CITY OF BASTROP AGENDA ITEM **A.1**

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL

DATE SUBMITTED: August 4, 2015
MEETING DATE: August 11, 2015

1. Agenda Item: **Consideration, discussion and possible action regarding the approval of minutes from the regular meeting of June 23, 2015, special meeting of July 21, 2015 and regular meeting of July 28, 2015.**

2. Party Making Request: **City Secretary, Ann Franklin**

3. Nature of Request: (Brief Overview) Attachments: Yes ___X___ No _____

4. Policy Implication:

5. Budgeted: _____Yes _____No _____N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE** **INITIAL** **DATE** **CONCURRENCE**
   a) _____
   b) _____
   c) _____

8. Staff Recommendation: Approval

9. Advisory Board: _____Approved _____Disapproved _____None

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____
_____

MINUTES OF REGULAR COUNCIL MEETING
BASTROP CITY COUNCIL
JUNE 23, 2015

The Bastrop City Council met in a Regular Meeting on Tuesday, June 23, 2015 at 6:30 PM at the Bastrop City Hall Council Chambers, located at 1311 Chestnut Street, Bastrop, Texas. Members present were Mayor Ken Kesselus and Council Members, Kelly Gilleland, Kay Garcia McAnally, Willie DeLaRosa, Dock Jackson, and Gary Schiff.

1. **CALL TO ORDER**

At 6:30 PM Mayor Kesselus called the Meeting to order with a Quorum being present.

2. **PLEDGE OF ALLEGIANCE**

Ms. Pat Crawford led the Pledge of Allegiances to the American Flag and the Texas Flag.

3. **INVOCATION**

The Reverend Bernie Jackson led the Invocation

4. **PRESENTATIONS** –

1. Partnership dialogue – Bluebonnet Electric Cooperative, General Manager Mr. Mark Rose Gave an overview of the history and relationship of BEC and City of Bastrop. Mr. Rose Was available to the Council for questions. Mayor Kesselus thanked Mr. Rose for Speaking to the Council and audience.

2. Boys and Girls Clubs of Bastrop County – Board Member Ms. Jo Albers gave a PowerPoint And provided history about the Boys and Girls Club. There was discussion on the facility they hope to build on the donated Bob Bryant Park land. Ms. Jennifer Johnson, whose sons Seth and Jaden attend the Boys and Girls Club had high praises for the education and support They have received from the Club and feels they have contributed to her sons growth and Potential. Mr. St. Julian, Executive Director gave a heartfelt overview and goals for the future And welcomed a partnership with the City. Ms. McAnally gave thanks to all for the presentation And what they do for children. Ms. McAnally asked the Mayor if the City and Boys and Girls Club could have a partnership dialog as she feels this is such a good investment and feels the City Should help out with getting the facility built. Mayor Kesselus suggested that a Council Member And someone from Bastrop Community Cares could get with Board and see what could be done To help. The Mayor would like to see the City involved as well.

3. West Bastrop Village Municipal Utility District - Update on Project. Using Benchmark Land Development Agreement Myra Gap gave overview of the original MUD Agreement. CM Talbot stated that the project never made it to the point to enter into a development agreement. The Petition Requesting consent from the City to West Bastrop Village MUD application for Road Power Authority was explained to Council.

5. **PROCLAMATIONS** - NONE

6. **CITIZEN COMMENTS** - NONE

7. **ANNOUNCEMENTS**

1. Dock Jackson reminded all of the Volunteer Appreciation from 4-6 PM at the Main Street Office.

2. Mr. Chester Eitze from the Bastrop Opera House presented the Council with a framed Certificate of Gratitude for their invaluable support for the 20th Annual TNT Youth Conference.

City Manager's Informational Report for the June 23, 2015 City Council Meeting:

I. Meetings and Events Attended:

A. Attended the Regular Monthly Meeting of the Bastrop Economic Development Corporation on June 15, 2015.
B. Attended the Regular Monthly Meeting of the Lost Pines Groundwater Conservation District.

II. Update on City Projects and Issues:

A. Discussion and Review of Water Usage for the period of May 1, 2015 through June 21, 2015 2015.
B. Update on the Long Term Water Supply Project.
C. Update on the AMI Project.
D. Update on the FY-16 Budget
E. Update on Current City Infrastructure Projects:
    A. Farm Street Reconstruction Project [Smith Construction]
    B. Water, Haysel & Spring Streets Infrastructure Project. [Facility Maintenance]
    C. Tahitian Village Overpass Project
    D. Alley D Improvements
    E. Water Filtration Project
F. Update on the Comprehensive Plan.
G. Update on the work Accomplished in the Northern area of the City.
H. Update of the Agreement between the City of Bastrop and the Homecoming Committee.
I. Management/Administrative Activities

III. Other City Activities:

A. City of Bastrop Convention Center Activities.
B. The City of Bastrop Main Street Program.
C. Planning Department – Inspection Report.
D. Update on the YMCA Program.

Inviting input from the City Council related to issues for possible inclusion on future agendas related to issues Such as (but not limited to) municipal projects, personnel, public property, development and other City Public business.

Item D – CM Talbot reminded Council about the Budget Workshop on July 7, 2015. At that time he will lay out the C-O's program. There will be food.

Item F – CM Talbot reminded Council that the Comprehensive Plan Consultants were approved at last meeting.
1) The initial conference call will be held this week.
2) Consultants will be here during the week of July 20-17, 2015
3) The first session with Council will be July 21, 2015 at 6:00 PM at City Hall.
4) Discussion held about appointing the two members from Council. Mayor Kesselus asked for

A motion. Mr. Jackson made the motion to appointment two Council Members to be on Planning Committee For the Comprehensive Plan if a need arose. Mr. DeLaRosa seconded the motion which passed unanimously. Mayor Kesselus stated he would like to be on the Committee. Ms. McAnally volunteered to be on the Committee as well. Mr. Schiff made the motion to allow Mayor Kesselus and Ms. McAnally be the Council Representatives. Ms. Gilleland seconded the motion which passed unanimously.

Item H – CM Talbot met with Tanya Mathison of the Bastrop Homecoming Committee and signed the new Agreement which is now in place. He explained that the next step would be for the City to begin defining the Policies and procedures for the Arena.

Item I – Ms. McAnally requested that the report from Cami Hardee is long since coming and would like That report to be on the next agenda. Discussion was held and decided that the Report from Hardee and Partners will be next Regular Council Meeting as well as the Vision Task Force plan report.

Ms. Gilleland asked if should could speak on a couple of items that were not listed on his report. She asked CM Talbot if he had a date which the Council would here from Ms. Word on her Report. CM Talbot stated he would discuss that in Executive Session. She also asked for an update On the Alley B lighting. Mr. Talbot stated that is posted for Executive Session and will be discussed at that Time.

A. CONSENT AGENDA

All the following items are considered to be self-explanatory by the Council and will be enacted with one motion; there will be no separate discussion of these items unless a Council Members so requests.

A.1) Second Reading: AN ORDINANCE GRANTING A ZONE CHANGE FROM MF-2, MULTI-FAMILY DWELLING -2, TO PD, PLANNED DEVELOPMENT FOR APPROXIMATELY 11.02 ACRES WITHIN THE MOZEA ROUSSEAU SURVEY, ABSTRACT NO. 56, LOCATED WEST OF THE TERMINUS OF CHILDERS DRIVE WITHIN THE CITY LIMITS OF BASTROP, TEXAS; SETTING OUT CONDITIONS; AND ESTABLISHING AN EFFECTIVE DATE.

A.2. Consideration, discussion and possible action regarding approval of minutes from Regular Council Meeting March 24, 2015 and May 26, 2015 and Special Council Meeting June 4, 2015.

A.3. Approval of the statutory denial, for a period of 180 days from the date of Council action on this request for the Replat of Lot 1, J&T Hoover/W-2 Sub division and Lot 2A and Amended Plat of the Morris Addition located within the city limits of Bastrop, Texas.

A.4 Approval of the statutory denial, for a period of 180 days from the date of Council action on this request for the Amending Plat of Tahitian Village, Unit 5, Block 24, Lots 5-1301, 5-1302, and 5-1303 located within Area A of the Bastrop, Texas Extra Territorial Jurisdiction (ETJ).

A.5 Approval of the statutory denial, for a period of 180 days from the date of Council action on this request for the Replat of Lot 1, J&T Hoover/W-2 Sub division and Lot 2A and Amended Plat of the Morris Addition located within the city limits of Bastrop, Texas.

A.6 Approval of the statutory denial, for a period of 180 days from the date of Council action on this request for the Final Plats of The Colony MUD 1D, Section 1, Phase A and B located within Area A of the Bastrop, Texas Extra Territorial Jurisdiction (ETJ).

A.7 SECOND READING OF AN ORDINANCE OF THE CITY COUNCIL OF BASTROP, TEXAS, AMENDING ORDINANCE SECTION 1.02.002(d)(2) RELATED TO DATES FOR UNIFORM TRAINING FOR MEMBERS OF CITY BOARDS AND COMMISSIONS; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

A.8 Approval of the statutory denial, for a period of 180 days from the date of Council action on this request for the Bastrop Village West (MUD) Phase 1, Section 2 Preliminary Plat (37 residential lots) located west of Highway 20 and south of Highway 71 West being approximately 7.116 acres out of the Nancy Blakey Survey, Abstract No. 98 within the City of Bastrop, Texas 1 mile Extra Territorial Jurisdiction (ETJ).

A.9 Approval of the statutory denial, for a period of 180 days from the date of Council action on this request for the Bastrop Village West (MUD) Phase 1, Section 1 Preliminary Plat (42 residential lots) located west of Highway 20 and south of Highway 71 West being approximately 10.718 acres out of the Nancy Blakey Survey, Abstract No. 98 within the City of Bastrop, Texas 1 mile Extra Territorial Jurisdiction (ETJ).

Mr. DeLaRosa moved to approve the Consent Agenda, seconded by Ms. Gilleland and approved unanimously.

Mayor Kesselus called for a 5 minute break. Mayor Kesselus thanked everyone in attendance for various business with the City.

EXECUTIVE SESSION

At 8:12 PM, Mayor Kesselus convened the Bastrop City Council into a closed/executive session pursuant to the Texas Government Code, Chapter 551, *et seq,* to discuss the following:

SECTION 551.071(1)(A) & SECTION 551.071(2) – Consultation with Attorney concerning: (1) potential, pending, threatened, and/or contemplated litigation or claims, including but not limited to water permits and supply and/or (2) matter upon which the Attorney has a duty and/or responsibility to report to the governmental body, concerning same, and/or any other matters posted on the agenda including contracts.

At 9:17 PM, the Bastrop City Council reconvened into open session to discuss, consider and/or take any actions necessary related to the executive sessions noted herein, or regular agenda items, noted above, and/or related items. **NO ACTION TAKEN**

Mayor Kesselus suggested that Council move to item D.1. As this would allow the presenter's to present and leave. All in favor.

D. NEW BUSINESS

D.1 Presentations by Organizations seeking funding from the Hotel Occupancy Tax for the 2016 Fiscal Year.

a. Bastrop Chamber of Commerce- Becky Womble spoke on behalf of C of C Ms. McAnally had various questions for Ms. Womble. Discussion held.
b. Bastrop County Historical Society – Libby Sartain spoke on behalf of BCHS
c. Bastrop County Women's Shelter dba Family Crisis Center – Charlotte Peach spoke on behalf of Family Crisis Center
d. Bastrop Downtown Business Alliance – Nasim Kassoauri Spoke on behalf of DBA
e. Bastrop Homecoming Committee – Lori Chapin spoke on behalf of the Committee
f. Bastrop Juneteenth Committee – Dock Jackson spoke at the request of Cladie Haywood
g. Bastrop Old Town Visitors Center- Libby Sartain spoke on behalf of Visitors Center
h. Bastrop Opera House - Chester Eitze and Ms. Pat Crawford spoke on behalf of Opera House Mr. Schiff asked Ms. Crawford if she could explain the original Yesterfest event, she complied.
i. Friends of Fairview Cemetery – Terry Sanders spoke on behalf of Fairview
j. Tough Mudder, Inc. – Representative unable to attend
k. Upstart, Inc.- Donald Barren spoke on behalf of Upstart
l. YMCA of Austin/Bastrop Branch - Ms. Terry Moore spoke on behalf of YMCA

Each presenter gave a brief overview of their organization and the various events they are requesting funding for. Council interacted with presentations and asked questions and additional information.

B. PUBLIC HEARINGS, ORDINANCES, & OTHER ITEMS ELIGIBLE FOR CONSIDERATION AND/OR ACTION

B.1 **CONDUCT A PUBLIC HEARING** to receive Citizens input on the Walmart Replat Store #1042, the Resubdivision of a Portion of Lot 1, Bastrop West Commercial, Section 2, being +/-0.856 acres within the city limits of Bastrop, Texas.

City Engineer Wesley Brandon explained the item to the audience and Council that this was Murphy Oil and would be part of Wal-Mart. There were no comments, Mayor closed the public hearing

B.2 Consideration, discussion and possible action on a request for the Walmart Replat Store #1042, the Resubdivision of a Portion of Lot 1, Bastrop West Commercial, Section 2, being +/-0.856 acres within the city limits of Bastrop, Texas.

Mr. DeLaRosa made the motion to accept the item. Ms. Gilleland seconded the motion which passed unanimously.

C. OLD BUSINESS

C.1 Consideration, discussion and possible action approving a contract between The City of Bastrop and Progressive Waste Solutions for "Solid Waste and Recycling Services for the City Of Bastrop"

Mayor Kesselus made reference to an email that is now a matter of public record as it came to Council Members from Mr. Rick Fraumann from Texas Disposal Systems Inc., in which he Mr. Fraumann) stated that it would be inappropriate limitation for the City of Bastrop to word our Agenda Item C.1 that we now have. Mayor Kesselus stated he had spoken with Mr. Fraumann's Boss and he apologized and stated he thought Mr. Fraumann had a good understanding of parliamentary procedure. Mayor Kesselus felt he needed a remedial course. Mayor Kesselus stated in the term of the integrity of my office and my leadership which he feels has been one of fairness and understanding as the presiding officer that all he did for this meeting was post this item according to the motion that Mr. DeLaRosa made last meeting saying lets postpone this item until the next meeting which is exactly what I have done, and to make that clear I put it on Old Business. The issue of a vendor trying to tell us how to run our business aside, that I understand parliamentary procedure, I have checked with Mr. Jackson and what I did was completely proper and I hope that I will continue to make those wise decisions in the future and others will not question my judgement especially when we are doing something right. I think the Mayor's office is important in this community and I wanted to say those personal words to the public. Mayor Kesselus called on CM Talbot who gave an overview of Item C.1. From my perspective my recommendation remains as it did on June 9th. I assembled a team of employees including our Utility Supervisor, our CFO, the Deputy Financial Officer who is now the Interim CFO, our Director of Public Works, the City Attorney and myself. We worked with the consultants, Burns and McDonald, who provided us with guidance with putting together the RFP. We held pre-bid conference and answered questions, provided feedback and everything was done in accordance with proper procedures. At the conclusion of the scoring, the company that came out on top with the highest score was Progressive Waste Solutions for Solid Waste and Recycling Services and that remains our recommendation. Mayor Kesselus thanked Mr. Talbot and made reference to having a good conversation about this at the last meeting which Ms. McAnally was not present at. Mayor asked if it would be better for the people to speak before we deliberate further. Mayor Kesselus stated he would call on people in the order in which he received the request to speak forms.

Dorothy Skarnulis, Keep Bastrop County Beautiful spoke to the Council about increasing the Recycling Program. She would like to see Bastrop have the highest rate of recycling in the State. She hoped the City would enter into a Solid Waste Contract that promoted recycling. CM Talbot confirmed that Progressive does include a $10,000 education program.

Tom Ebenhouse, District Manager for Progressive Waste Solutions, expressed his excitement in being the Company that has been recommended by the City's Team. He feels that their RFP does stand above the other proposers. Mr. Schiff asked how Progressive expects to enhance the recycling program and increase the public's desire to recycle. Mr. Ebenhouse stated that their programs are very comprehensive and they like to work in the schools and business's to help get the word out.

