

PUBLIC NOTICE

AGENDA

LOCKHART CITY COUNCIL

TUESDAY - APRIL 2, 2019

**CLARK LIBRARY ANNEX-COUNCIL CHAMBERS
217 SOUTH MAIN STREET, 3rd FLOOR
LOCKHART, TEXAS**

6:30 P.M.

WORK SESSION (No Action)

Work session will be held to receive briefings and to initially discuss all items contained on the Agenda posted for 7:30 p.m. Generally, this work session is to simplify issues as it relates to the agenda items. No vote will be taken on any issue discussed or reviewed during the work session.

PRESENTATION ONLY

- A. Acknowledgement and presentation to volunteers at the Lockhart Animal Shelter.
- B. Presentation of a proclamations declaring April as Child Abuse Awareness and Prevention Month and Sexual Assault Awareness and Prevention Month.
- C. Reading of proclamation declaring April as "Fair Housing Month".

DISCUSSION ONLY

- A. Presentation and discussion to receive update from the Greater San Marcos Partnership and the Lockhart Economic Development's (LEDC) ongoing projects. *5-19*
- B. Discuss minutes of the City Council meeting of March 19, 2019. *34-42*
- C. Discuss Resolution 2019-10 approving the Capital Area Council of Governments (CAPCOG) Air Quality Program Fiscal Year 2020 Local Funding. *43-51*
- D. Discuss Ordinance 2019-09 authorizing utility customers to opt-out of utilizing the Advanced Meter Infrastructure (AMI) meters and to add a requirement to pay a meter exchange fee and a monthly meter reading fee. *52-55*
- E. Discuss appeal by Prince Development of the Construction Board of Appeals' ruling for the driveway, flatwork, and pool decking at 1025 Maple Street. *56-81*
- F. Discuss Ordinance 2019-08 amending Chapter 46 "Signs", Section 46-4 "Prohibited signs and locations", and Chapter 50 "Streets, Sidewalks, and Other Public Places", Section 50-6 "Landscape intrusions and obstructions in public sidewalks and streets" of the Code of Ordinances, to establish standards for the use of the public sidewalks in the central business district for objects such as tables, chairs, flower pots, merchandise, portable *82-* statutes, small signs, and other promotional items associated with abutting businesses. *85*
- G. Discuss Road Construction and Reimbursement Agreement between Continental Homes of Texas, L.P., and the City of Lockhart, for an extension of Maple Street in conjunction with the development of the proposed Vintage Springs Subdivision. *86-105*

7:30 P.M. REGULAR MEETING

1. CALL TO ORDER

Mayor Lew White

2. INVOCATION, PLEDGE OF ALLEGIANCE

Invocation.

Pledge of Allegiance to the United States and Texas flags.

3. CITIZENS/VISITORS COMMENTS

(The purpose of this item is to allow citizens an opportunity to address the City Council on issues that are not on the agenda. No discussion can be carried out on the citizen/visitor comment.)

4. PUBLIC HEARING/COUNCIL ACTION

A. Hold a public hearing on application ZC-19-02 by Robert Mendez for a Zoning Change from RHD Residential High Density District to CLB Commercial Light Business District on Lot 1, Block 1, RMSR Subdivision, consisting of 0.142 acre located at 115 South Guadalupe Street. 20-33

B. Discussion and/or action to consider Ordinance 2019-07 amending the Official Zoning Map of the City of Lockhart, Texas, to reclassify the property known as Lot 1, Block 1, RMSR Subdivision, located at 115 South Guadalupe Street, from RHD Residential High Density District to CLB Commercial Light Business District.

5. CONSENT AGENDA

A. Approve minutes of the City Council meeting of March 19, 2019. 34-42

B. Approve Resolution 2019-10 approving the Capital Area Council of ⁴³⁻ Governments (CAPCOG) Air Quality Program Fiscal Year 2020 Local Funding. ₅₁

C. Approve Ordinance 2019-09 authorizing utility customers to opt-out of utilizing the Advanced Meter Infrastructure (AMI) meters and to add a requirement to pay a meter exchange fee and a monthly meter reading fee. 52-55

6. DISCUSSION/ACTION ITEMS

A. Discussion and/or action to consider appeal by Prince Development of the Construction Board of Appeals' ruling for the driveway, flatwork, and pool decking at 1025 Maple Street. 56-81

B. Discussion and/or action to consider Ordinance 2019-08 amending Chapter 46 "Signs", Section 46-4 "Prohibited signs and locations", and Chapter 50 "Streets, Sidewalks, and Other Public Places", Section 50-6 "Landscape intrusions and obstructions in public sidewalks and streets" of the Code of Ordinances, to establish standards for the use of the public sidewalks in the central business district for objects such as tables, chairs, flower pots, merchandise, portable statuettes, small signs, and other promotional items associated with abutting businesses. 82-85

DISCUSSION/ACTION ITEMS continued....

C. Discussion and/or action to consider a Road Construction and Reimbursement Agreement between Continental Homes of Texas, L.P., and the City of Lockhart, for an extension of Maple Street in conjunction with the development of the proposed Vintage Springs Subdivision. 86-105

D. Discussion and/or action regarding appointments to various boards, commissions or committees. 106-113

7. CITY MANAGER'S REPORT, PRESENTATION AND POSSIBLE DISCUSSION

- Economic Development Updates:
 - ACC (Austin Community College) began their new workforce training programs in Lockhart at the LISD Cisneros Campus on March 26.
 - The Culinary Room featured by HEB at <https://www.youtube.com/watch?v=OpaAICvxT40> (Retired Spurs guard Bruce Bowen in ad).
 - Lockhart's designation as Opportunity Zone drawing investment interest.
 - Visionary Fiber Technologies, a company engaged in technology transfer from Texas State University in San Marcos, plans to open in April.
 - The Turner Company is nearing completion of the first phase of its precast concrete plant at FM-142/Cistern Road.
 - Stanton Apartments expect to have first phase completed by May and all completed by fall 2019; all 148 apartments are market rate.
 - Lockhart Springs Apartment are under construction and expected to be completed by late 2019; 40 of 48 units are income restricted, 8 units are market rate.
 - Valero Gas Station along FM-142/City Line Road is nearing completion and plans to open by end of April.
- Events:
 - Sip n Stroll will be held on April 6 in downtown Lockhart.
 - Kiwanis 1K and 5K runs on April 13th.
 - Clark Library is hosting *Fiesta del Mariachi* event on Saturday, April 27 at 6:30 p.m.
- GBRA is in the process of finalizing the City's Wastewater Discharge Permit Applications for both of our wastewater treatment plants. Staff will bring this item to Council on April 16th. Permits must be renewed through TCEQ every five years. Our current permits expire February 2020.
- Legislative Update.
- Update on SB 2414/HB 4427 regarding a proposed non-tolled four lane divided highway connecting I-35 north of New Braunfels with SH 130 in Guadalupe County.
- City participation in a Law Enforcement Best Practices Recognition Program.
- City staff has replaced the landscaping around the marquee signs located at MLK Jr. Industrial Blvd. and South Colorado Street with decomposed granite and decorative boulders.
- Scheduled City cemetery cleanup is complete.
- The Municipal Court cleared 80 warrants during the 2019 Warrant Round Up.

8. COUNCIL AND STAFF COMMENTS – ITEMS OF COMMUNITY INTEREST (**Items of Community Interest defined below)

9. ADJOURNMENT

*** Items of Community Interest includes: 1) expressions of thanks, congratulations or condolence; 2) information regarding holiday schedules; 3) an honorary or salutary recognition of a public official, public employee, or other citizen, except that a discussion regarding a change in the status of a person's public office or public employment is not an honorary or salutary recognition for purposes of this subdivision; 4) a reminder about an upcoming event organized or sponsored by the governing body; 5) information regarding a social, ceremonial, or community event organized or sponsored by an entity other than the governing body that was attended or is scheduled to be attended by a member of the governing body or an official employee of the municipality; and 6) announcements involving an imminent threat to the public health and safety of people in the municipality that has arisen after the posting of the agenda. (SB 1182 - effective 09/01/2009)*

City Council shall have the right at anytime to seek legal advice in Executive Session from its Attorney on any agenda item, whether posted for Executive Session or not.

I certify that the above notice of meeting was posted on the bulletin board in the Municipal Building, 308 West San Antonio Street, Lockhart, Texas, on the 29th day of March 2019 at 4:00pm. I further certify that the following News Media was properly notified of this meeting as stated above: Lockhart Post-Register



Connie Constancio, TRMC
City Secretary

City of Lockhart, Tx

Council Agenda Item Briefing Data

COUNCIL MEETING DATE: April 2, 2019

AGENDA ITEM CAPTION:

Discussion regarding an update to Lockhart City Council from the Greater San Marcos Partnership and Lockhart Economic Development (LEDC) on ongoing projects.

ORIGINATING DEPARTMENT AND CONTACT:

Rob Tobias, Director of LEDC 512-376-0856, rtobias@lockhart-tx.org

ACTION REQUESTED:

ORDINANCE RESOLUTION CHANGE ORDER AGREEMENT
 APPROVAL OF BID AWARD OF CONTRACT CONSENSUS OTHER

BACKGROUND/SUMMARY/DISCUSSION:

Update from the Greater San Marcos Partnership (GSMP) and LEDC regarding marketing for the region. The City of Lockhart has been a member of GSMP since 2010. Other cities in the region that partner with GSMP are Caldwell County, Driftwood Municipal Management District, City of Dripping Springs, Hays County, City of Kyle, Luling Economic Development Corporation, City of San Marcos, and Texas State University.

PROJECT SCHEDULE (if applicable):

N/A

AMOUNT & SOURCE OF FUNDING: (to be completed by Finance)

Funds Required: N/A

Account Number: N/A

Funds Available: N/A

Account Name: N/A

FISCAL NOTE (if applicable):

Previous Council Action: N/A

COMMITTEE/BOARD/COMMISSION ACTION:

None

STAFF RECOMMENDATION/REQUESTED MOTION:

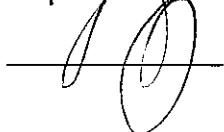
Receive update from GSMP and LEDC regarding ongoing projects.

LIST OF SUPPORTING DOCUMENTS:


PowerPoint Presentations

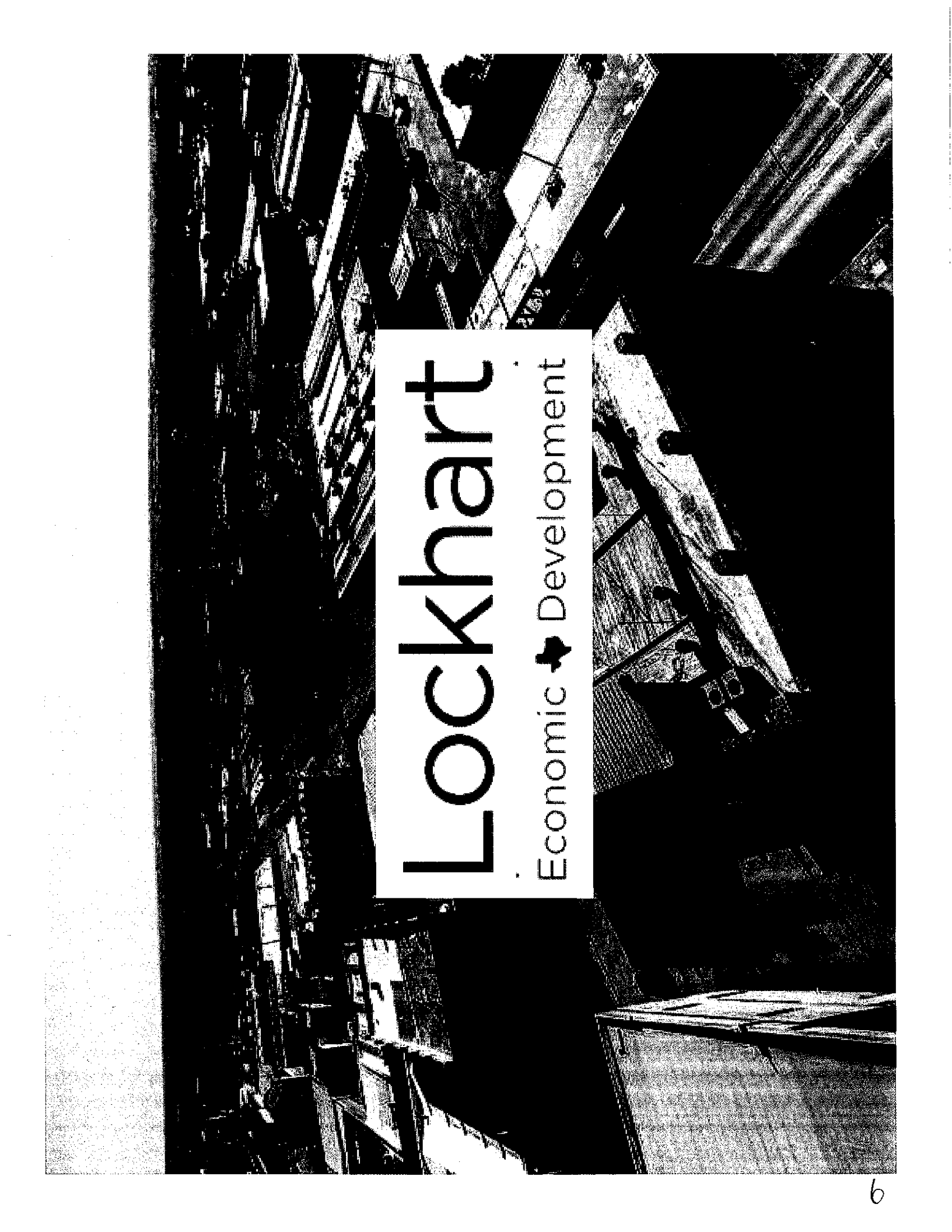
GSMP Board Members

Department Head initials:



City Manager's Review:

 5



Lockhart

Economic ♣ Development

Lockhart Snapshot

- ◆ LEDC continues to attract residential, commercial and industrial developments to the City and ETJ in concert with its regional ED partners to include the Greater San Marcos Partnership and Austin Chamber
- ◆ Caldwell County Courthouse Square continues to be one of the most visited and photographed squares in the State
- ◆ Lockhart is home to a number of historic designated venues
- ◆ Home to the BBQ Capital of Texas attracting over 1.5 million visitors per year
- ◆ Home to a growing number of musicians, artists, artisans and events
- ◆ Lockhart could be the most authentic community in Central Texas

Lockhart

Economic Development

New Retail, Commercial, Industrial
Development Emerging

1

Lockhart West

SH-130/FM-142

Looks like suburbia with a number of projects underway to include apartments, housing, commercial and light industrial developments

2

Lockhart Historic District

Attracting new boutique businesses Including Bluebonnet Records, Panaderia, Armando's Jewelers, It's All About You; there is need for more space and public amenities

3

Lockhart South

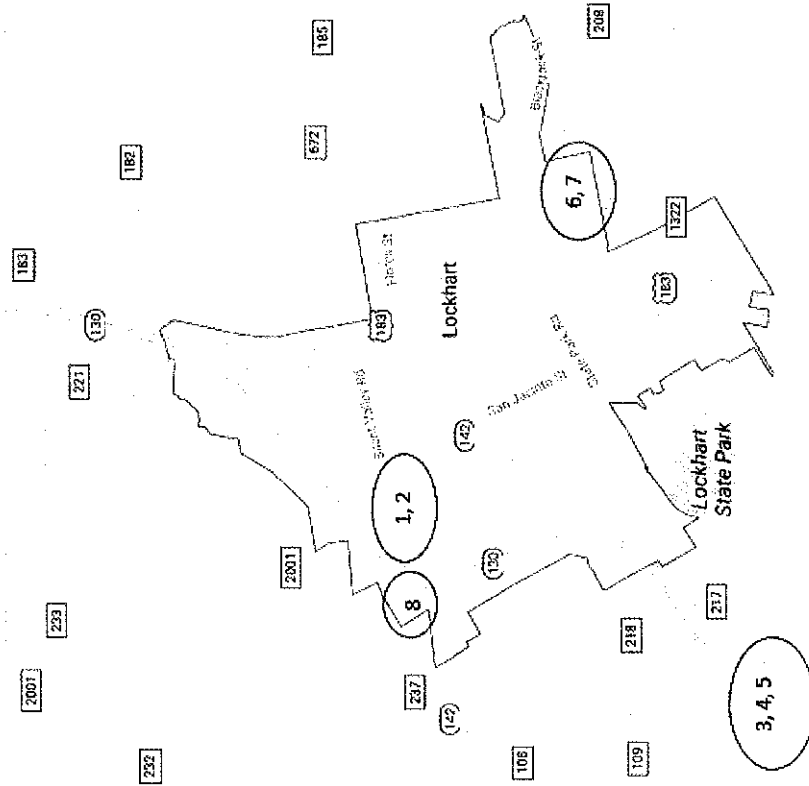
Anchored by Walmart, area continues to attract new commercial and industrial investments, such as KFC and Visionary Fiber Technologies our newest technology venture



Welcoming, Charming, Historic, Emerging

2019 Map of Announcements

#	Project	Capital Investment	Current Location	Industry	Jobs	Acres
1	Project Molly	\$ 3,000,000	CA	Automotive	20	3
2	Project Jawa	\$ 10,000,000	CA	Specialty Apparel	200	7
3	Project Hops	\$ 10,000,000	Uvalde	Hops/Pharma	50	50
4	Project Organic	\$ 2,000,000	New Venture	Agricultural	10	100
5	Project Wellness	\$ 3,000,000	GA	Agricultural	20	40
6	Project Wright	\$ 10,000,000	AR	Manufacturing	100	10
7	Project Foods	\$ 10,000,000	Houston	Food Processing	100	10
8	Project NMTC	\$ 10,000,000	N/A	Manufacturing	N/A	12
	Total	\$ 58,000,000			500	232



Welcoming, Charming, Historic, Emerging

New Initiatives Underway or in Development

- ◆ ACC continuing education program starting in early 2019 in collaboration with LEDC and Lockhart ISD on the Cisneros campus
- ◆ Considering coworking space to spur small business creation and development via EDA, USDA grants/loan with private sector; to be anchored by LEDC, Chamber(s), SBDC, other strategic partners
- ◆ Collaborating with Texas State-Meadows Center regarding the potential redevelopment of the Lockhart Springs and State Park
- ◆ Collaborating with various Higher Education partners to enhance their outreach and to explore other innovative partnerships

Expand Use of ED Financing Tools

- ◆ TIF (tax increment financing) is a public infrastructure financing tool used to attract and facilitate development in areas needing improvement such as the downtown historic district or in emerging areas such as the SH-130 corridor
- ◆ Collaborating with Caldwell County to consider creation of Industrial Development Corporation to facilitate funding of up to \$10 million for small manufacturing projects
- ◆ USDA REDLG, whereby this federal agency grants up to \$2 million to an Electric Cooperative that can relend to companies seeking financial assistance to grow (terms could be very favorable such as 10-year with negotiated interest rate and 2-year deferral)

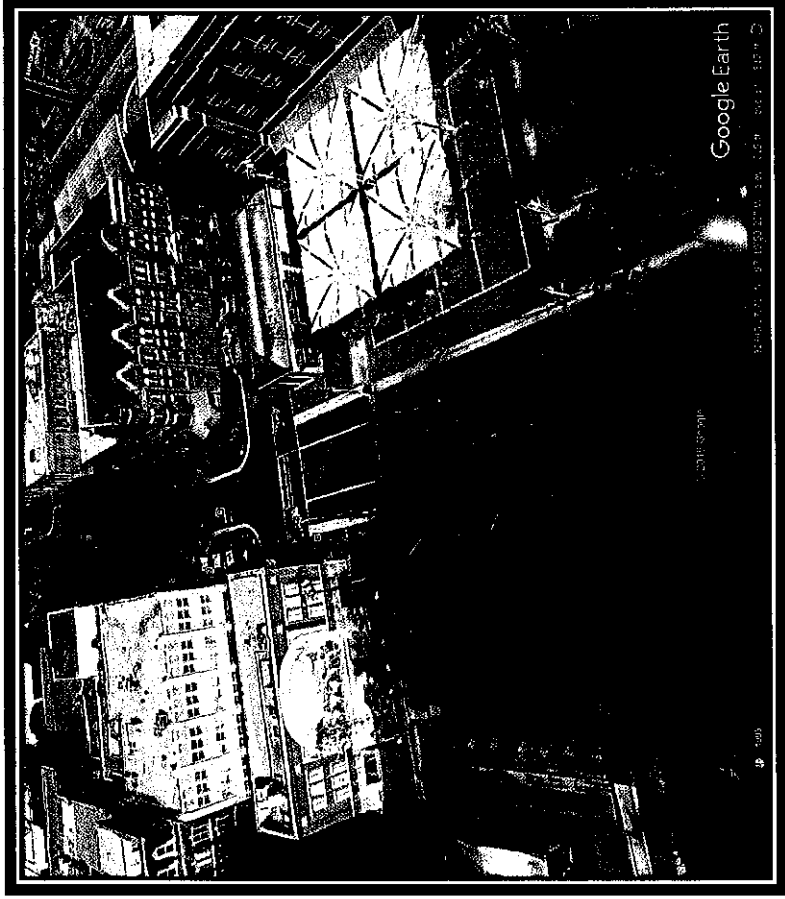
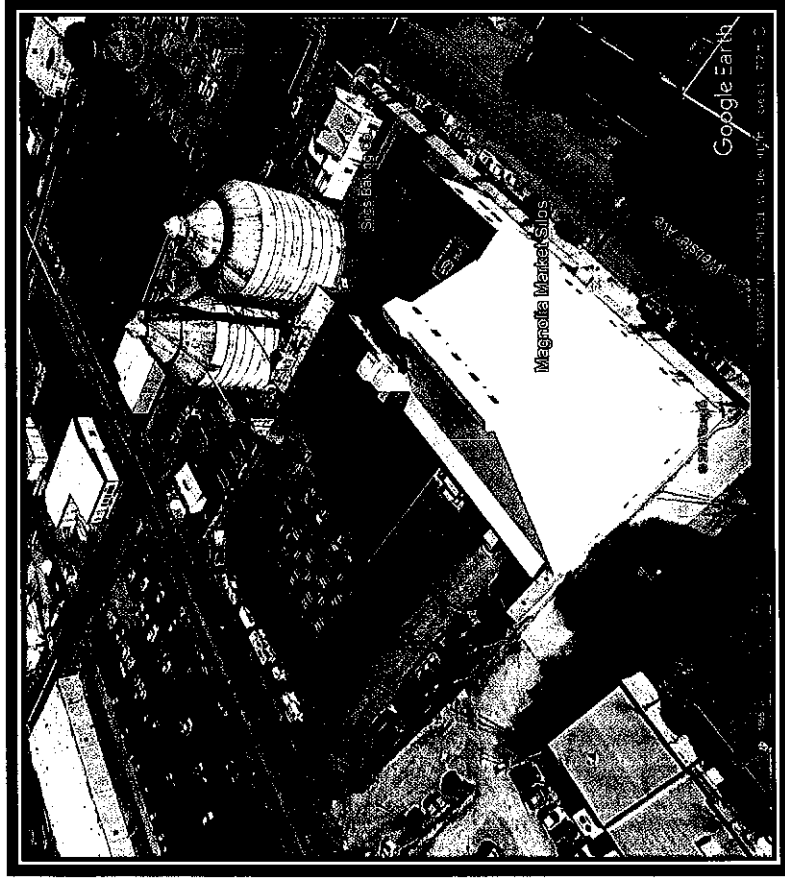
A Vision for the Future

- ◆ A city known for its community DNA, being welcoming, charming, and historic
- ◆ A city offering a vibrant Historic District
- ◆ A city with one of the most authentic historic district venues in the Austin region
- ◆ A city with a thriving cultural district and a growing music, art and artisan community
- ◆ A city focused on the attraction of quality residential, commercial, and light industrial development
- ◆ A city where families want to live, work, play and learn

Lockhart

Economic Development

Investments Spurring Investments



Welcoming, Charming, Historic, Emerging

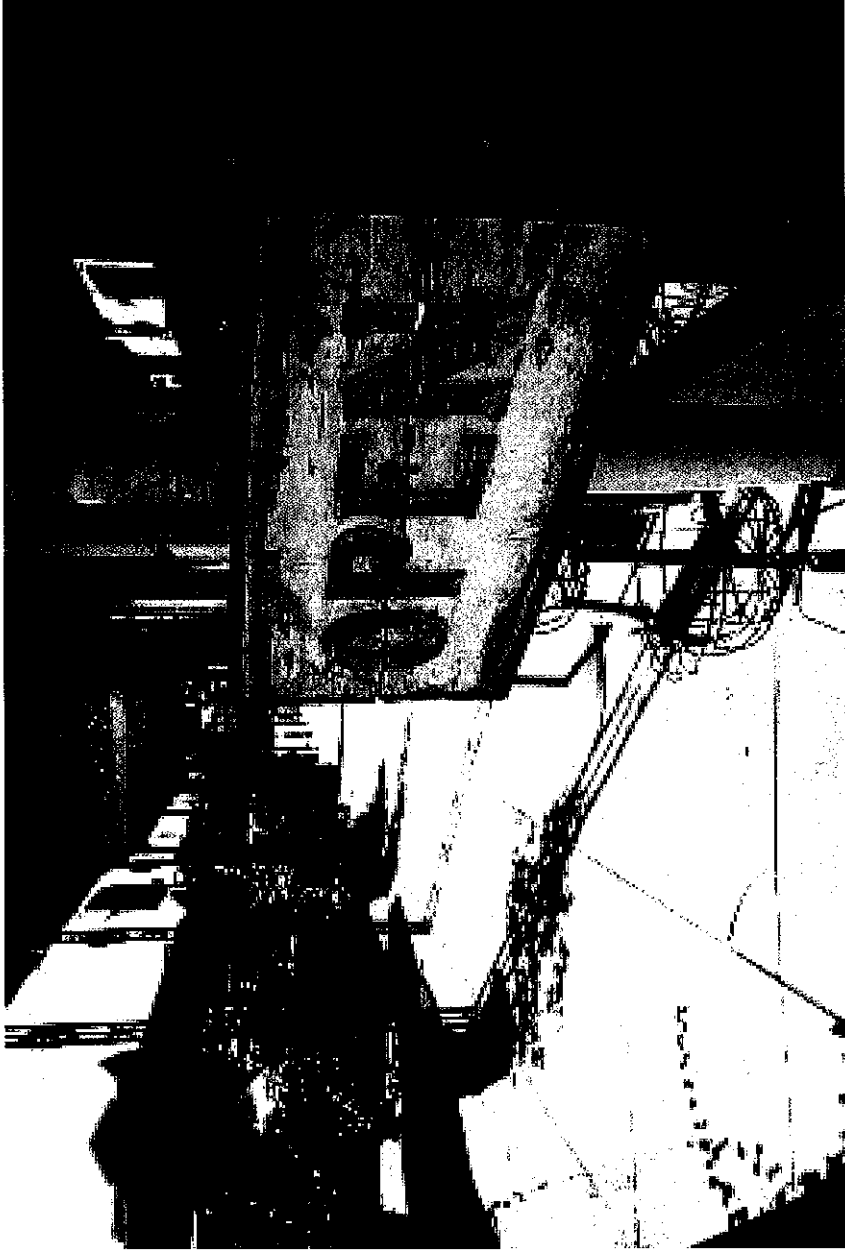
Council Adopted Strategic Priorities for Economic Development 2019-2020

- ◆ Reassess who is in charge of managing and funding downtown development and tourism
- ◆ Attract a post-secondary education campus/facility
- ◆ Complete updating our development ordinances
- ◆ Consider development tools to facilitate attraction/recruitment to the SH 130 corridor
- ◆ Bring utilities, assist assembling parcels, rezoning tracts along SH 130
- ◆ Explore new industrial park
- ◆ Develop an Economic Development Strategic Plan
- ◆ Create a robust LEDC website

Lockhart Summary

- ◆ Lockhart is emerging with over \$125 million of new capital investment underway
- ◆ Lockhart is actively engaged in a number of State and regional partnerships with the Texas Historical Commission, Texas Film Commission, Texas Department of Agriculture, Texas Commission on the Arts, our two local Chambers, the Greater San Marcos Partnership and the Austin Chamber
- ◆ Lockhart has room for substantial quality growth along SH-130 and redevelopment near the downtown historic district
- ◆ Lockhart offers many opportunities for expansion and diversification of the economy

Lockhart - Open For Business!



www.lockhart-tx.org

Welcoming, Charming, Historic, Emerging

Board Members

Patrick Rose

Chair

Becky Collins

Chair-Elect

Anthony Stahl

Secretary

Roland Velvin

Treasurer

Dr. Denise Trauth

Immediate Past Chair

Dr. Hector Aguilar

Board Member

Dya Campos

Board Member

Michael Cardona

Board Member

John David Carson

Board Member

Kevin Carswell

Board Member

Will Conley

Honorary Co-Chair, Past
Chair

Pat Fernandez

Board Member

Jennifer Finch

Board Member

Fred Heldenfels

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Jane Hughson

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Debbie Ingalsbe

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John Navarrette
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Ryan Pearl
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John Schawe
Board Member

Scott Sellers
Board Member

Lon Shell
Board Member

Rick Skiles
Board Member

Lance Spruiell
Board Member

Ed Theriot
Board Member

Rob Tobias
Board Member

Eric Wright
Board Member

John Barton
Board Member

City of Lockhart, Texas

Council Agenda Item Briefing Data

COUNCIL MEETING DATE: April 2, 2019

AGENDA ITEM CAPTION:

Hold a PUBLIC HEARING on application ZC-19-02 by Robert Mendez, and discussion and/or action to consider Ordinance 2019-07, for a Zoning Change from RHD Residential High Density District to CLB Commercial Light Business District on Lot 1, Block 1, RMSR Subdivision, consisting of 0.142 acre located at 115 South Guadalupe Street.

ORIGINATING DEPARTMENT AND CONTACT: Planning Department – Dan Gibson, City Planner

ACTION REQUESTED:

X ORDINANCE RESOLUTION CHANGE ORDER AGREEMENT
 APPROVAL OF BID AWARD OF CONTRACT CONSENSUS OTHER

BACKGROUND/SUMMARY/DISCUSSION:

Although the subject property has been zoned high density residential at least since 1974, the existing building had long been used for commercial and storage purposes. However, because it has not been used as a business for a period exceeding six months, and has been disconnected from utilities so long that there is no account on record for it, commercial use is no longer grandfathered and the property would have to be converted to a residential use that is allowed in the RHD district. Due to the size of the lot, the only possible residential use would be a single-family dwelling. However, the owner wishes to make the building available for occupancy by a low intensity commercial use such as an office or barber/beauty shop. The small size of the subject property and existing building, though, will undoubtedly limit the type and intensity of any commercial uses that would be allowed in this location by the proposed CLB zoning. The same rezoning of the subject property was attempted in 2014, when the Planning and Zoning Commission voted 4-1, with one abstention, to recommended approval. The City Council voted 4-3 in favor, but approval failed due to the fact that a protest by owners of more than 20 percent of the land area within 200 feet required a supermajority of at least six favorable votes. This time, three residents of the area spoke in opposition to the proposed rezoning at the Planning and Zoning Commission hearing, and subsequently submitted a written petition of protest, including a narrative explaining their reasons. The portions of the lots owned by them, plus one-half of abutting street rights-of-way, is 37 percent of the total area within 200 feet of the subject property. Because it exceeds 20 percent of the land area within 200 feet, this zoning change can be approved only with an affirmative vote of at least ¾ of the membership (six votes) of the City Council. More detailed information is contained in the attached staff report.

PROJECT SCHEDULE (if applicable): Not applicable

AMOUNT & SOURCE OF FUNDING: (to be completed by Finance): Not applicable

COMMITTEE/BOARD/COMMISSION ACTION:

Motion to recommend denial failed on a 3-3 tie vote, with one member absent, on March 27, 2019.

STAFF RECOMMENDATION/REQUESTED MOTION:

There are valid reasons both in favor of and against the proposed rezoning. Staff believes that a small neighborhood-oriented business such as an office or personal service establishment could be appropriate at this location, but also recognizes that opposition by owners of adjacent property should carry significant weight.

LIST OF SUPPORTING DOCUMENTS:

1) Ordinance 19-07. 2) Maps. 3) Staff report. 4) Protest petition and map. 5) Application form.

Department Head initials:

DG

City Manager's Review:

[Signature]

ORDINANCE 2019-07

AN ORDINANCE OF THE CITY OF LOCKHART, TEXAS, AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF LOCKHART, TEXAS, TO RECLASSIFY THE PROPERTY KNOWN AS LOT 1, BLOCK 1, RMSR SUBDIVISION, LOCATED AT 115 SOUTH GUADALUPE STREET, FROM RHD RESIDENTIAL HIGH DENSITY DISTRICT TO CLB COMMERCIAL LIGHT BUSINESS DISTRICT.

WHEREAS, on March 27, 2019, the Planning and Zoning Commission held a public hearing and failed to make a recommendation due to a tie vote on a motion to recommend denial; and,

WHEREAS, the City Council nevertheless desires to amend the zoning map as provided in Section 64-128 of the Code of Ordinances; and,

WHEREAS, a public hearing was held in conformance with applicable law;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LOCKHART, TEXAS, THAT:

I. The above-referenced property described in Zoning Change request ZC-19-02 as Lot 1, Block 1, RMSR Subdivision, consisting of 0.142 acre located at 115 South Guadalupe Street, will be reclassified from RHD Residential High Density District to CLB Commercial Light Business District.

II. Severability: If any provision, section, clause, sentence, or phrase of this ordinance is for any reason held to be unconstitutional, void, invalid, or unenforced, the validity of the remainder of this ordinance or its application shall not be affected, it being the intent of the City Council in adopting and of the Mayor in approving this ordinance that no portion, provision, or regulation contained herein shall become inoperative or fail by way of reasons of any unconstitutionality or invalidity of any other portion, provision or regulation.

III. Repealer: That all other ordinances, sections, or parts of ordinances heretofore adopted by the City of Lockhart in conflict with the provisions set out above in this ordinance are hereby repealed or amended as indicated.

IV. Publication: That the City Secretary is directed to cause this ordinance caption to be published in a newspaper of general circulation according to law.

V. Effective Date: That this ordinance shall become effective and be in full force immediately upon and from the date of its passage.

