the highest bidder. He asked that no action be taken, in order to allow for ongoing communications between LCRA and a recently organized multi-government coalition, in the hopes of resolving concerns. Discussion addressed the importance of water issues, partnership with surrounding cities, impact on development, possible injunctive relief, and LCRA’s mission statement.

No action was taken on this item.

- F. Discuss and consider possible action on a resolution supporting the Guadalupe Blanco River Authority’s (GBRA’s) application for flood protection planning grant assistance from the Texas Water Development Board. (*City Administrator*)

City Administrator Ferguson stated that approval of the resolution supporting GBRA's grant application will help expedite completion of the Hays County Drainage/Flood Study, which includes the Wimberley Valley.

Councilmember Wood moved to approve the item as presented. Councilmember Thurber seconded. Motion carried on a vote of 5-0.

- G. Discuss and consider possible action regarding a proposed contract for election services with the Hays County Elections Administrator for the May 14, 2011 General Election. *(City Administrator)*

City Administrator Ferguson detailed the proposed agreement, responsibilities of each party, and election costs, which will be shared among participating entities.

Councilmember Thurber moved to approve the item as presented. Councilmember White seconded. Motion carried on a vote of 5-0.

- H. Discuss and consider possible action regarding a proposed Joint Election Agreement with the Wimberley ISD for the May 14, 2011 General Election. *(City Administrator)*

City Administrator Ferguson explained the need for the City and the WISD to enter into a joint election agreement, which would allow the City and WISD to share election expenses charged by the Hays County Elections Administrator.

Councilmember Thurber moved to approve the item as presented. Councilmember Wood seconded. Motion carried on a vote of 5-0.

- I. Discuss and consider possible action regarding a proposed Joint Election Agreement with the Hays Trinity Groundwater Conservation District (HTGCD) for the May 14, 2011 General Election. *(City Administrator)*

As with the previous agenda item, City Administrator Ferguson explained the need for the City and HTGCD to enter into a joint election agreement.

Councilmember Appleman moved to approve the item as presented. Councilmember Wood seconded. Motion carried on a vote of 5-0.

- J. Discuss and consider possible action regarding a request for the City of Wimberley to co-sponsor a *Firewise* Town Hall Meeting on February 10, 2011. *(City Administrator)*

This item was heard after Agenda Item 2.

Jan Fulkerson of the Texas Forest Service thanked Council for considering co-sponsorship of this event to be held February 10, 2011 from 6:30 to 9:00 p.m. at the Wimberley Community Center. To help promote awareness, she offered to provide information to be included on the

City's website. Details on the event and speakers were presented. Mayor Flocke favored encouragement of fire safety education.

Councilmember Appleman moved to approve the item as presented. Councilmember Thurber seconded. Motion carried on a vote of 5-0.

6. City Council Reports

- Announcements
- Future Agenda Items

As a future agenda item, Councilmember White requested discussion of the City's boundary survey. Relative to Councilmember White's request, City Administrator Ferguson reported that further research was conducted and that Council will be presented with modifications to the survey, which clarify specific ownership issues.

Hearing no further announcements or future agenda item requests, Mayor Flocke called the meeting adjourned at 8:51 p.m.

Adjournment: Council meeting adjourned at 8:51 p.m.

Recorded by:



Cara McPartland

These minutes approved on the 3rd of February, 2011.

APPROVED:



Bob Flocke, Mayor