Glen Schankle, Consultant to Progressive Waste and sometimes a lobbyist, however I have chosen not to lobby you all tonight. He discussed a correspondence which indicated that Progressive could not handle this waste contract in Bastrop. He stands behind Progressive.

Steve Shannon, Progressive Waste Solutions Project Manager. Feels their proposal and actions speaks for itself. We respect and have respected the staff, engineers and the process and we offered more things for the City. Progressive brings a lot of strength and we are ready to get a partnership with the City of Bastrop going.

Jimmy Esparza, Progressive Waste, will be servicing the City of Bastrop if awarded contract. Wanted to make the Council aware that Progressives Transition Period is second to none.

Rick Fraumun – Texas Disposal Systems, handout with PowerPoint slide and email. He gave a brief outline of some of the items in their RFP. He wanted to address two questions from the last meeting that he does not believe were made public. He stated that TDS was deducted a large number of points for not providing 4 days of service. The size of the City does not really allow for 4 days of service. We proposed 2 days per week. Not sure why less trash days in the City would be a bad thing. Less days of trash trucks in the City is typically a good thing. He went on to say that their proposal of trash and recycling on different days works in similar sized cities. At the last meeting, Ms. Gilleland asked where were added value of things like art work, sculptures, recycling program, schools, disaster relief, ownership of facilities, where do those added values get put into the evaluation process. He stated that he was not sure how that was calculated or if it was. He requests that Council vote no on the Agenda Item tonight and give some direction to Council to negotiate with TDS and so we can have contract ready by the next meeting to meet your August 31, 2015 deadline.

Bobby Gregory, TDS, stated that he and his brother started the company 38 years ago and have a lot of experience in this area. He addressed the handout which is our marked up copy of the review you had last meeting. He urged Council to disregard the City Staff interpretation as to how the award of the contact may be conducted as discussed in today's email, which is also attached. He stated he was very concerned that CM Talbot did not report to Council and apparently did not include the scoring that TDS presented a lower rate than Progressive. It makes me wonder if other things we presented were overlooked when the scoring and evaluation was done. He stated that he feels the two rates provided by TDS is certainly competitive with the lowest rate option for the City. He stated he feels that the Staff has not yet captured what the Council may feel is important. The Council should hopefully receive all of this information before making your final decision. TDS owns and controls its one type 1 landfill, recycling facility, compost facility, special events and disaster response department and own entertainment and education facility.

Seth Cunningham, Burns and McDonald Consultant. Mayor Kesselus asked for Mr. Cunningham to provide a quick version of the process our Staff went through regarding the RFP and the scoring sheet. The first step in the process was a daylong meeting with City Staff to go over a "laundry list" in what the City wanted to be part of the RFP and it was a very detailed and long discussion on the various parts of the RFP. For Burns and McDonald it is a very common process, but once the RFP is complete it is a very customized RFP. The RFP was issued in mid-March and there was a Pre-Proposal Meeting April 1, 2015 and during that meeting all the firms that submitted and were present, we went through the RFP page by page and identified the process. All firms present were able to ask questions and to request changes to the RFP. April 1 through April 10 was an additional period to submit additional questions. We collected all the questions, responded to them all in writing and in some instances we made modifications to the RFP, for example one was the performance bond where we actually decreased the amount of the bond. One item specifically asked by TDS was the refuse and recycling pick up could be on different days. The RFP required that the refuse and recycling be on the same day and we did respond that we did want to keep those on the same day as a requirement for a number of reasons.

At the time that we received all of the proposals the committee went through all of the written proposals and made a preliminary score as to who would be short listed for the interviews. We did 4 interviews. After the interviews were complete we did the final scoring. In terms of the lower cost proposal submitted by TDS the $14.05 number was an unsolicited number provided and did not meet the requirements since the refuse pickup and recycling pickup were on different days. Therefore that number was not scored. In the end you are getting a better proposal from Progressive than from TDS. Basically the City is getting all the things it asked for in the RFP. Mayor Kesselus asked if Mr. Cunningham had all the criteria set before they even looked at bids and Mr. Cunningham stated yes. Mayor asked him if the interviews were done based on this same criteria. Mr. Cunningham said yes. Mayor asked if the scoring was done by the individuals on the committee and not by the consultants. Mr. Cunningham stated that the consultants are non-voting members of the committee so that would be true and that all scoring was done blindly and individually by the committee voting members.

Mayor Kesselus asked CM Talbot to remind the Council who the committee was and their specific knowledge and expertise. CM Talbot stated that the first person picked was the Utility Supervisor, Ms. Tracey Moffitt. She was critical because she is the first line person who deals with the citizens for trash concerns, recycling, broken carts and a variety of other issues and she provides insight as to what the citizens have come to expect from the City. Next was Chief Financial Officer, Karla Stovall until she left in May for another positon. The Deputy Chief Financial Officer, who is now the Interim Chief Financial Officer, Tracy Waldron they are an integral part of the process because the integrate with the Utility Office for utility billing and coordination and they pay the waste hauler and help to cover some of our administrative costs. Next would be our Director of Public Works, Trey Job. His expertise was very valuable on the insight of roll offs, dumpsters and what would be good practices to look at. As Seth said, it was a long day in December and as we reflected upon what we felt the Council's expectations were and what the citizens' expectations were when we began putting the building blocks together for the RFP. Scott and Seth were very helpful in helping us to adjust in areas as needed and keep everything on track. They also helped us establish the scoring criteria so that when we received the RFP's we could go through the proper scoring and as Seth stated, they did not participate in the scoring but when scoring was complete there was no discussion until all sheets were turned in. No one knew what the other persons scored and to this day still don't know what each other voted.

Mr. Cunningham stated that one thing he wanted to make clear is the evaluation criteria was included in the RFP.

Mayor Kesselus made reference about a conversation he heard about when the garbage was picked up and something we wanted was different from what somebody else wanted. Mr. Cunningham stated that what we had in the RFP was our preference to essentially keep the collection dates the same to simplify things for our residents, to provide an easier transition. The Mayor stated basically what we are used to. However, this was a preference and not a requirement of the RFP, however those companies who did provide that, obviously scored higher than those who did not. So the Progressive RFP included that trash, brush and recycling pick up dates would remain the same. Mayor Kesselus thanked Mr. Cunningham. CM Talbot stated that another person on our team that was very valuable was our City Attorney, Ms. JC Brown as I wanted to be sure we were in complete compliance with state procurement laws and also give her input to how the RFP was developed. Mayor Kesselus asked for questions, none were asked. The Mayor stated that this an item posted for action and read the Item C.1 and asked if there was a motion to approve the item.

Council Member Dock Jackson made the motion to approve the recommendation by the City Manager to award the solid waste contract to Progressive Waste Solutions. Motion was seconded by Willie DeLaRosa.

Mayor asked for any discussion. Mr. Jackson confirmed the process as he understood it which Mayor Kesselus agreed it was correct. Mr. Schiff stated he was the new guy on the block but he stated that he had the opportunity to sit down with the City Manager, City Attorney and Consultant to go through the process. I had a chance to look at some of the letters we had, challenging some of the proposals we had, and asked the consultant how each of the proposers answered each of those issues and which item has the best option. He stated that he does like to option to be able to take his trash container and recycle container out to the curb on the same day. He stated he wants his trash containers out by the curb as little as possible. So when a proposer might say it is not a big issue whether we do it this way or that way be actually be a big issue to the citizens. It appears to me that we put out everything we wanted and got some good responses and some not so good. Mr. Schiff believes the process was fair. Ms. McAnally thanked Gary from Republic Services for doing an excellent job for the City. Ms. Gilleland reminded all that the role of the Council is to set policy which is what they did by authorizing the City Manager to proceed with the RFP process which she thanked the City Manager and his team for all the hard work and agrees that we follow the process. CM Talbot reminded all that the Council was given a monthly update in January through May regarding the solid waste RFP. Mayor Kesselus stated that was accurate and the Council appreciates everything. Mayor Kesselus asked for a vote and stated he hoped all would vote what is best for the community.

Motion passed unanimously. Mayor Kesselus commended CM Talbot and the City Team for doing an excellent job on this.

D. NEW BUSINESS

D.2 Consideration and possible action on a waiver request regarding the City of Bastrop's policy related to installation of "temporary water meters" for construction.

City Engineer, Wesley Brandon gave the Council an overview of the item. Mr. Coy Lowden with Lowden Excavating addressed the Council. He explained the company's desire to obtain water from a hydrant meter at the job site as opposed to going to the water treatment plant. They would apply a device that would provide the same water flow as a residential meter into a water tower which is where we would pull water for our trucks from. Ms. Garcia McAnally expressed concerns about the rise in dirty water calls which has in the past proven to be significant during periods of construction. Mr. DeLaRosa was concerned about what kind of precedence we would be setting if we grant the first variance we get and reminded Council that we approved this Ordinance for a reason. It would set up for everybody wanting a variance. Mayor Kesselus asked how much the City spent to get our gray water ready for sale. CM Talbot stated about $15k. Discussion continued. Mr. Schiff suggested that the City restrict how much water can be drawn off the meter. Mr. Talbot stated that this could be something that could be worked into the Ordinance as long as the City was not in the drought contingency plan and was not receiving dirty water calls. If these items became an issue than the contractor would have to use the reuse water. Ms. McAnally is very concerned with why we would use

our drinking water for construction water. She stated that the City had gone to a lot of trouble and expense to use the reuse water. Discussion continues. Mr. Schiff suggested that we evaluate how this Variance works and then decide if we need to amend the Ordinance.

Dock Jackson made the motion to grant the Variance request, however it would be contingent upon contractor monitoring the water flow rate as set by City Manager. Ms. Gilleland seconded the motion. Vote taken with Jackson, Kesselus and Gilleland voting YES. Mr. DeLaRosa and Ms. McAnally voting NO. Motion carried 3 to 2

D.3 BOARD APPOINTMENTS: Consideration, discussion and possible action regarding Resignation, Appointments and Removal. I appoint **Jimmy Crouch** to the Parks Board and Tree Advisory Committee, for the remaining unexpired term of Mark Gracy. If Council affirms this appointment, I ask that Council remove Mr. Crouch from the Construction Standards Board. If Council complies with Mayor's request for the previous two items, Mayor Kesselus appoints **Dianna Rose** to move from Alternate 1 to the position currently held by Mr. Crouch on the Construction Standards Board.

Mayor Kesselus explained the item to the Council. Ms. Gilleland stated that a citizen had asked her to ask Mayor Kesselus and City Attorney JC Brown that is the appointment of Mrs. Rose considered the same as appointment Mr. Rose to a board or commission based on the Ethics Ordinance. Mayor Kesselus stated that he did not work for Mrs. Rose and Mrs. Rose did not work for him. Ms. Brown explained a portion of the Ordinance with respect to identifying a person within the first degree by either marriage or blood is the same as the person. Ms. Brown confirmed that it is the same according to our Ordinance. Mayor asked Ms. Brown if she was saying that Ms. Rose could not be on any board. Ms. Brown stated that as the spouse of Mayor Kesselus' employer, per the Ordinance she could not. Mayor Kesselus asked if Ms. Brown would want to call and explain it to Ms. Rose since, this would mean she will be removed from two boards. Ms. Brown said she would if the Mayor wanted her too. Mayor Kesselus asks the Council to approve the first part of the item. Mr. DeLaRosa made the motion to remove Jimmy Crouch from the Construction Standards Board and place him on the Parks Board. Ms. Garcia McAnally seconded the motion. Motion passed unanimously.

D.4 Consideration, discussion and possible action accepting the "Petition Requesting onset of the City of Bastrop to West Village Municipal Utility District's Application for Road Power Authority," submitted by Allen Boone Humphries Robinson LLP for Bastrop West Village MUD.

CM Talbot gave overview of the item dating back to 2003. This item should have been included in the creation of the MUD but was not. Ms. Garcia McAnally asked CM Talbot if he recommended approval and he stated yes. Ms. McAnally moved to approve the item. Mr. DeLaRosa seconded the motion. Motion passed unanimously.

D.5 Consideration, discussion and possible action regarding approval of a Resolution Consenting to the Application to the Texas Commission on Environmental Quality for Acquisition of Road Powers, by West Bastrop Village Municipal Utility District.

Ms. Brown explained that this item was simply approving the Resolution needed for Item D.4. Ms. McAnally asked CM Talbot if he agreed and he stated yes. Ms. McAnally moved to approve this item. Mr. DeLaRosa seconded the motion. Motion passed unanimously.

E. EXECUTIVE SESSION – None Held

F. ADJOURNMENT

At 11:56 PM, Council Member DeLaRosa moved to adjourn. Council Member Schiff seconded the motion. Motion passed unanimously.

APPROVED: **ATTEST:**

Special Workshop Meeting
Bastrop City Council
July 21, 2015 6:00 P.M.

The Bastrop City Council met in a Special Workshop Meeting on Tuesday, July 21, 2015 at 6:00 PM at the Bastrop City Hall Council Chambers, located at 1311 Chestnut Street, Bastrop, Texas. Members present were Mayor Ken Kesselus and Council Members, Kelly Gilleland, Kay Garcia McAnally, Gary Schiff, Willie DeLaRosa and Dock Jackson.

1. CALL TO ORDER

At 6:02 PM Mayor Kesselus called the meeting to order with a quorum being present.

2. WORKSHOP SESSION

The Bastrop City Council will adjourn from the Special Session and convene into a Workshop Session

1. City Manager Talbot gave introduction into the Comprehensive Plan.

2. Project introduction to the Bastrop Comprehensive Plan Update by Halff Associates, Inc.

- Introduction of team members
- Comprehensive development process
- Scope of work
- Public engagement process
- Recapped information gathered thus far

Mayor Kesselus asked about ensuring involvement of those who work and are not available during the day. The Consultants replied that they will ensure involvement does occur through our high touch, high-tech approach. Mayor Kesselus asked Staff how the invitation process was formulated. Staff replied they had formulated the groups by selecting individuals from former Stakeholder group meetings from the SDAT and Form Based Code process, city boards and commissions, and citizens at large who fit the particular stakeholder categories. It was agreed that the Cities of Smithville and Elgin should be included during the planning process for the Comprehensive Plan. Staff discussed various methods of communication it would be using to help facilitate public involvement including Facebook, Bastrop Library, Hard copies of the Plan at strategic locations, inserts in utility bills, City website, comprehensive plan parent website and youth survey. It was suggested to incorporate the Downtown Business Alliance and the Workforce Commission to help get the word out to the citizens.

Items that were discussed as being important ancillary aspects to be covered in the Comprehensive Plan include, social services, fire department services, emergency services, digital communication and public wireless.

It was also mentioned that the north end of Bastrop should be highlighted during this process as it is important.

Council members asked if the Comprehensive Plan would also cover how to acquire revenue to fund the recommendations made to the plan. The consultants answered there would be through the capital improvement process. The consultants also stated that the plan would be developed in phases and it would be important for the Council to stay engaged, and vet each part of the plan along the way to ensure their constituents are getting what they need in this plan.

It was agreed to all to keep this on the Council Agenda as a running item to keep it in the forefront.

3. The Bastrop City Council adjourned the Workshop Session.

4. The Bastrop City Council reconvened into Special Session to take any necessary action(s).

   There was no action taken.

5. ADJOURNEMENT

   At 7:25 PM Council Member Schiff made the motion to adjourn the meeting, seconded by Council Member Garcia McAnally and passed unanimously.

APPROVED:

_____

Mayor Ken Kesselus

ATTEST:

_____

Interim City Secretary Traci Chavez

MINUTES OF REGULAR COUNCIL MEETING
BASTROP CITY COUNCIL
JULY 28, 2015

The Bastrop City Council met in a Regular Meeting on Tuesday, July 28, 2015 at 6:30 PM at the Bastrop City Hall Council Chambers, located at 1311 Chestnut Street, Bastrop, Texas. Members present were Mayor Ken Kesselus, Council Members, Kelly Gilleland, Willie DeLaRosa, Kay Garcia McAnally, Gary Schiff and Dock Jackson.