PASSED, APPROVED, AND ADOPTED AT A REGULAR MEETING OF THE LOCKHART CITY COUNCIL ON THIS THE 2nd DAY OF APRIL, 2019.

CITY OF LOCKHART

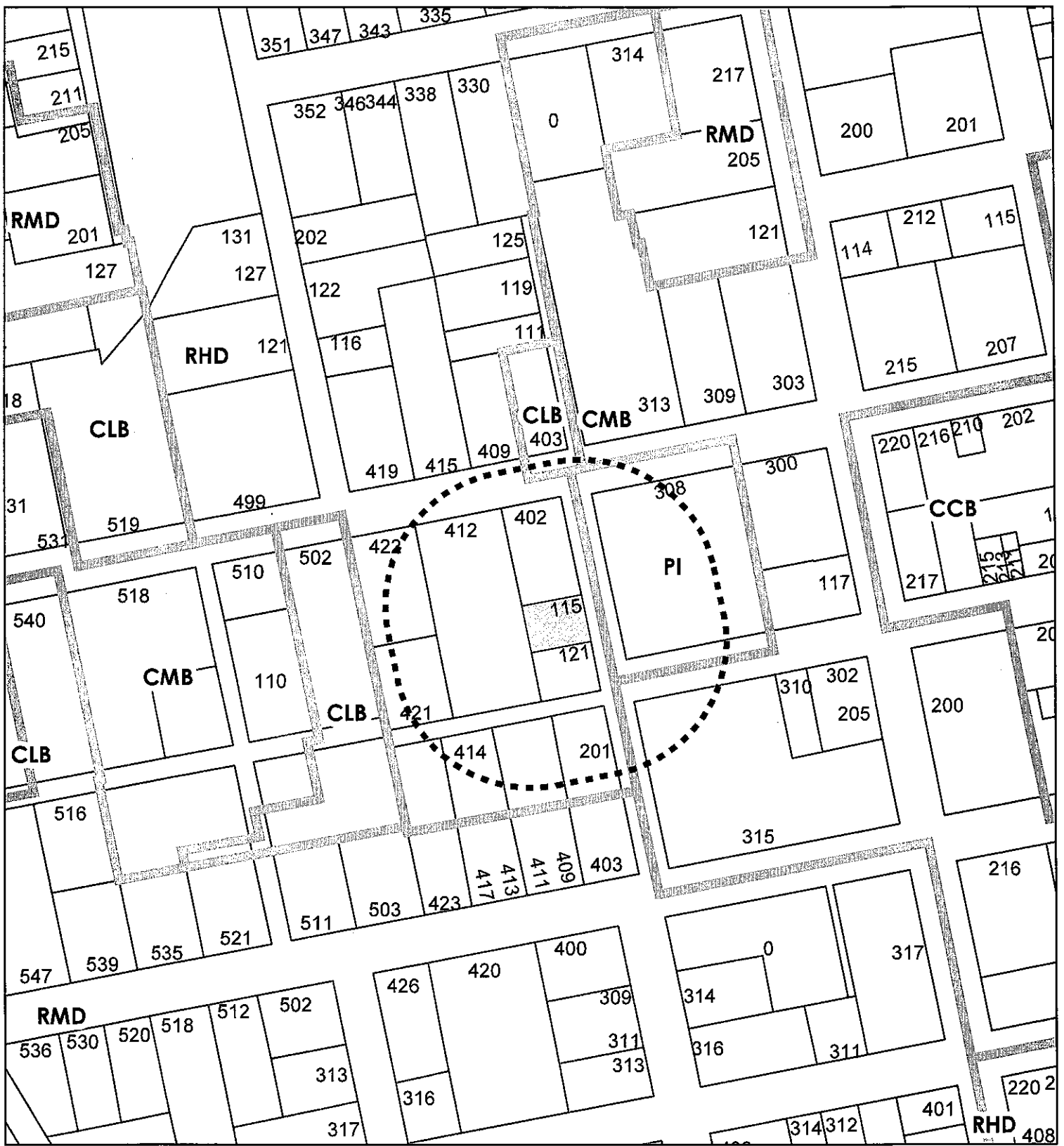
Lew White, Mayor

ATTEST:

APPROVED AS TO FORM:

Connie Constancio, TRMC, City Secretary

Peter Gruning, City Attorney





ZC-19-02

RHD TO CLB

115 S. GUADALUPE STREET

scale 1" = 200'

-  SUBJECT PROPERTY
-  ZONING BOUNDARY

22



CASE SUMMARY

STAFF: Dan Gibson, City Planner CASE NUMBER: ZC-19-02
REPORT DATE: March 20, 2019 [Updated 3-29-19]
PLANNING & ZONING COMMISSION HEARING DATE: March 27, 2019
CITY COUNCIL HEARING DATE: April 2, 2019
REQUESTED CHANGE: RHD to CLB
STAFF RECOMMENDATION: *Staff believes that there are valid reasons for both approval and denial.*
PLANNING & ZONING COMMISSION RECOMMENDATION: *None, due to tie vote.*

BACKGROUND DATA

APPLICANT(S): Robert Mendez
OWNER(S): Robert Mendez
SITE LOCATION: 115 S. Guadalupe St.
LEGAL DESCRIPTION: Lot 1, Block 1, RMSR Subdivision
SIZE OF PROPERTY: 0.142 acre
EXISTING USE OF PROPERTY: One building used for storage
LAND USE PLAN DESIGNATION: Medium Density Residential

ANALYSIS OF ISSUES

REASON FOR REQUESTED CHANGE: Although the subject property has been zoned high density residential at least since 1974, the existing building had long been used for commercial and storage purposes. However, because it has not been used as a business for a period exceeding six months, and has been disconnected from utilities so long that there is no account on record for it, commercial use is no longer grandfathered and the property would have to be converted to a residential use that is allowed in the RHD district. Due to the size of the lot, the only possible residential use would be a single-family dwelling. However, the owner wishes to make the building available for occupancy by a low intensity commercial use such as an office or barber/beauty shop. The same rezoning of the subject property was attempted in 2014, when the Planning and Zoning Commission voted 4-1, with one abstention, to recommended approval. The City Council voted 4-3 in favor, but approval failed due to the fact that a written protest by owners of more than 20 percent of the land area within 200 feet required a supermajority of at least six favorable votes. This time, the Commission’s vote on a motion to recommend denial failed due to a 3-3 tie, with one member absent.

AREA CHARACTERISTICS:

	Existing Use	Zoning	Land Use Plan
North	Single-family residential, Office, Church	RHD, CLB, CMB	Medium Density Residential
East	City hall	PI	Public and Institutional
South	Single-family residential, Church	RHD, CMB	Medium Density Residential
West	Single-family residential	RHD	Medium Density Residential

TRANSITION OF ZONING DISTRICTS: Although there is no other commercial zoning abutting the subject property, the attorney's office at 403 West San Antonio Street, which is nearby to the north, is zoned CLB, and both the nearby Methodist and Baptist churches are zoned CMB. Also, there is commercial zoning at the west end of the same block containing the subject property. Nevertheless, this rezoning would break a long-established boundary where Guadalupe Street generally divides nonresidential development on the east side from residential development on the west side.

ADEQUACY OF INFRASTRUCTURE: Existing street access and utilities are adequate.

POTENTIAL NEIGHBORHOOD IMPACT: If commercial zoning is to be located adjacent to or near any residential classification, CLB would generally have the least adverse impact on the area due to the limited type of uses allowed by-right, such as offices, studios, barber and beauty shops, and day care centers, any of which could provide neighborhood services that are within walking distance of residences. Although more intense specific uses are allowed, such as restaurants, retail stores, banks, and mixed-use buildings, they must be reviewed on a case-by-case basis in a public hearing, whereby the owners of all property within 200 feet are notified and have an opportunity to express their opinion. The small size of the subject property and existing building, though, will undoubtedly limit the type and intensity of any commercial uses that would be allowed in this location by the proposed CLB zoning. In fact, in terms of mixed-use development this location is ideal for a small neighborhood-oriented business that could conveniently serve residents of the area.

CONSISTENCY WITH COMPREHENSIVE PLAN: The requested CLB zoning classification is not consistent with the Medium Density Residential future land use map designation of the property.

ALTERNATIVE CLASSIFICATIONS: There are no zoning classifications that would both allow commercial uses at this location and be consistent with the Lockhart 2020 Future Land Use Plan map. In fact, the only classification that would be entirely consistent with the land use plan map is RMD Residential Medium Density District, which is neither the current nor the requested zoning of the property.

PRECEDENT: Because this zoning change encroaches across a relatively firm boundary between nonresidential zoning classifications and a residential classification where there is no existing commercial zoning abutting the property, this might be viewed as an undesirable precedent bordering on spot zoning. A rezoning from RHD to CLB was previously approved for a house on a single lot to be converted to an attorney's office located at 403 West San Antonio Street, where it was a similar encroachment of commercial zoning across Guadalupe Street. However, that property fronts on an arterial street, and was already adjacent to existing CMB commercial zoning on the east side of Guadalupe Street.

RESPONSE TO NOTIFICATION: Three residents of adjacent and nearby lots spoke in opposition to the proposed rezoning at the Planning and Zoning Commission, and have subsequently submitted a written petition of protest, including a narrative explaining their reasons. The portions of the lots owned by them, plus one-half of abutting street rights-of-way, is 37 percent of the total area within 200 feet of the subject property. Because it exceeds 20 percent of the land area within 200 feet, this zoning change can be approved only with an affirmative vote of at least $\frac{3}{4}$ of the membership (six votes) of the City Council.

STAFF RECOMMENDATION: Staff believes that a small neighborhood-oriented business such as an office or personal service establishment could be appropriate at this location, but also recognizes that opposition by owners of adjacent property should carry significant weight in the decision. The small size of the property will limit the intensity of any potential commercial use, and businesses such as a retail store or restaurant are not allowed without another public hearing process involving approval of a specific use permit by the Planning and Zoning Commission.

Date: March 28, 2019

From: Below Citizens of Lockhart

To: Dan Gibson, Head of Planning and Zoning

Subject: **PROTEST REZONING REQUEST for 115 S. Guadalupe St.**

We the undersigned protest the request to rezone a neighborhood property presented to the Planning and Zoning Commission on Wednesday, March 27, 2019. The Planning and Zoning Commission did not approve a request by Robert Mendez, Jr., to change the zoning from RHD Residential High Density District to CLB Commercial Light Business District on Lot 1, Block 1, RMSR Subdivision, consisting of 0.142 acres located at 115 South Guadalupe Street. The vote was split 3/3. We strongly disagree with the requested zoning change of the owner of said property and ask the Council to NOT approve this zoning change. Attached are some of the concerns we have.

Written Name/Street Address

Signature

Ellen Massey 402 W. San Antonio St.

Ellen Massey

Michael Cernock 402 W. San Antonio St.

Michael Cernock

Ronda Reagan 412 W. San Antonio St.

Ronda Reagan

This is a RESIDENTIAL neighborhood and has been for over 100 years. It features historic and newer homes with homeowners living on three sides of said property at 115 S Guadalupe St. There are views to this property from at least 5 residence's backyards and side yards.

Given the fact that the property is mere feet from our homes, any use of that property which would encourage NON-residents (business customers) to frequent, hang out, visit or make use of the property for whatever reason, could become a noise issue, a sanitation issue, a safety issue or all three. We do not want these potential problems in our backyards. Our quality of life is important to us; our personal safety matters; our property values are important.

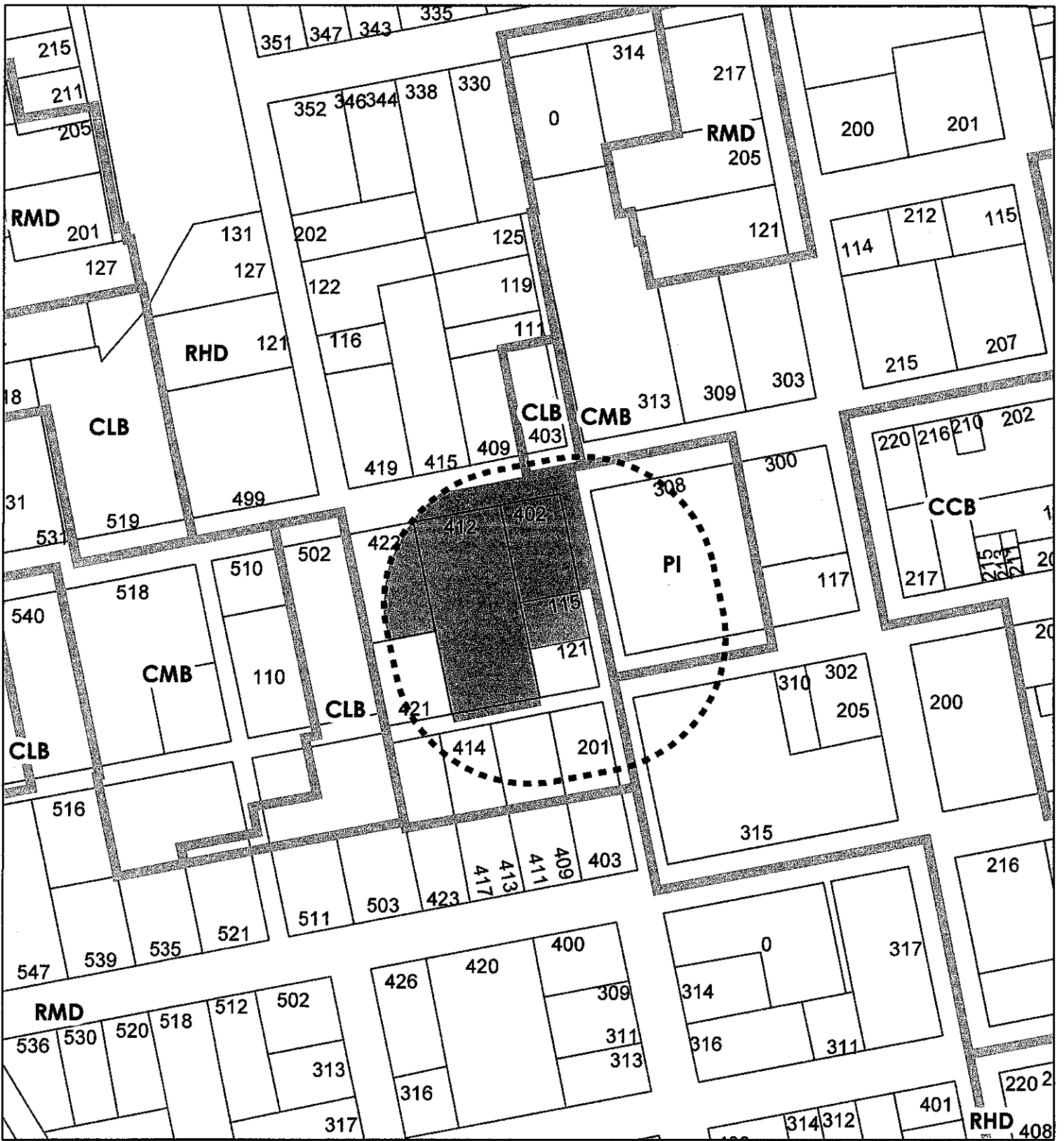
Retail use is not authorized as an automatic permitted use, meaning the owner still could not run a retail business such as an antique store as he did in the past from this location, even if it is rezoned. The owner has put the property up for sale at an overly inflated price anticipating that the zoning change will be approved. Persons interested in purchasing the property as a RESIDENCE have been declined by the owner. We neighboring homeowners ask the question - why rezone?

If rezoning to CLB (Commercial Light Business) is allowed for this single property, the owner could apply for a specific use permit for any of the following: *eating establishment, retail food, furniture, specialty, variety stores, etc. and include the sale of alcohol beverages for off-premise consumption.* Although currently the lot may be too small for such specific use, the current owner or any future owners might purchase the adjoining lot to the south, and possibly put in a convenience store that sells groceries and beer in the midst of this residential neighborhood. The neighborhood currently enjoys foot traffic of Lockhart families who walk their dogs, ride bicycles, walk their infants in strollers, students use Guadalupe to walk to and from school, LHS track students run on this street, and of course, it is a route used for our celebrated parades. There are two churches in the area as well—Methodist to the north and Baptist to the South. Even the FUTURE LAND USE ZONING PLAN for Lockhart shows this property to be Medium Density Residential—NOT Commercial Light Business.

We, the residents who live in this community, ask that you honor our concerns - this area and this property is currently zoned RESIDENTIAL and should remain so. Rezoning it to CLB will establish precedent for the remainder of the properties in this neighborhood. The rezoning to CLB will adversely affect our property values. It could lower the resale value for residential. The tax office may raise our valuations because we would now touch a commercial zone. Rezoning will harm the residents in our neighborhood. We ask that you make no decision that will harm the residents of our neighborhood.

Please know that all of the immediate neighbors purchased their homes within the last 8 to 12 years for residential use - retirement homes for life. Home ownership is the biggest financial investment a person usually makes in their lifetime. We all knew that Wilson Riggins and the hardware store next to it were located down the street, but far enough away to not disturb us, and that both of these stores close early - one at 5 weekdays and at 2 on Saturday.

Rezoning to CLB will reduce our peaceful, quality of life in Lockhart. Please deny this applicant's request for the good of the majority and for all those who actually reside in this residential neighborhood.






ZC-19-02

RHD TO CLB

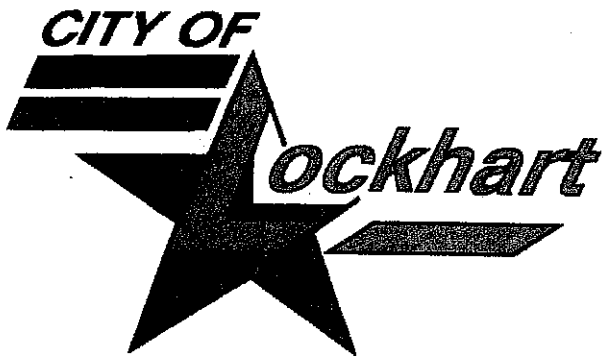
115 S. GUADALUPE STREET



scale 1" = 200'

-  SUBJECT PROPERTY
-  ZONING BOUNDARY
-  LAND AREA PROTESTING

31 37%



ZONING CHANGE APPLICATION

(512) 398-3461 • FAX (512) 398-3833
P.O. Box 239 • Lockhart, Texas 78644
308 West San Antonio Street

APPLICANT/OWNER

APPLICANT NAME Robert Mendez ADDRESS 900 W. SAN ANTONIO ST
DAY-TIME TELEPHONE 512 227 1227 Lockhart, TX
E-MAIL MendezbaileS6Cglobal.net 78644
OWNER NAME Robert Mendez ADDRESS _____
DAY-TIME TELEPHONE Same Same
E-MAIL Same _____

PROPERTY

ADDRESS OR GENERAL LOCATION 115 S. Guadalupe St.
LEGAL DESCRIPTION (IF PLATTED) Lot 1, Block 1, RMR Subdivision
SIZE 0.142 ACRE(S) LAND USE PLAN DESIGNATION Med Density Res.
EXISTING USE OF LAND AND/OR BUILDING(S) Vacant commercial building
PROPOSED NEW USE, IF ANY Commercial business

REQUESTED CHANGE

FROM CURRENT ZONING CLASSIFICATION RHD
TO PROPOSED ZONING CLASSIFICATION CLB
REASON FOR REQUEST To sell as commercial property.

SUBMITTAL REQUIREMENTS

IF THE APPLICANT IS NOT THE OWNER, A LETTER SIGNED AND DATED BY THE OWNER CERTIFYING THEIR OWNERSHIP OF THE PROPERTY AND AUTHORIZING THE APPLICANT TO REPRESENT THE PERSON, ORGANIZATION, OR BUSINESS THAT OWNS THE PROPERTY.

NAME(S) AND ADDRESS(ES) OF PROPERTY LIEN-HOLDER(S), IF ANY.

IF NOT PLATTED, A METES AND BOUNDS LEGAL DESCRIPTION OF THE PROPERTY.

APPLICATION FEE OF \$ 125.00 PAYABLE TO THE CITY OF LOCKHART AS FOLLOWS:

1/4 acre or less	<u>\$125</u>
Between 1/4 and one acre	\$150
One acre or greater	\$170 plus \$20.00 per each acre over one acre

TO THE BEST OF MY KNOWLEDGE, THIS APPLICATION AND ASSOCIATED DOCUMENTS ARE COMPLETE AND CORRECT, AND IT IS UNDERSTOOD THAT I OR ANOTHER REPRESENTATIVE SHOULD BE PRESENT AT ALL PUBLIC MEETINGS CONCERNING THIS APPLICATION.

SIGNATURE Robert Hurd

DATE 1/15/19

OFFICE USE ONLY

ACCEPTED BY Dan Gibson

RECEIPT NUMBER 856129

DATE SUBMITTED 3-7-19

CASE NUMBER ZC - 19 - 02

DATE NOTICES MAILED 3-11-19

DATE NOTICE PUBLISHED 3-14-19

PLANNING AND ZONING COMMISSION MEETING DATE March 27, 2019

PLANNING AND ZONING COMMISSION RECOMMENDATION None, due to a 3-3 tie vote on a motion to recommend denial.

CITY COUNCIL MEETING DATE 4-2-19

DECISION _____

**REGULAR MEETING
LOCKHART CITY COUNCIL**

MARCH 19, 2019

6:30 P.M.

**CLARK LIBRARY ANNEX-COUNCIL CHAMBERS, 217 SOUTH MAIN STREET, 3rd FLOOR,
LOCKHART, TEXAS**

Council present:

Mayor Pro-Tem Angie Gonzales-Sanchez
Councilmember Juan Mendoza
Councilmember Jeffry Michelson

Mayor Lew White
Councilmember John Castillo
Councilmember Kara McGregor
Councilmember Brad Westmoreland

Staff present:

Steve Lewis, City Manager
Pam Larison, Interim Finance Director
Chris Sager, Parks Manager
Dan Gibson, City Planner

Connie Constancio, City Secretary
Sean Kelley, Public Works Director
Ernest Pedraza, Police Chief
Julie Bowermon, Civil Service Director

Citizens/Visitors Addressing the Council: Stephen Van Manen of Harrison, Waldrop & Uherek.

Work Session 6:30 p.m.

Mayor White opened the work session and advised the Council, staff and the audience that staff would provide information and explanations about the following items:

DISCUSSION ONLY

A. DISCUSS MINUTES OF THE CITY COUNCIL MEETING OF FEBRUARY 27, 2019 AND MARCH 5, 2019.

Mayor White requested corrections to the minutes. There were none.

B. PRESENTATION AND DISCUSSION REGARDING THE CITY OF LOCKHART'S AND COMPONENT UNIT'S FISCAL YEAR 2017-2018 FINANCIAL AUDIT BY HARRISON, WALDROP & UHEREK, L.L.P.

Pam Larison, Interim Finance Director, introduced Stephen Van Manen of Harrison, Waldrop & Uherek, as the firm that conducted the Fiscal Year 2017-2018 financial audit.

Stephen Van Manen of Harrison, Waldrop & Uherek presented information and there was discussion regarding the Fiscal Year 2017-2018 audit. He stated that the firm's opinion of the City of Lockhart's audit resulted in receiving an unqualified-clean opinion, which is the highest opinion. He stated that the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, the business-type activities, the aggregate discretely presented component unit, each major fund, and the aggregate remaining fund information of the City as of September 30, 2018, and the respective changes in financial position and, where applicable, cash flows thereof for the year then ended in accordance with accounting principles generally accepted in the United States of America. There was discussion.

C. DISCUSS RESOLUTION 2019-08, ADOPTING THE FUND BALANCE – STABILIZATION AND EXCESS OF RESERVES POLICIES ACCORDING TO THE GUIDELINES FROM GOVERNMENT FINANCE OFFICERS ASSOCIATION (GFOA).

Ms. Larison stated that the GFOA recommends that general purpose governments, regardless of population, maintain unrestricted budgetary fund balance in their general fund and appropriate levels of working capital in their Enterprise funds. The broad purpose of the Fund Balance – Stabilization and Excess of Reserves Policies is to enable the City to achieve and maintain a long-term stable and positive financial condition, and to provide guidelines to determine the use of excess of services for limited expenditures. Using the guidelines from the GFOA to determine the appropriate levels of working capital in the General and Enterprise Funds for the City of Lockhart, as set by the City Council. Ms. Larison recommended approval. There was discussion.

D. DISCUSS DIGITIZATION SERVICES WITH MCCi TO SCAN LARGE PLANS STORED IN THE INSPECTION DEPARTMENT INTO LASERFICHE.

Ms. Constancio stated that during the 2018-2019 budget workshops, the Council approved funding in the amount of \$16,000 to scan large plans that are currently housed in the Inspection Department's plan storage room. There is currently no more space to store additional plans in the room. Shane Mondin, Building Official, also requests that the large plans are scanned and moved to another storage facility to allow them to utilize their storage room in City Hall. The quote received from MCCi is in the amount of \$12,333. The extra funds in the budget allows for cost overages and/or for possible shipping and handling expenses. This will be a one-time expense because, since 2017, the city has required permit applicants to provide the final plans on a CD for storage. Plans on a CD can be copied from the CD directly into Laserfiche by city staff. MCCi is a member of the BuyBoard, and is the company that provides support with the city's Laserfiche software and components. Staff requests utilizing MCCi to perform the scanning task because they are the company that has the ability to scan and index directly into our Laserfiche software. Other BuyBoard vendors would be able to scan the documents, provide them to us in an electronic format, and staff would be required to thereafter put them into Laserfiche.

According to the project proposal, MCCi will pick up the documents and take to their facility to perform the scanning task. The plans being available in Laserfiche will also assist with a quicker response to public information requests of individuals requesting copies of plans, staff's ability to review plans electronically, and is a vital part of disaster preparedness measures. Ms. Constancio recommended approval.

E. DISCUSS ORDINANCE 2019-06 ESTABLISHING THE CLASSIFICATION AND THE NUMBER OF EMPLOYEES IN EACH CLASSIFICATION WITHIN THE POLICE DEPARTMENT.

Chief Pedraza stated that in compliance with civil service, the number of classified police and fire positions are set by an ordinance, which is referred to as the "Strength of Force." The proposed ordinance reflects the reclassification of a patrol officer classification to Lieutenant classification. In order to provide the adequate span of control for effective planning, training, coordination of daily activities, management of personnel and promoting the police department's community policing philosophy, the Chief of Police recommends the creation of an additional supervisory position at the rank of Lieutenant, without increasing the total number of authorized police department positions. This additional supervisory position will provide increased oversight during the night shift. Currently the department has two Lieutenants and one is assigned to administrative day shift while the other one is assigned to Patrol Day Shift. The additional proposed Lieutenant classification will be assigned to work Patrol Night Shift. Chief Pedraza recommended approval. There was discussion.

F. DISCUSS THE REQUEST FOR QUALIFICATIONS (RFQ) DOCUMENT TO BEGIN THE PROCESS TO SELECT A NEW CITY ATTORNEY.

Mr. Lewis provided information about the RFQ that outlined qualifications and duties of a new City Attorney as General Counsel and City Prosecutor. He stated that the Council previously discussed the individuals to serve on an evaluation committee to review Requests for Qualifications that are received. He also provided a list of firms that would be notified about Lockhart's city attorney position.

Mayor White stated that he had approached two local attorneys separately about serving on the evaluation committee; they both responded that they would serve. He stated that the individuals on the evaluation committee that will review the requests for qualifications are two local attorneys, the Municipal Court Judge, Mayor White, Mayor Pro-Tem Sanchez, and Steven Lewis, City Manager.

After discussion, the Council decided that the evaluation committee would select 3-5 qualified attorneys to interview.

G. DISCUSS POSSIBLE REGULATIONS TO GOVERN THE USE OF THE PUBLIC SIDEWALKS IN THE CENTRAL BUSINESS DISTRICT FOR OBJECTS ASSOCIATED WITH ABUTTING BUSINESSES SUCH AS BENCHES, CHAIRS AND TABLES, CLOTHING RACKS, PORTABLE STATUES, SIGNS, AND OTHER PROMOTIONAL ITEMS.

Mr. Gibson stated that the Council discussed the topic during the February 19, 2019 meeting, and staff was asked to prepare possible ordinance language to regulate the use of the public sidewalks downtown. He presented proposed ordinance amendments and stated that once the Council reaches a consensus, the actual amending ordinance would be placed on the next meeting agenda. He recommended that Section 46-6(b) of the sign ordinance be amended to allow portable signs on public sidewalks in the CCB zoning district because portable signs are currently non-conforming. Chapter 50 "Streets, sidewalks, and other places", Section 50-6 "Landscaping intrusions and obstructions in public sidewalks and streets", Subsection (b), prohibits the placement of obstacles of any type upon any public sidewalk leaving less than 36 inches of travel area for pedestrians, but lacks other uniform standards to address public safety, fairness in using public property to promote private business for profit, and the over-all appearance of the central business district. Based on staff's experience with a variety of regulations that are enforced primarily on a complaint basis, it is staff's recommendation that reasonable and easily enforced changes simply expand the existing Section 50-6, as well as amend the sign ordinance. He stated that staff's resources currently do not allow time to issue and maintain a permitting process, as other cities, due to the time required to keep up with expirations, etc. Staff also proposes to delete the word "landscaping" from the title of Section 50-6 because, with the expansion of Subsection (b), Section 50-6 now addresses many other types of obstructions in addition to just landscaping.

After discussion, the Council requested that the ordinance amendment does not include the provision that businesses must bring obstacles inside after the close of business. The sign ordinance would still require portable signs on public sidewalks to be taken inside at the close of business each day, and to remove the word "landscaping" from Section 50-6.

H. DISCUSS ALLOCATING THE USE OF \$1,195,750 TO IMPLEMENT NEEDED PARK RENOVATIONS AND ADDITIONS IDENTIFIED IN THE 2019/2020 LOCKHART PARKS AND RENOVATION PROJECT LIST TO INCLUDE USE OF \$816,800 OF FUNDS AVAILABLE FOR PARKS IN THE 2015 CERTIFICATES OF OBLIGATION, AND REALLOCATING THE REMAINING BALANCE FROM CITY HALL'S PROPOSED ELEVATOR IN THE AMOUNT OF \$237,751 FROM THE 2015 CERTIFICATES OF OBLIGATION TOWARDS PARKS, WITH THE REMAINING \$141,199 TO BE COVERED BY UNRESTRICTED FUND BALANCE OR BUDGETED INTO CAPITAL PROJECTS IN THE FISCAL YEAR 2019-2020 BUDGET.

Sean Kelley, Public Works Director, provided information and there was discussion regarding projects to begin working on and completing towards parks improvements as listed in "Exhibits A and B". Mr. Kelley stated that if any bids for projects are higher than the funds allocated, staff would return to Council for consideration and direction. There was discussion.

There was discussion regarding the Lockhart Independent School District's (LISD) confirmation that they are not able to assist with funding to improve the streets at the City Park. The LISD will discontinue using the City Park streets as a thoroughfare for bus routes.

Mayor White stated that the Council could consider additional projects and updates to park improvements during the Fiscal Year 2019-2020 budget process.

I. DISCUSS RESOLUTION 2019-09 ADOPTING STRATEGIC PRIORITIES FOR 2019-2020.

Mayor White stated that the report is a result of the goals retreats that were held for both staff and Council.

Mr. Lewis stated that if approved, the report will be compiled in a different format to allow staff to keep track of the progress of each goal. The Council will be updated periodically of the progress of accomplished goals.

RECESS: Mayor White announced that the Council would recess for a break at 7:50 p.m.

REGULAR MEETING

ITEM 1. CALL TO ORDER.

Mayor Lew White called the regular meeting of the Lockhart City Council to order at 8:05 p.m.

ITEM 2. INVOCATION, PLEDGE OF ALLEGIANCE.

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

ITEM 3. CITIZENS/VISITORS COMMENTS.

Mayor White requested citizens to address the Council. There were none.

ITEM 4. CONSENT AGENDA.

Councilmember Michelson made a motion to approve consent agenda items 4A, 4B, 4C, 4D, 4E and 4F. Councilmember Castillo seconded. The motion passed by a vote of 7-0.

The following are the consent agenda items that were approved:

- 4A: Approve minutes of the City Council meeting of February 27, 2019 and March 5, 2019.
- 4B: Accept the City of Lockhart's and Component Unit's Fiscal Year 2017-2018 Financial Audit by Harrison, Waldrop & Uherek, L.L.P.
- 4C: Approve Resolution 2019-08, adopting the Fund Balance – Stabilization and Excess of Reserves Policies according to the guidelines from Government Finance Officers Association (GFOA).
- 4D: Approve Digitization Services with MCCi to scan large plans stored in the Inspection Department into Laserfiche.
- 4E: Approve Ordinance 2019-06 establishing the classification and the number of employees in each classification within the Police Department.
- 4F: Approve the Request for Qualifications document to begin the process to select a new City Attorney.

ITEM 5-A. DISCUSS POSSIBLE REGULATIONS TO GOVERN THE USE OF THE PUBLIC SIDEWALKS IN THE CENTRAL BUSINESS DISTRICT FOR OBJECTS ASSOCIATED WITH ABUTTING BUSINESSES SUCH AS BENCHES, CHAIRS AND TABLES, CLOTHING RACKS, PORTABLE STATUES, SIGNS, AND OTHER PROMOTIONAL ITEMS.

Mayor White announced that an ordinance with amendments, as discussed during the workshop, would be presented to the Council at the next meeting.

ITEM 5-B. DISCUSSION AND/OR ACTION REGARDING ALLOCATING THE USE OF \$1,195,750 TO IMPLEMENT NEEDED PARK RENOVATIONS AND ADDITIONS IDENTIFIED IN THE 2019/2020 LOCKHART PARKS AND RENOVATION PROJECT LIST TO INCLUDE USE OF \$816,800 OF FUNDS AVAILABLE FOR PARKS IN THE 2015 CERTIFICATES OF OBLIGATION, AND REALLOCATING THE REMAINING BALANCE FROM CITY HALL'S PROPOSED ELEVATOR IN THE AMOUNT OF \$237,751 FROM THE 2015 CERTIFICATES OF OBLIGATION TOWARDS PARKS, WITH THE REMAINING \$141,199 TO BE COVERED BY UNRESTRICTED FUND BALANCE OR BUDGETED INTO CAPITAL PROJECTS IN THE FISCAL YEAR 2019-2020 BUDGET.