CALL TO ORDER

At 6:30 PM Mayor Kesselus called the Meeting to order with a Quorum being present.

PLEDGE OF ALLEGIANCE

Victor Gonzalez led the Pledge of Allegiance and the Pledge to the Texas Flag.

INVOCATION

Mayor Ken Kesselus gave the Invocation.

PRESENTATIONS

1. Character Trait – Patriotism – Ms. Danielle Huber
   Mayor Kesselus introduced Ms. Huber as an outstanding citizen who is a resident of Oldtown Bastrop, a homeschool student, an accomplished actress, dancer, singer and pianist. Ms. Huber thanked the Council for her invitation and shared her understanding of Patriotism.
2. Partnership dialogue – Aqua Water Supply Corporation – General Manager Dave McMurry
   Mayor Kesselus invited Mr. McMurry to come forward and share information with the council. Mr. McMurry stated that there is a lot of planning going on which is going to affect how we get our water in the future. He gave an overall perspective on where everyone is at in the water industry.
3. Marc Conselman – Plan for a City-wide event.
   Mayor Kesselus invited Mr. Conselman to share his vision with the council. Mr. Conselman shared his vision of a cultural attachment and devotion as for the way things can be and he would like to see a music event.
4. Update on Bastrop Economic Development Corp. – Executive Director Shawn Kirkpatrick
   Mr. Kirkpatrick gave a presentation on the Economic Development Corporation meeting for June.
5. **City of Bastrop 2015 Platinum Leadership Circle Award** - City Manager Mike Talbot read the proclamation and presented it to Traci Waldron, Chief Financial Officer.

CITIZEN COMMENTS

Mr. Lance Reed and Ms. Johnnie Grench thanked the City of Bastrop for the help in sponsoring the recent Clean Up The River, The Bastrop River Rally.

ANNOUNCEMENTS

Mayor Kesselus stated that former Mayor Scott and former Council Members Neil Gurwitz, Martha Harris and Johnny Sanders were visiting the Council meeting and thanked them for being in attendance.

CITIZEN COMMENTS CONTINUED

Wayne Gerami – expressed thank you from Austin Habitat for Humanity regarding the land contribution from the City of Bastrop this past year and to inform Council that the organization had submitted an application for funds for the upcoming year.

Ellen Denny – expressed her concerns as a mother regarding the second hand smoke at the playgrounds and the risk that it brings.

ANNOUNCEMENTS CONTINUED

The Mayor gave direction to the City Secretary to include a reoccurring item on the Council agenda going forward for the next year under "Announcements" as an update on the Comprehensive Plan Steering Committee to be presented by Council Members Garcia McAnally and Jackson.

A. Update on Comprehensive Plan Steering Committee – Kay Garcia McAnally and Dock Jackson
Council Member McAnally stated that the results were successful, the people were enthusiastic, full of ideas and visions and there was a lot of participation. The attendees were divided up into three groups using the SWOT analysis to determine what they thought the opportunities, strengths and weaknesses were with the City. The three group's top points were almost identical: Strengths - charm, natural resources, fantastic HOT (Hotel Occupancy Tax) revenue, well managed City Hall and location (between Austin and Houston); Opportunities – become an arts community or tourism, destination marketing opportunity to utilize the highest and best use of the HOT money, building a YMCA to bring more programs and indoor pool and to connect the City with the unified message desired to send to the people; Threat – losing our sense of self and becoming an Austin subdivision; and Weaknesses – lack of unified message of who we are to tourists; too little access to our wonderful river; not enough housing for all ages and budgets; and the State Park is no longer as beautiful as it was.
Council Member Jackson shared that this was basically an orientation meeting and there is a very strong group of proponents in our community and grateful that the process was conducted to select the people and having the representatives throughout the community be a part of the process. This process is anticipated to take approximately a year.

CITY MANAGER'S INFORMATIONAL REPORT FOR THE JULY 14, 2015 CITY COUNCIL MEETING:

I. Meetings and Events Attended:

A. Attended the Special Meeting of the Bastrop Economic Development Corporation on July 24, 2015.
B. Attended the Special Meeting of the Lost Pines Groundwater Conservation District on July 24, 2015
C. Special City Council Budget Workshop on July 7, 2015.

II. Update on City Projects and Issues:

A. Discussion and Review of Water Usage for the period of June 1, 2015 through July 13, 2015 2015.

B. **Update on the AMI Project.** – The following individuals were recognized as being part of the team that worked on and achieved the completion of the Meter Reading Information System: Andres Rosales, Trey Job, Traci Waldron, and Tracey Moffett. (This was not an inclusive list of the team.) The project was brought in on time and under budget.

C. **Update on the FY-16 Budget**

D. **Update on Current City Infrastructure Projects:**

   A. **Farm Street Reconstruction Project [Smith Construction]**

   B. **Water, Haysel & Spring Streets Infrastructure Project. [Facility Maintenance]**

   C. **Tahitian Village Overpass Project**

   D. **Alley D Improvements**

E. **Update on the Comprehensive Plan.** – Last week was the kick-off of the Comprehensive Plan. There were a total of 11 stakeholder meetings as well as a special council meeting and the steering committee got together to hear what happened over the last three days. There will be a survey distributed to the youth of the community via the schools and to the residents, the goal is to have as many people as possible respond to the survey. There will possibly be sites set up at the public library and utility office to distribute the survey.

F. **Update on the work Accomplished in the Northern area of the City.** – City Manager Talbot arranged a meeting between Dave Marsh and Pastor Nava to discuss CARTS.

G. **Update on the Downtown Parking & Main Street Parking Issues.** –
Received a letter from Texas Department of Transportation to inform the City that the bid letting for State Highway 71, 95 overpass was being postponed from August to December. City Manager contacted the Texas Department of Transportation and was informed that the bid delay does not delay the construction date of February.

H. **Rules & Regulations Regarding the "Rodeo Arena".** -
The City Manager attended a meeting with the Bastrop Family Rodeo Club regarding the arena on July 23, 2015.

I. **Bastrop Art In Public Places Call for "Sculpture Project".**

J. **Request from the Bastrop Marketing Corporation to make Expenditures of Hotel/Motel Funds.**

K. **Update on House Bill 910 and Senate Bill 11.**

L. **Update on Bastrop Opera House**

M. **Management/Administrative Activities**

III. **Other City Activities:**

A. **City of Bastrop Convention Center Activities.**

B. **The City of Bastrop Main Street Program.**

C. **Planning Department – Inspection Report.**

D. **Update on the YMCA Program.**

A. CONSENT AGENDA

All of the following items on the Consent Agenda are considered to be self-explanatory by the Council and will be enacted with one motion. There will be no separate discussion of these items unless a Council Member so requests.

A.1 Consideration, discussion and possible action regarding approval of minutes from Regular Council Meeting July 14, 2015.

A.2 Approval of a request for a one hundred and eighty (180) day extension for the Grove Final Plat, Phase 1 Lot 5 Block A being a +/-1.020 acre tract located approximately 1,450' east of the intersection of Highway 304 (The Centers of Woodland) within the city limits of Bastrop, Texas.

A.3 Approval of the statutory denial, for a period of 180 days from the date of Council action on a request for the Final Plat of Taylor Lane Subdivision being +/- 2.999 acres out of the Nancy Blakey Survey, Abstract No. 98 located within the Bastrop, Texas Extra Territorial Jurisdiction (ETJ).

A.4 Approval of the statutory denial, for a period of 180 days for the date of Council action on a request for Lot 1, Block B and Lots 1&2, Block A, Bastrop West Commercial Section Three Replat of Lot 1, Block A to create two commercial lots located within the city limits of Bastrop, Texas

A.5 Approval of the statutory denial, for a period of 180 days from the date of Council action on a request for the Preliminary Plat of Woodrun Sudivision, Section Two Phases I, II, III, and IV to create 62 residential lots located east of Smith Road within the Bastrop, Texas Extra Territorial Jurisdiction (ETJ).

A.6 Approval of the Final Plat for The Colony MUD 1D, Section 1 Phase A being +/-23.301 acres out of the Manuel Bangs Survey A-5 within Area A of the Bastrop, Texas, Extra Territorial Jurisdiction (ETJ).

A.7 Approval of the Final Plat for The Colony MUD 1D, Section 1, Phase B being +/- 30.654 acres out of the Manuel Bangs Survey A-5 within Area A of the Bastrop, Texas, Extra Territorial Jurisdiction (ETJ).

A.8 Approval of the Final Plat for The Colony MUD 1E, Section 2 Phase A being +/-15.626 acres out of the Manuel Bangs Survey A-5 within Area A of the Bastrop, Texas, Extra Territorial Jurisdiction (ETJ).

A.9 Approval of the Final Plat for The Colony MUD 1E, Section 2, Phase B being +/-23.918 acres out of the Manuel Bangs Survey A-5 within Area A of the Bastrop, Texas, Extra Territorial Jurisdiction (ETJ).

A.10 Consideration, discussion and possible action regarding the SECOND READING OF AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF BASTROP, TEXAS, AMENDING CHAPTER 1, GENERAL PROVISIONS OF THE BASTROP CITY CODE OF ORDINANCES, TO AMEND ARTICLE 1.16 'ART IN PUBLIC PLACES', MAKING THE ART IN PUBLIC PLACES TASK FORCE A CITY BOARD, PROVIDING FOR MEMBERSHIP, POLICIES AND REGULATIONS RELATED TO SAME; PROVIDING A SEVERABILITY CLAUSE, REPEALING CONFLICTING ORDINANCES OR RESOLUTIONS; AND PROVIDING AN EFFECTIVE DATE.

A.12 Consideration, discussion and possible action regarding A Resolution approving and adopting the Investment Policy for the City of Bastrop, Texas, and making various provisions related to the subject.

A.13 Approval of the statutory denial, for a period of 180 days from the date of Council action on a request for Lot 1, Block B and Lots 1&2, Block A, Bastrop West Commercial Section Three Replat of Lot 1, Block A to create two commercial lots located within the city limits of Bastrop Texas

Mayor Pro Tem DeLaRosa made the motion to approve the Consent Agenda with the exception of items 11 and 14 which were pulled for discussion, seconded by Council Member Garcia-McAnally. The Consent Agenda was approved on a vote of 5-0.

Items A.11 and A.14 were discussion items removed and voted on separately from the consent agenda.

A.11 Consideration, discussion and possible action regarding the SECOND READING OF AN ORDINANCE AMENDING CHAPTER 6 OF THE CODE OF ORDINANCES OF THE CITY OF BASTROP, TEXAS, ENTITLED "HEALTH AND SANITATION," SECTION 6.04.001, AND SECTION 6.04.004(a)(4), RELATED TO WEED ABATEMENT ON PRIVATE PROPERTY UP TO EDGE OF ROADWAYS AND/OR CURB(S); ESTABLISHING FINES FOR THE VIOLATION OF SAID ARTICLES; ESTABLISHING ENFORCEMENT AUTHORITY, REPEALING ANY INCONSISTENT PROVISIONS; AND PROVIDING AN EFFECTIVE DATE.

Council Member Schiff made the motion to approve the second reading of the Ordinance, seconded by Council Member Jackson. Motion passed on a vote of 5-0.

Mayor Pro Tem DeLaRosa asked Chief Adcock and Code Enforcement to have some flexibility with the older residents. Chief stated that the ordinance did not change, the purpose of the item was to clean up the language. The Chief assured Mayor Pro Tem DeLaRosa that it is the Police Department's policy to work with all code enforcement issues with good results for all.

A.14 Consideration, discussion and possible action on a request from CircleVille General Store for a variance to Section 8.02.001 of the City of Bastrop Code of Ordinances to allow for the Sale of Alcoholic Beverages at Mayfest Park on August 9, 2015 for the Benny Boyd Bull Riding Event.

Mayor Pro Tem DeLaRosa made the motion to approve the variance, seconded by Council Member Gilleland. Motion passed on a vote of 5-0.

Council Member Gilleland asked City Manager Talbot if he was ok with the item and he assured her that he was.

B. PUBLIC HEARINGS, ORDINANCES, & OTHER ITEMS ELIGIBLE FOR CONSIDERATION AND/OR ACTION

B.1 CONDUCT A PUBLIC HEARING to receive citizens input on a Replat of Lot 1, J & T/W-2 Subdivision and Lot 2A, Amended Plat of Morris Addition to create residential Lot 1-A being +/-0.418 acres east of Wilson Street and residential Lot 2-A being +/-0.165 west of Church Street within the city limits of Bastrop, Texas

There was a presentation made by Melissa McCollum, Planning Director and Henry Bell, neighbor to the property and William Terry Stringer, owner addressed the Council. The public hearing was conducted and closed.

Mr. Bell expressed his opposition to the requested approval of the re-plat. Mr. Stinger addressed Mr. Bell's concerns and assured him they would be good neighbors.

B.2 Consideration, discussion and possible action on a Replat of Lot 1, J & T/W-2 Subdivision and Lot 2A, Amended Plat of Morris Addition to create residential Lot 1-A being +/-0.418 acres east of Wilson Street and residential Lot 2-A being +/-0.165 west of Church Street within the city limits of Bastrop, Texas.

Council Member Shiff made the motion, seconded by Mayor Pro Tem DeLaRosa to approve the re-plat. The motion passed on a vote of 5-0.

City Manager Mike Talbot committed to verifying that the re-plat is in compliance with the code.

Mayor Kesselus recessed the Council Meeting at 8:33 p.m.

Mayor Kesselus called the Meeting back to order at 8:37 p.m.

C. OLD BUSINESS - NONE

D. NEW BUSINESS

New Business items consisted of D.1 through D.6, the items were not conducted in numerical order but each item was discussed.

D.1 Consideration, discussion and possible action regarding July 14, 2015 Preliminary Report on Convention Center Marketing and Bastrop Vision Task Force Report.

Mayor Pro Tem DeLaRosa made the motion, seconded by Council Member Gilleland to postpone until: the City Manager has determined what needs to happen with this item; has time to select a tourism professional; and the Manager and Mayor have time to set a workshop session. The motion with the following amendment passed on a vote of 5-0.

Council Member Garcia McAnally made a motion to amend the main motion as follows, seconded by Council Member Gilleland. The amendment was to have a workshop before the next opportunity to bring this item before Council which will include the assistance of a tourism professional consultant who understands how to make responsible structures for handling this much money who will be chosen by the City Manager to give guidance and answer questions in order to avoid wasting time in the workshop, this workshop is to be held as soon as possible. The amendment passed on a vote of 5-0.

Mayor Pro Tem DeLaRosa requested a report on the next meeting with the General Manager of the Hyatt Regency.

The Mayor informed Mayor Pro Tem DeLaRosa that he and the City Manager were only going to have a courtesy conversation with the new general manager and inform him that the City Council is interested in what is going on out there. The Mayor would like to see a workshop be held if this item is postponed because there is a lot of conversation that is needed to be had.

Council Member Shiff asked the question whether or not the City Manager will have time in the next two weeks to pull together a professional, bring them up to speed on all the history of this and coordinate getting the council members together in a workshop.

The Mayor stated if Mayor Pro Tem DeLaRosa's motion passed he would not be calling a meeting until the City Manager is ready to go because that is his responsibility. The Mayor also stated that he did not know when the City Manager would be ready but that he would not call a meeting until he and the City Manager agreed that it was time to call it. The Mayor stated that this was his position.

The City Manager stated that the next two weeks were the most critical two weeks because the city would not be getting the certified tax roll until maybe Thursday or Friday and he has to focus his efforts on getting the budget balanced because the Council will probably change it which is clearly the Council's job and prerogative. Possible changes must be taken into account and there are statutory guidelines that have to be met and if not by law the budget in effect today automatically goes into effect for the next fiscal year. The tax roll is arriving approximately a week and a half later than it usually arrives. A lot of work has to be done once the roll arrives. The City Manager said he is not sure how he could work on the roll and the workshop simultaneously and still make the workshop productive.