Councilmember Michelson made a motion to approve allocating the use of funds, as presented. Mayor Pro-Tem Sanchez seconded. The motion passed by a vote of 7-0.

ITEM 5-C. DISCUSSION AND/OR ACTION TO CONSIDER RESOLUTION 2019-09 ADOPTING STRATEGIC PRIORITIES FOR 2019-2020.

Mayor Pro-Tem Sanchez made a motion to approve Resolution 2019-09, as presented. Councilmember Westmoreland seconded. The motion passed by a vote of 7-0.

ITEM 5-D. DISCUSSION AND/OR ACTION REGARDING APPOINTMENTS TO VARIOUS BOARDS, COMMISSIONS OR COMMITTEES.

Mayor White requested appointments to boards and commissions. There were none.

ITEM 6. CITY MANAGER'S REPORT, PRESENTATION AND POSSIBLE DISCUSSION.

- Events:
 - KidFish and Welcome Spring Day at City Park held on March 16 from 9am until 12(noon). Tolbert Chili Cookoff was also held at City Park, March 15-16.
 - Dr. Eugene Clark Library hosting fun Spring Break events for children this week; March 18 – 20.
 - Cleanup at the Lockhart Cemetery begins on March 25.
 - Annual Child Abuse Awareness Month fundraiser for Roxanne's House will be held on March 30 at the Lions Club from 1-4 pm.

- 2019 Residential Citywide Cleanup Program scheduled for April 3, 10, 17 and 24, depending on customer location.
- Kiwanis 5K Stampede or 1K Fun Run will be held on Saturday, April 13.
- Sip-n-Stroll will be held downtown on April 6.
- Lockhart Victim Assistance Team will host National Crime Victims' Rights Week on April 9 at City Hall, Glosserman Room at 7:00 p.m.
- Library Events:
 - Irving Club Tea March 19, 2019 from 1:00 p.m. to 3:00 p.m. with author, Myra Hargrave McIlvain.
 - AARP Tax Aid - Mondays from 9:00 a.m. to 12:00 p.m.
 - Dia de Ninos to be held on April 30, 2019, 10:00 am -12:00 pm. Dia de Ninos is a nationally recognized initiative that emphasizes the importance of literacy for all children from all backgrounds. It is a daily commitment to linking children and their families to diverse books, languages and cultures.
 - Wedding in the historic Dr. Eugene Clark Library to be held on Friday, March 22, 2019.
 - Plans are underway for Fiesta Del Mariachi Festival at the Library to be held on Saturday, April 27, 2019 from 6:00 p.m. to 10:00 p.m.
- Review of the February 2019 Revenue and Expenditure Report.
- Economic Development Updates:
 - Visionary Fiber Technologies planning to open in April and has begun hiring a number of scientists and engineers in its technology transfer facility located at 1400 Blackjack.
 - The Turner Company has begun construction of their precast concrete plant on their 31-acre tract off at FM-142/Cistern Road. Production to begin in May while the balance of the facility will be completed by the Fall.
 - Dailey Electric's operations opened in Aug 2018 and now has 20 employees.
- The 2019/2020 Community Development Block Grant (CDBG) application was submitted on March 11th for the continuation of the 18" water main located behind Serta Mattress Factory to connect to South Commerce Street.
- Staff met with representatives of LCRA in preparation for LCRA Steps Forward. LCRA Step Forward is an annual community service effort. This year's event will be held on April 5th.
- Legislative Update.

ITEM 7. COUNCIL AND STAFF COMMENTS – ITEMS OF COMMUNITY INTEREST.

Councilmember Westmoreland thanked all involved with the successful KidFish and he thanked Raymond DeLeon and Vance Rodgers for cooking.

Councilmember Mendoza thanked all involved with the successful KidFish event. He joined Public Works at an appreciation lunch that was kindly hosted by Gary Job Corps. He invited everyone to a City District 1 neighborhood fish fry hosted by Mr. Robert Lewis in May.

Mayor Pro-Tem Sanchez congratulated all involved with the successful KidFish. She expressed condolences to the families of Philip Ruiz Torres, Jose Flores, Nicholas Pompa and Martin Rangel for their loss.

Councilmember McGregor thanked citizens for expressing their input and concerns to allow her to assist.

Councilmember Castillo thanked all involved with the successful KidFish. He briefly spoke about the proposed Kinder Morgan gas pipeline. He suggested that Lockhart be updated about how the pipeline could affect Lockhart.

Councilmember Michelson thanked all involved with the final Strategic Priorities process. He thanked all involved with the successful KidFish.

Mayor White also thanked all involved with the final Strategic Priorities process. He thanked all involved with the successful KidFish and a special thank you to Vance Rodgers and Raymond DeLeon for cooking barbecue. He provided an update about the Downtown Revitalization Committee’s decision about additional lighting in the downtown square.

ITEM 8. ADJOURNMENT.

Mayor Pro-Tem Sanchez made a motion to adjourn the meeting. Councilmember Mendoza seconded. The motion passed by a vote of 7-0. The meeting was adjourned at 8:25 p.m.

PASSED and APPROVED this the 2nd day of April 2019.

CITY OF LOCKHART

Lew White, Mayor

ATTEST:

Connie Constancio, TRMC
City Secretary

40

EXHIBIT "A"

2019-2020 Lockhart Parks Renovations and Addition Projects

				Estimated
Park	Improvements	Quantity	Unit Cost	Cost
City Park	New Playscape	1	\$50,000.00	\$50,000.00
Community	Wayfinding	5	\$200.00	\$1,000.00
	Picnic Shelters	5	\$5,000.00	\$25,000.00
	Pier Cover	1	\$5,000.00	\$5,000.00
	Dog Park	1	\$45,000.00	\$45,000.00
	Restroom Upgrade	2	\$30,000.00	\$60,000.00
	Lighting Upgrades	40	\$500.00	\$20,000.00
	Parking Lot Upgrade	1	\$30,000.00	\$30,000.00
	Roads	1	\$100,000.00	\$100,000.00
	Security System	1	\$50,000.00	\$50,000.00
Sports Complex	Signs	1	\$500.00	\$500.00
Community	New Playscape	1	\$50,000.00	\$50,000.00
	Batting Cage	1	\$10,000.00	\$10,000.00
Pecos	Pavilion	1	\$10,000.00	\$10,000.00
Neighborhood	Signs	1	\$500.00	\$500.00
	Update restrooms	1	\$30,000.00	\$30,000.00
LaFleur Complex	Playscape Cover	1	\$25,000.00	\$25,000.00
Community	Shade Structures	5	\$25,000.00	\$125,000.00
	Splash Pad	1	\$100,000.00	\$100,000.00
	Picnic Tables	5	\$1,850.00	\$9,250.00
	Trees	20	\$450.00	\$9,000.00
Nueces	Picnic Tables	5	\$1,850.00	\$9,250.00
Neighborhood	New Playscape	1	\$50,000.00	\$50,000.00
	Restroom Upgrade	1	\$30,000.00	\$30,000.00
	Upgrade Lighting	4	\$500.00	\$2,000.00
	Bridge	1	\$10,000.00	\$10,000.00
	Signs	2	\$500.00	\$1,000.00
Santos Arredondo	Wayfinding Signs	1	\$500.00	\$500.00
Neighborhood	Playscape Cover	1	\$25,000.00	\$25,000.00
Navarro Springs	Signage	1	\$500.00	\$500.00
Neighborhood	trees	10	\$450.00	\$4,500.00
	Playscape Cover	1	\$25,000.00	\$25,000.00
Lions Park	Historical Playscape	1	\$80,000.00	\$80,000.00
Community	Replace Bridges	3	\$10,000.00	\$30,000.00
	Restroom Upgrade	1	\$30,000.00	\$30,000.00
	Upgrade Lights	9	\$500.00	\$4,500.00
	Covered Picnic Areas	4	\$25,000.00	\$100,000.00
Braun Park	Replace shade screen	1	\$1,500.00	\$1,500.00
Neighborhood	Playscape Cover	1	\$25,000.00	\$25,000.00
	Lighting Pending Citizen Feedback	1	\$2,000.00	\$2,000.00
	Trees	15	\$450.00	\$6,750.00
Senior Center	Building Upgrades	1	\$3,000.00	\$3,000.00
	Total			\$1,195,750.00

EXHIBIT "B"

2019-2020 Lockhart Parks Renovations and Addition Projects
Prioritized and Bundled

Infrastructure/Safety/Security	Total Needed	Total Cost
Roads/Parking Lot Upgrade	2	\$130,000.00
Lighting	53	\$26,500.00
Braun Park Lighting	1	\$2,000.00
Security	1	\$50,000.00
Bridge	4	\$40,000.00
	Total	\$248,500.00
Park Equipment	Total Needed	Total Cost
Playscapes	3	\$150,000.00
Historical Playscape	1	\$80,000.00
	Total	\$230,000.00
Shade Structures	Total Needed	Total Cost
Pier Cover	1	\$5,000.00
Playscape Cover	4	\$100,000.00
Replace Shade Screen	1	\$1,500.00
Shade Structures	5	\$125,000.00
	Total	\$231,500.00
Building Upgrades	Total Needed	Total Cost
Senior Center Upgrades	1	\$3,000.00
Restroom Upgrades	5	\$150,000.00
	Total	\$153,000.00
Signs	Total Needed	Total Cost
Park Signs	6	\$3,000.00
Wayfinding Signs	5	\$1,000.00
	Total	\$4,000.00
Site Amenities	Total Needed	Total Cost
Stone Picnic Shelter	4	\$100,000.00
Picnic Tables & Pad	10	\$18,500.00
Pavilion Upgrade	1	\$10,000.00
Picnic Shelters	5	\$25,000.00
	Total	\$153,500.00
New Features	Total Needed	Total Cost
Batting Cages	1	\$10,000.00
Dog Park	1	\$45,000.00
Splash Pad	1	\$100,000.00
	Total	\$155,000.00
Trees	Total Needed	Total Cost
Trees	45	\$20,250.00
	Total	\$20,250.00
Grand Total		<u>\$1,195,750.00</u>

City of Lockhart, Texas

Council Agenda Item Briefing Data

COUNCIL MEETING DATE: April 2, 2019

AGENDA ITEM CAPTION:

Discussion and/or action to consider Resolution 2019-10 approving the Capital Area Council of Governments (CAPCOG) Air Quality Program Fiscal Year 2020 Local Funding.

ORIGINATING DEPARTMENT AND CONTACT: Mayor White and Steve Lewis, City Manager

ACTION REQUESTED:

ORDINANCE RESOLUTION CHANGE ORDER AGREEMENT
 APPROVAL OF BID AWARD OF CONTRACT CONSENSUS OTHER

BACKGROUND/SUMMARY/DISCUSSION:

CAPCOG is requesting support of additional funding from participating city and county governmental entities to maintain the CAPCOG's Air Quality Program. As explained in CAPCOG's letter (attached), due to the high air pollution levels in 2018, the region is at a significant risk of violating the current EPA ozone standards by the end of 2019 or 2020.

In order to proceed with the Clean Air Coalition's adopted 2019-2023 Regional Air Quality Plan, CAPCOG requests that each city and county government participating in the Clean Air Coalition continue funding CAPCOG's air quality program in Fiscal Year 2020 as outlined in "Attachment B" and to adopt a resolution by April 30, 2019 expressing the amount that the entity will support.

PROJECT SCHEDULE (if applicable): None.

AMOUNT & SOURCE OF FUNDING: (to be completed by Finance)

Funds Required: \$2,268
Account Number: 100-5101-502
Funds Available: \$1,546 (funds will be budgeted in the 2019-2020 Budget; will not affect this year's budgeted amounts)
Account Name: Mayor/Council = Dues & Subscriptions

FISCAL NOTE (if applicable):

Previous Council Action: The Council has previously budgeted dues to CAPCOG-Clean Air Quality in the amount of \$1,546. CAPCOG is requesting an increase of \$722 in annual dues from the City of Lockhart towards the Clean Air Quality program.

COMMITTEE/BOARD/COMMISSION ACTION: CAPCOG

STAFF RECOMMENDATION/REQUESTED MOTION:

Staff seeks direction from the Council.

LIST OF SUPPORTING DOCUMENTS:

- Resolution 2019-10.
- Correspondence from CAPCOG regarding the Clean Air Quality Plan.
- CAPCOG'S Air Quality "Attachment B" local funding request for FY 2020.

Department Head initials:

City Manager's Review:


RESOLUTION 2019-10

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LOCKHART, TEXAS, EXPRESSING INTENT TO SUPPORT THE CAPITAL AREA COUNCIL OF GOVERNMENTS (CAPCOG) AIR QUALITY PROGRAM FISCAL YEAR 2020 LOCAL FUNDING

WHEREAS, compliance with federal air quality standards is critical to protecting public health, the environment, economic growth, and flexibility in transportation planning in Texas; and

WHEREAS, the Capital Area Council of Governments (CAPCOG) has estimated that violating federal air quality standards could cause Central Texas to lose \$24 - \$42 billion in economic growth over the next three decades; and

WHEREAS, the Austin-Round Rock-Georgetown metro area continues to face challenges with compliance with federal air quality standards, particularly for ground-level ozone (O₃); and

WHEREAS, the City of Lockhart is a member of the Central Texas Clean Air Coalition of CAPCOG, an association of local governments and other organizations dedicated to maintaining compliance with federal air quality standards and improving air quality in Bastrop, Caldwell, Hays, Travis, and Williamson Counties; and

WHEREAS, the Clean Air Coalition has adopted a voluntary regional air quality plan for 2019-2023 to help keep the region in compliance with federal air quality standards and otherwise help minimize public health and environmental impacts of regional air pollution; and

WHEREAS, the jurisdictions participating in the Clean Air Coalition have provided financial support for CAPCOG's regional air quality program for fiscal years 2018 and 2019, as a result in the loss of state funding for the program; and

WHEREAS, financial support from the City of Lockhart for CAPCOG's air quality program in fiscal year 2020 is necessary for CAPCOG to implement the scope of work approved by the Clean Air Coalition to support the 2019-2023 regional air quality plan.

THEREFORE, BE IT RESOLVED, the City of Lockhart expresses its intent to include up to \$2,268 in its FY 2019-2020 budget to support CAPCOG's Air Quality Program, subject to final approval of the City of Lockhart's fiscal year 2020 budget later this year.

APPROVED and ADOPTED by the City Council of the City of Lockhart on this 2nd day of April, 2019.

CITY OF LOCKHART, TEXAS

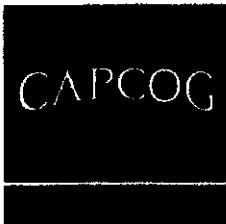
Lew White, Mayor

ATTEST:

APPROVED AS TO FORM:

Connie Constancio, City Secretary

Peter Gruning, City Attorney



Capital Area Council of Governments

6800 Burleson Road, Building 310, Suite 165, Austin, Texas 78744

(p) 512-916-6000 (f) 512-916-6001

www.capcog.org

March 15, 2019

The Honorable Lew White
1215 Plum Street
Lockhart, TX 78644

Subject: CAPCOG FY 2020 Air Quality Program Funding Request

Dear Mayor White,

As a member of the Central Texas Clean Air Coalition of CAPCOG, City of Lockhart, along with 23 other local governments and a number of other organizations in Bastrop, Caldwell, Hays, Travis, and Williamson Counties have made a voluntary commitment to support regional air quality. The Austin-Round Rock-Georgetown metro area remains just barely in compliance with federal air quality standards, and 2020 will be a critical year for the region's ability to remain in compliance.

With high air pollution levels in 2018, the region is at significant risk of violating the current EPA ozone standard by the end of 2019 or 2020. EPA is also set to potentially revise its air quality standards again in 2020, and air pollution levels in 2020 will also be a key factor in any new standards EPA may set. In short, 2020 will be an important year for the region's ability to stay in compliance with federal air quality standards, and thereby protect public health, maintain strong regional economic growth, and retain maximum flexibility in transportation planning and infrastructure development.

In order to meet this important challenge, the Clean Air Coalition adopted the 2019-2023 Regional Air Quality Plan, which outlines strategies and actions the region will employ to improve air quality. In order to continue to carry out the Coalition's approved scope of work for CAPCOG to support implementation of this plan, we are requesting that each city and county government participating in the Clean Air Coalition continue funding CAPCOG's air quality program in fiscal year 2020, and to adopt a resolution by April 30, 2019, indicating its intent to do so. While we realize that each jurisdiction's budget won't be approved until later this year, it is important to CAPCOG's own budgeting process to have an idea by May of how much air quality funding for FY 2020 will be available.

We are seeking to raise a total of \$430,000 for FY 2020 to carry out the work plan approved by the Clean Air Coalition in February 2019 (Attachment A). This amount is somewhat less than what was requested for FY 2019 because while some costs are expected to slightly increase, the costs for CAPCOG's air monitoring efforts will be less than previously estimated. Each jurisdiction's requested contribution is based on a formula reflecting jurisdiction type and population the same way the FY 2018 and FY 2019 funding requests were calculated. This ensures that all members of the coalition have ownership over this important regional program and no one jurisdiction bears a proportionate financial burden. We have updated

- Chair
Commissioner Gerald Daugherty
Travis County
- 1st Vice Chair
Council Member Andrea Navarrette
City of Leander
- 2nd Vice Chair
Judge Paul Pape
Bastrop County
- Secretary
Mayor Brandt Rydell
City of Taylor
- Parliamentarian
Mayor Jane Hughson
City of San Marcos
- Judge Ruben Becerra
Hays County
- Commissioner Russ Boles
Williamson County
- Judge Brett Bray
Blanco County
- Judge Ron Cunningham
Llano County
- Representative John Crysler
Texas House
- Commissioner Joe Don Dockery
Burnet County
- Council Member Jimmy Flannigan
City of Austin
- Council Member William Gordon
City of Smithville
- Judge Hoppy Haden
Caldwell County
- Mayor George Haehn
City of Buda
- Council Member Mike Heath
City of Pflugerville
- Commissioner Debbie Ingalsbe
Hays County
- Representative Celia Israel
Texas House
- Council Member Heather Jeffs
City of Cedar Park
- Commissioner Cynthia Long
Williamson County
- Judge James Oakley
Burnet County
- Mayor Monty Parker
City of Bee Cave
- Commissioner Maurice Pitts
Lee County
- Commissioner Brigid Shea
Travis County
- Judge Joe Weber
Fayette County
- Mayor Lew White
City of Lockhart
- Representative Terry Wilson
Texas House
- Council Member Tammy Young
City of Round Rock

the funding formula to reflect the same January 2018 population date that will be used for CAPCOG's FY 2020 membership dues, and to account for the addition of two cities to the Coalition in 2019 (Kyle and Lago Vista). If the final FY 2020-2021 state budget approved by the Governor in June 2019 includes any funding that can be used to carry out the approved scope of work, CAPCOG will reduce the funding request to each jurisdiction proportionately. The following timeline reflects CAPCOG's anticipated process for finalizing its FY 2020 air quality program budget and scope of work:

- By April 30, 2019: Resolutions from CAC jurisdictions regarding FY 2020 funding
- May 8, 2019: Clean Air Coalition reviews funding resolutions
- June 17 – 21, 2019: CAPCOG distributes final FY 2020 funding requests, adjusting for any state funding anticipated following finalization of state budget for 2020-2021
- September 11, 2019: CAPCOG FY 2020 budget adopted
- October 1, 2019: CAPCOG fiscal year begins
- November 13, 2019: Clean Air Coalition approves final 2020 scope of work based on actual funding provided by members

We have enclosed a template for a funding resolution, along with the approved scope of work and details about the FY 2020 funding request as attachment to this letter. Please contact Andrew Hoekzema at ahoekzema@capcog.org if you have any questions about this request. Thank you again for your support for CAPCOG's air quality program.

Sincerely,



Betty Voights
Executive Director

Enclosures:

Attachment A: CAPCOG Scope of Work for Support of the 2019-2023 Regional Air Quality Plan

Attachment B: CAPCOG Air Quality Local Funding Request for FY 2020

Attachment C: CAPCOG Air Quality Program FY 2020 Local Funding Resolution Template

Capital Area Council of Governments Scope of Work for Support of the 2019- 2023 Austin-Round Rock-Georgetown MSA Regional Air Quality Plan

Approved by the Clean Air Coalition on February 13, 2019

This scope of work (SoW) identifies the tasks that the Capital Area Council of Governments (CAPCOG) intends to carry out in support of the 2019-2023 Austin-Round Rock-Georgetown Metropolitan Statistical Area (MSA) Regional Air Quality Plan adopted by the Central Texas Clean Air Coalition (CAC). Tasks in this SoW relate to specific roles that the Plan anticipates for CAPCOG throughout the term of the Plan, and are described in a general manner in order to broadly describe these activities in any given year. In the fall of each year, after the level of resources that will be available for the fiscal year is confirmed, CAPCOG will prepare a more specific work plan for the following year for approval by the CAC. CAPCOG will provide annual reports to the CAC on the use of local air quality funding by CAPCOG's Air Quality Program.

Task 1: Clean Air Coalition Support

This task involves ongoing CAPCOG support for the CAC and the CAC Advisory Committee (CACAC). The CAC is the region's umbrella organization for regional air quality planning among cities, counties, and other regional stakeholders, including private industry. The CACAC provides technical and policy advice to the CAC on air quality issues. This support includes:

- Preparation of agendas and supporting materials for CAC and CACAC meetings;
- Presenting information at CAC and CACAC meetings;
- Researching issues at the request of the CAC and CACAC;
- Providing periodic updates on air quality issues to the CAC and CACAC through newsletters and other communications;
- Logistical support for CAC and CACAC meetings, including recording meeting minutes and maintaining committee records;
- Coordinating appointments to the CAC and CACAC;
- Briefing new members of the CAC and CACAC on air quality issues;
- Participation in air quality-related work groups on behalf of the region; and
- Preparation and submission of comment letters, resolutions, and other documents related to policy advocacy undertaken by the CAC and CACAC.

Expected outputs include:

- Monthly air quality newsletters;
- At least four regularly scheduled CAC meetings each year;

- At least four regularly scheduled CACAC meetings each year; and
- An annual work plan to be approved by the CAC by December 31 of the prior year.

Task 2: Technical Assistance to CAC Members to Implement Emission Reduction Measures

Under this task, CAPCOG will provide technical assistance to CAC members to implement emission reductions identified in the region's 2019-2023 air quality plan. This includes identifying best practices for implementing emission reduction commitments that an organization has made, analyzing operational data provided by an organization, identifying opportunities to maximize emission reductions, and assisting organizations with securing the funding and training needed to implement emission reduction measures.

Expected outputs include, at a minimum:

- Periodic workshops;
- Grant application assistance;
- Coordination of regional grant applications; and
- Templates and other resources for implementation of emission reduction measures.

Task 3: Outreach and Education Activities

This task involves air quality outreach and education activities carried out by CAPCOG. This includes:

- Maintaining the AirCentralTexas.org website;
- Maintaining AirCentralTexas.org social media accounts;
- Staffing at air quality outreach events;
- Institutional outreach and recruitment of new Clean Air Coalition supporting members;
- Outreach to the media and meteorologists;
- Air quality advertising; and
- In-kind support for the Commute Solutions program, if necessary.

CAPCOG staff will provide periodic reports on its outreach activities as requested by the CAC.

Task 4: Annual Air Quality Report

This task involves preparing CAPCOG's annual air quality report, which summarizes the region's air quality data from the previous year, the status of the implementation of the emission reductions within the region, and other information relevant to tracking the region's progress in implementing the regional air quality plan. This report provides an important tool for documenting the region's efforts to EPA and TCEQ, and to provide accountability among CAC members on implementation of commitments.

Expected outputs include:

- Annual air quality reports covering calendar years 2019, 2020, 2021, and 2022

Task 5: Ozone Monitoring

Under this task, CAPCOG will conduct ozone and meteorological monitoring at eight continuous air monitoring stations (CAMS) throughout the region in accordance with the 2019-2023 monitoring plan approved by the CAC in May 2018. Activities funded under this task will include:

CAPCOG 2019-2023 Air Quality Program Scope of Work

- Relocation of any monitoring equipment if recommended in the 2019-2023 monitoring plan;
- Preventative maintenance activities;
- Regular equipment calibrations;
- Equipment rental or replacement;
- Incidental equipment repair costs and supply costs;
- Provision of utilities to each station;
- Licenses to use TCEQ's LEADS data system to host and display monitoring data;
- Reporting data to TCEQ's LEADS system and EPA's AirNow system;
- Data validation activities;
- Monthly reports on from CAPCOG's contractor; and
- An annual report summarizing monitoring activities and comparison of performance to data quality objectives in CAPCOG's Quality Assurance Project Plan (QAPP).

CAPCOG's primary data objectives are based on EPA's most recent ambient air monitoring guidance for ozone monitoring:

- Collection and validation of at least 75% of all possible hourly ozone, wind speed, wind direction, temperature, and humidity measurements each month from March 1 through November 15 each year;
- Ozone measurements to remain within 7% of reference measurements during monthly calibrations. These performance goals are consistent with EPA's most recent ambient air monitoring guidance for ozone monitoring.

Expected outputs include:

- Hourly, quality-assured ozone, wind speed, wind direction, temperature, and relative humidity data reported to TCEQ's LEADS system and EPA's AirNow system from eight CAPCOG monitoring stations; and
- An annual monitoring report documenting monitoring activities completed that year and a comparison of performance to data quality objectives.

Task 6: Monitoring Data Analysis

Under this task, CAPCOG will perform an annual data analysis of the air pollution and meteorological data collected in the previous year and compare these data to data collected in previous years. This will help identify the conditions that were most likely to lead to high air pollution levels, whether these conditions were more or less likely to occur in 2018 compared to prior years, and whether there were any specific emissions-related or meteorological-related explanations for any deviations from what has been typical for the previous several years. This analysis will help provide a better understanding of the extent to which local emission reduction efforts impacted ambient air pollution concentrations.

Expected outputs include:

- An annual air monitoring data analysis report;
- Accompanying spreadsheets.

Task 7: Emissions, Control Strategy, and Air Quality Modeling Analysis

Under this task, CAPCOG will analyze emissions and air quality modeling data relevant to ongoing regional air quality planning. This includes:

- Reviewing point source emissions inventory data reported by the facilities;
- Review mobile source emissions inventory data prepared by EPA, TCEQ, or others;
- Review studies and technical reports related to emissions and control strategies;
- Review of air quality modeling analyses conducted by EPA, TCEQ, and others;
- Refinement of emissions estimates for key sources, where appropriate;
- Analyzing trends in changes in emissions over time;
- Assessing the level of control current emission reduction measures are achieving;
- Estimating the ambient air quality impact of various emissions control and growth scenarios; and
- Estimation of costs and benefits of implementing various control strategies.

Expected outputs include:

- Memos summarizing emissions, control strategy, and modeling analyses completed;
- Reports documenting any emissions inventory refinement, control strategy assessments, or impact assessments completed.

Task 8: Other Studies and Planning Activities

This task involves other research and planning activities as directed by the CAC. Examples projects in this category include:

- Preparation of an annual work plan for approval by the CAC that provides further definition to activities that will be carried out by CAPCOG in the following year;
- Analysis of the health, environmental, and social impacts of regional air pollution;
- Analysis of the potential economic and regulatory impacts of non-compliance with air quality standards; and
- Development of air quality plans.

Resources

This scope of work is being carried out during FY 2019 with approximately \$437,000, with contributions from 22 different local governments providing the necessary funding. CAPCOG will prepare an updated estimate of the annual funding needed to carry out this scope of work during the first quarter of each year ahead of funding requests submitted to local governments for the following year, based on any changes in costs of goods and services.

Attachment B: CAPCOG Air Quality Local Funding Request for FY 2020

CAPCOG's FY 2020 air quality program funding request is based on a continuation of the local funding requests that CAPCOG made for FY 2018 and FY 2019 to each Clean Air Coalition jurisdiction.

- CAPCOG calculated the total funding needed to maintain the level of services provided in FY 2018 and FY 2019 to be \$430,000, \$7,000 less than the FY 2019 request. While certain costs will increase due to inflation, the monitoring contract for 2019-2021 came in lower than anticipated.
- CAPCOG updated the population basis for the funding requests to be the same as it uses for its dues formula – the most recent population data from the Texas State Demographic Center. It was previously based on July 1, 2016, Census bureau estimates obtained in summer 2017.
- Similar to CAPCOG's dues formula, the per-capita rate for cities (\$0.1625) is twice the rate for counties (\$0.0813) to reflect differences in funding available to each type of local government.

Jurisdiction	January 1, 2018, Population	FY 2019 Funding Request	Change FY 2019 – FY 2020	FY 2020 Funding Request
Bastrop County	89,072	\$7,197	\$42	\$7,239
Caldwell County	42,453	\$3,580	(\$130)	\$3,450
Hays County	218,889	\$17,786	\$3	\$17,789
Travis County	1,244,156	\$104,326	(\$3,215)	\$101,111
Williamson County	562,407	\$45,992	(\$286)	\$45,706
City of Austin	958,698	\$164,909	(\$9,085)	\$155,824
City of Bastrop	8,954	\$1,482	(\$27)	\$1,455
City of Bee Cave	6,389	\$1,137	(\$99)	\$1,038
City of Buda	14,178	\$2,614	(\$310)	\$2,304
Cedar Park	67,836	\$11,990	(\$964)	\$11,026
City of Elgin	10,048	\$1,622	\$11	\$1,633
City of Georgetown	69,597	\$11,681	(\$369)	\$11,312
City of Hutto	24,719	\$4,146	(\$128)	\$4,018
City of Kyle	42,889	n/a	\$6,970	\$6,970
City of Lago Vista	6,587	n/a	\$1,070	\$1,070
City of Lakeway	15,283	\$2,547	(\$63)	\$2,484
City of Leander	52,425	\$7,439	\$1,082	\$8,521
City of Lockhart	13,951	\$2,353	(\$85)	\$2,268
City of Luling	13,951	\$1,023	(\$48)	\$975
City of Pflugerville	64,870	\$10,307	\$237	\$10,544
City of Round Rock	124,738	\$21,032	(\$757)	\$20,275
City of San Marcos	61,486	\$10,783	(\$789)	\$9,994
City of Sunset Valley	731	\$121	(\$2)	\$119
City of Taylor	17,687	\$2,933	(\$58)	\$2,875
MSA TOTAL	2,156,977	\$437,000	(\$7,000)	\$430,000

City of Lockhart, Tx

Council Agenda Item Briefing Data

COUNCIL MEETING DATE: April 2, 2019

AGENDA ITEM CAPTION: Discussion and/or action to consider Ordinance 2019-09 authorizing utility customers to opt-out of utilizing the Flex-Net electric and/or water meters.

ORIGINATING DEPARTMENT AND CONTACT: Finance – Pam Larison

ACTION REQUESTED:

X ORDINANCE RESOLUTION CHANGE ORDER AGREEMENT
 APPROVAL OF BID AWARD OF CONTRACT CONSENSUS OTHER

BACKGROUND/SUMMARY/DISCUSSION: The City of Lockhart currently charges a \$25.00 fee to customers for monthly readings of analog meters that were installed at the customers' request. However, it has come to our attention that an ordinance would need to be enacted to change the utility fee schedule. This ordinance will address any requests that are made to opt-out of using the Flex-Net meters for both electric and water meter instead requesting analog meters. This fee includes re-installation of analog meters and a monthly cost for manual readings instead of the radio-read from City Hall. The Utility department is requesting a one-time \$100 set-up fee and a monthly \$25 charge for reading.

PROJECT SCHEDULE (if applicable):

AMOUNT & SOURCE OF FUNDING: (to be completed by Finance)

Funds Required: 0
Account Number: n/a
Funds Available: n/a
Account Name: n/a

FISCAL NOTE (if applicable):

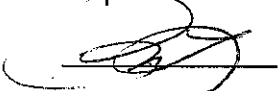
Previous Council Action:

COMMITTEE/BOARD/COMMISSION ACTION:

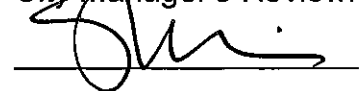
STAFF RECOMMENDATION/REQUESTED MOTION: Staff recommends passing of Ordinance 2019-09.

LIST OF SUPPORTING DOCUMENTS: Comparison chart with 4 Texas cities with charges for replacing and reading analog meters.

Department Head initials:



City Manager's Review:



	CITY OF AUSTIN	CITY OF SAN MARCOS	CITY OF BASTROP	CITY OF NEW BRAUNFELS
OPT-OUT OPTION	YES	YES	YES	YES
SET UP FEE-ANALOG	\$75.00	\$100.00	\$0.00	\$75.00
MONTHLY FEE	\$10.00	\$25.00	\$25.00	\$25.00

ORDINANCE 2019-09

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LOCKHART, TEXAS, AMENDING CHAPTER 58, DIVISION 2, "ELECTRIC RATES COMPUTATION", SECTION 58-73 OF THE CODE OF ORDINANCES, ADDING OPT-OUT PROVISION OF UTILIZING THE ADVANCED METER INFRASTRUCTURE (AMI) METERS AND TO ADD A REQUIREMENT TO PAY A METER EXCHANGE FEE AND A MONTHLY METER READING FEE; PROVIDING FOR SEVERABILITY; PROVIDING A REPEALER; PROVIDING FOR PUBLICATION; AND ESTABLISHING AN EFFECTIVE DATE.

WHEREAS, the City of Lockhart utilizes Advanced Meter Infrastructure (AMI) meters to electronically receive monthly readings in order to process residential utility payments; and

WHEREAS, the City of Lockhart utility billing staff has received requests from residential customers to replace Advanced Meter Infrastructure (AMI) meters with analog meters; and

WHEREAS, analog meters require a manual read monthly and the following charges will be added to the residential electric rate schedule for the customers that request the opt-out provision from utilizing the Advanced Meter Infrastructure (AMI) meter.

NOW, THEREFORE, be it ordained by the City Council of the City of Lockhart, Texas that Section 58-73 of the Code of Ordinances, City of Lockhart, Texas, is hereby amended to add the following:

I. Section 58-73. Residential rates.

(6). The city provides residential electric utility customers an option to have a Manual Read Electric Meter. If the property owner wishes to place the Advanced Meter Infrastructure (AMI) meters in a location where they do not properly communicate, the owner shall either work with the City of Lockhart Utility Department to correct the problem, or pay a manual read fee. If approved, the utility account holder agrees to:

- a. Pay a one-time meter exchange fee of \$100.00 to replace an AMI meter with a manual read meter, and
- b. Pay a monthly meter reading fee of \$25.00, in addition to the existing electric utility charges.

[all other subsections remain unchanged]

II. Severability: If any provision, section, clause, sentence, or phrase of this ordinance is for any reason held to be unconstitutional, void, invalid, or un-enforced, the validity of the remainder of this ordinance or its application shall not be affected, it being the intent of the City Council in adopting and of the Mayor in approving this ordinance that no portion, provision, or regulation contained herein shall become inoperative or fail by way of reasons of any unconstitutionality or invalidity of any other portion, provision, or regulation.

III. Repealer: That all other ordinances, section, or parts of ordinances heretofore adopted by the City of Lockhart in conflict with the provisions set out above in this ordinance are hereby repealed or amended as indicated.

IV. Open Meeting: It is found and determined that the meeting at which this ordinance was passed was open to the public as required by law.

V. Publication: The City Secretary is directed to cause the caption of this ordinance to be published in a newspaper of general circulation according to law.

VI. Effective Date: This ordinance shall become effective and be in full force upon passage.

PASSED, APPROVED, AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF LOCKHART, TEXAS, ON THIS THE 2nd DAY OF APRIL, 2019.

CITY OF LOCKHART, TEXAS

Lew White, Mayor

ATTEST:

APPROVED AS TO FORM:

Connie Constancio, TRMC
City Secretary

Peter Gruning
City Attorney

City of Lockhart, Texas

Council Agenda Item Briefing Data

COUNCIL MEETING DATE:

April 2, 2019

AGENDA ITEM CAPTION:

Consider appeal by Prince Development of the Construction Board of Appeals ruling for the driveway, flatwork and pool decking at 1025 Maple Street.

ORIGINATING DEPARTMENT AND CONTACT:

Building Inspections
Shane Mondin, Building Official

ACTION REQUESTED:

- ORDINANCE RESOLUTION CHANGE ORDER AGREEMENT
 APPROVAL OF BID AWARD OF CONTRACT CONSENSUS OTHER

BACKGROUND/SUMMARY/DISCUSSION:

James Prince, Prince Development, failed to call for inspections in January 2019 before concrete was placed for a driveway, flatwork from driveway to the pool, and the concrete decking around the pool. Mr. Prince furnished pictures of the driveway reinforcement. Using the photos as reference, it appears the reinforcement doesn't meet the City of Lockhart's minimum standard for driveways as adopted July 1997. Per local amendment of the International Building Code Section 1907 – Minimum Slab Provisions prohibits the use of welded wire for reinforcement unless construction plans are sealed by a Texas Licensed Engineer. On February 21, 2019, the Construction Board of Appeals (CBOA) met and unanimously ruled that the driveway, flatwork and pool decking be removed and reinstalled according to City of Lockhart Standards. Copeland Engineering, Prince Development's Consultant, has indicated the driveway and deck meet or exceed the City of Lockhart's construction standards. Staff does not agree with the engineer's opinion because, in staff's opinion, it is virtually impossible to suspend the wire mesh while pouring the concrete.

PROJECT SCHEDULE (if applicable):

N/A

AMOUNT & SOURCE OF FUNDING: (to be completed by Finance)

Funds Required: N/A

Account Number:

Funds Available:

Account Name:

FISCAL NOTE (if applicable):

Previous Council Action:

N/A

COMMITTEE/BOARD/COMMISSION ACTION:

The Construction Board of Appeals unanimously ruled the driveway, flatwork and pool decking be removed and reinstalled according to the City of Lockhart Standards.

STAFF RECOMMENDATION/REQUESTED MOTION:

Building Official recommends/request the City Council uphold the Construction Board of Appeals Ruling.

LIST OF SUPPORTING DOCUMENTS:

Construction Board of Appeals minutes, pictures, request to appeal to City Council, engineer's opinion. Driveway Standard, Section 1907 amendment.

Department Head initials:

Sm

City Manager's Review:

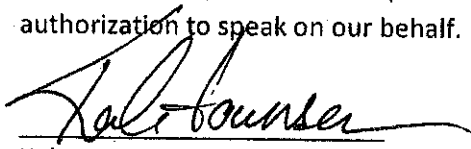
[Signature]

MEMO

Date: 03/11/2019
To: City of Lockhart
CBOA ruling to Connie Constancio, City Secretary
From: Kole and Donna Townsen
C/O Prince Development
James Prince, General Contractor
RE: Approval of on-site concrete driveway and deck

Dear City of Lockhart:

We request to be placed on the City Council Agenda to appeal the Construction Board of Appeals ruling for the driveway, flatwork and pool decking, located at 1025 Maple Street. We give James Prince authorization to speak on our behalf.


Kole Townsen

RECEIVED

MAR 13 2019

CITY OF LOCKHART
CITY SECRETARY'S OFFICE

STATE OF TEXAS

COUNTY OF CALDWELL

This instrument was acknowledged before me on this 13th day of March, 2019 by _____

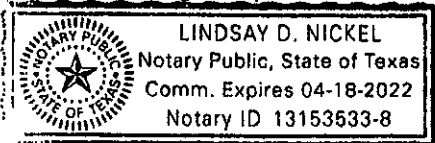
Kole Townsen

Notary Public, State of Texas

Printed Name of Notary

Commission Expires:





*City Engineer's
Opinion*

From: Dahm, Jeffrey <JDahm@trcsolutions.com>
Sent: Thursday, March 28, 2019 3:34 PM
To: Shane Mondin <smondin@lockhart-tx.org>
Subject: RE: 1025 Maple St _ Driveway Letter.pdf

Shane,

I had my structural engineer look at this and he is fine with the reinforcement, base material, and concrete depth as described in the letter. He would have preferred tooled joints, instead of expansion joints, as you are requiring, but it ultimately is not a huge deal when you consider they are including a 10-year warranty to repair defects. Let me know if you have any more questions or concerns.

Thanks,

Jeff Dahm
Sr. Project Engineer



505 E. Huntland Dr., Ste. 250, Austin, TX 78752
T 512.684.3177 | C 979.324.9999 | F 512.454.2433
[LinkedIn](#) | [Twitter](#) | [Blog](#) | [TRCcompanies.com](#)

From: Shane Mondin <smondin@lockhart-tx.org>
Sent: Wednesday, March 27, 2019 4:39 PM
To: Dahm, Jeffrey <JDahm@trcsolutions.com>
Subject: FW: 1025 Maple St _ Driveway Letter.pdf

Good afternoon Jeff.

Please see the attached document.

Our city attorney suggested I ask for your opinion.

Do you concur with the builder's engineer that the driveway, flatwork and decking exceed the City of Lockhart's minimum standard?

Also, is a 10 year warranty sufficient for the driveway?

Are there any red flags we should be aware of?

Let me know if you need additional information.

Thank you in advance for your help with this matter.

**MINUTES
CONSTRUCTION BOARD OF APPEALS
THURSDAY, FEBRUARY 21, 2019
CITY HALL-GLOSSERMAN ROOM**

Members Present: Ralph Gerald, Jerry West, Rick Winnett, Jr., Gary Shafer, Paul Martinez, Michael Voetee

Members not Present: Oscar Torres

Staff Present: Building Official/Shane Mondin, Assistant Building Official/Russell McDonald, Development Services Assistant/Yvette Aguado


Public present: James Prince, Saul Angeles, Christie Stephens

- 1) Call meeting to order. Chairman West called the meeting to order at 8:58 am.
- 2) Election of Chairman and Vice Chairman for 2019.

Motion made by member Gerald to re-elect the Chairman and Vice-Chairman. Motion was seconded by member Shafer. Motion passed by vote of 6-0.

- 3) Discussion and/or Action on minutes of December 20, 2018 meeting.

Motion made by member Gerald to approve minutes as presented. Motion was seconded by Vice-chair Winnett. Motion passed by vote of 6-0.

- 
- 4) Discussion and/or Action on a variance request from James Prince/Prince Development for a swimming pool built at 1025 Maple Street without any inspections. Also, pool decking, sidewalks, and the driveway were poured without a pre-pour inspection.

James Prince, 675 Ranch Road 1869, Liberty Hill, approached podium to request a variance on steel. He explained that it was not an intentional error but a misunderstanding on his part. He explained that they simply failed to doublecheck their work and shared pictures with the board to give explanation of work. He responded to questions from the board pertaining to the work completed.

Chair West asked the building official if the board would be responsible to look into the issue with the right of way work and inspections not completed.

Mr. Mondin responded that Public Works is notified directly by the contractors to make the driveway inspection and staff also verifies with Public Works department the inspection is completed. It is a separate inspection from those completed by city inspectors.

Vice-Chair Winnett asked if an electrical permit had been obtained.

Mr. Mondin added no inspections for the pool construction had been completed. He stated that the contractor would go before the electrical board of appeals on March 7, 2019 for the electrical bonding of the steel. They will need to have approval from both the Construction Board of Appeals and the Electric Board of Appeals before proceeding with completion of a final inspection.

Chair West asked if an engineer foundation design was required for a pool and if the city inspectors' complete inspections.

Mr. Mondin responded the City does not require an engineer design for pools and many of the pool contractors use an engineer to design their pools. He listed all required inspections completed for pools.

Chair West asked Mr. Mondin if none of the inspections he listed had been completed and if he had completed a layout inspection.

Mr. Mondin responded no inspections had been completed.

Mr. Prince asked for an explanation of the layout inspection.

Mr. Mondin replied that they would have taken site drawing or survey (shows distances from pool to house and from pool to property line) for pool submitted to verify that drawing matches what is out at field.

Member Shafer expressed concern regarding the electrical and the bonding to the steel.

Mr. Prince said the third-party engineer hired said anything within five feet of the pool had to be bonded and that was signed off on and he had pictures. He also asked for explanation of purpose for the plumbing inspection.

Mr. Mondin responded they would inspect for a pressure test to assure there is no leakage.

Chair West asked building official if he was aware of the concrete pour as it was going on.

Mr. Mondin responded no this was brought to their attention when the pool contractor came in to speak with inspector and asked for list of required inspections. As inspector explained the list of inspections the contractor then notified him that pool had already been completed. He added that a week later city inspector Mr. McDonald completed a gas final inspection to have gas meter set and discovered the flatwork (driveway, sidewalks & decking around pool) had also been poured and completed.

Saul Angeles, 6200 CR 279, Leander, TX. Pool Contractor approached podium to give explanation that his main work is maintenance on pools. He accepted responsibility for his error on the project not fully understanding the complete permit and inspection process. He discussed and answered questions from the board regarding his work.

Member Shafer asked who the master plumber or master electrician was?

Mr. Mondin responded that no electric nor plumbing permit had been obtained.

Member Shafer directed comment to the general contractor that the responsibility was fully on him.

Mr. Prince explained reasons why he hadn't followed through with assuring that inspections were requested and completed by examples of other projects in other cities.

Chair West discussed picture by picture the errors that were made in the project. And he re-iterated the lack of responsibility that he did not have any inspections completed. He expressed his concerns regarding the longevity of the flatwork around and for the pool not only for the current owners but also any future owners.


Chair West asked Mr. McDonald if he would pass the inspection for the steel in the pool according to the photos provided.

Mr. McDonald responded he glanced at photos but wasn't sure if clamps were clamped down onto the wire and it is hard to tell what size wiring for bonding is, but he would pass the pre-pour for the steel based off the photos.


Mr. Mondin added that based off the pictures he would not have a problem with the rebar reinforcement for the pool construction but had concerns about the bonding, which is scheduled to be heard by the Electric Board of Appeals. He added that they would have to get approval by both boards in order to avoid demolition of the pool. If denied, applicant has option to appeal to District Court by way of filing with City Secretary.

Mr. Gerald voiced his opinion that the general contractor was very lax on his responsibility to this project.

Mr. Mondin explained the driveways standards in effect have been there since July of 1997, with driveway specs reviewed by City Engineer. He stated prior to that wire mesh was accepted but today wire mesh is not accepted for any flatwork unless it has a licensed engineer seal and signature. A Memorandum of Understanding listing the deficiencies could be drawn up, giving 30 days to complete. A cashier's check would be given to the City based off the estimated cost of the project. If project is not completed in time frame given, the City would complete the project with the cashier's check to cover the cost. If the final inspection on home is completed and all life safety issues pass a temporary Certificate of Occupancy could be issued allowing the homeowners to move in.



Motion made by Chair West to accept the structural pour on pool based on the pictures submitted and require demolition and re-pour all driveway and flatwork. Motion was seconded by member Shafer. Motion passed 6-0.



- 5) Discussion and/or Action on the structure(s) located at Mathis, Block 3, Lot 2 also known as 818 W. Prairie Lea Street, Caldwell County, Lockhart, Texas as being an Unsafe Structure(s) and/or Public Nuisance as defined by Article VII, Unsafe and Public Nuisance Building Abatement Sec. 12-436 through 12-455 of the Code of Ordinances for the City of Lockhart

Mrs. Christie Stephens, 1220 Maple Street, Lockhart, approached podium to apologize and give explanation for their delay in completing the project and requested an extension. She gave response to the commission's questions and concerns.

Mr. Mondin reported issue was brought to staff's attention by complaint approximately two years prior. A demolition permit was issued on January 30, 2017 and a 30-day extension permit on May 19, 2017. He stated the City Manager and City Council have received numerous complaints regarding the property. In December 2018, the City Manager turned case over to the City Attorney, who sent letter to Ms. Stephens allowing her 45 days to complete project of rebuild for garage. The deadline was January 26, 2019 which she did not meet therefore due to the numerous complaints and extended time of noncompletion, staff recommended condemnation of structure to demolish.

Discussion ensued with applicant and the board members.

Motion made by member Shafer to approve a 60-day extension to substantially complete project for 818 W. Prairie Lea Street. Motion was seconded by member Gerald. Motion passed 6-0.

- 6) Discussion and/or Action on the structure(s) located at A017, Lockhart, Byrd, acres .34 also known as 814 N. Blanco Street, Caldwell County, Lockhart, Texas as being an Unsafe Structure(s) and/or Public Nuisance as defined by Article VII, Unsafe and Public Nuisance Building Abatement Sec. 12-436 through 12-455 of the Code of Ordinances for the City of Lockhart.

Mr. Mondin reported he received call from Mr. Jacobs to request item for 814 N. Blanco be tabled again. He further reported this property had been before the board twice with mobile home on property ruled to be condemned. The demolition was completed by the City two years prior. The applicant requested to keep the 16'x16' addition in back of the mobile home to convert to a dwelling. In September 2018 item was brought back before the board to request extension for the addition due to medical issues but to date no progress has been made in completing the project.

Motion made by Chair West to condemn structure for 814 N. Blanco Street. Motion was seconded by member Gerald. Motion passed 6-0.

7) Building Official Report –

A. Status of Structures under rehab.

B. Continue working Unsafe and/or Public Nuisance Structures. Future meeting date to be determined.

Mr. Mondin reported the status of structures under rehab. The home at 905 E. Market Street had an expired building permit since last meeting. Permit renewal has not been applied for therefore it will be brought back before the board to condemn. The property at 911 Aransas Street is dried in and working on plumbing rough top out and electric rough to call in for framing inspection soon. The property at 110 E Live Oak, the property owner is working alone on project and estimated half of roof work completed. The demo pending at 817 Third Street is to be completed as soon as the assigned contractor finishes another project, according to Ms. Jackson whom he spoke with two weeks ago.

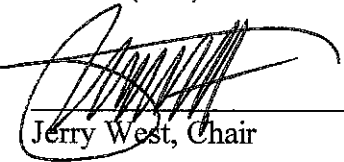
Mr. Mondin stated the next meeting would be March 21st to look at next group of unsafe structures on list.

8) Adjournment.

Motion to adjourn made by member Gerald. Motion was seconded by member Shafer. Motion passed 6-0. Meeting adjourned at 10:15 am.

Approved:

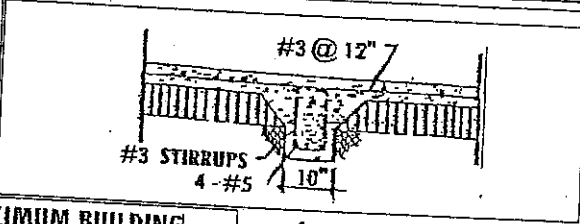
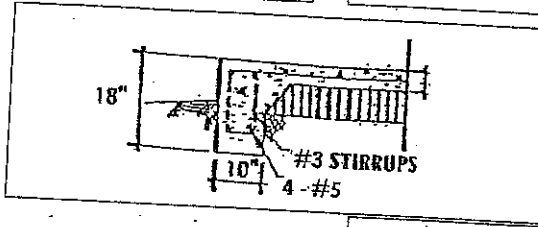
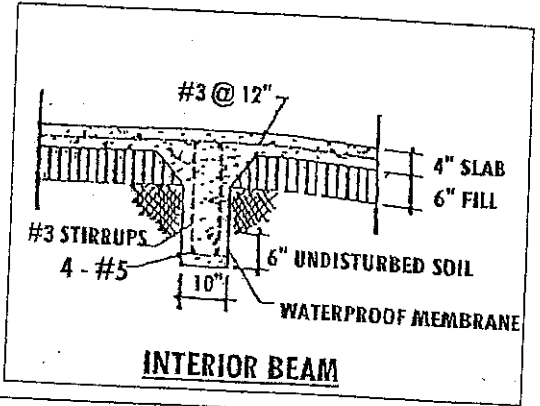
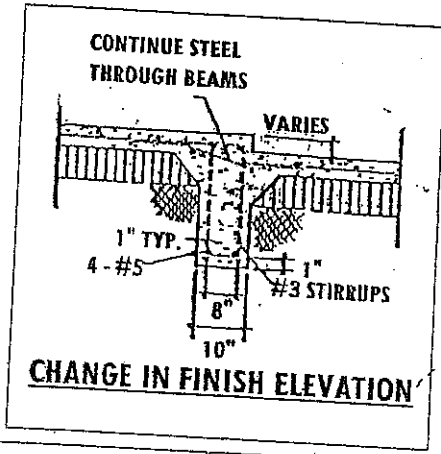
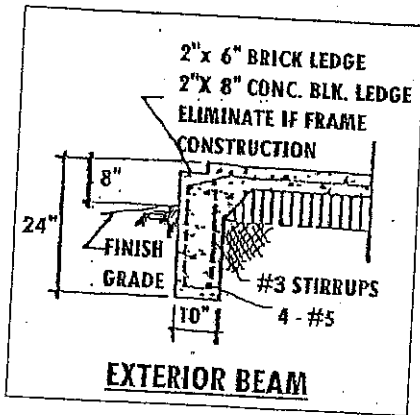
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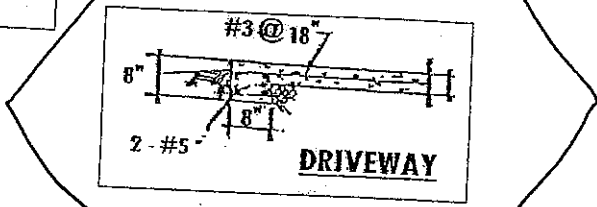
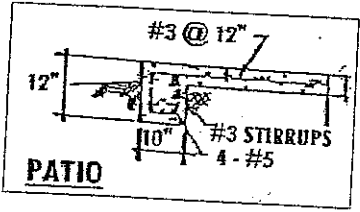
Jerry West, Chair

Yvette Aguado, Recording Secretary

CITY OF LOCKHART MINIMUM STANDARD - MONOLITHIC CONCRETE SLAB CONSTRUCTION
 JULY 1997



**20' X 20' MAXIMUM BUILDING
 GARAGE & STORAGE**



ALL CONCRETE SLAB-ON-GROUND CONSTRUCTION SHALL COMPLY WITH THESE MINIMUM STANDARDS:

VARIATIONS ARE ACCEPTABLE WHERE SOIL INVESTIGATION OF THE BUILDING SITE, CLIMATIC RATINGS, AND ENGINEERING ANALYSIS INDICATE A SLAB OF LIGHTER OR HEAVIER DESIGN IS SUITABLE.

CONCRETE: 3000 psi MINIMUM COMPRESSIVE STRENGTH.

SLAB: 4" MINIMUM THICKNESS REINFORCED WITH #3 BARS 12" O.C.E.W. TIED WHERE MAXIMUM CLEAR PANEL SPAN IS 16' - 0"; #3 BARS 10" O.C.E.W. TIED WHERE MAXIMUM CLEAR PANEL SPAN IS 20' - 0". COMBINATION OF 12" O.C. AND 10" O.C. TIED MAY BE USED FOR 16' X 20' MAXIMUM CLEAR PANEL. LAPS OR SPLICES A MINIMUM OF 30 BAR DIAMETERS. PROVIDE A MINIMUM OF 6" SUITABLE FILL.

BEAMS: 10" X 24" FOR EXTERIOR AND 10" X 18" FOR INTERIOR SHALL BE USED IN FOUNDATIONS WHERE THE MAXIMUM LENGTH OR WIDTH IS 60' - 0" OR LESS. ADD TWO-INCHES (2") TO THE DEPTH OF ALL BEAMS FOR EACH ADDITIONAL 10' - 0" OF LENGTH OR WIDTH OVER 60' - 0". REINFORCE ALL BEAMS WITH TWO #5 BARS IN BOTTOM & TWO #5 BARS IN TOP. #3 U-STIRRUPS 20" O.C. IN ALL BEAMS. LAPS OR SPLICES A MINIMUM OF 30 BAR DIAMETERS. PROVIDE #5 CORNER BARS WHERE STEEL IS NOT CONTINUOUS. EXTERIOR BEAMS SHALL PENETRATE MINIMUM 6" INTO UNDISTURBED SOIL.

NOTE: IN BUILDINGS 20' X 20' MAXIMUM (GARAGE & STORAGE TYPES) BEAM DEPTH MAY BE REDUCED TO 10" X 18" WITH MINIMUM STANDARD SLAB REINFORCING. FLOOR LEVEL OF THE BUILDINGS SHALL BE PROVIDED WITH A MINIMUM OF TWELVE (12) INCHES ABOVE THE TOP OF THE ADJACENT STREET CURB, OR STREET CENTER LINE, OR SHALL BE PROVIDED WITH DRAINAGE SWALE ADJUSTMENT SUCH THAT THE STRUCTURE DOES NOT FLOOD.

SIDEWALK: SHALL BE FOUR-INCH (4") THICK 3000 psi CONCRETE WITH SIX-INCH (6") X SIX-INCH (6"), #10 WELDED WIRE MESH OR #3 BARS 18" O.C.E.W. SIDEWALK SHALL BE CONSTRUCTED ON TWO-INCH (2") SAND CUSHION OVER UNDISTURBED NATURAL SOIL OR COMPACTED FILL. MATS OF WIRE FABRIC SHALL OVERLAP SUFFICIENTLY TO MAINTAIN A UNIFORM STRENGTH AND SHALL BE FASTENED SECURELY AT THE ENDS AND EDGES. ONE-INCH (1") DEEP TRANSVERSE TOOLED DUMMY JOINTS SHALL BE PLACED AT TEN-FOOT (10') INTERVALS.

NO CONCRETE SHALL BE PLACED UNTIL THE CITY HAS INSPECTED AND APPROVED THE TYPE AND PLACEMENT OF THE REINFORCEMENT STEEL.
 C/DRAWINGS/CHARLES/LOCKHART/SLAB-DET

Other	NP1	30	25	NSR2
Other	NSR2	NSR2	NSR2	NSR2

Notes:

1—Not permitted

2—No special requirement

1206.6 Sound Transmission Class Ratings.

Compliance with the aircraft sound isolation performance standards shall be established by certification from a registered professional architect or engineer that when constructed in accordance with the approved plans and with quality workmanship, the building shall achieve the specified interior noise levels, or by the use of assemblies having the Sound Transmission Class ratings specified in Table 1206.6:

TABLE 1206.6
MINIMUM SOUND TRANSMISSION OF ASSEMBLIES

% Openings	Noise Reduction	Exterior Walls and Roofs	Exterior Doors, Windows and Sloped Glazing
1—25%	<u>35</u> Ldn	50	<u>42</u>
	30 Ldn	45	<u>37</u>
	25 Ldn	<u>39</u>	<u>28</u>
26—70%	<u>35</u> Ldn	<u>55</u>	45
	30 Ldn	50	<u>41</u>
	25 Ldn	45	<u>37</u>

Chapter 12- Building Ordinances

Local Code of Ordinances

Section 1907 Minimum Slab Provisions is amended to include Welded Wire Fabric as follows:

65



Welded Wire Fabric. The use of welded wire fabric for reinforcement in concrete slab foundations, driveways, and sidewalks that are part of driveway entrances, is prohibited unless construction plans sealed by a Texas licensed engineer specifically approves the use of welded wire fabric.

Chapter 12

2015 International Residential Code for One- and Two-Family Dwellings

Section R 315.2 WHERE REQUIRED IN EXISTING DWELLINGS is hereby amended to read:

Section R 315.2 WHERE REQUIRED IN EXISTING DWELLINGS Where work requiring a permit that involves an addition, major alteration, or when the electrical system is being completely re-wired in existing dwellings that have attached garages, or in existing dwellings within which fuel-fired appliances exist, carbon monoxide alarms shall be provided in accordance with Section R315.1.

Section R 315.2.2 Alterations, Repairs, and Additions is hereby amended to read:

Where work requiring a permit that involves an addition, major alteration, or when the electrical system is being completely re-wired in existing dwellings that have attached garages, or in existing dwellings within which fuel-fired appliances exist, carbon monoxide alarms shall be provided in accordance with Section R315.1.

Section P2904 Dwelling Unit Fire Sprinkler Systems of the 2015 International Residential Code shall apply to one- and two-family dwellings of 7,500 square feet or more and to such dwellings when modified become 7,500 square feet or more.

Section E3902.11 ARC-FAULT CIRCUIT INTERRUPTER PROTECTION is hereby amended to read:

Section E3902.11 ARC-FAULT CIRCUIT INTERRUPTER PROTECTION. In all new residential dwellings and when an addition, major alteration, or when the electrical system is being re-wired in an existing residential dwelling, all branch circuits that supply 120-volt, single-phase, 15- and 20-ampere outlets installed in family rooms, dining rooms, living rooms, parlors, libraries, dens, bedrooms, sunrooms, recreation rooms, closets, hallways, or similar rooms or areas shall be protected by a combination type arc-fault circuit interrupter installed to provide protection of the entire branch circuit.

Section E3902.16 ARC-FAULT CIRCUIT INTERRUPTER PROTECTION is hereby amended to read:

ARC-FAULT CIRCUIT INTERRUPTER PROTECTION. In all new residential dwellings and when an addition, major alteration, or when the electrical system is being re-wired in an existing residential dwelling, all branch circuits that supply 120-volt, single-phase, 15- and 20-ampere outlets installed in family rooms, dining rooms, living rooms, parlors, libraries, dens,

MEMO

Date: 2/12/19
To: Board of Adjustments
From: James Prince
Re: 1025 Maple Street Lockhart

Dear Board,

Thank you for hearing our case at this time.

We are asking for a variance to move forward with the finals on the steel. Enclosed you will see all steel was done property and in the flat work we installed extra wire mesh as well the required steel matting. We also did the beams along the deep edges. All decking and flat work was also prepped with tamping machine and 2 inches of washed bank sand.

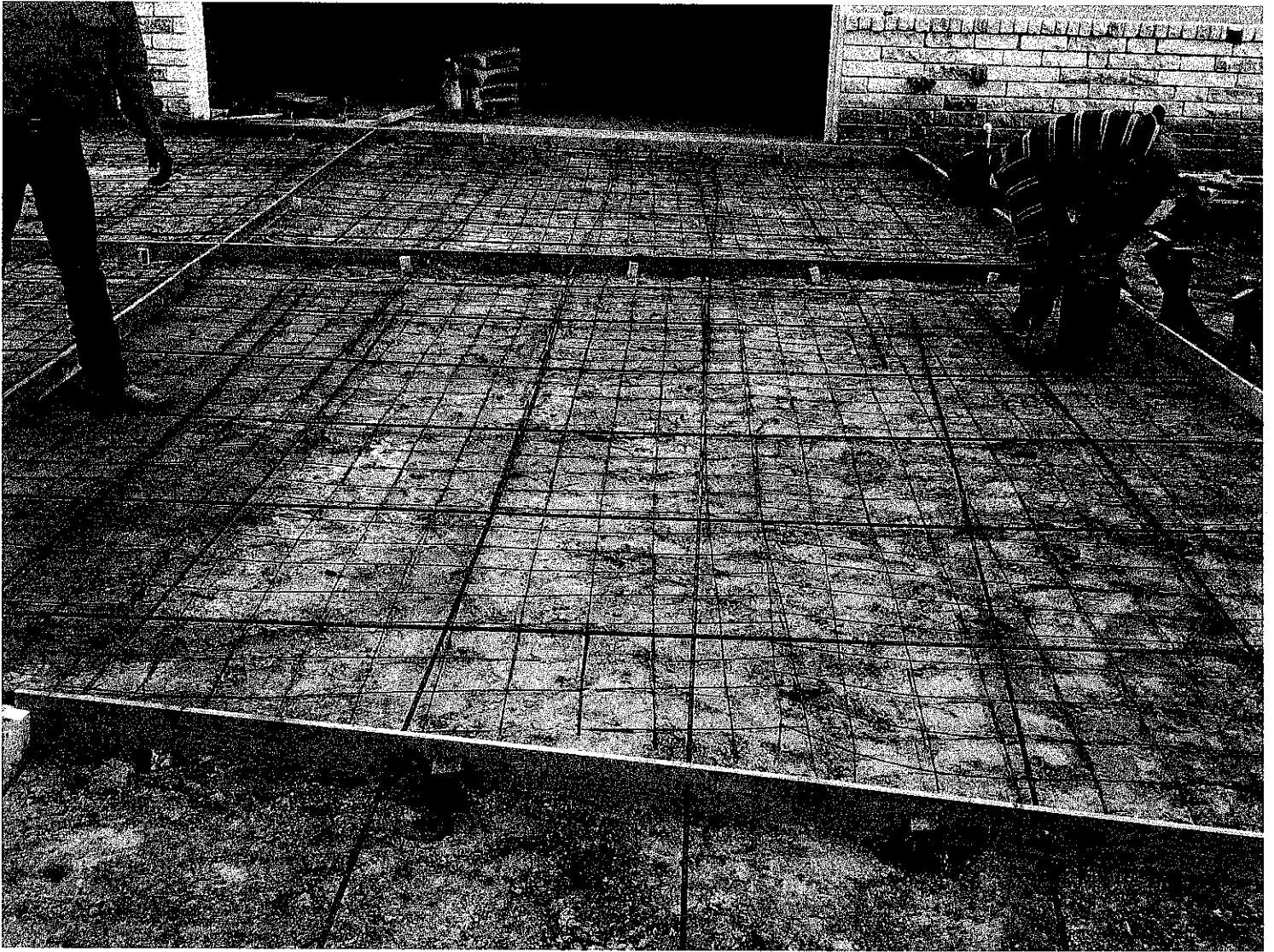
Thank you in advance.