The Mayor state that he did not believe the City Manager was being asked to perform this duty in two weeks. The Mayor also stated he was declaring that he would not call the meeting until the City Manager was ready and that the City Manager was saying it was not going to be in two weeks and the Mayor said that was good enough for him.

Council Member Garcia McAnally asked if it was critical to have the discussion before the budget is finalized and if so could it be ready by the end of September?

The City Manager stated that a preliminary budget must be in the City Secretary's office by the last Friday of August. The workshop will be broken into 2 sessions. The City Manager stated that Council would go through the general fund and that will be time consuming for the Council to digest this information and come back to the City Manager with their feedback then Council can take up the rest of the funds: water; waste water; electric; and hotel/motel taxes. The City Manager informed Council that this could be done the first part of September and that the budget can be

amended up until the final reading which technically is September 30th as long as it is adopted on second reading by September 30th.

The Mayor pointed out there was no time certain on Council Member Garcia McAnally's motion and he wanted to declare that he was going to be very careful that he comes up with it in a timely fashion and follows whatever Council's direction is.

The City Manager stated that one of the other things that can be done is that in the area of concern there will be no budgeting and everything will be rolled into the contingency line items like the hotel/motel tax and in October or November go back and amend the budget take the money out of the contingency fund and put into the categories Council would like to have it in.

Mayor Pro Tem DeLaRosa had originally seconded Council Member Garcia McAnally's motion but later withdrew.

Council Member Garcia McAnally stated that she was withdrawing the part of her motion about two weeks if she had said it. She state what she was really stressing was that workshop be held in order for council to make informed decisions and ask informed questions because billions of dollars every year are going to be spent according to however Council decides to take it forward and it is too important not to be totally informed about what is being done. Council Member Garcia McAnally said if it takes more than two weeks that is fine and she does not want to make decisions without guidance and that the City Manager knows who to call.

Mayor Kesselus summarized Council Member Garcia McAnally's amendment to the main motion and acknowledged the second made by Council Member Gelleland. The Mayor stated that it is very important for Council to take their time and get this right because it was too much riding on it and that the community should be engaged, professionals and anybody else that can be thought of. This is a good way to move ahead and although the Mayor stated he could not vote for this he does support it.

D.5 Consideration, Discussion And Possible Action Regarding A Request From The Hyatt Regency Lost Pines Resort & Spa That The Bastrop Marketing Corporation Provide Additional Funding To The Hyatt Regency Lost Pines Resort & Spa.
Council Member Jackson made the motion, seconded by Mayor Pro Tem DeLaRosa to approve the request from the Hyatt Regency Lost Pines Resort & Spa. The motion passed on a vote of 5-0.

City Manager Talbot explained the item and gave the history of the original agreement between Woodbine and City of Bastrop.

Council Member Gilleland confirmed with the City Manager that the funds would be used for marketing the region.

D.2 Consideration, discussion and possible action regarding the FIRST READING OF AN ORDINANCE SETTING THE CONTRACTUAL RATES PAID TO PROGRESSIVE WASTE SOLUTIONS FOR RESIDENTIAL AND COMMERCIAL GARBAGE COLLECTION SERVICE PERFORMED BY PROGRESSIVE WASTE SOLUTIONS;

AMENDING THE RATE OF RESIDENTIAL AND COMMERCIAL GARBAGE SERVICE CHARGED TO THE CITIZENS OF BASTROP, TEXAS TO INCLUDE APPLICABLE ADMINISTRATIVE COSTS AND SOLID WASTE DISPOSAL SERVICE RATES; AND PROVIDING AN
EFFECTIVE DATE.

Council Member Gilleland made the motion, seconded by Mayor Pro Tem DeLaRosa to approve the first reading of the ordinance and place as Old Business for second reading. The motion passed on a vote of 5-0.

Mayor Kesselus read the caption and City Manager Talbot gave an overview of the item.

Mayor Pro Tem DeLaRosa confirmed that the rate would be $15.91.

D.3 Consideration, discussion and possible action on the FIRST READING OF A PROPOSED ORDINANCE OF THE CITY COUNCIL OF THE CITY OF BASTROP, TEXAS, AMENDING THE BUDGET FOR THE FISCAL YEAR 2015 IN ACCORDANCE WITH EXISTING STATUTORY REQUIREMENTS; APPROPRIATING THE VARIOUS AMOUNTS HEREIN; REPEALING ALL PRIOR ORDINANCES AND ACTIONS IN CONFLICT HEREWITH; AND PROVIDING FOR AN EFFECTIVE DATE

Council Member Gilleland made the motion, seconded by Council Member McAnally to approve the first reading of the ordinance. The motion passed on a vote of 5-0.

Mayor Kesselus read the caption and Shawn Kirkpatrick gave an overview.

D.4 Consideration, discussion and possible action on the approval of the FIRST READING of a Resolution of the City Council of Bastrop approving a project (Elliott Electric Supply Project) using funds provided by the Bastrop Economic Development Corporation, in an amount exceeding $10,000.

Council Member McAnally made the motion, seconded by Council Member Gilleland to approve the first reading of the resolution. The motion passed on a vote of 5-0.

D.6 Consideration, Discussion And Possible Action Regarding Annual Funding And Budgeting For The Local Organizations Who Received Hotel/Motel Tax Funding By The City Of Bastrop And Annual Funding And Budgeting For Community Social Service Agencies By The City Of Bastrop, And Directing Staff Regarding This Year's Process For Same

Council Member Jackson made the motion, seconded by Mayor Pro Tem DeLaRosa to set the amount of dollars for Hotel/Motel Tax Funding at $300,000. The motion passed on a vote of 5-0.

Council Member Gilleland made the motion, seconded by Mayor Pro Tem DeLaRosa to set the amount of dollars for Community Social Service Agencies Funding at $80,000 for FY 2015-2016. The motion passed on a vote of 5-0.

E. EXECUTIVE SESSION

The Bastrop City Council met at 9:30 PM in a closed/executive session pursuant to the Texas Government Code, Chapter 551, *et seq,* to discuss the following:

1. **SECTION 551.071(1)(A) & SECTION 551.071(2)** – Consultation with Attorney concerning: (1) potential, pending, threatened, and/or contemplated litigation or claims, including but not limited to water permits and supply and/or (2) matter upon which the Attorney has a duty and/or responsibility to report to the governmental body, concerning same, and/or any other matters posted on the agenda including contracts.
2. **SECTION 551.072** – Deliberation regarding real property: Regarding the purchase, exchange, lease, disposition, or value of real property
3. **SECTION 551.0-74** – Personnel Matters:

At 10:50 PM the Bastrop City Council reconvened into open session to discuss, consider and/or take any actions necessary related to the executive sessions noted herein, or regular agenda items, noted above, and/or related items. NO ACTION WAS REQUIRED.

ADJOURNMENT

At 11:01 PM, Council Member Schiff made the motion to adjourn, Council Member Gilleland seconded the motion which passed on a 5-0 vote.

APPROVED:

Mayor Ken Kesselus

ATTEST:

City Secretary Ann Franklin

CITY OF BASTROP **AGENDA ITEM** **A.2**

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL

DATE SUBMITTED: August 5, 2015
MEETING DATE: August 11, 2015

1. Agenda Item: **Approval of the statutory denial, for a period of 180 days from the date of Council action on a request for the Administrative Plat of Harding Acres creatring two lots located north of Mount Olive Road within the Bastrop, Texas Extra Territorial Jurisdiction (ETJ).**

2. Party Making Request: **Melissa McCollum, Director of Planning and Development**

3. Nature of Request: (Brief Overview) Attachments: Yes __X__ No _____

A city must take action on a plat within 30 days or the plat is automatically approved.

4. Policy Implication: _____

5. Budgeted: _____Yes _____No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE** **INITIAL** **DATE** **CONCURRENCE**
   a) _____
   b) _____
   c) _____

8. Staff Recommendation:

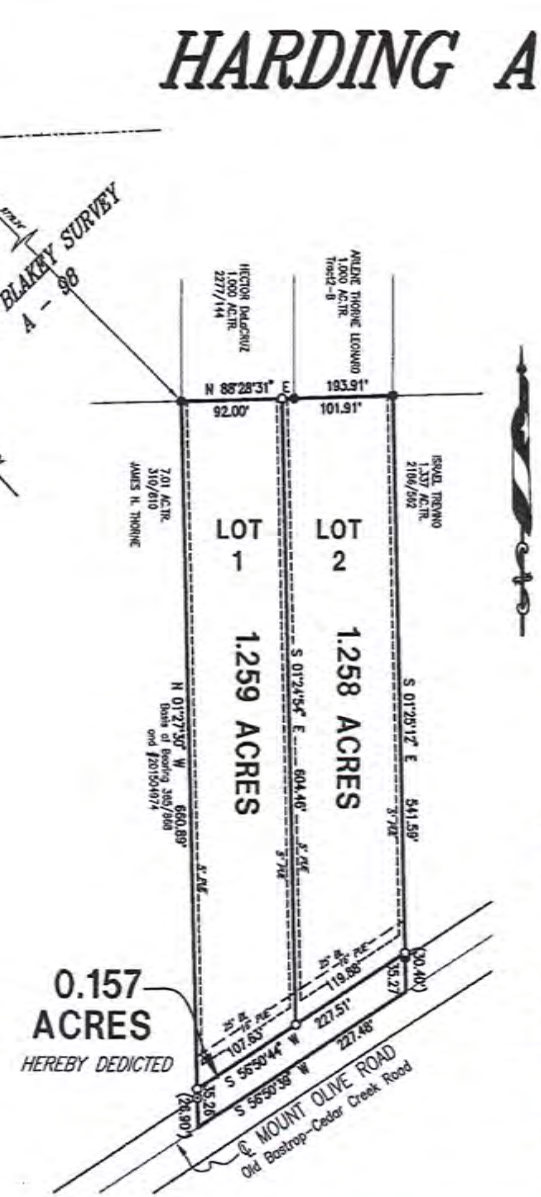
9. Advisory Board: _____Approved _____Disapproved _____None

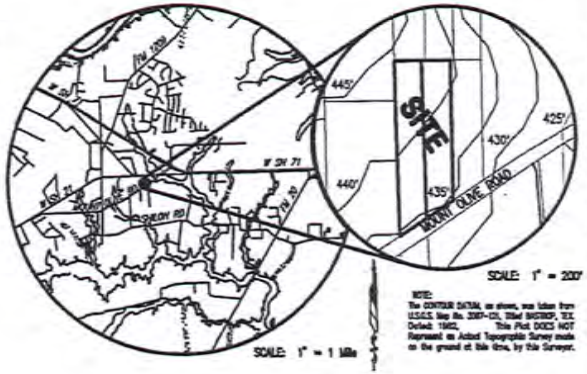
10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____
_____

08-11-15

HARDING ACRES





NOTE:
The CONTOUR DATUM, as shown, was taken from U.S.G.S. Map No. 3367-131, Elliot BASTROP, TEX. Dated: 1982. This Plot DOES NOT Represent an Actual Topographic Survey made on the ground at this time, by this Surveyor.

NOTES:

1) All subdivision permits shall conform to the City of Bastrop Code of Ordinances, construction standards, and generally accepted engineering practices.

2) This subdivision is to be serviced by:
Water: AQUA
Wastewater: OSSF
Electric: BEC

3) All driveways in this subdivision must be constructed to facilitate drainage along the ROW. The developer and/or property owner shall be responsible for installation and maintenance of driveways in accordance with Bastrop County specifications, which may include culvert pipe installation. A permit must be obtained from Bastrop County prior to the creation of a driveway. Access to state highways is regulated by TxDOT and therefore must be approved and constructed to its standards.

4) All addressing (street names and numbers) for individual lots must be assigned by the Bastrop County 9-1-1 Addressing Coordinator at the Bastrop County Development Services Department.

5) Property in this subdivision shall be developed in accordance with all applicable federal, state and local regulations including, but not limited to: Bastrop County 9-1-1 Addressing Assignment, Driveway/Culvert, Development, Floodplain and On-site Sewage Facility. County permits are obtained and issued through the Bastrop County Development Services Department.

6) Approval of this plat by the City of Bastrop and/or Bastrop County, Commissioners Court, does not constitute a verification of all data, information and calculations supplied by the applicant. The engineer of record is solely responsible for the completeness, accuracy and adequacy of his/her submittal, whether or not the plat has been reviewed for compliance of regulations by the City/County Engineer and/or plats review staff.

7) Neither approval of a subdivision plat by the Bastrop County Commissioners Court, nor the filing/recording of an approved plat constitutes acceptance by Bastrop County of any dedication of the roads/streets depicted on the plat. Only the Bastrop County Commissioners Court, acting as a body, has the authority to accept roads/streets into the Bastrop County road system for county maintenance. Individual members of the Bastrop County Commissioners Court have no authority to bind Bastrop County by separate action. Until Bastrop County, through its Commissioners Court, accepts a road/street that has been dedicated in a plat, said road/street is not a County Road, and is not subject to County maintenance.

8) This subdivision does not lie within the city limits or ETJ of any municipality.

9) Developer shall be solely responsible for all relocation and modifications to existing utilities.

10) No lot in this subdivision shall be occupied until connected to the approved water distribution and wastewater collection facilities.

11) Wastewater and Water systems shall conform to TCEQ (Texas Commission on Environmental Quality).

12) No portion of this subdivision lies within a designated Flood Hazard Area as shown on the Flood Insurance Rate Map No. 48291C0335E, Community No. 481193, for Bastrop County, Texas. Effective date: 09/30/05. This subdivision lies within Zone "X".

WARNING: The degree of flood protection required by the City of Bastrop and Bastrop County Flood Damage Prevention Ordinance is considered reasonable for regulatory purposes and is based on scientific and engineering considerations. On rare occasions, greater floods can and will occur, and flood heights may be increased by man-made or natural causes. Acceptance of this plat by the City Council and Commissioners Court does not imply that the land outside the areas of special flood hazards or uses permitted within such areas will be free from flooding or flood damages. Nor shall acceptance of this plat create liability on the part of the City of Bastrop and Bastrop County or any official or employee thereof for any flood damages that result from reliance on the information contained within this plat or any administration decision lawfully made thereunder.

13) Bastrop County and the City of Bastrop assumes no responsibility for the accuracy of the representation by other parties in this plat. Floodplain data, in particular, may change depending on subsequent development.

14) Erosion and Sedimentation controls constructed in accordance with the Subdivision Ordinance of the City of Bastrop and Bastrop County are required for all construction on each lot including single family and duplex construction.

15) The owner shall be responsible for installation of temporary erosion control, revegitation and tree protection for electric utility work required to provide electric service to this project.

16) All easements of record as indicated on the most recent title run dated March 2, 2015, conducted by Trinity Title Company, GF Nos 29414 & 29415, for this property are shown on this plat.

17) As shown hereon, a sixteen (16) foot wide public utility easement (PUE) is hereby dedicated adjacent to street ROW on all lots. A five (5) foot wide PUE is hereby dedicated along each side lot line.

18) Property owner shall provide access to all easements as may be necessary and shall not prohibit access by governmental authorities.

19) All easements on private property shall be maintained by the property owner or assigns.

20) This subdivision lies within the city limits or ETJ of the City of Bastrop, as designated by the Interlocal Agreement filed of records in 1603/527 BCOR.

SCALE: 1" = 50'

THE FOLLOWING SYMBOLS AND STYLES FOR TRACT, BLOCK, LOT(S)/UNIT, LET/CON, MAP/ZONE, MAJOR

THE FOLLOWING SYMBOLS MAY EXIST ABOVE THE ABOVE, 10/144 & 01/02

SCALE: 1" =

- IRON ROD FOUND
- IRON PIPE FOUND
- 5/8 IRON ROD SET
- FENCE LINE
- ELECTRIC LINE
- BOUNDARY LINE

EASEMENT ABBREVIATIONS

- ACE ACCESS, DRAINAGE, ELECTRIC AND GAS
- DE DRAINAGE EASEMENT
- EE ELECTRIC EASEMENT
- GE GAS EASEMENT
- PUE PUBLIC UTILITY EASEMENT
- SWE SHORT WAY EASEMENT
- WE WIDTH EASEMENT

CONTRACTORS RESTRICTIONS

TABLE OF DEDICATION
- AC AND DRAINAGE RIGHTS

As of the date indicated below, Aqua Water Supply Corporation has not agreed to provide water supply service to this subdivision because the subdivision has not complied with the Tariff of Aqua Water Supply Corporation, including specifically the Rules and Regulations Concerning Aqua's Service to Subdivisions. Under the Aqua Tariff, retail water service is not available to any lot in a subdivision that is not in compliance with all of such rules and regulations, including the payment of applicable fees. No lot in this subdivision will be eligible to receive retail water service from Aqua's distribution system until the subdivision fully complies with all of the provisions of Aqua's Tariff, including the Rules and Regulations Concerning Aqua's Service to Subdivisions.

Date: _____

Alan David McNulty
General Manager
Aqua Water Supply Corporation

STATE OF TEXAS
COUNTY OF BASTROP

I, Dale L. Olsen, do hereby certify that I prepared this plat from an actual and accurate on-the-ground survey of the land, and that the corner monuments shown were properly placed, under my personal supervision, in accordance with the Subdivision Regulations of the City of Bastrop and Bastrop County, Texas.

(SEAL)

Dale L. Olsen, RPLS
Registered Professional Land Surveyor
Reg. No. 1752
717 Water Street
Bastrop, Texas 78602
(512) 321 - 5476

Date

STATE OF TEXAS
COUNTY OF BASTROP

KNOW ALL MEN BY THESE PRESENTS:

That David Bryan Harding and Carolyn Saucedo Harding, owners of 2.574 ACRES in the Nancy Blakey Survey, A-98, as recorded in instrument Nos. 2015049974 (Lot 2) and 2015049975 (Lot 1), Bastrop County Official Public Records, do hereby subdivide said tracts in accordance with the plat shown hereon, subject to any easements or restrictions heretofore granted, to be known as HARDING ACRES, and do hereby dedicate to the Public the use of the Streets and Easements as shown hereon.

Witness my hand this the ____ day of _____, 201__, A.D.

David Bryan Harding

Carolyn Saucedo Harding

3112 Pecan Dr.
Austin, TX 78705
512/245-2832

STATE OF TEXAS
COUNTY OF BASTROP

Before me, the undersigned authority, on this day personally appeared David Bryan Harding and Carolyn Saucedo Harding, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledge to me that they executed the same for the purposes and considerations therein expressed.

Given under my hand and seal of office this the ____ day of _____, 20__, A.D.

Notary Public in and for
the State of Texas

Printed Name of Notary / Expires

APPROVED ADMINISTRATIVELY AND ACCEPTED BY THE CITY OF BASTROP ON THIS THE ____ DAY OF _____, 201__, A.D.

APPROVED:

Ken Kennedy, Mayor of the
City of Bastrop, Texas

ATTEST:

City Secretary, City of
Bastrop, Texas

STATE OF TEXAS
COUNTY OF BASTROP

I, Rose Pietsch, County Clerk of Bastrop County, Texas, do hereby certify that the foregoing instrument of writing with the certificate of authentication was filed for record in my office on the _____day of _____, 201__, A.D. at _____o'clock ____M., in the Plat Records of Bastrop County, Texas, in Plat Cabinet ____, Page ____

FILED FOR RECORD on the ____ day of _____, 201__, A.D.

Rose Pietsch
Bastrop County Clerk
Bastrop County, Texas

Deputy

26

CITY OF BASTROP **AGENDA ITEM** **A.3**

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL

DATE SUBMITTED: August 5, 2015
MEETING DATE: August 11, 2015

1. Agenda Item: **Approval of the statutory denial, for a period of 180 days from the date of Council action on a request for the Amended Plat of Portions of Block 4, Rivierview Heights combining Lots 8, 9, 10 and 11 into one residential lot located within the city limits of Bastrop, Texas.**

2. Party Making Request: **Melissa McCollum, Director of Planning and Development**

3. Nature of Request: (Brief Overview) Attachments: Yes __X__ No _____

A city must take action on a plat within 30 days or the plat is automatically approved.

4. Policy Implication: _____

5. Budgeted: _____Yes _____No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE** **INITIAL** **DATE** **CONCURRENCE**
   a) _____
   b) _____
   c) _____

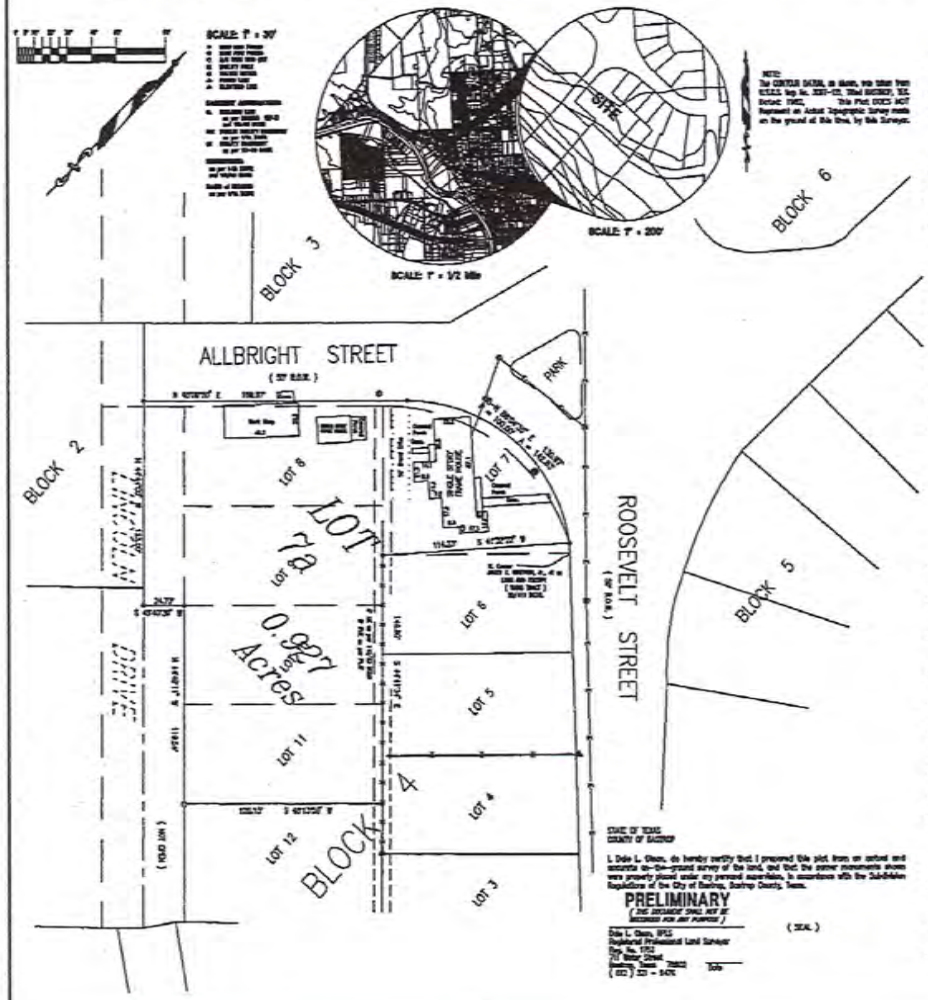
8. Staff Recommendation:

9. Advisory Board: _____Approved _____Disapproved _____None

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____

AMENDING PLAT OF PORTIONS OF BLOCK 4, RIVERVIEW HEIGHTS



1) All subdivision permits shall conform to the City of Bastrop Code of Ordinances, construction standards, and generally accepted engineering practices.

2) By approving this plat, the City of Bastrop assumes no obligation to construct any infrastructure in connection with this subdivision. Any subdivision infrastructure required for the development of the lots in this subdivision is the sole responsibility of the developer and/or the owners of the lots. Failure to construct any required infrastructure to City standards may be just cause for the City to deny applications for certain development permits including building permits, site plan approvals and/or certificates of occupancy.

3) Prior to construction of any improvements on lots in this subdivision, building permits will be obtained from the City of Bastrop.

4) Site Development Construction Plans shall be reviewed and accepted by the City of Bastrop prior to any multi-family or non-residential construction.

5) Services provided by:

Water service provided by:	City of Bastrop
Wastewater service provided by:	City of Bastrop
Electric service provided by:	Bastrop Power and Light
Telephone service provided by:	SBC
Cable service provided by:	Time Warner Cable
Gas service provided by:	Center Point Energy

6) All utilities will be underground.

7) Developer shall be solely responsible for all relocation and modifications to existing utilities.

8) No lot in this subdivision shall be occupied until connected to the approved water distribution and wastewater collection facilities.

9) Wastewater and Water systems shall conform to TCEQ (Texas Commission on Environmental Quality).

10) No portion of this subdivision lies within a designated Flood Hazard Area as shown on the Flood Insurance Rate Map No. [illegible], Community No.[illegible] for the City of Bastrop County, Texas. Effective Date: 09/08/05. This subdivision lies within Zone "X".

WARNING: The degree of flood protection required by the Bastrop County Flood Damage Prevention Order is considered reasonable for regulatory purposes and is based on scientific and engineering considerations. On rare occasions, greater floods can and will occur, and flood heights may be increased by man-made or natural causes. Acceptance of this plat by the Commissioners Court does not imply that the land outside the areas of special flood hazards or uses permitted within such areas will be free from flooding or flood damages. Nor shall acceptance of this plat create liability on the part of Bastrop County or any official or employee thereof for any flood damages that result from reliance on the information contained within this plat or any administration decision lawfully made hereunder.

11) Temporary and permanent easements to be provided, as required at the City's sole discretion for off-site water, wastewater and drainage improvements.

12) Erosion and Sedimentation controls constructed in accordance with the Subdivision Ordinance of the City of Bastrop are required for all construction on each lot, including single family and duplex construction.

13) All restrictions and notes from the previous existing subdivision, Riverview Heights, recorded in Plat Cabinet L, Page 16, of the Bastrop County Plat Records, shall apply to this plat.

14) All easements of record as indicated on the most recent title run dated May 2005, conducted by Alamo Title Co. GF# [illegible], for this property are shown on this plat.

15) Building setbacks (BL) not shown shall be in accordance with City of Bastrop Zoning Ordinance. This tract is currently Zoned SF-7 (Single Family - 7)

16) As shown hereon, a ten (10) foot wide public utility easement (PUE) is hereby dedicated adjacent to street ROW on all lots. A five (5) foot wide PUE is hereby dedicated along each side lot line.

17) Property owner shall provide access to all easements as may be necessary and shall not prohibit access by governmental authorities.

18) All easements on plats property shall be maintained by the property owner or assigns.

19) The electric utility has the right to prune and/or remove trees, shrubbery vegetation and other obstructions to the extent necessary to keep the easements clear. The owner/developer of the subdivision shall provide the City of Bastrop Electric Utility Department with any easement and/or access required, in addition to those indicated, for the installation and ongoing maintenance of overhead and underground electric facilities.

20) The owner shall be responsible for installation of temporary erosion control, revegetation and tree protection for electric utility work required to provide electric service to this project.

21) Residential corner lots on cul-de-sac streets shall only access the street with the lower classification. Access for LOT No. [illegible] is to be from Allright Street only.

22) All signs shall comply with the Bastrop Sign Ordinance.

STATE OF TEXAS
COUNTY OF BASTROP

I, Dale L. Olson, do hereby certify that I prepared this plat from an actual and accurate on-the-ground survey of the land, and that the corner monuments shown were properly placed under my personal supervision, in accordance with the Subdivision Regulations of the City of Bastrop, Bastrop County, Texas.

Date L. Olson, RPLS
Registered Professional Land Surveyor
Reg. No. 1952
707 Water Street
Bastrop, Texas 78602
(512) 321 - 5201

Date

(SEAL)

STATE OF TEXAS
COUNTY OF BASTROP

KNOW ALL MEN BY THESE PRESENTS:

That Alberto E. Ramirez and wife, Rebecca L. Ramirez, owner of lots 6, 7 & 78, L. 4 of portions of Lot Lot 1, Lincoln Street and Allright Street, Block 4, Riverview Heights, a subdivision as recorded in Plat Cabinet L, Page 16, Bastrop County Plat Records, do hereby ADOPT said lots in conformity with the plat shown hereon, subject to any easements or restrictions heretofore granted to be known AMENDING PLAT OF PORTIONS OF BLOCK 4, RIVERVIEW HEIGHTS, do hereby dedicate to the Public the use of the Easements as shown hereon.

Witness my hand this the ____ day of _____, 201__, A.D.

Alberto E. Ramirez

Rebecca L. Ramirez

STATE OF TEXAS
COUNTY OF BASTROP

This instrument was acknowledged before me on the ____ day of _____, 201__, by Alberto E. and Rebecca L. Ramirez.

(SEAL)

Notary Public, State of Texas

Printed Name of Notary / Expires

APPROVED ADMINISTRATIVELY AND ACCEPTED BY THE CITY OF BASTROP ON THIS THE ____ DAY OF _____, 201__, A.D.

APPROVED:

Ken Cummins, Mayor of the City of Bastrop, Texas

ATTEST:

City Secretary, City of Bastrop, Texas

STATE OF TEXAS
COUNTY OF BASTROP

I, Rose Pietsch, County Clerk of Bastrop County, Texas, do hereby certify that the foregoing instrument of writing with the certificate of authentication was filed for record in my office on the _____ day of _____, 201__, A.D. at _____ o'clock ____M., in the Plat Records of Bastrop County, Texas, in Plat Cabinet ____, Page _____.

FILED FOR RECORD on the ____ day of _____, 201__, A.D.

Rose Pietsch

Rose Pietsch,
County Clerk,
Bastrop County, Texas

Deputy

CITY OF BASTROP **AGENDA ITEM** **A.4**

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL

DATE SUBMITTED: August 5, 2015
MEETING DATE: August 11, 2015

1. Agenda Item: **Approval of the statutory denial, for a period of 180 days from the date of Council action on a request for the Preliminary Plat of The Colony MUD 1A, Section 1 creating 149 residential lots located within the Bastrop, Texas Extra Territorial Jurisdiction (ETJ).**

2. Party Making Request: **Melissa McCollum, Director of Planning and Development**

3. Nature of Request: (Brief Overview) Attachments: Yes __X__ No _____

A city must take action on a plat within 30 days or the plat is automatically approved.