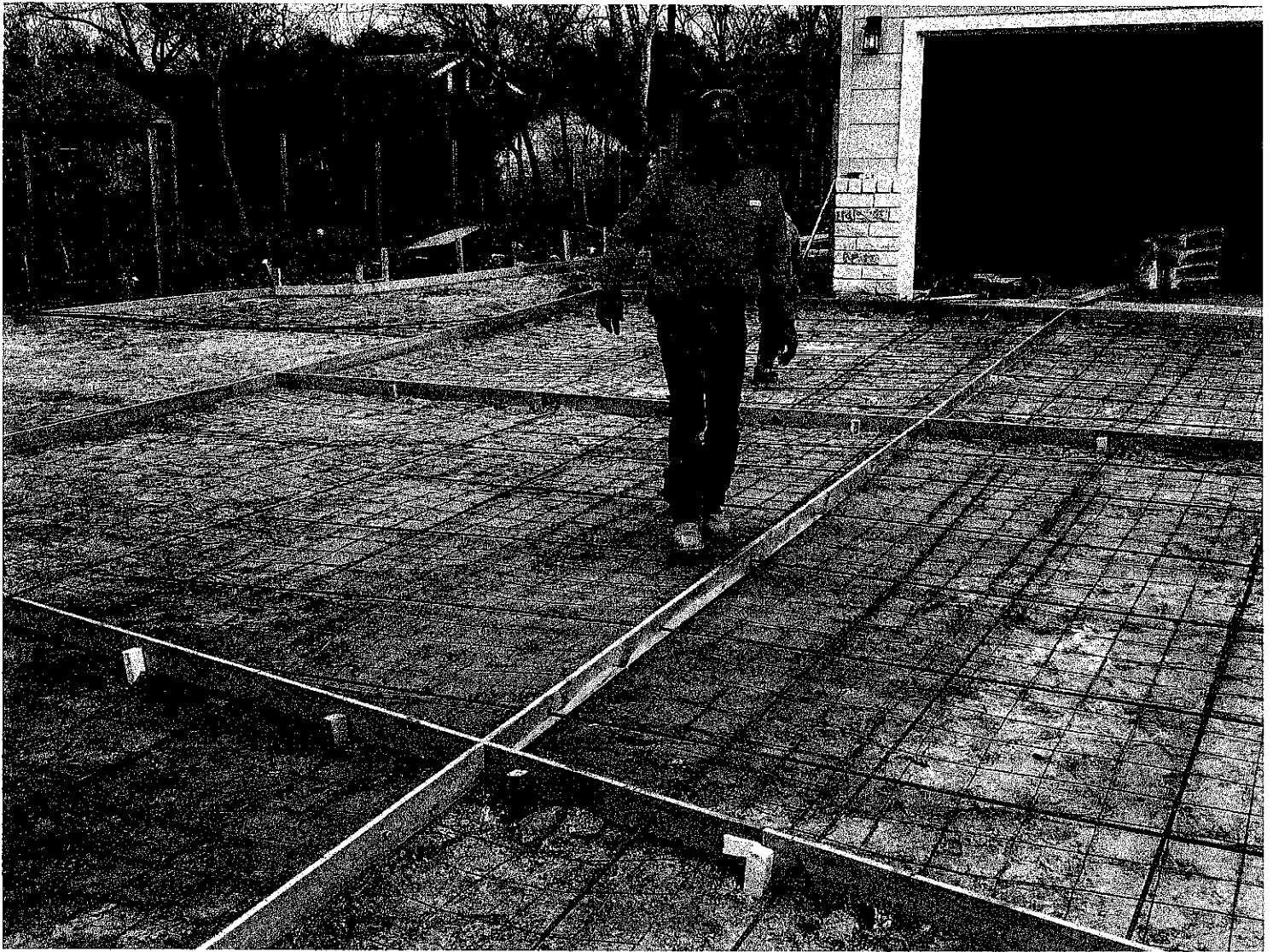
James Prince



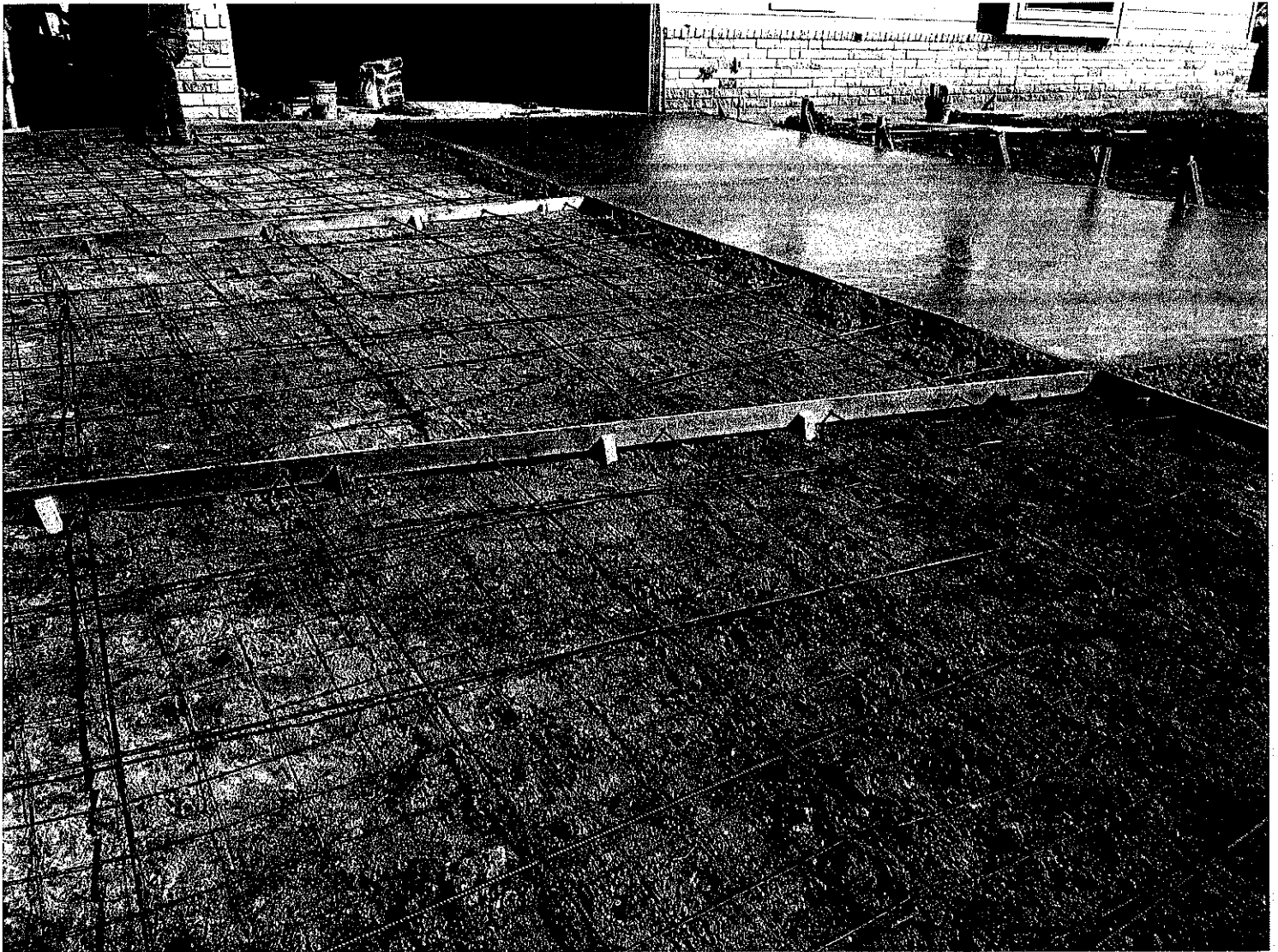
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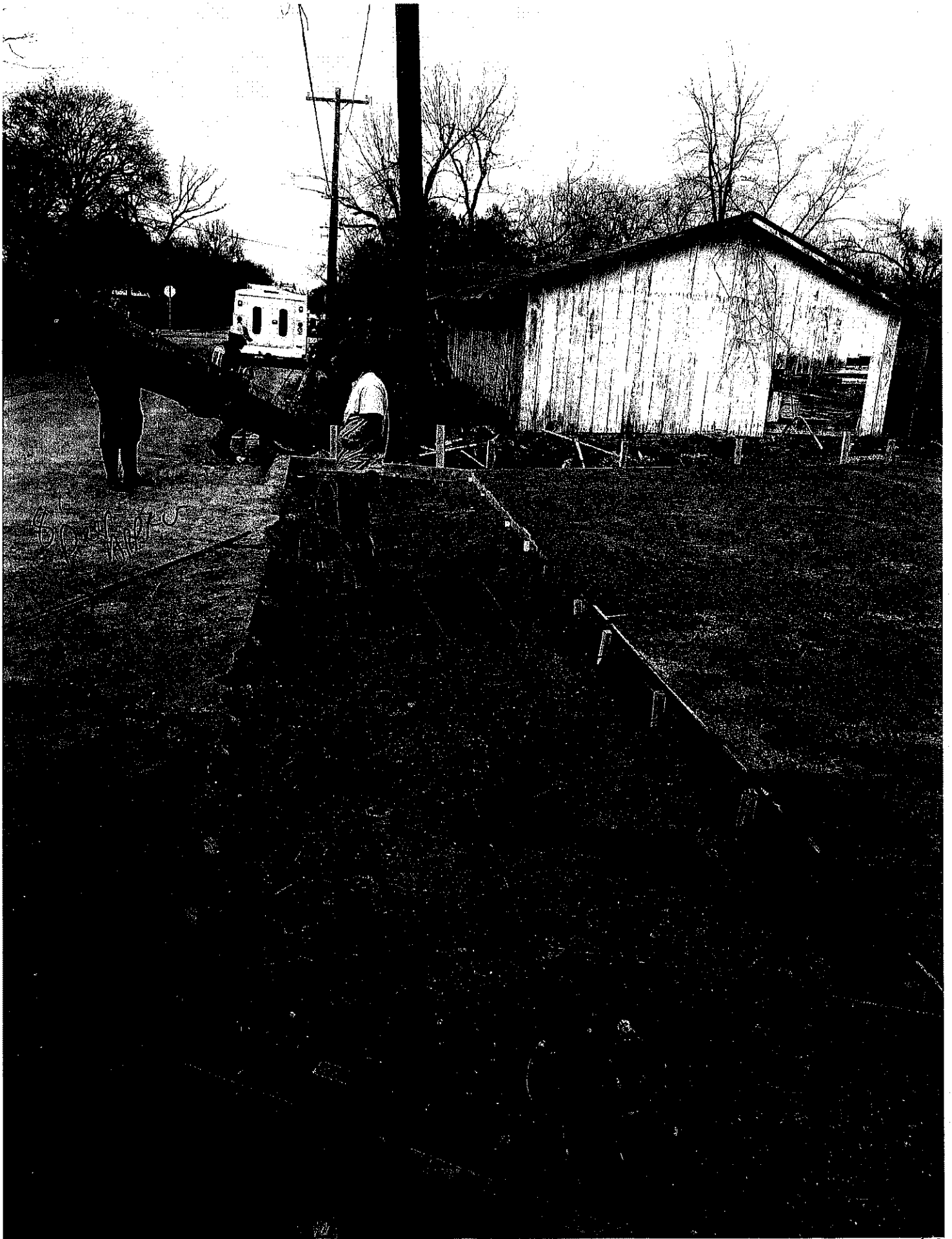
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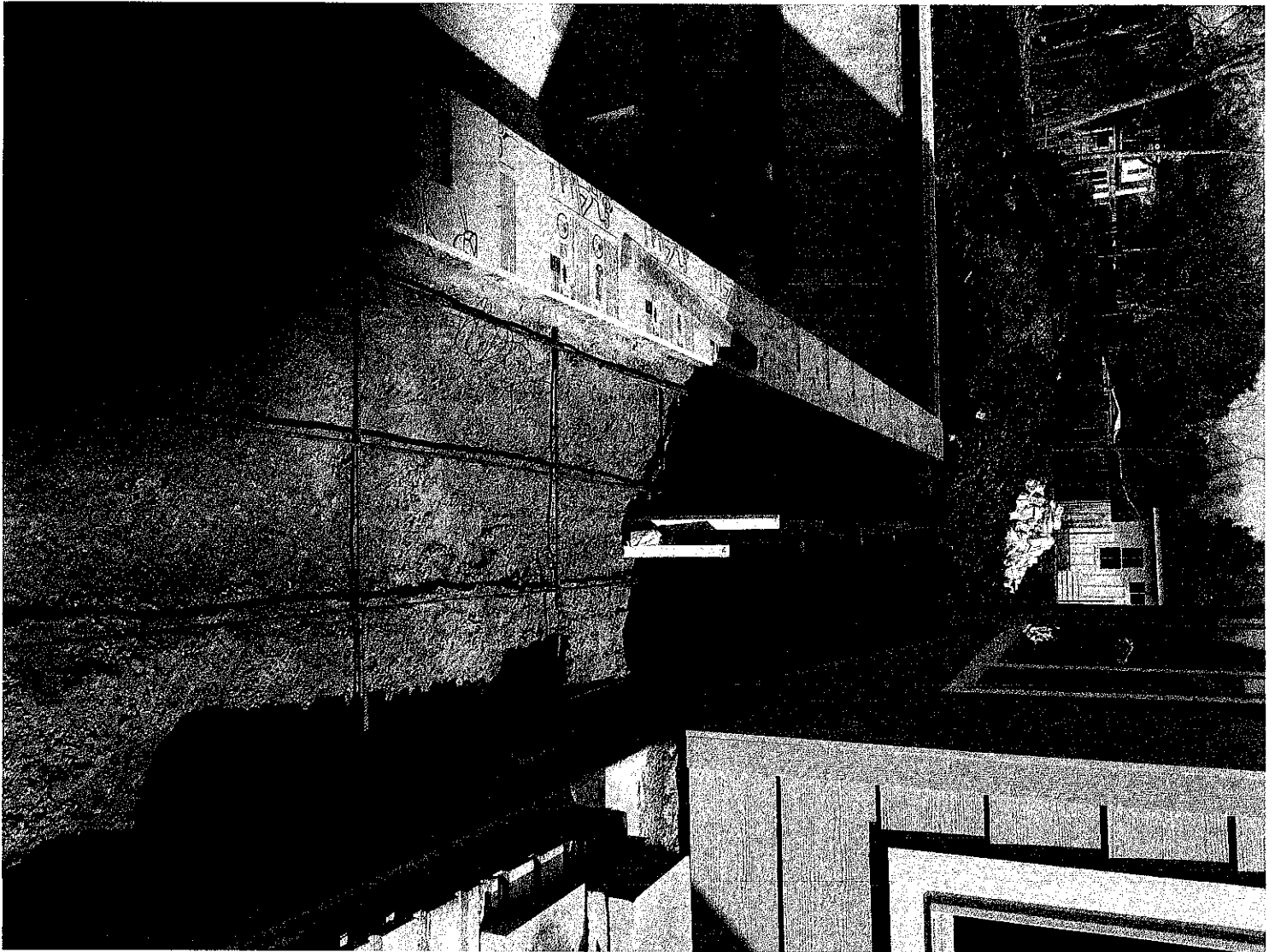


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Date: 3/20/19
To: City Council
Lockhart, Texas
From: Prince Development
James Prince/General Contractor
Re: Driveway and Patio Pre-pour inspection
C/O 1025 Maple Street
Kole and Donna Townsend

Dear Council,

Thank you for hearing our case at this time. As you know by the request to be heard today, I missed a pre-pour inspection on our driveway and patio. I can assure you this was not done out of malice or any disrespect for the processes and ordinances put in place by the City of Lockhart. The entire team at the City level have been wonderful and very helpful during the building process for Mr. and Mrs. Townsend and it was just a missed step by me and my team.

The processes the city have set up in place are here to help protect the home-owners and business folks as project are done and we can appreciate these oversights. We feel, as well as the engineering firm I asked to look the project over in detail the standards have been met. Also, with our company being a small company based on high quality of work and primarily succeeds from a 90% client referral, delivering more than we promise is our day to day goal.

Even though we did miss this step along the way, we are extending to the Townsend's a 10-year warranty on the areas in question. This will fall under our standard 1, 2, 10-year warranty program. We feel with this far overreaching warranty; the clients are receiving more than the City would have required should we not missed this inspection.

Thank you again for your time and myself and the clients look forward to having this process approved and moving on to day to day normal life.

Regards,


James Prince

512-228-1931

March 22, 2019

Prince Development
675 RR 1869
Austin, TX 78642
James Prince
princedevelopment@gmail.com



Re: Driveway and Deck Investigation
1025 Maple St
Lockhart, TX 78644

Mr. Prince:

Scope:

The City of Lockhart has rejected your installation of driveway and deck flatwork based on the City's mandated construction requirements. Our firm was contracted to review driveway flatwork construction and provide an evaluation in comparison to the City's requirements. Our evaluation was performed post-pour based on photographic evidence submitted. Photos have been provided for review.

Photos:

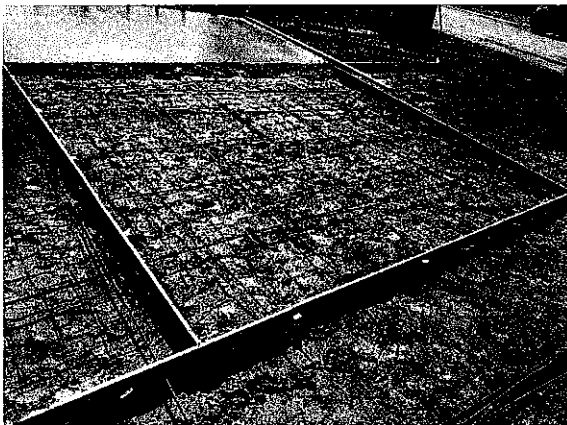


Figure 1 - Reinforcement & Concrete Placement

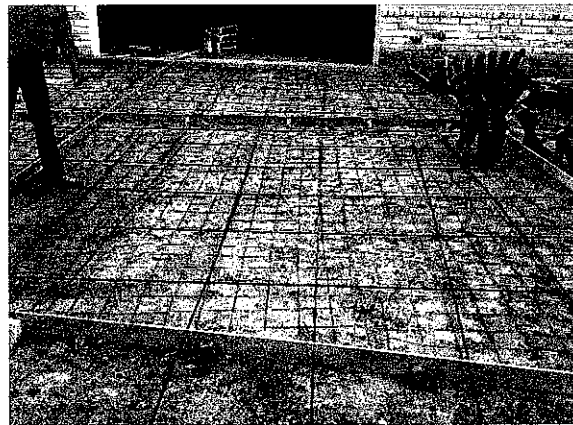


Figure 2 - Reinforcement Placement

Observations and Discussion:

As we understand there are a couple of items related to the construction that the City is particularly interested in. They are as follows:

- Reinforcement – City is requiring min. #3 bars installed at 18" O.C.E.W.
 - Reinforcement present consists of #3 rebar spaced at 24" O.C.E.W. (on center each way) with 6x6-10x10 W.W.F (welded wire fabric). #3 Rebar has a cross sectional area of 0.11 square inches, while 6x6-10x10 W.W.F. has a cross sectional area of 0.28 square inches per square foot. When #3 rebar is installed at 24" O.C., the area of steel per square foot is 0.055 square inches per square foot. Both reinforcing materials combined therefore provide a total of 0.083 square inches per square foot, which exceeds the City's reinforcement requirement.

- Expansion Joints – City is requiring tool joints.
 - Builder has installed full depth expansion joints consisting of 1x4 vertical boards cast in place with the foundation. Full height joints will provide better performance in regard to crack control on expansive soils than tooled joints. Strength requirements are met by continuous reinforcing bars which are visibly drilled through the cast-in-place expansion joints in the photographs provided.

- Base Material – City is requiring 2" of sand below flatwork panels.
 - Picture demonstrate the house to be approximately 24" above existing grade. Builder has provided 2" of sand below flatwork panel, in addition to approximately 16" of sandy loam above natural grade. This combination will likely result in better performance than 2" of sand applied directly to natural grade considering the expansive nature of the soils present at this site.

- Concrete Depth – City is requiring min. 4" of concrete.
 - Photographic evidence suggests that the nominal 4" minimum has been satisfied, as the cast-in-place 1x4's are clearly visible above the sand base pad. This suggests that the minimum depth of concrete has been achieved. Builder has also gone back post cure and bored 13 random test holes with a 4" depth drill to spot check concrete depth for further verification and found all locations to meet or exceed 4" depth.

Based on the photographic evidence submitted and information provided by the builder, we feel that the driveway and deck meets or exceeds the City of Lockhart's construction provisions as outlined above. We have no reservations as to efficacy of the materials or construction techniques used in the construction of this flatwork.

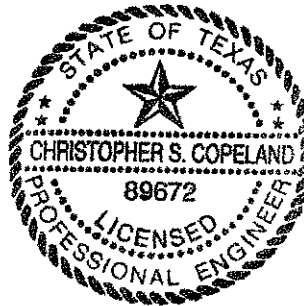
In addition to our assessment, the builder is willing to provide a 10 year warranty for defects related to his installation. We see no reason why this driveway and deck flatwork should be torn out and replaced for the reasons listed above, and especially in light of the additional warranty guarantee.

Please let us know if we can be of further assistance.

Sincerely,



Christopher S. Copeland, P.E.
CEO and Managing Partner



Attachment: Limitations of Report

LIMITATIONS OF REPORT

- These observations do not intend to provide an exhaustive analysis of the structural or foundation conditions and does not intend to convey the impression that detailed measurements, or examinations of the superstructure or the hidden elements of the structure were performed. Hidden elements would include framing or floors covered by sheetrock, brick veneer, carpeting or tile, etc.
- Unless otherwise indicated, this report was prepared expressly for the client involved and expressly for the purposes indicated by the client. Permission for use by any other persons for any purpose, or by the client for a different purpose is denied unless otherwise stated in writing by Copeland Engineering LLC.
- The observations, discussions, and conclusions in this report are based solely on the Field Observations contained in the report. The observed conditions are subject to change with the passage of time. The Field Observations and this report are not to be construed in any way as a guarantee or warranty as to the future life, performance, and need of repair or suitability of purpose of the subject property.
- Detailed structural calculations were not performed and a report that the structure is in good condition does not imply that it meets all Building Code provisions.
- Soil borings and materials testing are not included in this investigation, unless specifically reported.
- These observations do not include an examination or opinion regarding electrical, mechanical, plumbing systems or appliances, or roof or wall waterproof condition.
- Water damage or rotted wood will be noted if obvious, but the limited scope of the examination precludes observations of all structural members, and hidden defects may be present. Surface drainage may be noted in general as being adequate or inadequate to prevent casual water from entering the structure or ponding adjacent to foundation, but no evaluation of regional or lot drainage was done to ensure that floodwaters do not rise above the levels of the foundation and enter the building.
- Termite damage was specifically not examined for and is not a part of this scope of work.

City of Lockhart, Texas

Council Agenda Item Briefing Data

COUNCIL MEETING DATE: April 2, 2019

AGENDA ITEM CAPTION:

Discussion and/or action to consider Ordinance 2019-08 amending Chapter 46 "Signs", Section 46-4 "Prohibited signs and locations", and Chapter 50 "Streets, Sidewalks, and Other Public Places", Section 50-6 "Landscape Intrusions and obstructions in public sidewalks and streets" of the Code of Ordinances, to establish standards for the use of the public sidewalks in the central business district for objects such as tables, chairs, flower pots, merchandise, portable statues, small signs, and other promotional items associated with abutting businesses.

ORIGINATING DEPARTMENT AND CONTACT: Planning Department – Dan Gibson, City Planner

ACTION REQUESTED:

X ORDINANCE RESOLUTION CHANGE ORDER AGREEMENT
 APPROVAL OF BID AWARD OF CONTRACT CONSENSUS OTHER

BACKGROUND/SUMMARY/DISCUSSION:

This topic was last discussed at the Council's meeting on March 19th, and the Council reached a consensus on the wording of an ordinance to regulate the use of the public sidewalks downtown. The attached ordinance is the result of that discussion. It amends Chapter 50 "Streets, sidewalks, and other places", Section 50-6 "Landscaping intrusions and obstructions in public sidewalks and streets", Subsection (b), by changing the name and adds standards for allowable obstructions of the public sidewalks in the CCB district. Because portable signs are one common type of such obstruction, it is also necessary to amend Chapter 46 "Signs", Section 46-6 "Prohibited signs and locations", Subsection (b) to add an exemption allowing portable signs on public sidewalks in the CCB district.

PROJECT SCHEDULE (if applicable): Not applicable.

AMOUNT & SOURCE OF FUNDING: (to be completed by Finance): Not applicable.

FISCAL NOTE (if applicable): Not applicable.

COMMITTEE/BOARD/COMMISSION ACTION: None.


STAFF RECOMMENDATION/REQUESTED MOTION: Staff recommends APPROVAL.

LIST OF SUPPORTING DOCUMENTS: Ordinance 2019.

Department Head initials:

D.G.

City Manager's Review:



ORDINANCE 2019-08

AN ORDINANCE OF THE CITY OF LOCKHART, TEXAS, AMENDING CHAPTER 46 "SIGNS", SECTION 46-6 "PROHIBITED SIGNS AND LOCATIONS", AND CHAPTER 50 "STREETS, SIDEWALKS, AND OTHER PUBLIC PLACES", SECTION 50-6 "LANDSCAPING INTRUSIONS AND OBSTRUCTIONS IN PUBLIC SIDEWALKS AND STREETS", OF THE CODE OF ORDINANCES, PROVIDING FOR SEVERABILITY; PROVIDING A REPEALER; PROVIDING FOR PENALTY; PROVIDING FOR PUBLICATION; AND ESTABLISHING AN EFFECTIVE DATE.

WHEREAS, front and side building setbacks are not required in CCB Commercial Central Business District, thereby allowing buildings to be constructed up to the front and side property lines; and,

WHEREAS, because there are no yard areas on the front or side of private lots, it is common for owners of businesses in the central business district to place items such as merchandise, flower pots, small signs, tables, chairs, and other objects on the public sidewalk adjacent to their building; and,

WHEREAS, research reveals that other cities provide various standards for, and otherwise regulate, obstructions and activities on public sidewalks, especially in central business districts; and,

WHEREAS, Lockhart currently has no standards for such sidewalk obstructions other than to leave at least three feet of sidewalk width unobstructed for pedestrians; and,

WHEREAS, the City Council has determined that additional standards would (1) improve public safety, (2) promote fairness and uniformity in the use of the public sidewalks by businesses for the placement and/or display of items, and (3) maintain an appropriate appearance of the central business district streetscape; and,

WHEREAS, an amendment to Chapter 46 "SIGNS", Section 46-6 "Prohibited signs and locations", is proposed to add an exemption in Subsection (b) allowing portable signs on public sidewalks in the CCB Commercial Central Business District; and,

WHEREAS, an amendment to Chapter 50 "STREETS, SIDEWALKS, AND OTHER PUBLIC PLACES", Section 50-6 "Landscaping intrusions and obstruction in public sidewalks and streets", is proposed to change the name of the section and add standards in Subsection (b) for allowable obstructions of public sidewalks in the CCB Commercial Central Business District; and,

WHEREAS, the City Council has determined that such amendments serve a public purpose and the Council desires to amend the Code of Ordinances accordingly;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LOCKHART, TEXAS, THAT:

I. Chapter 46 "SIGNS" is hereby amended as follows, with all existing provisions not shown remaining unchanged:

Sec. 46-6. Prohibited signs and locations.

(b) *Prohibited locations.* Unless required by law or otherwise allowed or permitted by these regulations, no sign or appurtenance thereof shall be placed in the following locations or areas:

(1) On, over, within, or across a public street or right-of-way, except for:

- a. Development identification signs, marquee signs, and wall signs, where allowed;
- b. Signs authorized or required by the local, state, or federal government;
- c. Banners as provided in subsection 46-7(16); and,
- d. Portable signs, as provided in subsection 46-7(17), on public sidewalks in the CCB Commercial Central Business District.

II. Chapter 50 "STREETS, SIDEWALKS, AND OTHER PUBLIC PLACES" is hereby amended as follows, with all existing provisions not shown remaining unchanged:

ARTICLE I. IN GENERAL

Sec. 50-6. Intrusions and obstructions in public sidewalks and streets.

(b) No person shall park or place obstacles of any type upon any public sidewalk, except in the CCB Commercial Central Business District, where obstacles must be located adjacent to building walls and provide a minimum of 36 inches of unobstructed sidewalk width for pedestrians at all times. Obstacles shall not exceed a height of six feet above the sidewalk, block traffic visibility at street intersections, or obstruct the view from the street or sidewalk of address numerals on buildings. Portable signs shall comply with the provisions of Section 46-7(17) of Chapter 46 "Signs". Obstacles shall not occupy any portion of the public sidewalk or curbed area at street intersections that is not immediately abutting a building wall. All obstacles shall be maintained in a clean, safe, and attractive condition. For the purposes of this section, obstacles include but are not limited to privately owned portable statues, bicycle racks, tables, seating, flower pots, planters, merchandise, signs, or other promotional items, but do not include public street furniture and infrastructure such as benches, trash receptacles, bicycle racks, planters, street lights, traffic signage, or other items owned by the City or State government.

III. Severability: If any provision, section, clause, sentence, or phrase of this ordinance is for any reason held to be unconstitutional, void, invalid, or un-enforced, the validity of the remainder of this ordinance or its application shall not be affected, it being the intent of the City Council in adopting and of the Mayor in approving this ordinance that no portion, provision, or regulation contained herein shall become inoperative or fail by way of reasons of any unconstitutionality or invalidity of any other portion, provision or regulation.

IV. Repealer: That all other ordinances, sections, or parts of ordinances heretofore adopted by the City of Lockhart in conflict with the provisions set out above in this ordinance are hereby repealed or amended as indicated.

V. Penalty: Any person who violates any provision of this ordinance shall be guilty of a misdemeanor, and upon conviction shall be fined as provided in Section 1-8 of the City Code.

VI. Publication: That the City Secretary is directed to cause the caption of this ordinance to be published in a newspaper of general circulation according to law.

VII. Effective Date. That this ordinance shall become effective and be in full force ten days from the date of its passage.

PASSED, APPROVED, AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF LOCKHART, TEXAS, ON THIS THE 2nd DAY OF APRIL, 2019.

CITY OF LOCKHART

Lew White
Mayor

ATTEST:

APPROVED AS TO FORM:

Connie A. Constancio, TRMC
City Secretary

Peter Gruning
City Attorney

City of Lockhart, Texas

Council Agenda Item Briefing Data

COUNCIL MEETING DATE: April 2, 2019

AGENDA ITEM CAPTION:

Discussion and/or action to consider a Road Construction and Reimbursement Agreement between Continental Homes of Texas, L.P., and the City of Lockhart, for an extension of Maple Street in conjunction with the development of the proposed Vintage Springs Subdivision.

ORIGINATING DEPARTMENT AND CONTACT: Planning Department – Dan Gibson, City Planner

ACTION REQUESTED:

ORDINANCE RESOLUTION CHANGE ORDER AGREEMENT
 APPROVAL OF BID AWARD OF CONTRACT CONSENSUS OTHER

BACKGROUND/SUMMARY/DISCUSSION:

The proposed Vintage Springs Subdivision (Planned Development District) will be platted in phases, and each phase will include constructing a portion of Maple Street. The first phase will include the extension of Maple Street from its current dead end at the northeast corner of the Meadows at Clear Fork Subdivision, Section 3, to Mockingbird Lane. That extension will have two segments. The eastern segment, connecting to Mockingbird Lane, is adjacent to Section 1A of the Vintage Springs Subdivision and is the responsibility of the developer. The western segment connects the existing dead end to the west end of the eastern segment, and is the responsibility of the City since it does not abut any portion of the Vintage Springs Subdivision. This agreement provides for the developer to construct the City's portion subject to reimbursement by the City for the engineering and construction costs of that segment. There are blank lines in Section 6 on Page 4 where dollar amounts need to be inserted. The city engineer questioned various parts of the initially proposed estimated cost of construction, so the developer's engineer is still working on addressing those concerns and a new estimate is expected prior to the Council meeting.

PROJECT SCHEDULE (if applicable):

Construction of the subject segment of Maple Street will occur concurrent with the development of Section 1A of the Vintage Springs Subdivision.

AMOUNT & SOURCE OF FUNDING: (to be completed by Finance):

Amount to be determined before Council meeting from Road Impact Fees and 2015 Certificates of Obligation.

FISCAL NOTE (if applicable): Not applicable.

COMMITTEE/BOARD/COMMISSION ACTION: None.

STAFF RECOMMENDATION/REQUESTED MOTION: Staff recommends APPROVAL.

LIST OF SUPPORTING DOCUMENTS: Road Construction and Reimbursement Agreement.

Department Head initials:



City Manager's Review:



ROAD CONSTRUCTION AND REIMBURSEMENT AGREEMENT

THIS ROAD CONSTRUCTION AND REIMBURSEMENT AGREEMENT (this “*Agreement*”) is made and entered into as of the ____ day of _____, 2019 (the “*Effective Date*”), by and between **Continental Homes of Texas, L.P.**, a Texas limited partnership (“*Developer*”), and the **City of Lockhart**, a Texas home rule city in Caldwell County, Texas (the “*City*”), upon the terms and conditions set forth herein.

RECITALS:

A. Developer has contracted with Cottonwood Commons, LLC, to purchase the following described real property located in the jurisdiction of the City (the “*Land*”):

Lot 2, Block 1, and Lot 1, Block 2, TEXAS HERITAGE SUBDIVISION, a subdivision in Caldwell County, Texas, according to the map or plat thereof recorded in Plat Cabinet B, Slide 54, of the Plat Records of Caldwell County, Texas.

B. Developer is processing various entitlements for the Land in order to develop the Land as a single family residential subdivision, including without limitation re-platting the Land as “Vintage Springs Subdivision”, a planned development district comprised of Section 1A and Section 1B, and two future sections (the “*Vintage Springs Subdivision*”). Vintage Springs Section 1A is designed and engineered to provide for fifty-three (53) single family residential lots and accompanying landscaping, parkland, drainage, and utility lots, as shown on the excerpt from the plat thereof attached hereto Exhibit “A”. Vintage Springs Section 1B is designed and engineered to provide for twenty-six (26) single family residential lots and accompanying landscaping, parkland, drainage, and utility lots, as shown on the excerpt from the plat thereof attached hereto Exhibit “B”. Section 1A and Section 1B may be referred to as “*VS Development Phase 1*”. The Land as shown on Exhibit “B” includes two tracts, which are identified as 25.41 acres and 13.82 acres. The future development of those two tracts may be referred to as “*VS Development Phase 2*”.

C. As a condition to approval of the plat for Vintage Springs Subdivision, the City requires that certain improvements be made to Maple Street, which runs along the southern boundary of the Land, including the expansion and the extension of Maple Street, as more fully set forth in this Agreement.

D. The construction of Maple Street and the extension of Maple Street may be collectively referred to as the “*Maple Street Improvements*”, and the Maple Street Improvements are more fully described below. All of the Maple Street Improvements will be located in existing City right-of-way.

E. The City and Developer have determined that it is in the best interest of the public for Developer to construct the Maple Street Improvements and for the City to reimburse Developer for certain costs of the Maple Street Improvements, as provided in this Agreement.

87

F. Developer is willing to advance the funds for the design, engineering, and construction of the Maple Street Improvements, subject to the reimbursement by the City, and the City is willing to reimburse Developer for the funds advanced by Developer for the design, engineering, and construction of the Maple Street Improvements, all as described herein.

G. Developer and the City may be referred to collectively as the “Parties” and each as a “Party”. Developer is a subsidiary of D.R. Horton, Inc., a Delaware corporation.

H. In order to evidence the Parties’ agreement, Developer and the City are entering into this Agreement to articulate and memorialize certain covenants and agreements regarding the construction of the Maple Street Improvements that will serve and benefit the City, including but not limited to improved public access to Jason K. Lafleur Soccer Complex.

AGREEMENTS:

NOW, THEREFORE, for and in consideration of the premises, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the Parties agree as follows:

1. **Maple Street Improvements**. The Maple Street Improvements generally consist of the upgrade and improvement of Maple Street as shown on Exhibit “C”, which is attached hereto and incorporated herein by reference. Developer shall cause the Maple Street Improvements to be constructed in accordance with this Agreement and applicable laws, including codes, ordinances, and regulations applicable to the work (“*Applicable Laws*”), and the plans and specifications (“*Plans*”) as designed by registered engineer, Christopher P. van Heerde, PE, LPE No. 93047, HMT Engineering & Surveying, 410 N. Seguin Ave., New Braunfels, Texas, 78130 (“*Project Engineer*”) as such Plans are approved by the City, Caldwell County, and/or any other applicable authority having jurisdiction over such Plans and the construction of the Maple Street Improvements. All of the work related to the construction, upgrade, and extension of the Maple Street Improvements may be referred to as the “*Work*”. The Maple Street Improvements are more particularly described as follows:

(a) **Maple Street Extension Phase 1**. The first phase of the Maple Street Improvements (“*Maple Street Extension Phase 1*”) is: (i) the construction of Maple Street from its current terminus by Jason K. Lafleur Soccer Complex to the southwest corner of the Land (the “*City’s Portion*”, as shown on Exhibit “C”, and so called); and (ii) the construction of Maple Street from the southwest corner of the Land to Mockingbird Lane (“*DHI’s Portion*”, as shown on Exhibit “C”, and herein so called). Maple Street Extension Phase 1 will be a sixty foot (60’) right-of-way with two (2) undivided lanes, with sidewalks on both sides and accompanying water and drainage improvements, as more fully described in the Plans for Maple Street Extension Phase 1 which are described on Exhibit “D”.

(b) **Maple Street Extension Phase 2**. The second phase of the Maple Street Improvements (“*Maple Street Extension Phase 2*”) is the construction of Maple Street from Mockingbird Lane to the northeast, to Maple Street’s future intersection with San Jacinto Street. Maple Street Extension Phase 2 will be generally a sixty foot (60’) right-of-way (width varying

as it approaches San Jacinto Street) with two (2) undivided lanes, with sidewalks on both sides and accompanying water and drainage improvements, as generally shown on Exhibit "C".

Maple Street Extension Phase 1 and Maple Street Extension Phase 2 may each be referred to as a "*Phase*", and collectively as the "*Phases*", as the context requires.

2. **Permitting.** Developer will obtain all necessary permits and approvals from governmental entities having jurisdiction over the Maple Street Improvements. The City agrees to use reasonable efforts to assist Developer in obtaining such permits and approvals. The City agrees that the Phases may be permitted separately and construction plans for the Phases approved separately.

3. **Construction of Maple Street Improvements.** Developer and the City agree as follows:

(a) **Maple Street Extension Phase 1.** Developer will commence the construction of Maple Street Extension Phase 1 in connection with the development and construction of VS Development Section 1. Developer will enter into a construction contract (the "*Phase 1 Construction Contract*") for Maple Street Extension Phase 1 with a contractor (the "*Phase 1 Contractor*") reasonably acceptable to and approved by the City, which approval will not be unreasonably withheld, conditioned, or delayed.

(b) **Maple Street Extension Phase 2.** Developer will commence the construction of Maple Street Extension Phase 2 in connection with the development and construction of VS Development Section 2. None of the costs of Maple Street Extension Phase 2 are subject to reimbursement by the City, and the construction contract for that Phase is not subject to City approval.

During construction of the Maple Street Improvements, the City shall have the right, in accordance with standard City ordinances and procedures to review all documents, maps, plats, records, photographs, reports, and drawings relating to the Work and to inspect the Work in progress, provided that in conducting such inspections, the City shall not unreasonably interfere with the progress of the Work.

4. **Completion of Work.** Once Developer causes construction of the Work for a Phase to commence, Developer shall continue to diligently prosecute the construction of and Complete (as hereinafter defined) all of the Work related to that Phase at Developer's cost in a commercially reasonable timeframe. For purposes of this Agreement, the Work for each Phase shall be deemed to be "*Complete*" or "*Completed*" when (i) Developer has delivered to the City written certification from the Project Engineer that the Work has been constructed substantially in accordance with the applicable Plans, (ii) the City has accepted the applicable Phase, and (iii) Developer has received, recorded, and delivered to the City a copy of a final unconditional lien waiver executed by the contractor or a copy of the contractor's payment bond and consent of surety to final payment, reflecting that all Work for that Phase has been performed.

5. **Waived Impact Fees.** In consideration of Developer's agreement to construct the Maple Street Improvements, the City agrees to waive the residential road impact fees for the Vintage Springs Subdivision, being impact fees in the amount of \$1,512.64 per dwelling unit.

6. **Reimbursement by the City.** In consideration of Developer's agreement to construct the City's Portion of the Maple Street Extension Phase 1 in accordance with the requirements set forth herein, the City agrees to reimburse Developer during the course of construction for the hard and soft costs associated with the City's portion of the Maple Street Extension Phase 1. Developer has obtained an Opinion of Probable Cost from the Project Engineer for the City's Portion of \$_____. The City will also reimburse Developer for engineering fees in the amount of \$_____ (the "City Reimbursement").

(a) **Draw Request.** From time to time as construction of the Work related to the City's Portion of Maple Street Extension Phase 1 progresses, but not more often than monthly, the Developer shall submit to the City a written request (each a "Draw Request") to pay a portion of the City Reimbursement. Each Draw Request shall be signed by the Phase 1 Contractor (for Work under the Phase 1 Construction Contract) and the Project Engineer confirming that the Work for which payment is requested has been completed, the percentage of Work completed and that the total costs of performing such Work in the amount of the funds requested to be drawn have in fact been incurred; and certifying that all persons performing such Work or providing materials in connection with the Work have been paid to the date of such Draw Request or will be paid to the date of such Draw Request out of such Draw Request. Each Draw Request for Work under the Phase 1 Construction Contract shall also be accompanied by appropriate copies of invoices and back-up information and shall also be submitted with a properly executed statutory lien waiver from the Phase 1 Contractor and any other subcontractors performing such Work, together with a sworn certificate executed by the Phase 1 Contractor listing all persons or companies having furnished labor, materials, or supplies in connection with the performance of such Work for which payment is sought.

(b) **Final Draw Request.** Upon completion of the Work relating to Maple Street Extension Phase 1, Developer shall deliver to the City a final Draw Request which shall (i) be identified as the "Final Draw Request"; (ii) be accompanied by a final statutory lien waiver from the Phase 1 Contractor and any other contractor(s), supplier(s), and/or professional(s) providing labor, materials, supplies, or professional services for which such final Draw Request relates; and (iii) be accompanied by the certificate of completion by the Project Engineer. The Final Draw Request will be funded only after acceptance by the City of the Maple Street Extension Phase 1 construction.

(c) **Funding Draw Requests.** Upon the City's review and approval of a Draw Request, the City will fund the amount of the City Reimbursement due to Developer within fourteen (14) days after submittal of the Draw Request. If the City disputes any amount set forth in a Draw Request or requires additional information, the City will fund all amounts not in dispute, and the City and Developer will work in good faith to address any questions or concerns the City has about any amounts in dispute or for which the City requires additional information.

7. **Insurance.** Developer shall cause the Phase 1 Contractor and the contractor selected to construct Maple Street Extension Phase 2 (each, a “Contractor”) to perform any Work to carry a commercial liability insurance policy insuring against claims on account of lost life, bodily injury, or property damage that may arise from, or be occasioned by the condition, use, or occupancy of the property, or caused by any Contractor, or caused by those persons or entities for whose acts and omissions any Contractor is legally liable (such policy being issued by an insurance company qualified to do business in Texas, and having limits for loss of life or bodily injury in an amount of not less than \$1,000,000.00 for each occurrence), during any periods of time during which it is performing any work or causing to be performed any work on the Property that is within the scope and purview of this Agreement. Prior to commencing any activities related to the Work, Developer shall be required to deliver or cause the Contractor to deliver to the City, copies of insurance certificates evidencing the foregoing and naming the City as an additional insured under the policies.

8. **Maintenance.** Upon acceptance by the City of the Maple Street Improvements, the City shall at all times maintain the Maple Street Improvements, or cause the same to be maintained, in good condition and working order.

9. **City's Option to Construct Project Upon Default of Developer.** If Developer commences construction of either Phase of the Maple Street Improvements but fails or refuses to complete construction of such Phase in accordance with the Plans within a reasonable time after commencement of construction, subject to any extensions due to Force Majeure or City Delays, or as otherwise approved by the City Manager, such failure or refusal shall be considered an event of default and, after giving notice of such default and reasonable opportunity to cure to Developer, as hereinafter provided, the City will have the right to exercise any self-help remedies as provided below.

(a) **Notice of Default; Opportunity to Cure.** Should either Party allege that the other has defaulted in the performance of any obligation, the non-defaulting Party will provide at least thirty (30) days written notice to the other Party specifying the nature of the alleged default and provide the other Party a reasonable opportunity to cure the default before exercising any legal or equitable remedy related to the alleged default, said 30-day cure period being subject to Force Majeure (not to exceed 90 days) and subject to delays caused by the non-defaulting Party. If the default is not cured within the reasonable period specified to cure the default, the non-defaulting Party may terminate this Agreement upon written notice to the defaulting Party and pursue such legal remedies as are available to the non-defaulting Party, whether at law or in equity. The City will also have the self-help remedy described in this Section 9.

(b) **City's Self-Help Remedy.** In the event the City elects to complete either Phase of the Maple Street Improvements pursuant to this Section 9, Developer grants the City the right to use the Plans to complete the applicable Maple Street Improvements and Developer also agrees that all designs, easements, real and personal property, and improvements acquired, produced, or installed in aid of completing the applicable Maple Street Improvements by Developer or its engineers or contractors before such default shall become the property of the City and, in such event, Developer will provide all necessary documentation to the City within five (5) business days after the City's request. The City will nevertheless reimburse Developer

under this Agreement for reimbursable hard costs and soft costs pursuant to the terms of this Agreement incurred by Developer up to the point of Developer's default with respect to the Maple Street Extension Phase 1 Work.

10. **Force Majeure.** If, by reasons of Force Majeure, any Party will be rendered wholly or partially unable to carry out its obligations under this Agreement, then such Party will give written notice to the other Party describing the events of Force Majeure within a reasonable time after the occurrence of such events. The impacted Party's obligations hereunder will be suspended during the events of Force Majeure, but the impacted Party will use commercially reasonable efforts to fulfill its obligations hereunder as soon as reasonably practicable.

(a) **Force Majeure.** The term "*Force Majeure*" as used in this Agreement will mean and refer to acts of God; strikes, lockouts or other industrial disturbances; acts of terrorism or other public enemies; orders of any kind of the government of the United States, the State of Texas, or any other civil or military authority; insurrections; riots; epidemics; landslides; earthquakes; lightning; fires; hurricanes; storms; floods; washouts; other natural disasters; arrests; restraint of government and people; civil disturbances; explosions; breakage or accidents to machinery, pipelines or canals; or other causes not reasonably within the control of the party claiming such inability.

(b) **City Delays.** The term "*City Delays*" as used in this Agreement means any delay by the City, which is not the result of any act or omission of Developer, in issuing any permit or other approval necessary for the permitting, construction, and acceptance of the Maple Street Improvements beyond the City's time schedules and deadlines for review and approval of any such permit, review, and acceptance.

11. **Assignment.** The Parties may not assign this Agreement or its rights and obligations hereunder without the prior written consent of the other. Provided, however, Developer may assign this Agreement to any party who acquires the Land from Developer or to any party to whom Developer assigns the contract for the acquisition of the Land between Developer and Cottonwood Commons, LLC, provided such assignee assumes all obligations of Developer under this Agreement.

12. **Notices.** All notices required hereunder shall be in writing and delivered by a professional delivery service, by recognized overnight courier service (such as FedEx), or by certified mail, return receipt requested, postage prepaid to the addresses set forth below (provided that any Party shall have the right to change such address by written notice to the other Party) and such notice(s) shall be deemed received when it is deposited with such service or the United States Postal Service (as applicable):

Developer's Address: Continental Homes of Texas, L.P.
Attn: Tu-Anh Cloteaux
210 W. Hutchison Street
San Marcos, Texas 78666
Phone: 512.805.3600; Fax: 512.280.3677
E-mail: tccloteaux@drhorton.com

With a copy to: Timothy C. Taylor, Esq.
Jackson Walker L.L.P.
100 Congress Avenue, Suite 1100
Austin, Texas 78701-4042

City's Address: City of Lockhart
308 W. San Antonio St.
P.O. Box 239
Lockhart, Texas 78644
Attn: City Manager

With a copy to: City Attorney

Attn: _____

13. General Covenants and Provisions.

(a) Severability. If any provision of this Agreement is held to be illegal, invalid, or unenforceable under any applicable law, then such provision will be deemed to be modified to the extent necessary to render it legal, valid, and enforceable, and if no such modification will render it legal, valid, and enforceable, then this Agreement will be construed as if not containing the provision held to be invalid, and the rights and obligations of the Parties will be construed and enforced accordingly.

(b) Binding Effect. This Agreement and the terms, covenants, and conditions herein contained shall inure to the benefit of and be binding upon the successors and assigns of the Parties hereto.

(c) Entire Agreement. This Agreement, together with the exhibits referenced herein, contains the entire understanding between the Parties with respect to the subject matter of this Agreement, and there are no other agreements, oral or written, between the Parties regarding the subject matter of this Agreement. All of the exhibits attached to this Agreement are incorporated herein, and made a part of, this Agreement.

(d) No Partnership or Agency. This Agreement is not intended, and nothing herein shall be construed, to make the Parties partners, co-tenants, or joint venturers with each other, unless otherwise expressly provided for herein.

(e) Attorneys' Fees. If any Party defaults in the performance of its obligations hereunder, the non-defaulting Party shall be entitled to recover from the defaulting Party its reasonable attorneys' fees, expenses, and costs of court in enforcing the obligations of the defaulting Party, in accordance with Chapter 271, Subchapter I, Section 271.151 *et seq.* of the Texas Local Government Code.

(f) GOVERNING LAW. THIS AGREEMENT SHALL BE GOVERNED BY AND CONSTRUED IN ACCORDANCE WITH THE LAWS OF THE STATE OF TEXAS.

(g) VENUE. VENUE FOR ANY SUIT ARISING UNDER THIS AGREEMENT WILL BE IN CALDWELL COUNTY, TEXAS.

(h) Amendment; Waiver. This Agreement may not be amended or modified orally, but only by a written agreement executed by Developer and the City. No delay or omission by the City or Developer in exercising any power or right hereunder shall impair any such right or power or be construed as a waiver thereof, or any acquiescence therein, nor shall any single or partial exercise of any such power preclude other or further exercise thereof, or the exercise of any other right or power hereunder.

(i) Number and Gender; Captions. Whenever used herein, the singular number shall include the plural and the plural the singular, and the use of any gender shall be applicable to all genders. The captions, headings, and arrangements used in this Agreement are for convenience only and do not in any way affect, limit, amplify, or modify the terms and provisions hereof.

(j) Counterparts. This Agreement may be executed in any number of counterparts, each of which shall be deemed an original, but all of which taken together shall constitute one and the same instrument. The Parties agree that this Agreement may be transmitted by electronically scanning and e-mailing or by facsimile machine, and the Parties intend that electronically scanned and e-mailed or faxed signatures shall constitute original signatures. An electronically scanned or facsimile copy or any counterpart or conformed copy of this Agreement with the signature, original, scanned, e-mailed, or faxed, of all of the Parties shall be binding on the Parties.

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DATED AND EFFECTIVE as of the Effective Date first written above.

DEVELOPER:

Continental Homes of Texas, L.P.
(a Texas limited partnership)

By: CHTEX of Texas, Inc.
(a Delaware corporation)
Its General Partner

By: _____
Name: _____
Title: _____

[SIGNATURES CONTINUE ON THE FOLLOWING PAGE]

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DRAFT

CITY:

City of Lockhart, Texas

By: _____

Name: _____

Title: _____

Approved as to form:

Name: _____

Title: _____

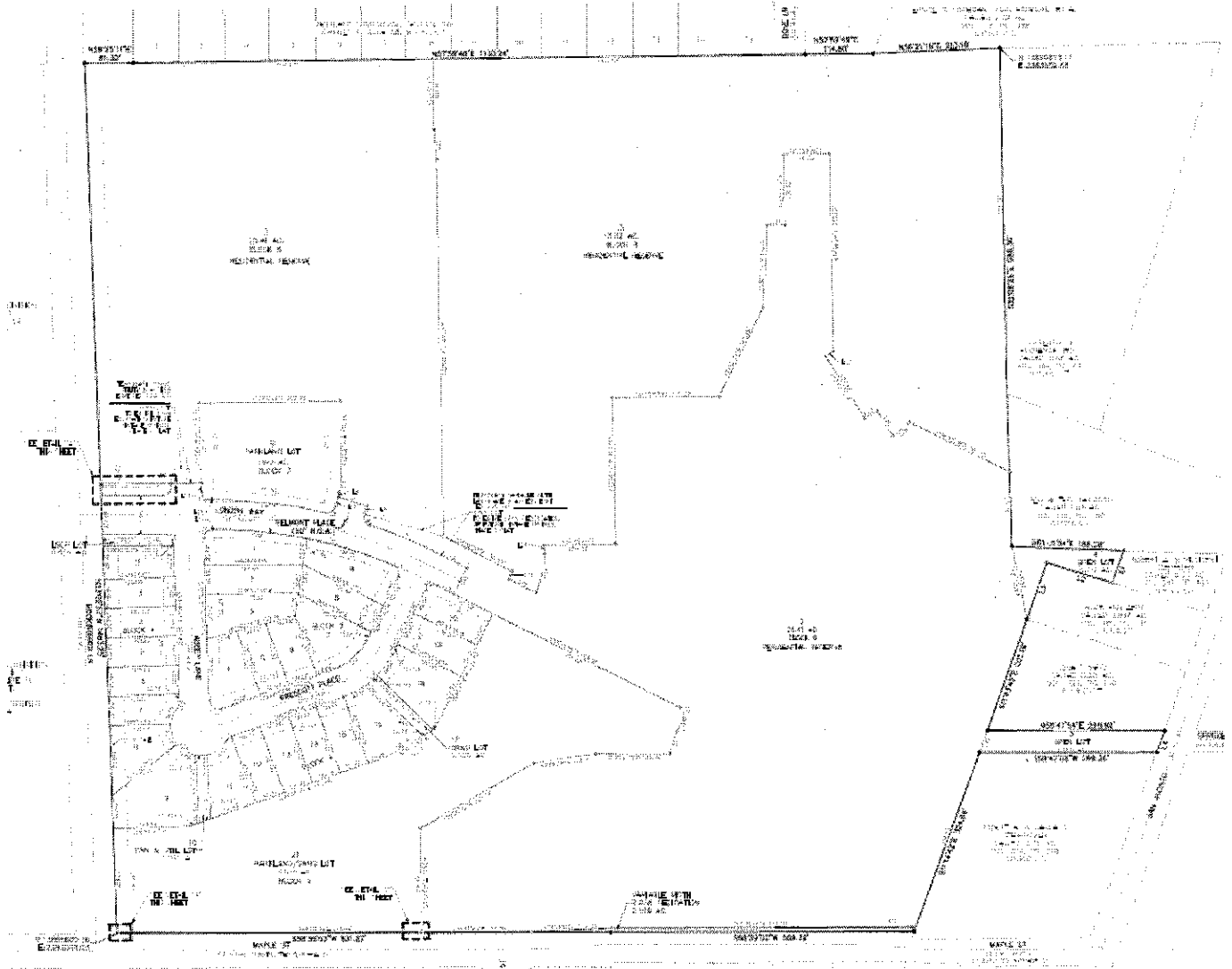
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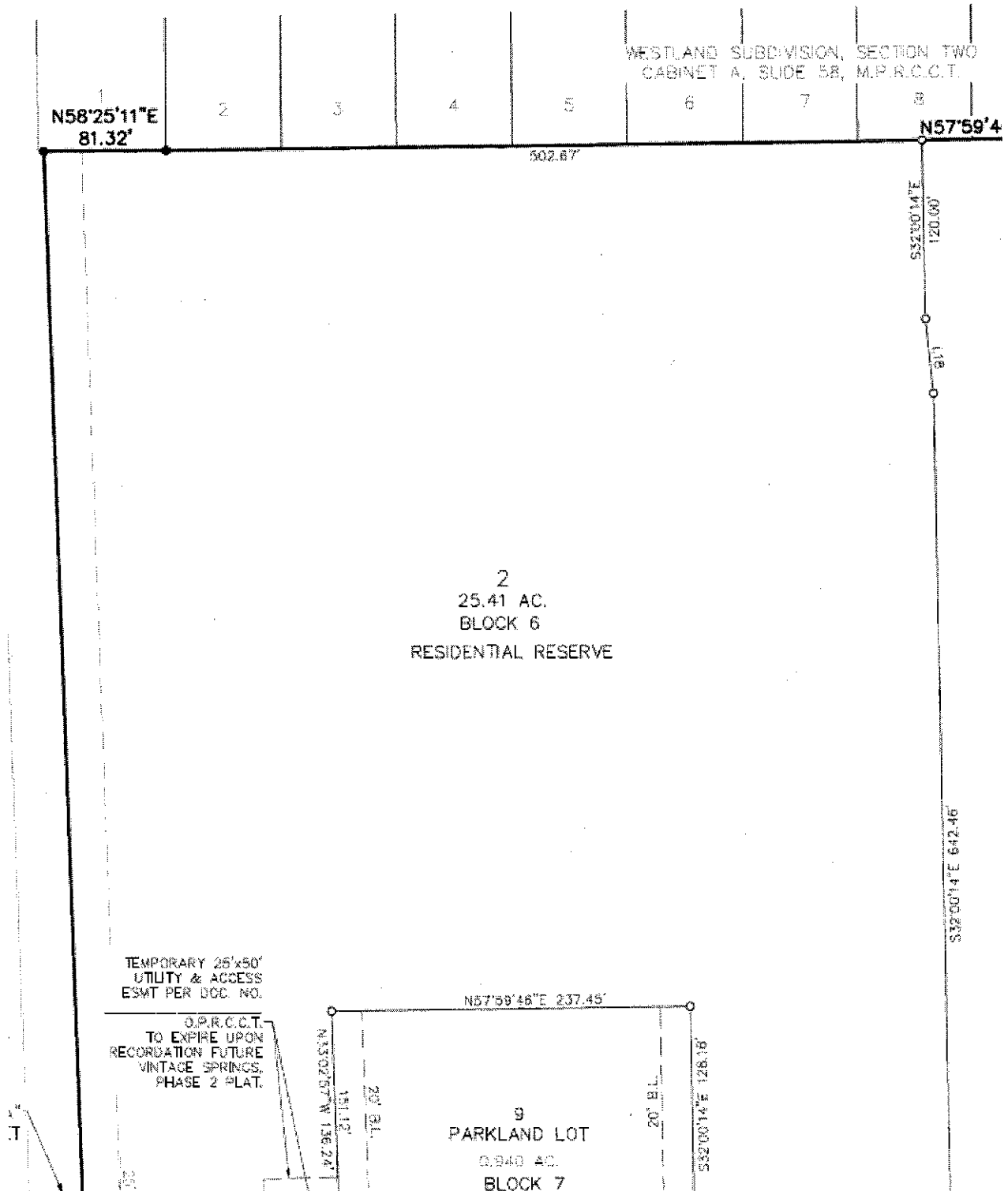
EXHIBIT "B"

The plat is as follows, and it is also shown in larger portions on the following pages.

FINAL PLAT OF
VINTAGE SPRINGS SUBDIVISION,
PLANNED DEVELOPMENT DISTRICT,
PHASE ONE-D

BY THE STATE OF MISSISSIPPI, THE BOARD OF LAND AND NATURAL RESOURCES
TO THE PUBLIC RECORDS, THE COUNTY OF WASHINGTON, MISSISSIPPI
COUNTY OF WASHINGTON, MISSISSIPPI





99

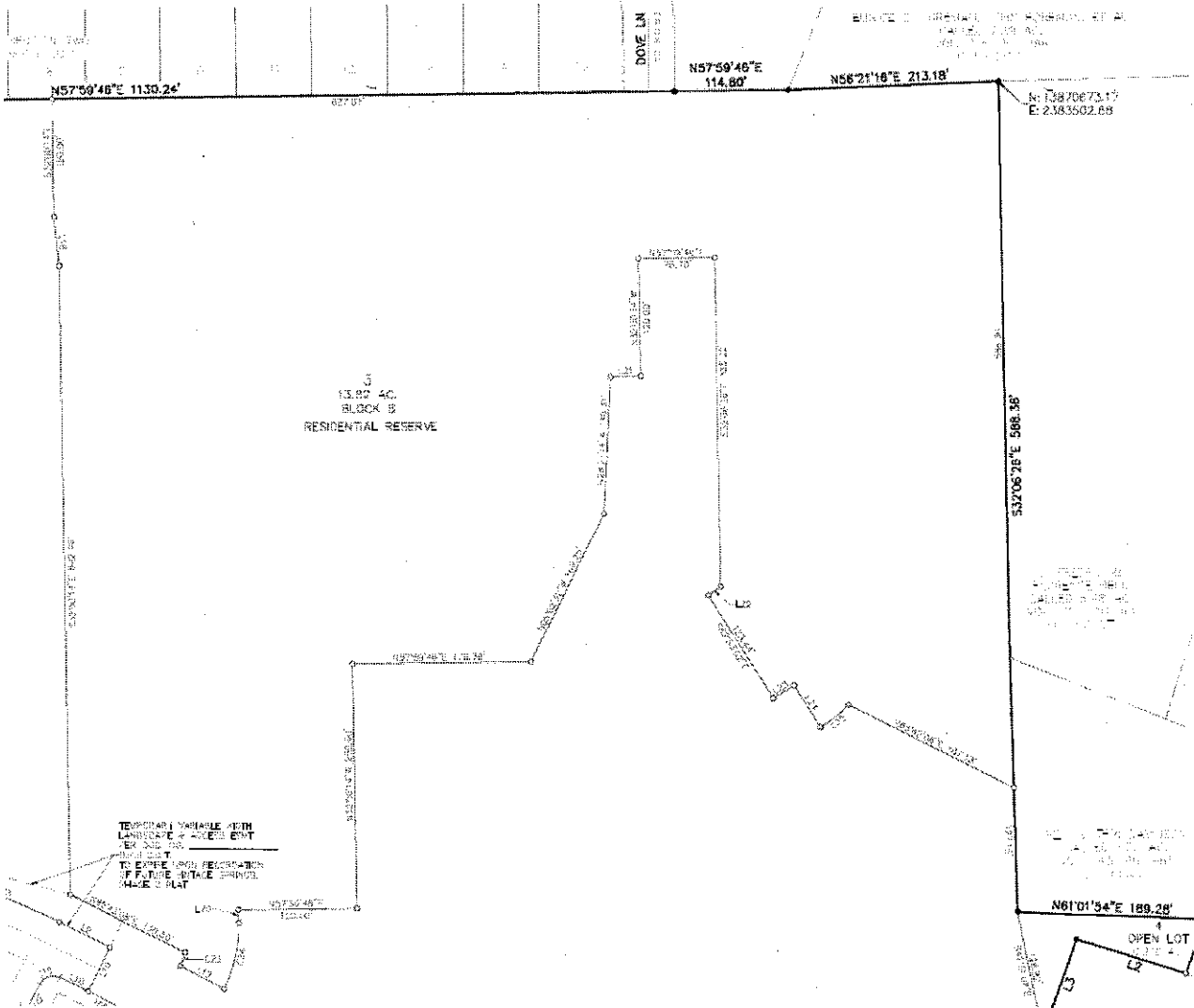


EXHIBIT "C"

General Depiction of Improvements

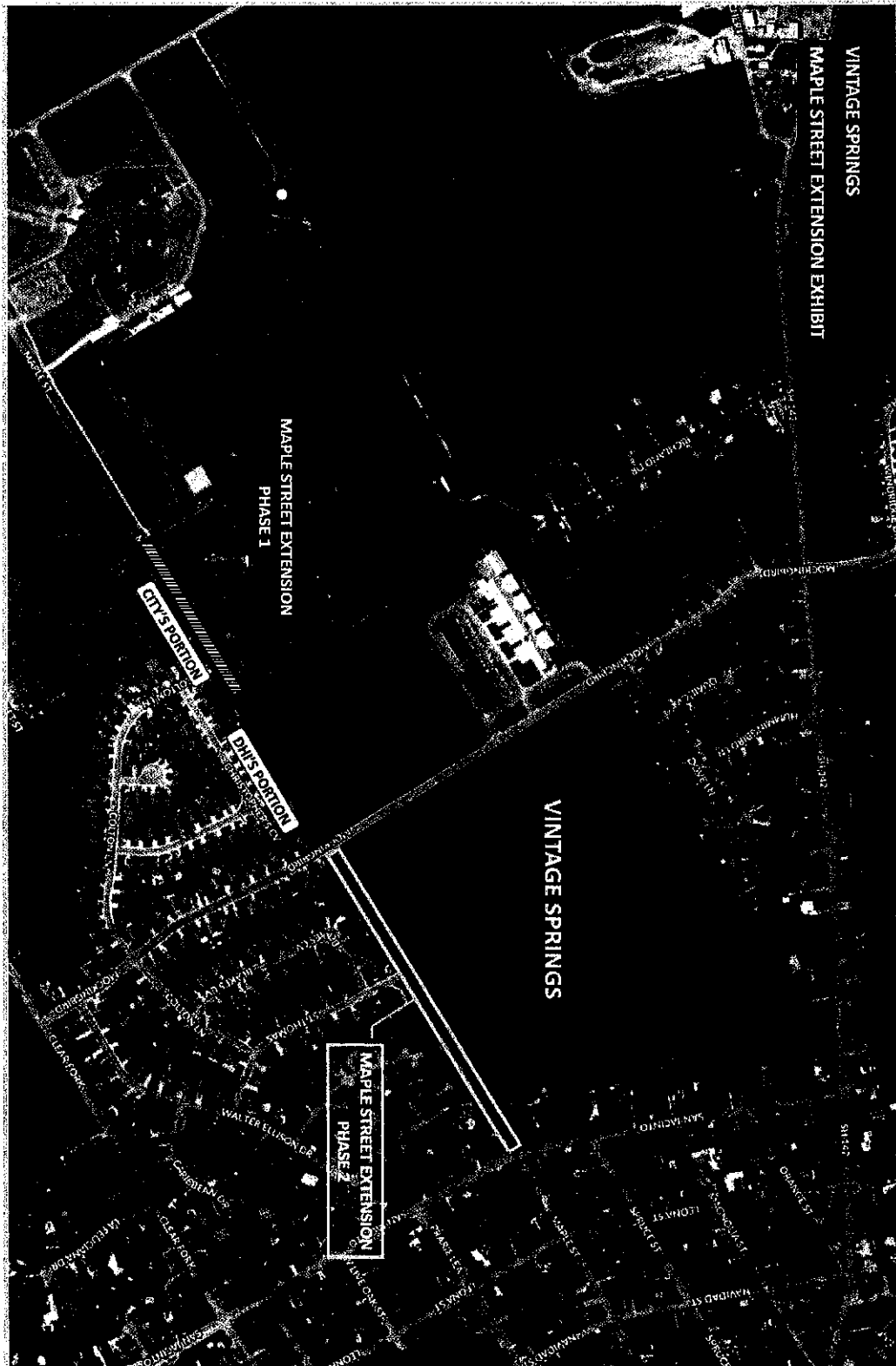


EXHIBIT "D"

Maple Street Extension Phase 1

The civil site construction plans prepared by HMT Engineering and Surveying under their HMT Project No. 031.061, consisting of the cover sheet shown below and 21 additional pages, reference to which is hereby made for all purposes, and copies of which the City confirms reviewing and approving.

PROJECT LOCATION MAP
SCALE N.T.S.

PROJECT BENCHMARK
THE POINT OF BEGINNING FOR THIS PROJECT IS THE INTERSECTION OF LOCKHART AND SAN MARCOS STREETS, LOCKHART, TEXAS. THE BENCHMARK IS A 1/4" DIA. IRON ROD SET IN CONCRETE AT THE INTERSECTION OF LOCKHART AND SAN MARCOS STREETS, LOCKHART, TEXAS.

LEGAL DESCRIPTION
THE SITE IS A 1.50 AC. TRACT OF LAND, MORE OR LESS, BEING THE SOUTHWEST 1/4 OF SECTION 10, T12N, R10E, S10M, COUNTY OF DALLAS, TEXAS.

MAPLE STREET EXTENSION
LOCKHART, TEXAS
CIVIL SITE CONSTRUCTION PLANS

DR. HORTON
210 WEST HUTCHISON
SAN MARCOS, TEXAS 78666

DECEMBER 2018

PREPARED BY: _____

HMT
ENGINEERING & SURVEYING

418 N. GARDEN AVE.
MCKINNEY, TEXAS 75069
PHONE: 972.566.1000
FAX: 972.566.1001
WWW.HMT-ES.COM

MAPLE STREET EXTENSION PHASE 1
CIVIL SITE CONSTRUCTION PLANS

Exhibit "D"

105

LIST OF BOARD/COMMISSION VACANCIES

Updated: March 12, 2019

Board Name	Reappointments/Vacancies	Council member
Board of Adjustment	Nic Irwin moved to Lockhart Economic Development Corp.	Any Councilmember
Construction Board	Ralph Gerald resigned 3-11-2019	Mayor White
Electric Board	Thomas Herrera resigned 3-7-2019	Councilmember Mendoza

APPLICATIONS RECEIVED TO BE ON A BOARD/COMMISSION

APPLICANT	BOARD REQUESTED	DATE RECEIVED	RESIDENCE DISTRICT
Suzy Falgout	Construction Board Historic Preservation Commission Parks & Recreation Any other Board where needed	08/20/2018	Currently resides outside city limits. Is renovating future residence on Commerce St.

The following are NOTES regarding appointments to several boards that have certain criteria that should be met, such as qualifications or number to serve on the board. Boards that are not listed below have a seven member board and are open to any citizen without qualifications.