4. Policy Implication: _____

5. Budgeted: _____Yes _____No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE** **INITIAL** **DATE** **CONCURRENCE**
   a) _____
   b) _____
   c) _____

8. Staff Recommendation:

9. Advisory Board: _____Approved _____Disapproved _____None

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____

THE PRELIMINARY PLAT OF

THE COLONY MUD 1A, SECTION 1

GRAPHIC SCALE

SCALE: 1" = 100'

LEGEND

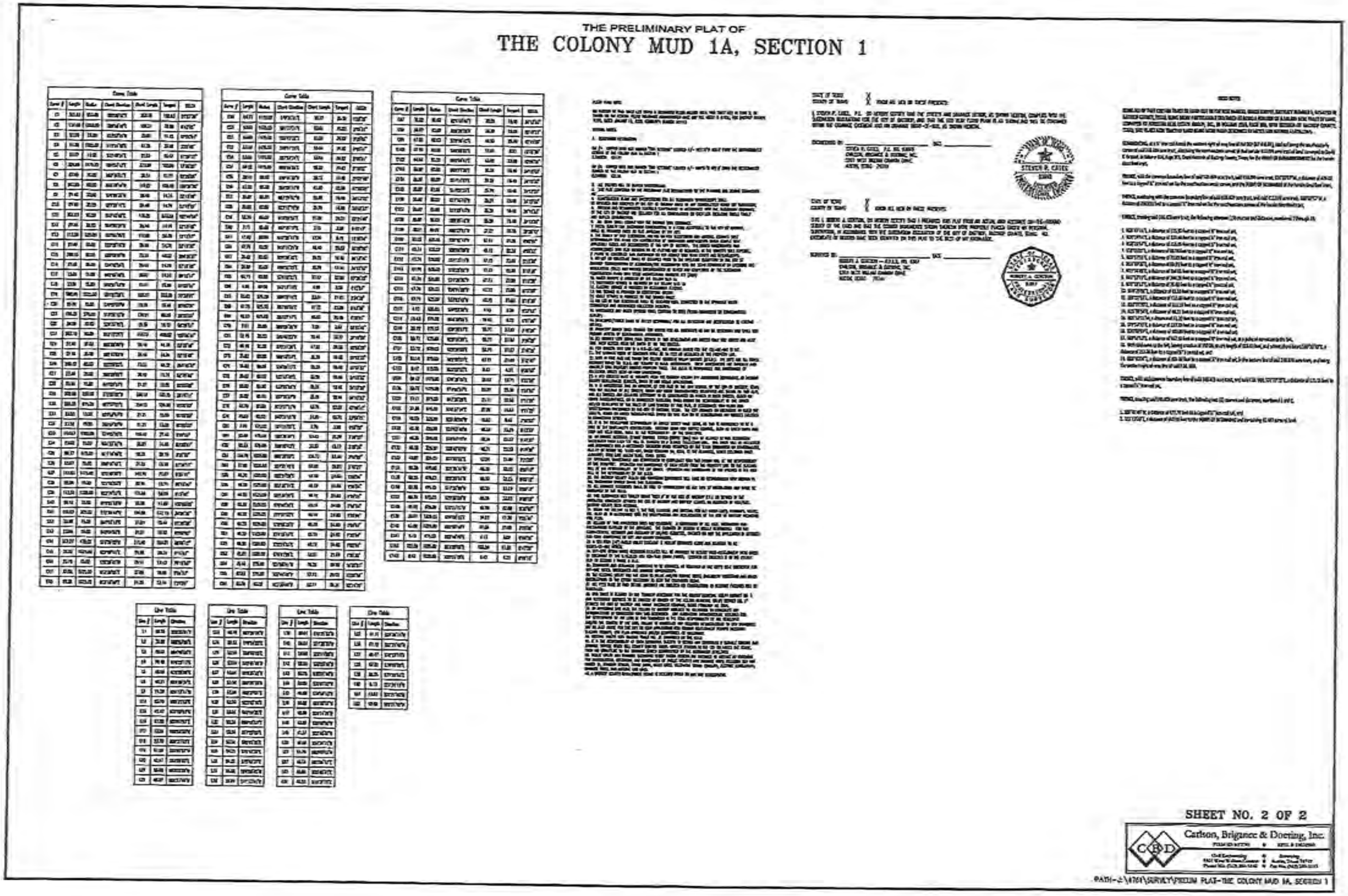
SHEET NO. 1 OF 2

Carlson, Brigance & Doering, Inc.

PATH-J:\4751\SURVEY\PRELIM PLAT-THE COLONY MUD 1A, SECTION 1

30

08-11-15



THE PRELIMINARY PLAT OF

THE COLONY MUD 1A, SECTION 1

SHEET NO. 2 OF 2

Carlson, Brigance & Doering, Inc.

PATH–J:\4701\SURVEY\PRELIM PLAT–THE COLONY MUD 1A, SECTION 1

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL

DATE SUBMITTED: August 5, 2015
MEETING DATE: August 11, 2015

1. Agenda Item: Consideration, discussion and possible action regarding the **SECOND READING OF A RESOLUTION OF THE CITY COUNCIL OF BASTROP, TEXAS, APPROVING A PROJECT, USING FUNDS PROVIDED BY THE BASTROP ECONOMIC DEVELOPMENT CORPORATION.**

2. Party Making Request: **BEDC Director, Shawn Kirkpatrick**

3. Nature of Request: (Brief Overview) Attachments: Yes XXXX No _____

4. Policy Implication: _____

5. Budgeted: _____Yes _____No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE** **INITIAL** **DATE** **CONCURRENCE**
   a) _____

8. Staff Recommendation:

9. Advisory Board: ____Approved _____Disapproved _____None

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____
_____

RESOLUTION NO. R-2015-15

A RESOLUTION OF THE CITY COUNCIL OF BASTROP, TEXAS, APPROVING A PROJECT, USING FUNDS PROVIDED BY THE BASTROP ECONOMIC DEVELOPMENT CORPORATION.

WHEREAS, the Board of the Bastrop Economic Development Corporation ("BEDC") met on June 15, 2015, and July 20, 2015, and took formal action to support and provide funds for various 4B projects; and

WHEREAS, Section 505.158(b) of the Local Government Code, a/k/a the Texas Economic Development Act, mandates that prior to the BEDC funding a project involving an expenditure by the BEDC of more that $10,000, per project, the City Council shall adopt a Resolution authorizing the project, which Resolution shall be read by the City Council, on two separate occasions; and

WHEREAS, the City has reviewed the June 15, 2015, and July 20, 2015, actions of the BEDC related to the project noted herein below, has considered and evaluated that project, and has found it meritorious of the Council's approval.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BASTROP, THAT:

(1) The City Council of the City of Bastrop, Texas, hereby approves the following project, which had been approved for funding by the BEDC:

   a. To fund a project (the "Elliott Electric Supply Project") in the Bastrop Business and Industrial Park in an amount not to exceed $75,645, which will be rebated to the company as detailed in the Economic Development Agreement between the Bastrop Economic Development Corporation and Elliott Electric Supply, Inc.

(2) The City Manager is hereby authorized to convey a copy of this Resolution of approval, as appropriate.

(3) That this Resolution shall take effect immediately from and after its passage, and is accordingly so resolved.

READ and ACKNOWLEDGED on First Reading on the 28th of July 2015.

READ and ADOPTED on Second Reading on the 11th day of August 2015.

APPROVED:

_____
Ken Kesselus, Mayor

ATTEST:

_____
Ann Franklin, City Secretary

APPROVED AS TO FORM:
Jo-Christy Brown, City Attorney

CITY OF BASTROP **AGENDA ITEM** **A.6**

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL

DATE SUBMITTED: August 5, 2015
MEETING DATE: August 11, 2015

1. Consideration, discussion and possible action on the SECOND READING of a proposed Ordinance of the City Council of the City of Bastrop, Texas, amending the Bastrop Economic Development Corporation's Fiscal Year 2015 budget in the amount of $231,700.

2. Party Making Request: Shawn Kirkpatrick, BEDC Executive Director

3. Nature of Request: (Brief Overview) Attachments: Yes ____X____ No _____

At the BEDC Board Meeting on July 20, 2015, the Board approved amending the BEDC FY2015 budget to fund: (1) the cost of donated assets to the City of Bastrop in the amount of $183,000, (2) the cost of roof repairs to the office at 903 Main Street in the amount of $15,000, and (3) the over-budget amount of the mega/façade grant program in the amount of $33,700. The BEDC is requesting approval for an amendment to the FY2015 budget to fund each of the listed items, in the total amount of $231,700.

4. Policy Implication: _____

5. Budgeted: _____Yes _____No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE INITIAL DATE CONCURRENCE**

8. Staff Recommendation: Approval

9. Advisory Board: _____Approved _____Disapproved _____None

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____

ORDINANCE NO. 2015-12

AN ORDINANCE AMENDING THE BUDGET FOR THE FISCAL YEAR 2014-2015 IN ACCORDANCE WITH EXISTING STATUTORY REQUIREMENTS; APPROPRIATING THE VARIOUS AMOUNTS HEREIN; REPEALING ALL PRIOR ORDINANCES AND ACTIONS IN CONFLICT HEREWITH; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City Manager of the City of Bastrop has submitted to the Mayor and Council proposed amendment(s) to the budget of the revenues and/or expenditures/expenses of conducting the affairs of said city and providing a complete financial plan for Fiscal Year 2015; and,

WHEREAS, the Mayor and Council have now provided for and conducted a public hearing on the budget as provided by law. Now, therefore:

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BASTROP, BASTROP COUNTY, TEXAS:

That the proposed budget amendment for the fiscal year 2015, as submitted to the City Council by the City Manager and which budget amendment is attached hereto as Exhibit "A" is hereby adopted and approved as the amended budget of said city for Fiscal Year 2015; and

Ordinance and prior actions in conflict herewith are hereby repealed; and

This Ordinance shall be and remain in full force and effect from and after its final passage and publication in accordance with existing statutory requirements.

READ and APPROVED on First Reading on the 28th day of July 2015.

READ and ADOPTED on Second Reading on the 11th day of August 2015.

APPROVED: ATTEST:

Ken Kesselus, Mayor

Ann Franklin, City Secretary

Exhibit "A"

08-11-15
7-28-2015

FY 2015
BUDGET AMENDMENTS
Bastrop Economic Development Corporation

Unaudited Fund Balance as of 9-30-14	2,563,789
FY 2015 Budgeted Revenues	1,790,650
FY 2015 Budgeted Appropriations	(1,790,650)
Budget Amendments (net)	231,700
Ending Fund Balance	2,332,089

DEPARTMENT	BUDGET	AMOUNT	DESCRIPTION	ACCOUNT NUMBER
New Expenditures:				
		$183,000	Donated Assets	601-70-00-5999
		$15,000	Building Repairs & Maintenance	601-70-00-5345
		$33,700	Special Projects - Downtown Grants	601-70-00-5638
Total Expenditures		$ 231,700.00		

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL

DATE SUBMITTED: August 5, 2015
MEETING DATE: August 11, 2015

1. Agenda Item: **Approval of an extension request for the statutory denial, for a period of 365 days from the date of Council action for the XS Ranch Road Subdivision Section One Final Plat located within the Bastrop, Texas Extra Territitoal Jurisdiction (ETJ).**

2. Party Making Request: **Melissa McCollum, Director of Planning and Development**

3. Nature of Request: (Brief Overview) Attachments: Yes _X_ No _____

A city must take action on a plat within 30 days or the plat is automatically approved. The statutory denial for the XS Ranch Road Subdivision Section One Final Plat expires August 24, 2015. The developer continues to work with staff on comments. Staff recommends the extension.

4. Policy Implication: _____

5. Budgeted: _____Yes _____No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing:

NAME/TITLE	INITIAL	DATE	CONCURRENCE
a)			
b)			
c)			

8. Staff Recommendation:

9. Advisory Board: _____Approved _____Disapproved _____None

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____

LONGARO & CLARKE
Consulting Engineers
3839 Bee Cave Road, Suite 150 Austin, Texas 78746 Tel: (512) 306-0228 Fax: (512) 306-0338
TBPE Reg. No. F-544

July 29, 2015

Mayor Kenneth W. Kesselus
c/o Melissa McCollum, AICP, LEED AP
Planning Director
City of Bastrop
1311 Chestnut Street
Bastrop, Texas 78602

RE: XS Ranch Road Subdivision Section One (Final Plat)
Extension Request to Statutory Denial
Longaro & Clarke, L.P. Project #260-32-06

Honorable Mayor Kesselus,

We hereby formally request a year extension for the final plat application of *XS Ranch Road Subdivision Section One*. The expiration of the statutory denial for this application is August 24, 2015. We have been diligently working with the City Staff on clearing their comments and need time to provide an additional update to City Staff for review as well as provide City Staff time to review the update.

Please let us know if you need any additional information.

Very Truly Yours,
LONGARO & CLARKE, L.P.

Joseph Longaro, P.E.
President

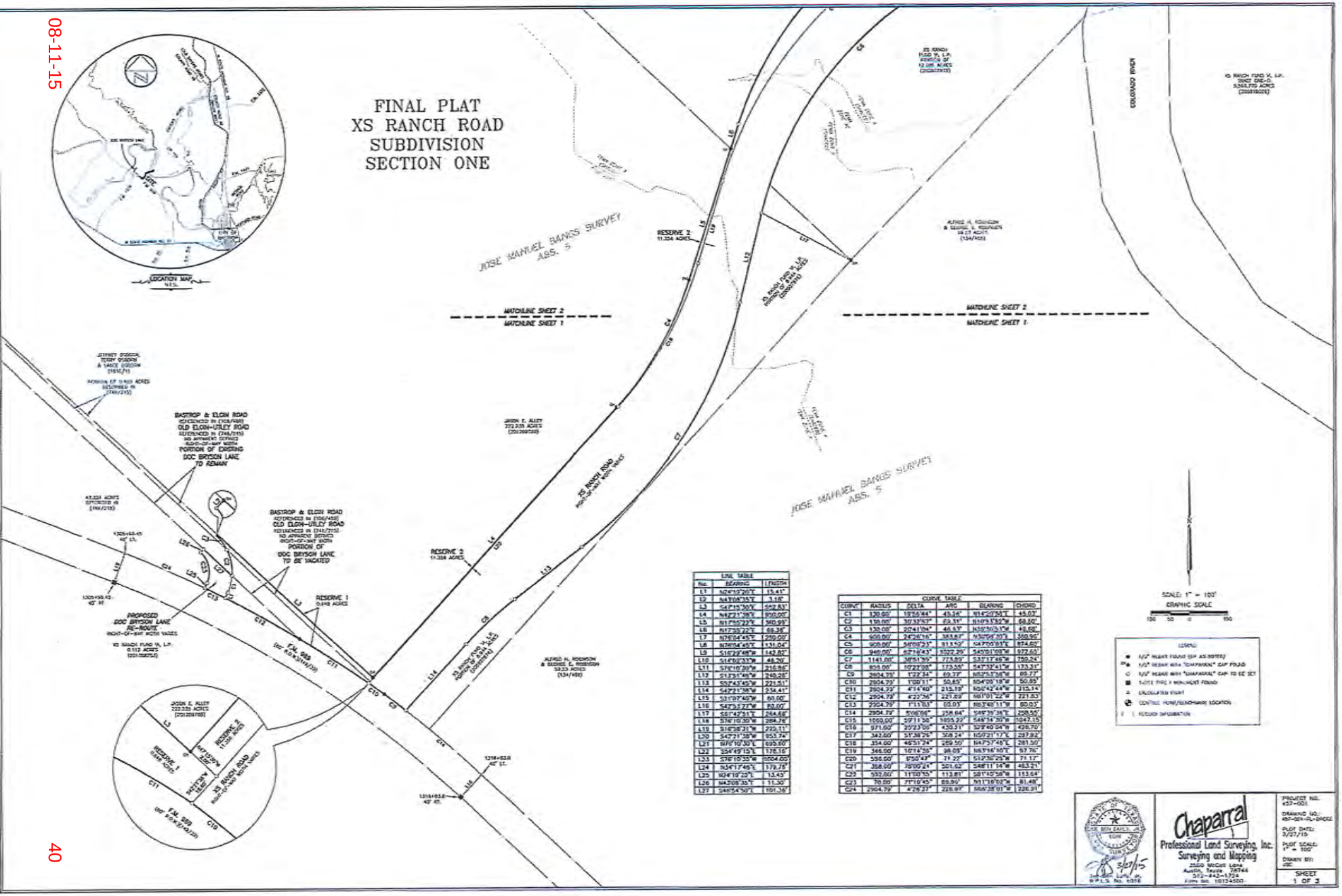
JL/ew

cc: John Landwehr, Coast Range Investments
Rhett Dawson, RMD Development Partners, LLC
Nathan Neese, RMD Development Partners, LLC

G:\260-32 - XS Ranch Road - Design\DOC\Plat-Application Extension Request.doc

08-11-15

FINAL PLAT
XS RANCH ROAD SUBDIVISION SECTION ONE



LINE TABLE		
No.	BEARING	LENGTH
L1	N24°15'20"E	15.41'
L2	N43°06'35"E	3.18'
L3	S47°15'30"E	592.83'
L4	N42°21'38"E	900.00'
L5	N17°55'22"E	340.99'
L6	N17°55'22"E	66.36'
L7	N76°04'45"E	250.00'
L8	N76°04'45"E	131.04'
L9	S16°22'48"E	142.82'
L10	S14°52'33"E	48.20'
L11	S76°10'30"E	216.86'
L12	S13°51'48"W	240.26'
L13	S52°43'45"W	221.51'
L14	S42°21'38"W	234.41'
L15	S21°07'45"W	60.00'
L16	S47°53'27"W	80.00'
L17	S67°42'51"E	264.58'
L18	S76°10'30"W	289.76'
L19	S16°56'31"W	225.11'
L20	S47°21'38"W	953.74'
L21	N76°10'30"E	695.60'
L22	S54°49'15"L	178.16'
L23	S76°10'30"W	2004.00'
L24	N34°17'46"E	178.75'
L25	N24°19'23"L	13.43'
L26	N42°08'35"E	11.30'
L27	S46°54'50"E	101.38'

CURVE TABLE					
CURVE	RADIUS	DELTA	ARC	BEARING	CHORD
C1	130.00'	19°56'44"	45.24'	N14°20'55"E	45.03'
C2	130.00'	30°13'53"	68.31'	N16°53'52"W	68.50'
C3	130.00'	20°41'04"	46.93'	N35°30'31"W	46.68'
C4	900.00'	24°26'16"	383.87'	N30°06'20"E	380.90'
C5	900.00'	54°09'23"	811.92'	N47°00'03"E	874.60'
C6	940.00'	62°16'43"	1022.29'	S45°01'03"W	972.60'
C7	1145.00'	38°51'39"	775.89'	S33°17'46"W	760.24'
C8	800.00'	10°22'08"	173.58'	S47°32'41"W	173.31'
C9	2804.79'	1°22'34"	69.27'	N52°53'38"W	69.27'
C10	2804.79'	1°09'11"	50.65'	N54°05'18"W	50.65'
C11	2804.79'	4°14'40"	215.19'	N56°42'44"W	215.14'
C12	2804.79'	4°22'36"	221.83'	N61°01'22"W	221.83'
C13	2804.79'	1°11'03"	60.03'	N63°46'11"W	60.03'
C14	2804.79'	5°06'06"	238.64'	S49°39'38"E	238.57'
C15	1500.00'	52°11'36"	1365.29'	S49°14'30"W	1047.15'
C16	971.00'	25°23'00"	430.31'	S28°40'04"W	426.70'
C17	342.00'	51°38'26"	308.24'	N50°21'17"E	297.82'
C18	354.00'	46°51'24"	289.50'	N47°57'46"E	281.50'
C19	346.00'	16°14'35"	98.09'	N63°16'10"E	97.76'
C20	596.00'	6°50'43"	71.23'	S12°36'25"W	71.17'
C21	358.00'	78°00'24"	501.62'	S48°11'14"W	463.21'
C22	592.00'	11°00'55"	113.81'	S81°10'58"W	113.64'
C23	70.00'	71°19'45"	85.96'	N31°38'02"W	81.48'
C24	2804.79'	4°26'27"	226.97'	S66°28'01"W	226.91'

5/27/15

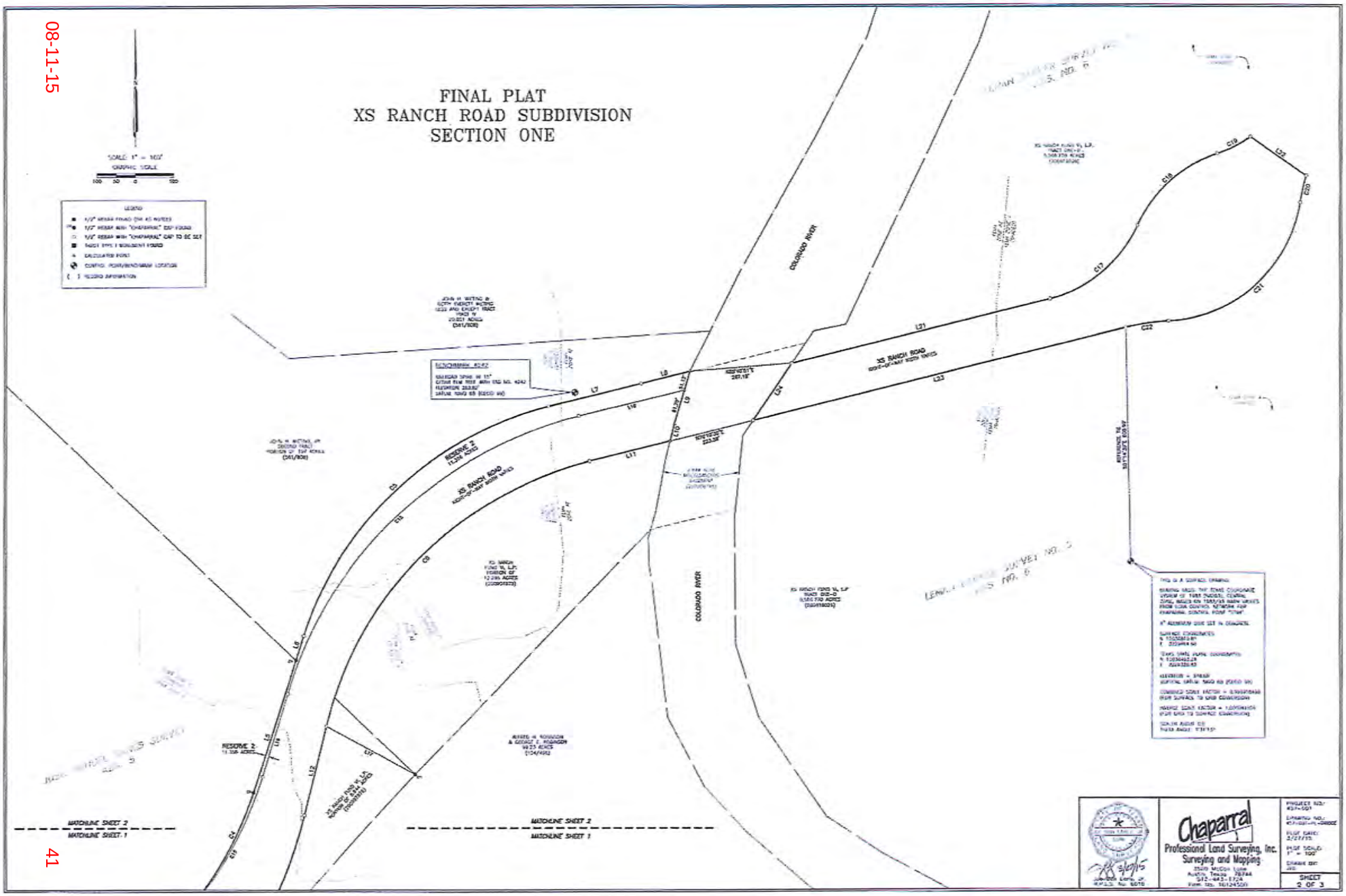
Chaparral
Professional Land Surveying, Inc.
Surveying and Mapping
2500 McCall Lane
Austin, Texas 78744
512-443-1724
Firm No. 10124500

PROJECT NO. 457-001
DRAWING NO. 457-001-PL-SHEET
PLOT DATE: 5/27/15
PLOT SCALE: 1" = 100'
DRAWN BY: JBC
SHEET 1 OF 3

40

08-11-15

FINAL PLAT
XS RANCH ROAD SUBDIVISION
SECTION ONE



FINAL PLAT
XS RANCH ROAD SUBDIVISION
SECTION ONE

STATE OF TEXAS
COUNTY OF BASTROP

KNOW ALL MEN BY THE PRESENTS:

THAT XS RANCH FUND VI, L.P., BEING OWNER OF 5,348.770 ACRES IN THE LEMAN BARKER SURVEY NO. 3, ABS. NO. 6, BASTROP COUNTY, TEXAS, CONVEYED BY DEED OF RECORD IN DOCUMENT NO. 200618026;

12.286 ACRES IN THE JOSE MANUEL BANDS SURVEY, ABS. 5, BASTROP COUNTY, TEXAS, CONVEYED BY DEED OF RECORD IN DOCUMENT NO. 200607875;

8.944 ACRES IN THE JOSE MANUEL BANDS SURVEY, ABS. 5, BASTROP COUNTY, TEXAS, CONVEYED BY DEED OF RECORD IN DOCUMENT NO. 200607876;

0.034 ACRES IN THE JOSE MANUEL BANDS SURVEY, ABS. 5, BASTROP COUNTY, TEXAS, CONVEYED BY DEED OF RECORD IN DOCUMENT NO. 200606334;

0.712 ACRES, 0.140 ACRES AND 0.336 ACRES IN THE JOSE MANUEL BANDS SURVEY, ABS. 5, BASTROP COUNTY, TEXAS, CONVEYED BY DEED OF RECORD IN DOCUMENT NO. 201006753;

ALL OF THE OFFICIAL PUBLIC RECORDS OF BASTROP COUNTY, TEXAS;

DO HEREBY SUBDIVIDE 8.284 ACRES IN THE LEMAN BARKER SURVEY NO. 3, ABS. NO. 5 AND 11.468 ACRES IN THE JOSE MANUEL BANDS SURVEY, ABS. 5 FOR A TOTAL OF 13.752 ACRES IN ACCORDANCE WITH THE MAP OR PLAT ATTACHED HERETO, TO BE KNOWN AS:

FINAL PLAT XS RANCH ROAD SUBDIVISION SECTION ONE

SUBJECT TO ANY AND ALL EASEMENTS OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED:

WITNESS MY HAND THIS THE _____ DAY OF _____, 20__, A.D.

XS RANCH FUND VI, L.P., a Delaware limited partnership

By: XS Ranch VI Manager, L.P.
Its General Partner

By: Coast Raven Investments, LLC,
Its General Partner

By:_____
James P. Fischer, Manager

STATE OF TEXAS

COUNTY OF BASTROP

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED _____ KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND HE ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

WITNESS MY HAND AND SEALED IN MY OFFICE, THIS THE ___ DAY OF _____, 20___ AD.

_____
NOTARY PUBLIC, STATE OF TEXAS

PRINTED NAME _____ MY COMMISSION EXPIRES _____

SURVEYOR'S CERTIFICATION

I, JOE BEN EARLY, JR., AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING AND HEREBY CERTIFY THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE BY ME OR MADE UNDER MY SUPERVISION ON THE GROUND DECEMBER 14, 2011.

3/27/15

JOE BEN EARLY, JR., R.P.L.S.
REGISTERED PROFESSIONAL LAND SURVEYOR, STATE OF TEXAS NO. 4614

CHAPARRAL PROFESSIONAL LAND SURVEYING, INC.
3500 McCALL LANE
AUSTIN, TX 78744
512-443-1724
FIRM NO. 10124500

STATE OF TEXAS
JOE BEN EARLY, JR.
4614
REGISTERED
PROFESSIONAL LAND SURVEYOR

ENGINEER'S CERTIFICATION

I, JOSEPH LONGARO, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF ENGINEERING, AND HEREBY CERTIFY THAT THIS PLAT IS FEASIBLE FROM AN ENGINEERING STANDPOINT AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

A PORTION OF THIS TRACT IS WITHIN THE BOUNDARIES OF THE 100-YEAR FLOOD (ZONE AE) OF A WATERWAY THAT IS WITHIN THE FEDERAL EMERGENCY MANAGEMENT AGENCY, NATIONAL FLOOD INSURANCE PROGRAM, AS SHOWN ON MAP NO. 48021C0195GE, DATED JANUARY 18, 2006, FOR BASTROP COUNTY, TEXAS AND INCORPORATED AREAS.

3/27/15

JOSEPH LONGARO, P.E.
PROFESSIONAL ENGINEER
NO. 65617 STATE OF TEXAS

ENGINEERING BY:
LONGARO & CLARKE, L.P.
3809 WESTONE ROAD, SUITE 150
AUSTIN, TEXAS 78746
(512) 306-0228
(512) 306-0338-FAX
TBPE REG. NO. F-544

STATE OF TEXAS
JOSEPH
LONGARO
65617
LICENSED
PROFESSIONAL ENGINEER

STANDARD PLAT NOTES:

1) THE BENCHMARKS USED ARE: BENCHMARKS 5714.8 AND 4212 AS SHOWN ON THE FACE OF THE PLAT.

2) THE DEVELOPMENT AND CONSTRUCTION OF PROPERTY IS SUBJECT TO THE XS RANCH DEVELOPMENT AGREEMENT DATED NOVEMBER 19, 2009 INCLUDING THE 1ST, 2ND AND 3RD AMENDMENTS DATED APRIL 12, 2011, SEPTEMBER 15, 2011 AND NOVEMBER 17, 2014 RESPECTIVELY.

3) ALL SUBDIVISION PERMITS SHALL CONFORM TO THE CITY OF BASTROP CODE OF ORDINANCES, CONSTRUCTION STANDARDS, AND GENERALLY ACCEPTED ENGINEERING PRACTICES.

4) CONSTRUCTION PLANS AND SPECIFICATIONS FOR ALL SUBDIVISION IMPROVEMENTS SHALL BE REVIEWED AND ACCEPTED BY THE CITY OF BASTROP PRIOR TO ANY CONSTRUCTION WITHIN THE SUBDIVISION.

5) PRIOR TO CONSTRUCTION OF ANY IMPROVEMENTS ON LOTS IN THIS SUBDIVISION, DEVELOPMENT PERMITS WILL BE OBTAINED FROM BASTROP COUNTY.

6) SITE DEVELOPMENT CONSTRUCTION PLANS SHALL BE REVIEWED AND ACCEPTED BY THE CITY OF BASTROP AND BASTROP COUNTY.

7) FISCAL SURETY FOR SUBDIVISION CONSTRUCTION, IN A FORM ACCEPTABLE TO THE CITY OF BASTROP, SHALL BE PROVIDED PRIOR TO FINAL PLAT APPROVAL BY THE CITY.

8) THE OWNER OF THIS SUBDIVISION, AND HIS OR HER SUCCESSORS AND ASSIGNS, ASSUMES SOLE RESPONSIBILITY FOR PLANS FOR CONSTRUCTION OF SUBDIVISION IMPROVEMENTS WHICH COMPLY WITH APPLICABLE CODES AND REQUIREMENTS OF THE CITY OF BASTROP. THE OWNER UNDERSTANDS AND ACKNOWLEDGES THAT PLAT VACATION OR RE-PLATTING MAY BE REQUIRED, AT THE OWNER'S SOLE EXPENSE, IF PLANS TO CONSTRUCT THIS SUBDIVISION DO NOT COMPLY WITH SUCH CODES AND REQUIREMENTS.

9) ELECTRIC SERVICE IS PROVIDED BY BLUEBONNET.

10) EACH LOT WILL BE SERVED BY AN INDIVIDUAL DOMESTIC "EXEMPT" WELL MEETING LOST PINES GROUNDWATER CONSERVATION DISTRICT RULES & REGULATIONS AS TO PUMPING RATE AND SPACING.

11) EACH LOT WILL BE SERVED BY AN INDIVIDUAL ON-SITE SEWAGE FACILITY APPROVED BY BASTROP COUNTY.

12) DEVELOPER SHALL BE SOLELY RESPONSIBLE FOR ALL RELOCATION AND MODIFICATIONS TO EXISTING UTILITIES.

13) TEMPORARY AND PERMANENT EASEMENTS TO BE PROVIDED, AS REQUIRED AT THE CITY'S SOLE DISCRETION FOR OFF-SITE DRAINAGE IMPROVEMENTS.

14) PROPERTY OWNER SHALL PROVIDE FOR ACCESS TO ALL EASEMENTS AS MAY BE NECESSARY AND SHALL NOT PROHIBIT ACCESS BY GOVERNMENTAL AUTHORITIES.

15) NO BUILDINGS, FENCES, LANDSCAPING OR OTHER STRUCTURES ARE PERMITTED WITHIN DRAINAGE EASEMENTS SHOWN, EXCEPT AS APPROVED BY THE CITY OF BASTROP AND/OR BASTROP COUNTY.