<p>NOTES: AIRPORT ADVISORY BOARD</p>	<p>Sec. 4-26. Membership; appointments. The Lockhart Airport Advisory Board shall be composed of seven members to be appointed in accordance with section 2-210. At least five members must currently be or have been flight rated, and two members may be appointed as at-large members. Members shall serve three-year terms, such terms coinciding with the council position making the appointment.</p> <p>Sec. 4-28. Eligibility for board membership. No person having a financial interest in any commercial carrier by air, or in any concession, right or privilege to conduct any business or render any service for compensation upon the premises of the Lockhart Municipal Airport shall be eligible for membership on the Lockhart Airport Advisory Board.</p> <p>Sec. 4-32. Limitations of authority. The Lockhart Municipal Airport Advisory Board shall not have authority to incur or create any debt in connection with airport operations; nor shall the board be empowered to enter into any contract, leases, or other legal obligations binding upon the City of Lockhart; nor shall the board have authority to hire airport personnel or direct airport personnel in the execution of their duties.</p>
<p>NOTES: CONSTRUCTIO N BOARD APPOINTMENTS</p>	<p><i>Section B101.4, Board Decision, is amended to read as follows:</i></p> <p>The construction board of adjustments and appeals shall have the power, as further defined in Appendix B, to hear appeals of decisions and interpretations of the building official and consider variances of the technical codes; and to conduct hearings on determinations of the building official regarding unsafe or dangerous buildings, structures and/or service systems, and to issue orders in accordance with the procedures beginning with section 12-442 of this Code [of Ordinances].</p> <p><i>Section B101.2, Membership of Board, is amended to read as follows:</i></p> <p>Each District Council member and the Mayor shall appoint one member to the Construction Board of Appeals making it a five (5) member board and each Councilmember at Large shall appoint an alternate. The term of office of the board members shall be three (3) years, such terms coinciding with the council position making the appointment. The two (2) alternates shall also serve the term coinciding with the council position making the appointments. Vacancies shall be filled for an unexpired term in the manner in which the original appointments are required to be made. Board members shall consist of members who are qualified by experience and/or training to pass on matters pertaining to building construction and are not employees of the City of Lockhart.</p>
<p>NOTES: ELECTRIC BOARD APPOINTMENTS</p>	<p>Sec. 12-132. Members.</p> <p>(a) Appointments to the examining and supervisory board of electricians and appeals shall conform to section 2-210 except that the board shall consist of five persons with one being appointed by each district council member and one by the mayor. Each member shall serve three-year terms with such terms to coincide with the council position making the appointment.</p> <p>(b) Each board member shall reside within the county and such board shall include one member who shall be a building contractor; one layman; two members shall be master electricians who are currently licensed by the city; and one member shall be either a building contractor or master electrician licensed by the city. There shall be two ex-officio members, one who shall be the city electrical inspector, and one shall be the fire marshal.</p> <p>Sec. 12-133. Officers and quorum. The members of the examining and supervising board of electricians and appeals shall select a chairman and secretary. A quorum shall consist of three members.</p>
<p>NOTES: HISTORIC PRESERVATION COMMISSION</p>	<p>Sec. 28-3. Historical preservation commission.</p> <p>(b) The commission shall consist of seven members, appointed by the city council in accordance with section 2-210, who shall whenever possible meet one or more of the following qualities:</p> <ol style="list-style-type: none"> (1) A registered architect, planner or representative of a design profession, (2) A registered professional engineer in the State of Texas, (3) A member of a nonprofit historical organization of Caldwell County, (4) A local licensed real estate broker or member of the financial community, (5) An owner of an historic landmark residential building, (6) An owner or tenant of a business property that is an historic landmark or in an historic district, (7) A member of the Caldwell County Historical Commission.
<p>NOTES: PARKS ADVISORY BOARD</p>	<p>Sec. 40-133. Members.</p> <p>(a) The board shall consist of seven members appointed in accordance with section 2-210 to serve three years terms, such terms to coincide with the council position making the appointment and two alternates shall also be appointed by the mayor and mayor pro-tem, one each. The two alternates shall also serve the term coinciding with the council position making the appointments. Vacancies shall be filled for an unexpired term in the manner in which the original appointments are required to be made. (Ordinance 06-08, adopted February 7, 2006)</p>

LEDC Bylaws – Article II. Board of Directors

Section 1. Powers, Number and Term of Office

- a. The property and affairs of the Corporation shall be managed and controlled by a Board of Directors (The "Board") under the guidance and direction of the Lockhart City Council and, subject to the restrictions imposed by law, by the Articles of Incorporation, and by these Bylaws the Board shall exercise all of the powers of the Corporation.
- b. The Board shall consist of seven directors, each of whom shall be appointed by the City Council of the City. Each director shall occupy a place (individually the "Place" and collectively, the "Places") as designated herein. Places 1-4 are designated for Councilmember Directors from Councilmember Districts 1 through 4 respectively. In the event that a particular Councilmember from said District is unable or unwilling to serve in the capacity as a Director, that Councilmember shall have the right to nominate a non-councilmember for approval and appointment. Places 5-7 are designated for Citizen Member Directors.
- c. The directors constituting the first Board shall be those directors named in the Articles of Incorporation. Successor directors shall have the qualifications, shall be of the classes of directors, and shall be appointed to the terms set forth in the Articles of Incorporation.
- d. Any director may be removed from office by the City Council at will.

NOTES:
Lockhart
Economic Dev
Corp

Sec. 2-209. - Rules for appointment.

The city council hereby sets the following rules:

- (1) Except as may be established by existing city ordinances/resolutions the process for selecting members shall be open to all Lockhart citizens, who must apply for appointment, to include those applying for reappointment. Reappointment shall not be deemed automatic.
- (2) Council shall seek to appoint the most qualified or best persons available, while also respecting the need for diverse community opinions.
- (3) No member of any appointed body shall serve on more than one quasi-judicial or advisory board or commission.
- (4) No appointed body shall deviate from its charge, deliberate items not on its agendas, or speak for the council or City of Lockhart without council authorization.
- (5) Subject to other qualifications as specifically required for membership on the below boards and commissions, the city council shall have the right (but not the duty) to appoint up to two members who are not Lockhart citizens but who are residents of Caldwell County to the Lockhart Airport Advisory Board, the Eugene Clark Library Board, and the construction board of appeals.

Section 2-210. Method of selection; number of members; terms.

- (a) The mayor and city councilmembers shall nominate individuals to serve on boards and commissions. Each nomination shall then be confirmed by a simple majority of the entire city council.
- (b) Except as provided herein, there shall be seven members appointed to each board or commission corresponding with the seven members or places of the city council. Each city councilmember, except as provided herein, shall nominate a qualified person to serve in a place on an appointed body corresponding to their place on the council. At-large councilmembers shall be designated as places 5 and 6, and the mayor's position as place 7, for the purpose of this section. Nominations shall be made to fill vacant positions and/or positions whose terms have expired within 90 days of the event, such as a resignation or an election. Should any city councilmember fail to name an appointee to one of his/her corresponding places on any body within the above described 90 days, another councilmember shall then have the privilege to nominate a person to fill that same position, as described in subsection (a). However, once that position becomes vacant again for any reason, the appointment shall revert to the place corresponding with the original city council seat/place number for nominations.
- (c) Beginning with the election in May, 1998, the council shall nominate and confirm four members to serve in places 1, 2, 5, 6 on each board and commission in accordance with subsections (a) and (b) above, and with the standards set in Ordinance Number 97-09, Governance Policies. With the election of May, 1999, the remaining three places shall be filled following the same procedure as above.
- (d) Terms of service on appointed bodies shall be the same three-year terms as the councilmember who nominates a person to serve. However, a person may be appointed to complete the unexpired term of a vacant position, due to a resignation, for example.
- (e) When a person has completed a term, or terms, of service and will be vacating a place, that person may continue to serve until a replacement is nominated and confirmed by the city council.
- (f) At the discretion of the majority of the city council, one Caldwell County resident who is also an owner of real property within any local historic district may be appointed as a full member to the historical preservation commission.
- (g) Exceptions to the above regulations shall be all volunteer/special purpose/ad hoc committees appointed from time to time by the city council and the zoning board of adjustments, whose members shall serve two-year terms in accordance with V.T.C.A., Local Government Code § 211.008. All other provisions of this section, and ordinance number 97-09 which do not conflict with the chapters establishing these bodies shall be applicable.

Sec. 2-212. Removal and resignation of members.

- (a) All board, commission and committee members serve at the pleasure of the city council and may be removed from office with or without cause at the discretion of the city council.
- (b) Board, commission and committee members may resign from office at any time by filing a written resignation, dated and signed by the member, with the City Secretary. Such resignation shall take effect upon receipt by the City Secretary without further action by the city council. If the city council appoints a new member to replace the resigned member, the new member shall be appointed to serve out the remainder of the resigned member's term.

NOTES:
ORDINANCE
RE: ALL
BOARD,
COMMISSION
APPOINTMENTS

<p>NOTES: PARKS MASTER PLAN STERING COMMITTEE (Est. 09/05/2017)</p>	<p>Committee to have 8-10 members as follows:</p> <ul style="list-style-type: none"> • Councilmembers • City staff • Two Parks Advisory Board members • Business owners • Civic Organization members <p>Committee will assist Burditt Consultants to perform tasks outlined in the Parks Master Plan.</p>
<p>NOTES: AD-HOC COMMITTEE – ST. PAUL UNITED CHURCH OF CHRIST PROPERTY COMMITTEE (Est. 09/05/2017)</p>	<p>Committee will consist of at least one appointment from Mayor and each Councilmember.</p> <p>The Committee will make recommendations to the Council about the use of the property at 728 S. Main.</p>
<p>WAYFINDING SIGNAGE AND COMMUNITY BRANDING AD-HOC (Est. 01/02/2018)</p>	<p>Committee will assist City Planner/Development Services with wayfinding signage and community branding tasks.</p> <p>Committee will consist of up to five members appointed by the Council.</p> <p>NOTE: First Branding and Wayfinding Committee disbanded/dissolved on December 18, 2018.</p> <p>UPDATE: Second Branding and Wayfinding Committee appointed on March 5, 2019.</p>

COUNCILMEMBER BOARD/COMMISSION APPOINTMENTS

Councilmember	Board/Commission	Appointee	Date Appointed
Mayor – Lew White	Airport Board Board of Adjustment Construction Board Eco Dev. Revolving Loan Eco Dev. Corp. ½ Cent Sales Tax Electric Board Historical Preservation Library Board Parks and Recreation Planning & Zoning ETJ Rep-Impact Fee Adv Comm	John Hinnekamp Mike Annas VACANT-R.Gerald resigned 3-11-19 Barbara Gilmer Alan Fielder, Vice-Chair Joe Colley, Chair John Lairsen Stephanie Riggins Albert Villalpando, Chair Paul Rodriguez Larry Metzler	12/19/17 12/19/17 12/19/17 12/19/17 12/19/17 12/19/17 12/19/17 12/19/17 12/19/17 12/19/17
District 1 – Juan Mendoza	Airport Board Board of Adjustment Construction Board Eco Dev. Revolving Loan Eco Dev. Corp, ½ Cent Sales Tax Electric Board Historical Preservation Library Board Parks and Recreation Planning & Zoning	Larry Burrier Lori Rangel Mike Votee Ryan Lozano Dyrall Thomas VACANT- Herrera resigned 3-7-19 Victor Corpus Shirley Williams Linda Thompson-Bennett Marcos Villalobos	03/07/17 03/07/17 03/07/17 03/07/17 03/07/17 03/07/17 03/07/17 03/07/17 03/07/17 03/07/17
District 2 – John Castillo	Airport Board Board of Adjustment Construction Board EcoDev. Revolving Loan Eco Dev. Corp. ½ Cent Sales Tax Electric Board Historical Preservation Library Board Parks and Recreation Planning & Zoning	Reed Coats Juan Juarez Oscar Torres Rudy Ruiz Umesh Patel James Briceno Ron Faulstich Donnie Wilson James Torres Rob Ortiz, Alternate Manuel Oliva	03/07/17 03/07/17 05/15/18 03/07/17 08/09/18 03/07/17 03/07/17 03/07/17 03/07/17 03/07/17 03/07/17

COUNCILMEMBER BOARD/COMMISSION APPOINTMENTS

<p>District 3 – Kara McGregor</p>	<p>Airport Board Board of Adjustment Construction Board Eco Dev. Revolving Loan Eco Dev. Corp. ½ Cent Sales Tax Electric Board Historical Preservation Library Board Parks and Recreation Planning & Zoning</p>	<p>Ray Chandler Anne Clark, Vice-Chair Kirk Smith (Alternate) Jerry West, Vice-Chair Lew White, Chair Nic Irwin Thomas Stephens Ronda Reagan Jean Clark Fox, Chair Warren Burnett Philip McBride, Chair</p>	<p>02/06/18 12/19/17 12/05/17 01/02/18 12/19/17 12/05/17 12/19/17 12/19/17 12/19/17 12/05/17 12/19/17</p>
<p>District 4 - Jeffrey Michelson</p>	<p>Airport Board Board of Adjustment Construction Board Eco Dev. Revolving Loan Eco Dev. Corp. ½ Cent Sales Tax Electric Board Historical Preservation Library Board Parks and Recreation Planning & Zoning</p>	<p>Mark Brown, Vice-Chair Wayne Reeder Rick Winnett Frank Coggins Morris Alexander Ian Stowe Kathy McCormick Donaly Brice Russell Wheeler Rick Arnic</p>	<p>03/07/17 12/05/17 12/05/17 12/05/17 12/05/17 03/06/18 12/05/17 12/05/17 12/05/17 12/05/17 01/15/19</p>
<p>Mayor Pro-Tem (At-Large) – Angie Gonzales-Sanchez</p>	<p>Airport Board Board of Adjustment Construction Board Eco Dev. Revolving Loan Eco Dev. Corp. ½ Cent Sales Tax Historical Preservation Library Board Parks and Recreation Planning & Zoning</p>	<p>Andrew Reyes Laura Cline, Chair Paul Martinez Irene Yanez Alfredo Munoz Juan Alvarez, Jr. Jodi King Chris Schexnayder Philip Ruiz, Vice-Chair</p>	<p>03/07/17 03/07/17 03/07/17 03/07/17 06/06/17 03/07/17 03/07/17 03/07/17 03/07/17 03/07/17</p>

111

COUNCILMEMBER BOARD/COMMISSION APPOINTMENTS

<p>At-Large - Brad Westmoreland</p>	<p>Airport Board Board of Adjustment Construction Board (Alternate) Eco Dev. Revolving Loan Eco Dev. Corp. 1/2 Cent Sales Tax Historical Preservation Library Board Parks and Recreation Planning & Zoning</p>	<p>Jayson "Tex" Cordova Severo Castillo Gary Shafer Edward Strayer Frank Estrada Richard Thomson Rebecca Lockhart Dennis Placke Christina Black</p>	<p>03/07/17 03/07/17 03/07/17 03/07/17 03/07/17 11/21/17 03/07/17 03/07/17 03/07/17</p>
	<p>Charter Review Commission (Five member commission) Term - 24 months after appointment</p>	<p>Ray Sanders Bill Hernandez Roland Velvin Elizabeth Raxter Alan Fielder</p>	<p>03/01/16 - Michelson 03/01/16 - Michelson 03/01/16 - Michelson 03/01/16 - Hilburn 03/15/16 - Hilburn</p>
	<p>Sign Review Committee (no longer meeting)</p>	<p>Gabe Medina Neto Madrigal Terry Black Kenneth Sneed Johnny Barron, Jr. Tim Clark</p>	<p>03/17/15 - Mayor Pro-Tem Sanchez 04/21/15 - Councilmember Mendoza 12/19/17 - Councilmember McGregor 03/17/15 - Mayor White 03/17/15 - Councilmember Castillo 03/17/15 - Councilmember Michelson</p>
	<p>Parks Master Plan Steering Committee (8-10 members)</p>	<p>Albert Villalapando Dennis Placke Nita McBride Rebecca Pulliam Bernie Rangel Derrick David Bryant Beverly Anderson Carl Ohlendorf Beverly Hill</p>	<p>09/05/17 - Parks Bd appointee 09/05/17 - Parks Bd appointee 12/05/17 - McGregor 09/19/17 - Michelson 09/19/17 - Castillo 09/19/17 - Sanchez 09/19/17 - Mendoza 09/19/17 - Westmoreland 09/19/17 - Mayor White</p>

112

COUNCILMEMBER BOARD/COMMISSION APPOINTMENTS

	<p>Church Property Ad-hoc Committee (7 members)</p>	<p>Amelia Smith Jackie Westmoreland Todd Blomrath Andy Govea Terry Black Jane Brown Raymond DeLeon Dyral Thomas</p>	<p>09/05/17 – Westmoreland 09/05/17 – Westmoreland 09/05/17 – Mayor White 09/19/17 – Sanchez 12/19/17 – McGregor 09/19/17 – Michelson 09/20/17 – Castillo 09/22/17 – Mendoza</p>
	<p>Wayfinding Signage and Community Branding Ad-Hoc Committee (5 members)</p> <p>THIS COMMITTEE WAS - RE-ESTABLISHED ON MARCH 5, 2019</p>	<p>Roy Watson Ronda Reagan Sally Daniel Rob Ortiz Bobby Herzog</p>	<p>03/05/19 03/05/19 03/05/19 03/05/19 03/05/19 Appointed by Mayor with consensus of Council</p>

**CITY COUNCIL FY 18-19 GOALS (FINAL COMBINED)
PRIORITY ORDER**

COUNCILMEMBER	PRIORITY	FY 18-19 GOALS
CASTILLO	1	Infrastructure Improvements: streets
GONZALES-SANCHEZ	1	Hire A City Manager
MCGREGOR	1	Economic development, creating and retaining jobs, grocery campaign.
MENDOZA	1	Pay Raise City Employees.
MICHELSON	1	Public relations position/ get the word out about Lockhart (promoting)
WESTMORELAND	1	Infrastructure Improvements: streets
WHITE	1	Economic development, creating and retaining jobs, grocery campaign.
CASTILLO	2	Economic development, creating and retaining jobs, grocery campaign.
GONZALES-SANCHEZ	2	All Department Heads to Budget Salary Increases for all City Employees.
MCGREGOR	2	Work with LISD to establish a community recreation center at the Adams Gym, per under Parks
MENDOZA	2	Economic development, creating and retaining jobs, grocery campaign.
MICHELSON	2	Signage in Lockhart (highway, downtown, and toll) / Wayfinding, branding,...)
WESTMORELAND	2	Signage in Lockhart (highway, downtown, and toll) / Wayfinding, branding,...)
WHITE	2	Public relations position
CASTILLO	3	Continued police community committee involvement, neighborhood watch, gang awareness
GONZALES-SANCHEZ	3	Infrastructure: Continue City Infrastructure: Drainage, Street Repairs, Completion of Curbing, Brighter Lighting in Neighborhoods
MCGREGOR	3	Prepare Fire Station #3 (so we can have existing station remodeled)
MENDOZA	3	Continued police community committee involvement, neighborhood watch, gang awareness
MICHELSON	3	Prepare Fire Station #3 (so we can have existing station remodeled)
WESTMORELAND	3	More enforcement of codes directed at unsightly properties
WHITE	3	Wayfinding, branding, develop new entry sign and city markers
CASTILLO	4	City Facilities: Maintenance and repairs Economic Development: Recruit more businesses especially retail and continue efforts; contact existing and vacant building owners to see if they are willing to work with the City of Lockhart to bring retail businesses and specialty shops, as well as industrial. Purchase buildings and land when on the market for possible new businesses for the city.
GONZALES-SANCHEZ	4	
MCGREGOR	4	Public relations position work with social media/ get the word out about Lockhart
MENDOZA	4	City Facilities: Maintenance and repairs

U:\Vance Files\1A Public Works\City Council\Goals and Objectives\FY 18-19\FINAL GROUP\COMBINED GROUP SUBMITTED

**CITY COUNCIL FY 18-19 GOALS (FINAL COMBINED)
PRIORITY ORDER**

COUNCILMEMBER	PRIORITY	FY 18-19 GOALS
MICHELSON	4	Refurbish City Hall inside (making it more inviting)
WESTMORELAND	4	Move forward with St Paul property project
WHITE	4	Park improvements- consider medium to long range plan for Town Branch development
CASTILLO	5	Affordable housing Police Task Force: Budget extra funds for a Police Task Force, a Narcotics Officer and a Mental Health Officer to address any drug and gang related problems and mental issues our city is being faced not only on the East side of our city but citywide. Budget for updated training for our police officers. There is a lot of training that is free but a lot additional money for registration fees and course material.
GONZALES-SANCHEZ	5	Free public wifi on the square
MCGREGOR	5	Parks improvements
MENDOZA	5	Continued police community committee involvement, neighborhood watch, gang awareness
MICHELSON	5	Angled parking downtown: N Main and N Commerce Sts(change during downtown drainage project)
WESTMORELAND	5	Continued police community committee involvement, neighborhood watch, gang awareness
WHITE	5	
CASTILLO	6	Wellness for employees



CITY COUNCIL FY 18-19 GOALS

Category Order and Comments by City Manager

Council agreed at February 13 meeting that each Councilmember will submit at least 5 category goals in priority order to the City Manager to be considered by Council at first meeting in March, 2018

CM INITIALS	PRIORITY #	GOALS IDENTIFIED BY COUNCIL FOR FY 18-19: SORTED BY CATEGORY FINAL LIST BY COUNCIL PRIORITIZED BY CATEGORY: SUBMIT TO CITY MGR BY MARCH 1 PLEASE	SUGGESTED FUNDING SOURCE BY COUNCILMEMBER	SORTED BY CATEGORY
		Improve communication between City and Chamber of Commerce	In-House	Chamber
		City Facilities	GF	City Bldgs
		Refurbish City Hall Inside (making it more inviting)	Gen Fund	City Bldgs
		Prepare Fire Station 3 (so we can have main station remodeled)	Gen Fund	City Bldgs
		Hire A City Manager. Hire a City Manager that is Well Rounded and Experienced and Will Help our City to Continue to Grow for the right and positive reasons. To hire a City Manager that will allow our Department Heads to Grow and Improve Our Departments with their recommended suggestions not only from our department heads but from our employees. Working Smarter not Harder.	GF	City Manager
		More code enforcement of codes directed at unsightly properties	In-House	Code Enforc
		Continue demo of unsafe structures and pursue liens aggressively	GF	Code Enforc
		Convention Center. Our city is growing and there are too many events, programs and conferences that are going to other surrounding areas to have these events and those surrounding area businesses are benefiting and money is being spent in those areas instead on money being spent in our city. Granted, we do have meeting facilities in our city but these meeting facilities do not accommodate the number of people for the above events that have been mentioned.	GF	Convention Center
		Downtown improvements-lighting, pedestrian safety, south plaza idea? Sculpture? Sidewalk mosaics?	GF	Downtown
		Economic development, creating and retaining jobs, grocery campaign	general fund, LEEDC	Econo Devl
		Economic Development	GF	Econo Devl
		Expand economic development (by helping to spread the word & being more involved)	Gen Fund	Econo Devl
		Economic Development: Recruit more businesses especially retail and continue efforts: contact existing and vacant building owners to see if they are willing to work with the City of Lockhart to bring retail businesses and specialty shops, as well as industrial. Purchase buildings and land when on the market for possible new businesses for the city. Art Galleries and Music Venues have increased within our downtown area and though many many not appreciate these type of business and or venues, it is good for our downtown and its livelihood. Let's work on getting more of the specialty shops and boutiques in or around the square.	GF	Econo Devl
		Pay raise across the board	GF	Employees
		All Department Heads to Budget Salary Increases for all City Employees.	GF	Employees
		Wellness for employees	GF	Employees
		Employee: Possible additional Employee Holiday Time Off-Alternating System. Even though this has been discussed and the reasons for why it cannot be done, I would like to see a time off alternating system, especially during the holidays. I did appreciate that the city employees were allowed to stay home during our icy, sleet and snow days. The safety of our employees is very important.	GF	Employees
		Subdivision development to attract more businesses to Lockhart. Increase the number of homes, apartments, housing. Our city is growing with new citizens wanting to make Lockhart their home but due to the number of housing available, they wait and or possibly lose interest.	GF	Housing
		Infrastructure	GF	Infrastructure
		Infrastructure improvement- uncurbed streets, street rehab	GF	Infrastructure
		Improve Streets (repairs)	In-House	Infrastructure

CM INITIALS	PRIORITY #	GOALS IDENTIFIED BY COUNCIL FOR FY 18-19: SORTED BY CATEGORY FINAL LIST BY COUNCIL PRIORITIZED BY CATEGORY: SUBMIT TO CITY MGR BY MARCH 1 PLEASE	SUGGESTED FUNDING SOURCE BY COUNCILMEMBER	SORTED BY CATEGORY
		Infrastructure: Continue City Infrastructure: Drainage, Street Repairs, Completion of Curbing, Brighter Lighting in Neighborhoods	GF	Infrastructure
		Angled parking for N Main and N Commerce Streets (change during downtown project)	In-House	Parking Downtown
		Parking around and surrounding the square. Issues with larger vehicles parked in areas that are narrow and that make it hard to see oncoming traffic. Our city is growing and we have been very fortunate with our parking however, it is a concern especially when you have the bigger and wider trucks that are parked in an area that is for a moderate size car. It becomes a hazard and a blind spot when trying to reverse out of the parking space and a blind spot for any and all pedestrians.	GF	Parking Downtown
		Continue to work on City Park improvements	Gen Fund	Parks
		Revive all City parks	Grants	Parks
		Work with LSD to establish a community recreation center at Adams Gym, perhaps under Parks (PUBLIC HEALTH/PARKS)	General Fund/Parks & Rec	Parks
		Add 3 positions to the Parks Department, to help facilitate other improvements (PARKS)	General Fund/Parks & Rec	Parks
		Park improvements - consider medium to long range Town branch development	GF	Parks
		Develop a dog park as part of the Stueve Lane Monte Vista Tract (PARKS/ANIMAL SHELTER/PUBLIC HEALTH)	General Fund/Parks & Rec	Parks
		Parks Improvements: Purchase and update the park equipment to provide safe and fun filled parks for all to use.	GF	Parks
		Start Planning for 2040 plan	GF	Planning
		Police	GF	Police
		Continued Police Community committee involvement, neighborhood watch, gang awareness	GF	Police
		Work with Police Department to bring back drug enforcement program	Gen Fund	Police
		Get back to Neighborhood Townhall Meetings	GF	Police
		Police Task Force: Budget extra funds for a Police Task Force, a Narcotics Officer and a Mental Health Officer to address any drug and gang related problems and mental issues our city is being faced not only on the East side of our city but citywide. Budget for updated training for our police officers. There is a lot of training that is free but a lot of additional money for registration fees and course material. I am grateful that the Police Department did invest in our Drug Dog and is being utilized by the school as well.	GF	Police
		High School cadet programs for police, fire, EMS	GF	Police/Fire
		Public relations position to deal with social media	GF	Public Relations
		Get the word out about Lockhart (promoting, hiring a Public Relations person)	Gen Fund	Public Relations
		Sidewalk repair and expansion	GF	Sidewalks
		Signage in Lockhart (highway, downtown, and toll road)	Gen Fund	Signage
		Wayfinding, branding - develop new entry sign and city property markers	GF	Signage
		Move Forward with St Paul property project	In-House	St Paul Gift
		Develop an oral history project to support a future "Walking Tour" app for Lockhart (ECONOMIC DEV/DOWNTOWN)	General Fund/Fundraising	Tourism
		More Events to Attract Tourism in Lockhart and include Way Finding Signage (Hotels and Restaurants). Added events, especially the events that are free to the public do very well for the city as well as for the businesses and tourism. I welcome new events to the city but need to be selective in the events that we do host.	GF	Tourism
		Create a Good Neighbor program (Lockhart Utility Customers can add an additional amount to utility bill to help others)	GF	Utility Customers

CM INITIALS	PRIORITY #	GOALS IDENTIFIED BY COUNCIL FOR FY 18-19: SORTED BY CATEGORY FINAL LIST BY COUNCIL PRIORITIZED BY CATEGORY: SUBMIT TO CITY MGR BY MARCH 1 PLEASE	SUGGESTED FUNDING SOURCE BY COUNCILMEMBER	SORTED BY CATEGORY
		Access to Municipal Court for Utility Payments	In-House	Utility Customers
		Free public wifi on the square as part of the redevelopment on the North side (ECONOMIC DEV/DOWNTOWN)	CAPCOG Grant?	Wifi
		Free public wifi on the square as part of the redevelopment on the North side	GP	Wifi

CM INITIALS	PRIORITY #	GOALS IDENTIFIED BY COUNCIL FOR FY 18-19: SORTED BY CATEGORY	SUGGESTED FUNDING SOURCE BY COUNCILMEMBER	SORTED BY CATEGORY	CITY MANAGER COMMENTS
BW	7	improve communication between City and Chamber of Commerce	In-House	Chamber	City Staff works together with Chambers on all their events by being a co-sponsor with many in-kind services. Robert Tobias attends their meetings and periodically makes presentations about Economic Development issues.
IC	4	City Facilities	GF	City Bldgs	Budget for roofs and major repairs
JEFF M	5	refurbish City Hall inside (making it more inviting)	Gen Fund	City Bldgs	working on it; repairs to ceiling in progress, restrooms to be refurbished and replace signage with more informative directions.
JEFF M	7	Prepare Fire Station 3 (so we can have main station remodeled)	Gen Fund	City Bldgs	New plans will be prepared working with new Chief who has different ideas than the previous Chief
AGS	1	Hire A City Manager. Hire a City Manager that is Well Rounded and Experienced and Will Help our City to Continue to Grow for the right and positive reasons. To hire a City Manager that will allow our Department Heads to Grow and Improve Our Departments with their recommended suggestions not only from our department heads but from our employees. Working Smarter not Harder.	GF	City Manager	Concur. The current City Mgr has rode back of garbage trucks, climbed electrical poles, worked water/sewer/asphalt/concrete projects, and has been a utility collections clerk, and during these experiences learned the value of suggestions for change that comes from employees in such positions. All department heads/supervisors are encouraged to listen to employees who have constructive ideas that would benefit in performing assigned tasks. City Mgr has also learned there are employees who keep there hands in their pockets and talk while everyone else is working and these are the same ones who are often found to be dishonest in their paperwork, sleep on the job, and have a poor attendance record.
BW	1	More code enforcement of codes directed at unsightly properties	In-House	Code Enforc	Will continue to address as complaints come in and as found during investigation outings.
LW	8	Continue demo of unsafe structures and pursue liens aggressively	GF	Code Enforc	Will continue to address and City Attorney exploring process to recover demolition costs
AGS	11	Convention Center. Our city is growing and there are too many events, programs and conferences that are going to other surrounding areas to have these events and those surrounding area businesses are benefitting and money is being spent in those areas instead of money being spent in our city. Granted, we do have meeting facilities in our city but these meeting facilities do not accommodate the number of people for the above events that have been mentioned.	GF	Convention Center	HOT funds and/or Bond issue. Maintenance funds will be a minimum of \$150,000 annually not including director's salary, utilities, and insurance.
LW	9	Downtown improvements: lighting, pedestrian safety, south plaza idea? Sculpture? Sidewalk mosaics?	GF	Downtown	CAPCOG/CO project will address
LW	1	Economic development, creating and retaining jobs, grocery campaign	general fund, LEDC	Econo Dev	Robert Tobias working with several companies now
IC	2	Economic Development	GF	Econo Dev	See above

CM INITIALS	PRIORITY #	GOALS IDENTIFIED BY COUNCIL FOR FY 18-19: SORTED BY CATEGORY	SUGGESTED FUNDING SOURCE BY COUNCILMEMBER	SORTED BY CATEGORY	CITY MANAGER COMMENTS
JEFF M	3	Expand economic development (by helping to spread the word & being more involved)	Gen Fund	Econo Devl	Robert Tobias is involved with the San Marcos Partnership, local chambers, and with downtown businesses on a regular basis. Leads from the Governor's office and the Austin Chamber are also pursued as applicable.
AGS	4	Economic Development: Recruit more businesses especially retail and continue efforts; contact existing and vacant building owners to see if they are willing to work with the City of Lockhart to bring retail businesses and specialty shops, as well as industrial. Purchase buildings and land when on the market for possible new businesses for the city. Art Galleries and Music Venues have increased within our downtown area and though many not appreciate these type of business and or venues, it is good for our downtown and its livelihood. Let's work on getting more of the specialty shops and boutiques in or around the square.	GF	Econo Devl	The problem is that many of the property owners downtown do not have the funds to customize their buildings to support specialty shops which most the time are not willing to spend money on a building. Rob Tobias is exploring ways to address this issue.
JUAN M	1	Pay raise across the board	GF	Employees	Estimated Costs Including Benefits: For each 1% for non-civil service = \$82,000 For each 1% for civil service = \$28,000
AGS	2	All Department Heads to Budget Salary Increases for all City Employees.	GF	Employees	See above
IC	5	Wellness for employees	GF	Employees	City provides good health insurance (\$586 per month each) with wellness plans for employees; many Cities have stopped this benefit and only provide a stipend for insurance.
AGS	9	Employee: Possible additional Employee Holiday Time Off-alternating System. Even though this has been discussed and the reasons for why it cannot be done, I would like to see a time off alternating system, especially during the holidays. I did appreciate that the city employees were allowed to stay home during our icy, sleet and snow days. The safety of our employees is very important.	GF	Employees	City employees with vacation leave and holiday time are off 23 days a year with pay which is more than a month of work days. The only holidays not given that we found are Columbus Day and Texas Independence Day. Employee safety is very important, however, some employees must come in to make conditions safe for residents and to respond to emergency conditions and that responsibility belongs to each department head who determines based on staff levels and skills time off during holiday times.
AGS	6	Subdivision development to attract more businesses to Lockhart. Increase the number of homes, apartments, housing. Our city is growing with new citizens wanting to make Lockhart their home but due to the number of housing available, they wait and or possibly lose interest.	GF	Housing	6 housing projects in place at different phases. City Manager recommended incentives to builders three years ago which Council approved and during the time it was in place it produced more housing. As a result, more engineering or subdivisions has begun.
IC	1	Infrastructure	GF	Infrastructure	\$400,000 or more yearly needed for streets
LW	2	Infrastructure improvement- uncurbed streets, street rehab	GF	Infrastructure	See above. It will take a major bond issue to address all streets that do not have curbs.
BW	3	Improve Streets (repairs)	In-House	Infrastructure	See above.

CM INITIALS	PRIORITY #	GOALS IDENTIFIED BY COUNCIL FOR FY 18-19: SORTED BY CATEGORY	SUGGESTED FUNDING SOURCE BY COUNCILMEMBER	SORTED BY CATEGORY	CITY MANAGER COMMENTS
AGS	3	Infrastructure. Continue City Infrastructure: Drainage, Street Repairs, Completion of Curbing, Brighter Lighting in Neighborhoods	GF	Infrastructure	For streets please see above. Brighter lighting is always a challenge in a city with so many trees. Lockhart still must comply with Senate Bill 5 which regulates power usage. Several cities have passed an ordinance that does not allow for the planting of trees within 15' of the right of way to improve lighting of streets and reduce tree trimming around power lines.
BW	4	Angled parking for N Main and N Commerce Streets (change during downtown project)	In-House	Parking Downtown	Scheduled with downtown improvements. Should also consider making 100 blocks of N Main and N Commerce one-way and possibly consider other blocks downtown especially north/south streets.
AGS	10	Parking around and surrounding the square. Issues with larger vehicles parked in areas that are narrow and that make it hard to see oncoming traffic. Our city is growing and we have been very fortunate with our parking however, it is a concern especially when you have the bigger and wider trucks that are parked in an area that is for a moderate size car. It becomes a hazard and a blind spot when trying to reverse out of the parking space and a blind spot for any and all pedestrians.	GF	Parking Downtown	Scheduled with downtown improvements
JEFF M	2	Continue to work on City Park improvements	Gen Fund	Parks	Master Plan near complete
BW	2	Revive all City parks	Grants	Parks	Master Plan near complete
KM	2	Work with LISD to establish a community recreation center at Adams Gym, perhaps under Parks (PUBLIC HEALTH/PARKS)	General Fund/Parks & Rec	Parks	Mayer is visiting with LISD about this
KM	3	Add 3 positions to the Parks Department, to help facilitate other improvements (PARKS)	General Fund/Parks & Rec	Parks	Approx. \$100,000 to budget not including equipment and vehicles
LW	3	Park improvements - consider medium to long range Town branch development	GF	Parks	Bond issue needed
KM	4	Develop a dog park as part of the Stueve Lane Monte Vista Tract (PARKS/ANIMAL SHELTER/PUBLIC HEALTH)	General Fund/Parks & Rec	Parks	Estimate on this property is \$ 25000 using used fencing. Maintenance and insurance are also cost factors
AGS	8	Parks Improvements: Purchase and update the park equipment to provide safe and fun filled parks for all to use	GF	Parks	Master Plan near complete
JUAN M	3	Start Planning for 2040 plan	GF	Planning	Needs to be done
IC	3	Police	GF	Police	Chief Pedraza is working on these issues. Recently issued update that was sent to Council.
LW	4	Continued Police Community committee involvement, neighborhood watch, gang awareness	GF	Police	See above
JEFF M	4	Work with Police Department to bring back drug enforcement program	Gen Fund	Police	See above
JUAN M	5	Get back to Neighborhood Townhall Meetings	GF	Police	Will get with Chief about this

CM INITIALS	PRIORITY #	GOALS IDENTIFIED BY COUNCIL FOR FY 18-19: SORTED BY CATEGORY	SUGGESTED FUNDING SOURCE BY COUNCILMEMBER	SORTED BY CATEGORY	CITY MANAGER COMMENTS
AGS	5	Police Task Force: Budget extra funds for a Police Task Force, a Narcotics Officer and a Mental Health Officer to address any drug and gang related problems and mental issues our city is being faced not only on the East side of our city but citywide. Budget for updated training for our police officers. There is a lot of training that is free but a lot additional money for registration fees and course material. I am grateful that the Police Department did invest in our Drug Dog and is being utilized by the school as well.	GF	Police	Chief Pedraza reports that Lockhart has two certified mental health officers, and he feels there is sufficient funding for training. He also reports that a new Narcotics Officer would cost about \$90,000 for salary/benefits, training, a vehicle, and all required equipment.
LW	10	High School cadet programs for police, fire, EMS	GF	Police/Fire	Will visit with department heads again about this
LW	6	Public relations position to deal with social media	GF	Public Relations	Position would cost with benefits about \$45,000 annually and would need more tasks to perform.
JEFF M	6	Public relations position to deal with social media	GF	Public Relations	See above
LW	7	Sidewalk repair and expansion	GF	Sidewalks	Costs average about \$35 per linear foot
JEFF M	1	Signage in Lockhart (highway, downtown, and toll road)	Gen Fund	Signage	Wayfinding and Branding Committee in place
LW	5	Wayfinding, branding - develop new entry sign and city property markers	GF	Signage	See above
BW	5	Move Forward with St Paul property project	In-House General	St Paul Gift	Working on costs associated with this projects which involve asbestos/lead paint survey and possible abatement, ADA restrooms, ADA entry ramp, kitchen changes, and other repairs. Could be part of the Wayfinding and Branding Committee tasks
KM	5	Develop an oral history project to support a future "Walking Tour" app for Lockhart. More Events to Attract Tourism in Lockhart and include Way Finding Signage (Hotels and Restaurants). Added events, especially the events that are free to the public do very well for the city as well as for the businesses and tourism. I welcome new events to the city but need to be selective in the events that we do host.	Fund/Fundraising	Tourism	Chambers receive HOT funds for tourism and City co-sponsors events that contribute to tourism.
AGS	7		GF	Tourism	
JUAN M	4	Create a Good Neighbor program (Lockhart Utility Customers can add an additional amount to utility bill to help others)	GF	Utility Customers	Have pursued this in the past. Requires a Board or Committee that is willing to take on the tasks of selecting who and how much help can be provided to customers. Some Cities allocate the funds to existing organization that is willing to take on the project.
BW	6	Access to Municipal Court for Utility Payments	In-House	Utility Customers	Working to this; advertisements and office training needed.
KM	1	Free public Wi-Fi on the square as part of the redevelopment on the North side (ECONOMIC DEV/DOWNTOWN)	CAPCDG Grant?	Wi-Fi	County Judge had indicated to Mayor that the County could do this.
JUAN M	2	Free public will on the square as part of the redevelopment on the North side	GF	WiFi	See Above

LOCKHART CITY COUNCIL FY 17-18 GOALS

Category and Priority Order

COUNCIL MEMBER	PRIORITY	GOALS IDENTIFIED BY COUNCIL FOR FY 17-18 (as submitted by Councilmembers)	SUGGESTED FUNDING SOURCE BY COUNCILMEMBER	CATEGORY
BH	3	Continue Improving City Cemetery	with GF Expiring debt saving and/or Cemetery Tax	CEMETERY
Jeff M	2	Refurbish City Hall in the inside (to make more inviting to the public) as well as doing some landscaping outside		CITY BLDGS
BW	3	Spruce up and clean up City properties		CITY BLDGS
BH	4	Improve City Facilities Appearance	General Fund	CITY BLDGS
JC	4	City Facilities		CITY BLDGS
AGS	10	Convention Center		CONVENTION CTR
JC	2	Crime		CRIME
AGS	4	Police Task Force: Budget extra funds for a Police Task Force, a Narcotics Officer and a Mental Health Officer to address any drug and gang related problems and mental issues our city is being faced not only on the East side of our city but citywide. Budget for updated training for our police officers. There is alot of training that is free but alot additional money for registration fees and course material.		CRIME
Jeff M	4	Work with Police Department to bring back drug enforcement program		CRIME
LW	8	Fund for helping utility customers in need	???	CUSTOMER SERV
BW	2	Continue to change angle parking downtown: 200 Blk S Main, 100 Blk N Main, 100 Blk N Commerce, 200 Blk E Market; little time and expense involved		DOWNTOWN
LW	2	Downtown improvements, bathrooms, electric, pedestrian safety, beautification, wifi, lighting	??	DOWNTOWN
AGS	9	Parking around and surrounding the square. Issues with larger vehicles parked in areas that are narrow and that make it hard to see oncoming traffic		DOWNTOWN
LW	1	Expanding economic development department, budget, office, staff, marketing	General fund, LEDC	ECONOMIC DEV
AGS	3	Economic Development: Recruit more businesses especially retail and continue efforts; contact existing and vacant building owners to see if they are willing to work with the City of Lockhart to bring retail businesses and specialty shops, as well as industrial. Purchase buildings and land when on the market for possible new businesses for the city.		ECONOMIC DEV
JC	3	Economic Development		ECONOMIC DEV
AGS	5	Subdivision development to attract more businesses to Lockhart.		ECONOMIC DEV
JM	5	Set up meetings with developers for more retail space shopping centers along US 183		ECONOMIC DEV

124

LOCKHART CITY COUNCIL FY 17-18 GOALS

Category and Priority Order

COUNCIL MEMBER	PRIORITY	GOALS IDENTIFIED BY COUNCIL FOR FY 17-18 (as submitted by Councilmembers)	SUGGESTED FUNDING SOURCE BY COUNCILMEMBER	CATEGORY
AGS	6	More Events to Attract Tourism in Lockhart and Include Way Finding Signage (Hotels and Restaurants)		ECONOMIC DEV
AGS	1	All Department Heads to Budget Salary Increases for all City Employees.		EMPLOYEES
JM	1	City Employee Raises		EMPLOYEES
JM	2	House or fund gym membership/space (weight rm) in Senior Center area (cardio machine) for City employees		EMPLOYEES
AGS	8	Employee: Possible additional Employee Holiday Time Off-Alternating System. Even though this has been discussed and the reasons for why it cannot be done, I would like to see a time off alternating system, especially during the holidays.		EMPLOYEES
BW	1	ENFORCE ordinances that pertain to unsightly properties all over town		ENFORCEMENT
Jeff M	1	Enforce city ordinance regarding residential property		ENFORCEMENT
Jeff M	3	Continue to work on City Park improvements		PARKS
JM	3	Do Inventory of City properties to identify areas for pocket parks	LEDC funds	PARKS
LW	3	Park Improvements	General fund	PARKS
BH	5	Parks Improvements	General Fund	PARKS
JC	5	Parks		PARKS
AGS	7	Parks Improvements: Purchase and update the park equipment to provide safe and fun filled parks for all to use.		PARKS
LW	7	Town branch cleanup and beautification	???	PARKS
JM	4	Start process of Funding Sidewalks east of 183 connecting to the US 183 sidewalks	general fund bond	SIDEWALKS
LW	6	sidewalk repair and expansion		SIDEWALKS
BH	1	IMPLEMENT SIGNAGE IN LOCKHART	General Fund (LEDC) and/or Hotel Tax	SIGNAGE
LW	4	wayfinding, branding	general fund	SIGNAGE
LW	5	Entry signs	general fund	SIGNAGE
Jeff M	6	Signage on Highway 183 and SH130 = directing people to Lockhart		SIGNAGE
BW	4	Pursue opportunity to move Senior Citizens' Center to St Paul United Church of Christ Property		SR CITIZENS CTR
JC	1	Roads	Grants or Impact fees	STREETS/INFRAS
AGS	2	Infrastructure: Continue City Infrastructure: Drainage, Street Repairs, Completion of Curbing, Brighter Lighting in Neighborhoods		STREETS/INFRAS
BH	2	Continue improving City Streets	Increase Transportation Fund	STREETS/INFRAS
Jeff M	5	Continue to make improvements and redoing our city streets		STREETS/INFRAS

125

Lockhart City Council
 FY 16-17 Goals
 Revised 3-10-2016, 8:30 pm

Priority	Council Person	Goals Submitted	City Manager Comments
		Infrastructure	Complete 2015 CO projects and need budget of \$250,000 per year for streets, continue water and sewer main replacements; continue electric distribution maintenance plan-get new substation on line. Replace bad water raw water mains and find additional water for the future. Est Cost Per % Increase Annually: Gen Fund (Not Civil Serv) \$ 29,000; Gen Fund Civil Serv \$ 24,000; Other/Utilities: \$ 15,000- Add!
1	Castillo	Department Heads to Budget Salary Increases for city employees so that we can keep our current city employees.	Cemetery Tax up to 5 cents allowed by State Law. Expiring GF debt committed to Police and Fire increased pay rates. (\$132,000)
1	Gonzales-Sanchez	Improve City Cemetery with GF Expiring debt saving and/or Cemetery Tax	If approved by Council staff would approach local businesses
1	Hilburn	Find ways to use activity center for multi-purpose use. (basketball, volleyball). Funding source: Different companies in town	Complete 2015 CO and budget \$250,000 per year for street materials
1	Mendoza	Continue to improve infrastructure (drainage, street repairs) throughout the city	
1	Michelson	Enforce ordinances that pertain to unsightly properties all over town. Make homeowners/residents (because some may be renters) take pride in their environment. It is an eyesore to drive around town and see overgrown properties, junked cars, and stacks of trash on porches, in yards and driveways. All levels of socio-economic residents in this town have shown evidence of being disrespectful to their environment.	City has no esthetics ordinance currently. The term "unsightly" is subjective and is difficult to prove in court.
1	Westmoreland	Economic Development-expanding budget to get staff qualified to help Sandra with recruitment, working with LEDC to either build Spec building or invest in more property, Main St program to relieve Sandra of a lot of those duties	Main Street Program would require another person and funding to work with local businesses while Economic Development would concentrate on new businesses and new jobs
1	White	Economic Development	Need 12-15,000 sf of retail spaces with reasonable lease per sf and buildings that are 20 to 50,000 sf for industrial and manufacturing
2	Castillo	Infrastructure: Continue City Infrastructure: Drainage, Street Repairs, Completion of Curbing, Brighter Lighting in Neighborhoods Implement City Signage	Complete 2015 CO projects and need budget of \$250,000 per year for streets, continue water and sewer main replacements; continue electric distribution maintenance plan-get new substation on line. Replace bad water raw water mains and find additional water for the future. Most streets that lack curbing will need to be totally reconstructed. Brighter LED lights being experimented with since costs have come down. Initial required funds up to \$40,000 if City Crew does the work; total cost could be more than \$70,000
2	Hilburn	New Park equipment. Funding Source: Each Councilmember responsible for a park and finding funding sources	Estimate: \$ 400,000 annually over next 4 years based on input from Parks Board Advisory Board
2	Mendoza	Continue to improve ways to attract businesses to Lockhart	Need more 12-15,000 sf of retail spaces with reasonable lease per sf and buildings that are 20 to 50,000 sf for industrial and manufacturing
2	Michelson	Create a policy for the residency of future administrative positions to live within the Lockhart city limits. If an administrator wants to be employed by the City of Lockhart, they need to reside here. Sharing in the daily lives of our citizens seems crucial to making decisions about Lockhart. They are paid by city taxes.	It is not legal to require all department heads to live in the City limits; only the City Manager is required to do so. All non-24 emergency response employees must live within 25 minutes of City Limits
2	Westmoreland	Continue street rehab	Need \$ 250,000 annually minimum for street work materials
2	White	City Facilities	Not sure what this includes; can assess all departments for physical needs
3	Castillo	Economic Development: Recruit more businesses especially retail and continue efforts ; contact existing and vacant bldg owners to see if they are willing to work with City to bring these small retail businesses, as well as industrial; possibly purchasing two downtown county buildings when on the market for possible new businesses in the downtown area. Stronger platform with LEDC with methods to sell Lockhart and attract businesses.	LEDC could fund another report but the company says our numbers still should be good. Costs estimated \$22,500 for updating data and recruitment. Prime softgood companies constantly want to be on Highway 183 in 12-15,000 sf and at a reasonable cost per sf plus higher traffic counts.
3	Gonzales-Sanchez		

126

Lockhart City Council
FY 16-17 Goals
Revised 3-10-2016, 8:30 pm

Priority	Council Person	Goals Submitted	City Manager Comments
3	Hilburn	Continue improving city streets: Increase Transportation Fund	Current transportation monthly rate is \$ 4 for residential and others; \$260,000 annual which helps fund labor and equipment, but is not sufficient for materials. Another \$250,000 for materials is needed annually.
3	Mendoza	Wi-Fi Free Zones Downtown Square. Funding source City Budget, School District, Downtown sponsors	Rough estimate is about \$12,000
3	Michelson	Refurbish City Hall	If atrium removed, add more offices estimated at \$45,000 and more outside landscaping estimated at \$ 5,000; elevator going in with improvements to restrooms and offices
3	Westmoreland	Approach interested and future businesses cordially. Stringent ordinances (and the way they are approached), scare off some businesses. Let's be friendly in a positive way.	City Mgr respectfully requests names of such businesses. He has met with 18 business representatives over past 15 months that were looking at Lockhart but did not come. Except for the non-residential exterior building aesthetics ordinance, none of them indicated a problem with the current ordinances or with staff. The main problems were high land prices and the lack of "ready built retail and industrial buildings", and traffic counts were not high enough. Most thought the impact fee schedules were very reasonable compared to other cities. Will continue to work toward friendlier customer service with simplified ordinances.
3	White	Park master plan to consider park bond issue, recreation dept and staff issues	Master Plan estimate: \$ 45,000, recreation dept est at least \$ 60,000 for a recreational professional with another \$30,000 for equipment and materials
4	Castillo	Employees Wages	Est Cost Per % Increase Annually: Gen Fund (Not Civil Serv) \$ 29,000; Gen Fund Civil Serv \$ 24,000; Other/Utilities: \$ 15,000- Add'l Cost FY 16-17 due to Civil Serv Pay Plan Expansions already approved: \$ 132,000
4	Gonzales-Sanchez	Police Task Force: Budget extra funds to bring back a much needed Police Task Force to address any drug and gang related problems this city is being faced with especially on the East side of our city. Possibly ask the County to assist with funding.	Initial required funds up to \$40,000 if City Crew does the work; total cost could be more than \$70,000
4	Hilburn	Continue working on bringing industry to Lockhart. Continue supporting Ms. Mauldin	LEDC is will have sufficient funding to be more aggressive starting FY 16-17
4	Mendoza	Training Start up: Neighborhood Watch Training and Program: Police Budget	Have tried Neighborhood Watch Program in past but was not sustained because of lack of participation. Willing to try again.
4	Michelson	Improve signage on HWY 183 as well as SH130 = directing people to Lockhart	Possibly use of some of the KTB grant money
4	Westmoreland	Evaluate and/or change the degree of the angled parking along the 4 blocks off of the square. This would be: Main Street from Market to Prairie Lea Street; Main Street from San Antonio Street to Walnut Street; Commerce Street from Market Street to Prairie Lea Street, and Commerce Street from San Antonio Street to Walnut Street. These parking spaces were made before long vehicles were made! If there are cars parked on both sides of the streets, only one car can pass through at a time. Then it becomes a one lane street. I have witnessed a different angled parking arrangement, and it provides more room and is much safer for the drivers and pedestrians.	Estimate to black out existing thermoplastic markings, redefine layout, and apply new thermoplastic markings with angle parking = \$ 12,000; will probably lose 4 spaces per block. 2 on each side
4	White	Branding and wayfinding--may be included in #1	Initial required funds up to \$40,000 if City Crew does the work; total cost could be more than \$70,000
5	Castillo	Parks	Estimate: \$ 400,000 annually over next 4 years based on input from Parks Board Advisory Board
5	Gonzales-Sanchez	Subdivision development to attract more businesses to Lockhart	Working with 6 more subdivisions, either new or expanding, and possibly one more very large one northwest.
5	Hilburn	Improve tourism in Lockhart - City Council continue to work with and encourage Chambers of Commerce to be more involved	Council can make this directive to Chambers when dividing out HOT funds
5	Mendoza	Finding more funding for Retail Market Study. Zip code demographics with reports. Funding LEDC	LEDC could fund another report but the company says our numbers still should be good. Costs estimated \$22,500 for updating data and recruitment.

Lockhart City Council
 FY 16-17 Goals
 Revised 3-10-2016, 8:30 pm

Priority	Council Person	Goals Submitted	City Manager Comments
		Work with LEDC or someone equivalent to build a building to help attract business	Need more 12-15,000 sf of retail spaces with reasonable lease per sf. Most softgood retailers want 12-15,000 on Hwy 183 at a reasonable price and increased traffic volumes
5	Michelson	Sidewalks to include lighting	Funding required; for example San Jacinto to Jr High estimate is \$130,000 just for materials along Maple walkway
5	White	More Events to Attract Tourism in Lockhart and Include Way Finding Signage (Hotels and Restaurants)	Initial required funds up to \$40,000 if City Crew does the work; total cost could be more than \$70,000. Chambers could use HOT for more tourism.
6	Gonzales-Sanchez	Continue to work on City Park improvements	Estimate: \$ 400,000 annually over next 4 years based on input from Parks Board Advisory Board
6	Michelson	Pursue possible ESD-EMS district	Legal issue with participation by County and City of Luling preferable
6	White	Parks Improvements: Purchase more park equipment to provide safe and fun filled parks for all to use.	Estimate: \$ 400,000 annually over next 4 years based on input from Parks Board Advisory Board
7	Gonzales-Sanchez	Start Talks With YMCA Austin again. Seek sponsors funding if necessary	Our population hurt in previous discussions. Will pursue again. They usually want commitment for a minimum number of individuals and families depending on population of not only City but its metro area
7	Mendoza	Work on building a civic center/ recreation center	\$ 9 million plus land \$ 2.5 million for about 20,000 sf plus about \$240,000 annual maintenance costs and minimum of \$60,000 for utilities; estimated revenues offset is about \$60,000; take out recreation center and cost go down about 20%. It has been reported that Bastrop is spending over \$500,000 per year to operate its civic center. Revenues not covering costs.
7	Michelson	Cemetery maintenance	Cemetery Tax up to 5 cents allowed by State Law
7	White	City Hall: Refurbish with Improvements and/or Upgrades	Elevator and improvements to restrooms planned; better offices for Connie and Sandra planned also.
8	Gonzales-Sanchez		\$ 9 million plus land \$ 2.5 million for about 20,000 sf plus about \$240,000 annual maintenance costs and minimum of \$60,000 for utilities; estimated revenues offset is about \$60,000; take out recreation center and cost go down about 20%. It has been reported that Bastrop is spending over \$500,000 per year to operate its civic center. Revenues not covering costs.
9	Gonzales-Sanchez	Convention Center	
10	Gonzales-Sanchez	Employee: Possible additional Employee Holiday Time off-Alternating system	City employees now have 12 holidays and 1 personal holiday; time off is granted by seniority with department head responsible for keeping sufficient personnel to serve the public needs. Employees also receive at least 2 weeks of vacation time. Those employees required to work on holidays receive their normal pay plus holiday pay.

City of Lockhart																				
Future Debt Payments as of 9/30/18																				
Description	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	TOTAL DEBT	
General Government																				
Hotel Tax Fund		40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	400,000	
2016 GO Refunding		40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	400,000	
Total Hotel Tax Fund P & I		40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	400,000	
LEDC																				
2015 Tax & Revenue	48,093	48,044	48,103	48,152	63,645	63,670	63,513	63,543	63,555	63,643	63,687	63,647	65,544	65,575	65,482	65,579	65,598	65,678	1,048,596	
Total LEDC Fund P & I	48,093	48,044	48,103	48,152	63,645	63,670	63,513	63,543	63,555	63,643	63,687	63,647	65,544	65,575	65,482	65,579	65,598	65,678	1,048,596	
2015 Capital Projects Fund																				
2015 Tax & Revenue																				
Total 2015 Capital Projects Fund P & I																				
Drainage																				
2015 Tax & Revenue	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	1,700,000	
Total Drainage Fund P & I	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	1,700,000	
General Fund																				
2015 Tax & Revenue																				
Total General Fund P & I																				
Debt Service Fund																				
2006 Tax & Rev CO's	47,175	50,595	48,690	46,845																146,070
2006-A Tax & Rev CO's	267,890	267,803	267,332	271,120																806,284
2015 Tax & Revenue	186,594	186,302	186,653	186,945	279,275	279,421	278,487	278,662	278,735	279,261	279,523	291,203	290,590	290,773	290,222	290,798	290,584	291,374	4,548,778	
2015 Tax & Revenue	117,779	117,659	117,803	117,923	155,867	155,927	155,543	155,615	155,645	155,881	155,969	160,769	160,517	160,592	160,365	160,602	160,502	160,831	2,567,990	
2016 GO Refunding	171,056	346,930	361,150	353,161	656,899	666,927	661,698	666,974	673,111	670,566	678,350								5,736,766	
Total Debt Service Fund P & I	790,494	969,229	981,628	976,002	1,092,041	1,102,275	1,095,728	1,101,251	1,107,491	1,105,688	1,113,842	451,972	451,107	451,365	450,587	451,400	451,056	452,205	13,804,868	
Total General Government	938,687	1,157,273	1,169,731	1,164,154	1,295,686	1,305,945	1,299,241	1,304,794	1,311,046	1,309,331	1,317,529	617,619	616,651	616,940	616,069	616,979	616,594	617,881	16,953,464	

Future Debt Payments as of 9/30/18

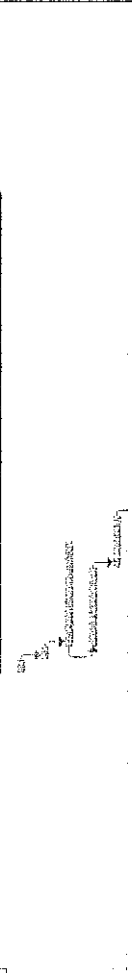
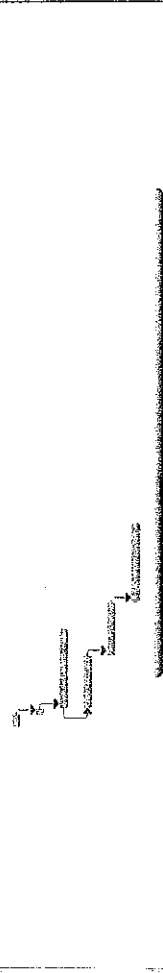
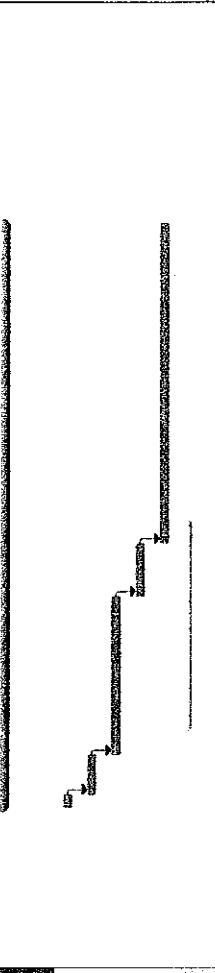
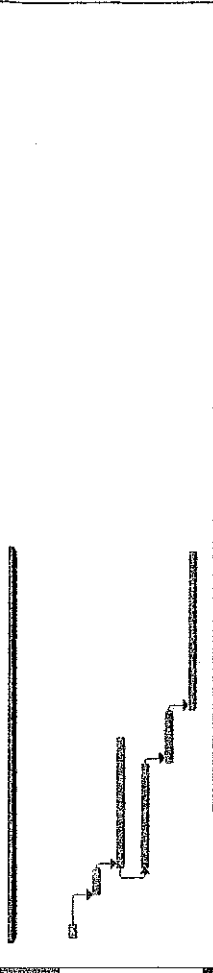
Description	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	TOTAL DEBT
Proprietary																			
Electric Fund																			
2013 SIB Loan	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	1,067,268
Total Electric Fund P & I	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	71,151	1,067,268
Water Fund																			
2006A Tax & Rev CO's	20,164	20,157	20,122	20,408															
2015 Tax & Revenue	486,818	486,322	486,917	487,413	644,248	644,496	642,909	643,207	643,331	644,223	644,670	644,510	663,468	663,776	662,842	663,822	663,406	664,800	60,887
2016 GO Refunding	49,849	101,103	105,247	102,919	191,435	194,357	192,833	194,371	196,159	195,418	197,686								10,614,362
2013 SIB Loan	82,676	82,676	82,676	82,676	82,676	82,676	82,676	82,676	82,676	82,676	82,676	82,676	82,676	82,676	82,676	82,676	82,676	82,676	1,671,528
Total Water Fund P & I	639,507	690,258	694,962	693,416	918,359	921,529	918,418	920,264	922,166	922,317	925,032	747,186	746,144	746,484	745,518	746,498	663,406	664,800	13,586,717
Sewer Fund																			
2015 Tax & Revenue	42,204	42,161	42,213	42,256	55,852	55,874	55,736	55,752	55,773	55,850	55,889	57,609	57,518	57,545	57,464	57,549	57,513	57,643	920,197
2016 GO Refunding	7,657	15,529	16,166	15,808	29,404	29,853	29,619	29,855	30,130	30,016	30,364								256,744
2013 SIB Loan	77,102	77,103	77,102	77,102	77,103	77,102	77,102	77,103	77,102	77,102	77,103	77,102	77,102	77,103	77,102	77,102	77,102	77,102	1,156,537
Total Sewer Fund P & I	126,963	134,793	135,481	135,166	162,359	162,829	162,457	162,710	163,005	162,968	163,356	134,711	134,620	134,648	134,566	134,651	57,513	57,643	2,333,478
Total Proprietary Fund P & I	837,621	896,203	901,594	899,733	1,151,569	1,155,510	1,152,026	1,154,116	1,156,323	1,156,436	1,159,339	963,049	951,915	952,253	951,236	952,301	720,919	722,443	16,987,463
Grand Total	1,776,208	2,033,476	2,071,326	2,063,867	2,447,555	2,461,455	2,451,257	2,458,910	2,467,369	2,465,767	2,477,068	1,570,868	1,568,566	1,569,193	1,567,305	1,569,280	1,337,613	1,340,324	33,940,927

City of Lockhart
2015 BOND PROGRAM

Cost Notes Task Name Duration Start Finish 2015 2016 2017
 Feb/Mar/Apr/May/Jun/Jul/Aug/Sep/Oct/Nov/Dec/Jan/Feb/Mar/Apr/May/Jun/Jul/Aug/Sep/Oct/Nov/Dec/Jan

\$13,124,890.00 TOTAL PROJECT COST

1. 2015 2016 2017

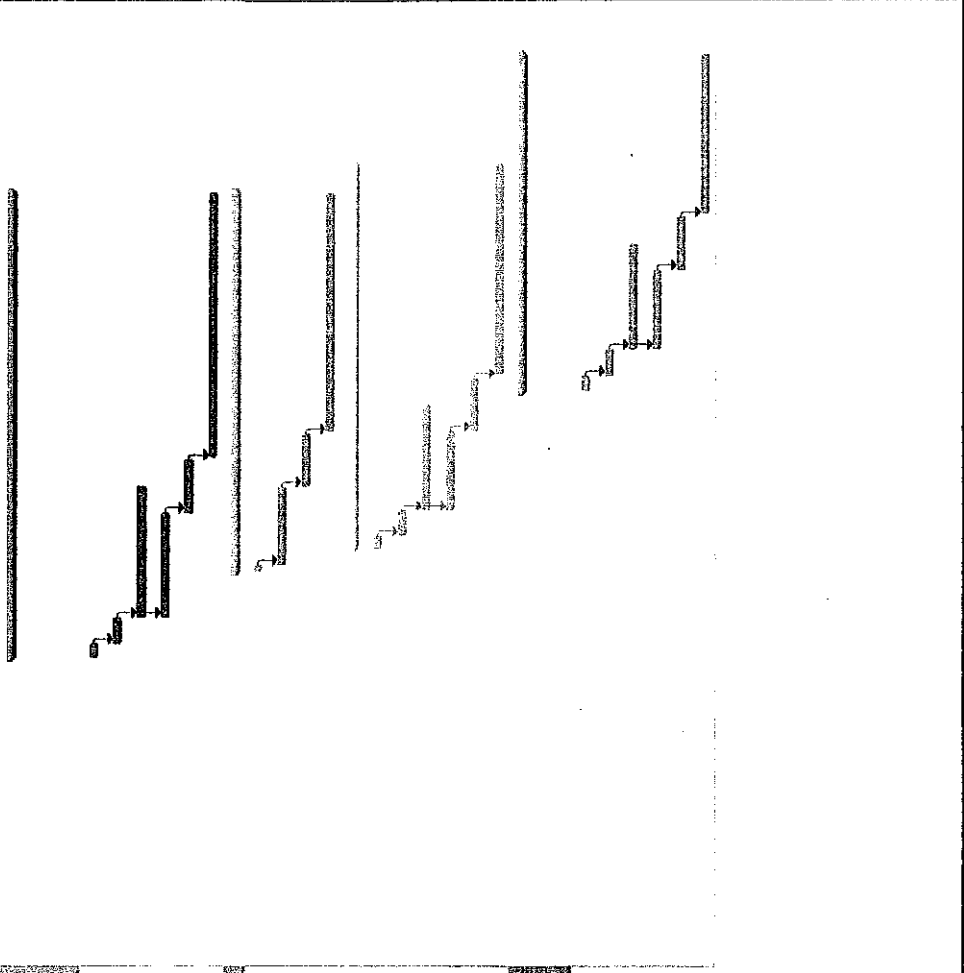


\$325,000.00 4 DRAINAGE IMPROVEMENTS CONTRACT
 4 - Wades @ US330 Project

\$1,764,000.00 5 FM 2001 ELEVATED TANK PROJECT

City of Lockhart
2015 BOND PROGRAM

Cost Notes Task Name Duration Start Finish 2015 2016 2017
 Feb/Mar/Apr/May/June/July/Aug/Sept/Oct/Nov/Dec/Jan/Feb/Mar/Apr/May/June/July/Aug/Sept/Oct/Nov/Dec/Jan



Cost	Notes	Task Name	Duration	Start	Finish
\$235,556.00	1	SHILOH WATER MAIN PROJECT - CIVIL 835 So. Ashland St. Lockhart, MO 64501 742 So. Ashland St. Lockhart, MO 64501 Vinton, MO 64589	365 days	Thu 6/30/16	Thu 6/29/17
		Construction			
		Surveying Proposal	15 days	Mon 3/19/16	Mon 2/2/16
		Survey	30 days	Tue 2/2/16	Wed 3/2/16
		Acquisition	150 days	Thu 3/9/16	Sat 7/30/16
		Engineering Design	120 days	Thu 3/9/16	Thu 6/30/16
		Bid Ad/NTP	60 days	Fri 7/1/16	Mon 8/29/16
		Construction	300 days	Fri 9/2/16	Wed 6/29/17
		SHILOH WATER MAIN PROJECT - CIVIL			
		Survey	7 days	Mon 4/25/16	Sun 5/2/16
		Engineering Design	90 days	Mon 5/2/16	Sat 7/30/16
		Bid Ad/NTP	60 days	Sun 7/31/16	Wed 9/28/16
		Construction	270 days	Sun 10/2/16	Wed 6/28/17
		SHILOH TOWN BRANCH SEWER PROJECT			
		Surveying Proposal	15 days	Fri 5/20/16	Fri 6/3/16
		Survey	30 days	Sat 6/4/16	Sun 7/3/16
		Acquisition	120 days	Mon 7/4/16	Mon 10/31/16
		Engineering Design	90 days	Mon 7/4/16	Sat 10/1/16
		Bid Ad/NTP	60 days	Sun 10/2/16	Wed 11/30/16
		Construction	240 days	Mon 12/5/16	Tue 8/1/17
		SHILOH TOWN BRANCH SEWER PROJECT			
		Surveying Proposal	17 days	Wed 11/16/16	Fri 12/2/16
		Survey	30 days	Sat 12/3/16	Sun 1/1/17
		Acquisition	120 days	Mon 1/2/17	Mon 5/1/17
		Engineering Design	90 days	Mon 1/2/17	Sat 4/1/17
		Bid Ad/NTP	60 days	Sun 4/2/17	Wed 5/31/17
		Construction	180 days	Mon 6/5/17	Fri 12/1/17

132