16) ALL EASEMENTS ON PRIVATE PROPERTY SHALL BE MAINTAINED BY THE PROPERTY OWNER OR HIS OR HER ASSIGNS.

17) THE ELECTRIC UTILITY HAS THE RIGHT TO PRUNE AND/OR REMOVE TREES, SHRUBBERY VEGETATION AND OTHER OBSTRUCTIONS TO THE EXTENT NECESSARY TO KEEP THE EASEMENTS CLEAR. THE OWNER/DEVELOPER OF THIS SUBDIVISION/LOT SHALL PROVIDE THE ELECTRIC UTILITY DEPARTMENT WITH ANY EASEMENT AND/OR ACCESS REQUIRED, IN ADDITION TO THOSE INDICATED, FOR THE INSTALLATION AND ONGOING MAINTENANCE OF OVERHEAD AND UNDERGROUND ELECTRIC FACILITIES.

18) THE OWNER SHALL BE RESPONSIBLE FOR INSTALLATION OF TEMPORARY EROSION CONTROL, REVEGETATION AND TREE PROTECTION FOR ELECTRIC UTILITY WORK REQUIRED TO PROVIDE ELECTRIC SERVICE TO THIS PROJECT.

19) EROSION AND SEDIMENTATION CONTROLS CONSTRUCTED IN ACCORDANCE WITH THE SUBDIVISION ORDINANCE OF THE CITY OF BASTROP ARE REQUIRED FOR ALL CONSTRUCTION ON EACH LOT, INCLUDING SINGLE FAMILY AND DUPLEX CONSTRUCTION.

20) A FIVE (5) FOOT WIDE P.U.E. IS HEREBY DEDICATED ALONG EACH SIDE AND REAR LOT LINE.

21) ALL SIGNS SHALL COMPLY WITH THE XS RANCH EXHIBIT DA-7 OF THE XS RANCH DEVELOPMENT AGREEMENT.

22) BY APPROVING THIS PLAT, THE COUNTY/CITY OF BASTROP ASSUMES NO OBLIGATION TO CONSTRUCT ANY INFRASTRUCTURE IN CONNECTION WITH THIS SUBDIVISION. ANY SUBDIVISION INFRASTRUCTURE REQUIRED FOR THE DEVELOPMENT OF THE LOTS IN THIS SUBDIVISION IS THE SOLE RESPONSIBILITY OF THE DEVELOPER AND/OR THE OWNERS OF THE LOTS. FAILURE TO CONSTRUCT ANY REQUIRED INFRASTRUCTURE TO COUNTY/CITY STANDARDS MAY BE JUST CAUSE FOR THE COUNTY/CITY TO DENY APPLICATIONS FOR CERTAIN DEVELOPMENT PERMITS INCLUDING BUILDING PERMITS, SITE PLAN APPROVALS AND/OR CERTIFICATES OF OCCUPANCY.

23) CABLE SERVICE IS PROVIDED BY THE ATT.

24) FLOOD WARNING: THE DEGREE OF FLOOD PROTECTION REQUIRED BY THE CITY OF BASTROP AND/OR BASTROP COUNTY FLOOD DAMAGE PREVENTION ORDINANCE IS CONSIDERED REASONABLE FOR REGULATORY PURPOSES AND IS BASED ON SCIENTIFIC AND ENGINEERING CONSIDERATIONS. ON RARE OCCASIONS, GREATER FLOODS CAN AND WILL OCCUR AND FLOOD HEIGHTS MAY BE INCREASED BY MAN-MADE OR NATURAL CAUSES. ACCEPTANCE OF THIS PLAT BY THE CITY COUNCIL AND/OR COMMISSIONERS COURT DOES NOT IMPLY THAT LAND OUTSIDE THE AREAS OF SPECIAL FLOOD HAZARDS OR USES PERMITTED WITHIN SUCH AREAS WILL BE FREE FROM FLOODING OR FLOOD DAMAGES. NOR SHALL ACCEPTANCE OF THIS PLAT CREATE LIABILITY ON THE PART OF THE CITY OF BASTROP AND/OR BASTROP COUNTY OR ANY OFFICIAL OR EMPLOYEE THEREOF FOR ANY FLOOD DAMAGES THAT RESULT FROM RELIANCE ON THE INFORMATION CONTAINED WITHIN THIS PLAT OR ANY ADMINISTRATION DECISION LAWFULLY MADE HEREUNDER.

25) THE DEVELOPER, BUILDER, SELLER, OR AGENT SHALL INFORM, IN WRITING, EACH BUYER OF SUBDIVISION LOTS OR PROPERTY LOCATED WITHIN FLOOD HAZARD AREAS THAT SUCH PROPERTY IS AN IDENTIFIED FLOOD HAZARD AREA AND THAT A CERTIFICATE OF COMPLIANCE WILL BE REQUIRED TO BE SUBMITTED TO THE CITY OF BASTROP/COUNTY BUILDING INSPECTOR PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY OF A STRUCTURE.

26) ALL EASEMENTS OF RECORD AS INDICATED ON THE MOST RECENT TITLE RUN (DATED _____ CONDUCTED BY _____) FOR THIS PROPERTY ARE SHOWN ON THIS PLAT.

27) THIS SUBDIVISION LIES WITHIN THE ETJ AREA B OF THE CITY OF BASTROP, AS DESIGNATED BY THE INTERLOCAL AGREEMENT FILED OF RECORD IN VOLUME 1603, PAGE 627-633, BCOR.

28) ALL DRIVEWAYS IN THIS SUBDIVISION MUST BE CONSTRUCTED TO FACILITATE DRAINAGE ALONG THE ROW. THE DEVELOPER AND/OR PROPERTY OWNER SHALL BE RESPONSIBLE FOR THE INSTALLATION AND MAINTENANCE OF DRIVEWAYS, IN ACCORDANCE WITH BASTROP COUNTY SPECIFICATIONS, WHICH MAY INCLUDE CULVERT PIPE INSTALLATION. A PERMIT MUST BE OBTAINED FROM BASTROP COUNTY PRIOR TO THE CREATION OF A DRIVEWAY.

29) THE FINAL PLAT CONFORMS TO THE PRELIMINARY PLAN FOR XS RANCH PHASE 1A APPROVED BY THE BASTROP CITY COUNCIL ON FEBRUARY 12, 2013.

A SUITABILITY REPORT PREPARED BY _____ ON THE ____ DAY OF _____, 20_____ HAS BEEN SUBMITTED AND ACCEPTED FOR THIS SUBDIVISION PLAT. INDIVIDUAL ON-SITE SEWAGE FACILITY DESIGNS MUST BE SUBMITTED FOR APPROVAL FOR EACH LOT AND BUILT TO TEXAS COMMISSION ON ENVIRONMENTAL QUALITY (TCEQ) RULES AND THE REQUIREMENTS OF BASTROP COUNTY PRIOR TO OCCUPATION OF THE RESIDENCE. THIS SUBDIVISION PLAT

RECOMMENDED FOR APPROVAL ON THIS THE ____ DAY OF _____, 20____.

_____
PHILLIP MORING, D.R.#[illegible]
DESIGNATED REPRESENTATIVE

APPROVED THIS _____ DAY OF _____, 2015 BY THE CITY COUNCIL OF THE CITY OF BASTROP, TEXAS.

APPROVED: _____ ATTEST: _____

KEN ROSELLIUS, MAYOR — CITY SECRETARY

THE STATE OF TEXAS
COUNTY OF BASTROP

I, ROSE PIETSCH, CLERK OF BASTROP COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING, WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE

ON THE _____ DAY OF _____ A.D. 20____ AT _____ O'CLOCK _____ M., AND DULY

RECORDED ON THE _____ DAY OF _____ A.D. 20____ AT _____ O'CLOCK _____ M., IN SAID COUNTY

AND STATE, IN DOCUMENT NUMBER _____ OF THE OFFICIAL PUBLIC RECORDS OF BASTROP COUNTY, TEXAS.

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK, THE _____ DAY OF _____

20____ A.D.

ROSE PIETSCH, COUNTY CLERK, BASTROP COUNTY, TEXAS

BY _____
DEPUTY

Chaparral
Professional Land Surveying, Inc.
Surveying and Mapping
3500 McCall Lane
Austin, Texas 78744
512-443-1724
Firm No. 10124500

PROJECT NO.: 457-001
DRAWING NO.: 457-001-PL-BRIDGE
PLOT DATE: 3/27/15
PLOT SCALE: 1" = 100'
DRAWN BY: JBE
SHEET 3 OF 3

CITY OF BASTROP **AGENDA ITEM** **A.8**

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL

DATE SUBMITTED: August 5, 2015
MEETING DATE: August 11, 2015

1. Agenda Item: **Adoption of a Resolution setting dates, times, and places for public hearings on the proposed annexation of a certain property by the City of Bastrop, Texas authorizing and directing publication of notice of such public hearings and directing staff to prepare an annexation service plan.**

2. Party Making Request: **Michael H. Talbot, City Manager**

3. Nature of Request: (Brief Overview) Attachments: Yes __XX__ No _____

August 3, 2015 Request and Petition filed with the City Secretary for voluntary annexation of approximately 16.21 acres out of the Town Tract of Bastrop, Abstract 11.

4. Policy Implication: _____

5. Budgeted: _____Yes _____No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE** **INITIAL** **DATE** **CONCURRENCE**
   a) _____
   b) _____
   c) _____

8. Staff Recommendation:

9. Advisory Board: _____Approved _____Disapproved _____None

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____
_____

RESOLUTION NO. R-2015-16

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BASTROP, TEXAS, GRANTING A PETITION FOR VOLUNTARY ANNEXATION OF 16.21 ACRES OF LAND BY DAVID SINGLETON ON BEHALF OF RON HEALY, REDHAWK ADVISORS; AND DIRECTING CITY STAFF TO PREPARE A MUNICIPAL SERVICE PLAN, PUBLISH NOTICE AND HOLD PUBLIC HEARINGS FOR THE PROPOSED ANNEXATION

WHEREAS, the owner of the hereinafter described area of land has requested the governing body of the City of Bastrop, pursuant to Local Government Code Section 43.028, by written Petition for Voluntary Annexation, see attached Exhibit "A," (included and adopted herein for all purposes) properly acknowledged, to annex said area of land into the City of Bastrop, to-wit:

All of the certain 16.21 acre tract situated in the TOWN TRACT OF BASTROP, ABSTRACT 11, in Bastrop County, Texas, being described by metes and bounds in Volume 1766, Page 165 of the Official Public Records of Bastrop County, Texas, as shown in Exhibit "A" attached hereto and made a part hereof; and

WHEREAS, the said area of land is is contiguous to the existing City limits of the City of Bastrop, and is vacant and without residents or has fewer than three qualified voters residing on it.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BASTROP, TEXAS:

That the said Petition for Voluntary Annexation, shall be, and it is hereby, granted and, further, the City Planning Department is directed to prepare a Municipal Service Plan for the Property and the City Secretary is directed to commence the publication of notices of two public hearings to be held on August 25, 2015, and September 8, 2015, before the City Council on the subject of the proposed voluntary annexation of the said area into the City of Bastrop; and further, to place upon the City Council Agendas for September 22, 2015 and October 6, 2015, for the consideration of and/or the passage of an Ordinance annexing said 16.21 acre tract into the City of Bastrop, Texas.

PASSED AND APPROVED this the ____ day of August, 2015.

CITY OF BASTROP:

_____

Mayor Ken Kesselus
On behalf of the City Council

ATTEST:

_____

Ann Franklin, City Secretary

SOUTHWEST
LAND SERVICES, INC.

August 3, 2015

City of Bastrop
1311 Chestnut Street
P.O. Box 427
Bastrop, Tx 78602

RE: Request for Voluntary Annexation into the City Bastrop

Mayor Kesselus and Councilmembers;

On behalf of Ron Healy, Redhawk Advisors, the Owner of 90.19 acres of property, hereafter referred to as the Master Tract, located at 1900 Carter Street in Bastrop County, Texas, we hereby requests voluntary annexation of the two tracts totaling 16.21 acres (12.977 ac. and 3.234 ac. respectively) not currently in the corporate limits, into the City of Bastrop as permitted by §43.028 (d) of the Texas Local Government Code. The properties are contiguous to the current corporate limits of the City.

The owner of the Master Tract is proposing a single-family development and currently pursuing PD Zoning. The 16.21 acres are not part of the master tract that is proposed to be encumbered by the development but rather are adjacent to and will be made part of the portion of the tract proposed as parkland.

Thank you for your consideration.

Respectfully,

David Singleton

cc: Gary Jones, CarTex Engineering

Ron Healy

Delivery address: 300 CR 269 Leander Texas 78641
Mailing address: P.O. Box 984 Leander Texas 78646-0984
facsimile 512.259.9400 512.259.9000

EXHIBIT "A"

Legal Description

BEING A 16.21 ACRE TRACT FOR ANNEXATION INTO THE CITY OF BASTROP, TEXAS, SITUATED IN THE TOWN TRACT OF BASTROP, ABSTRACT 11, BASTROP COUNTY, TEXAS, AND BEING OUT OF A CALLED 90.91 ACRE TRACT CONVEYED TO RON HEALY AS RECORDED IN VOLUME 1766, PAGE 165 OF THE OFFICIAL PUBLIC RECORDS OF BASTROP COUNTY, TEXAS (OPRBCT), SAID 16.21 ACRES BEING MORE PARTICULARLY DESCRIBED, IN TWO PARTS, BY METES AND BOUNDS AS FOLLOWS:

PART ONE – 12.977 ACRES

BEGINNING at a ½-inch iron rod found at a concrete monument lying at the base of a railroad tie fence corner post, said ½-inch iron rod marking the called northwest corner of a called 90.91 acre tract of land described in said Volume 1766, Page 165 (V1766/P165, OPRBCT), and the called northeast corner of a called 58.74 acre tract of land, described as Tract One, in a deed recorded in Volume 1924, Page 521, OPRBCT;

THENCE N 90°00'00" E (V1766/P165, OPRBCT), with the north line of said 90.91 acre tract, for a distance of 378.88' to a point in the center of Piney Creek, said center of Piney Creek being the purported current City Limits of Bastrop, Texas;

THENCE with the centerline of Piney Creek, and said purported current City Limits for the following thirteen (13) courses and distances:

1. S 19°10'59" W a distance of 213.41' to a point,
2. S 03°11'13" W a distance of 109.56' to a point,
3. S 09°06'27" W a distance of 467.31' to a point,
4. S 05°21'21" W a distance of 274.13' to a point,
5. S 15°04'58" W a distance of 62.87' to a point,
6. S 36°40'09" W a distance of 81.17' to a point,
7. S 19°34'20" W a distance of 243.09' to a point,
8. S 06°32'05" W a distance of 112.62' to a point,
9. S 12°56'23" E a distance of 119.08' to a point,
10. S 47°33'29" E a distance of 212.22' to a point,
11. S 42°11'34" E a distance of 227.62' to a point,
12. S 41°22'36" E a distance of 193.12' to a point, and
13. S 22°54'09" E a distance of 168.78' to a point on the common line being the north right-of-way line of the Missouri, Kansas and Texas Railroad (MK&T RR), and a south line of said 90.91 acre tract;

THENCE S 88°57'39" W (V1766/P165, OPRBCT), with said common line of the MK&T RR and said 90.91 acre tract for a distance of 573.60' (V1766/P165, OPRBCT) to a point being the

called southwest corner of said 90.91 acre tract and the called southeast corner of said 58.74 acre tract of land;

THENCE N 00°00'00" W (V1766/P165, OPRBCT), with the common line of said 90.91 acre tract and said 58.74 acre tract, for a distance of 2250.76' (V1766/P165, OPRBCT), to the **POINT OF BEGINNING** and containing 12.977 acres of land, more or less.

PART TWO – 3.234 ACRES

COMMENCING at a ½-inch iron rod found at a concrete monument lying at the base of a railroad tie fence corner post, said ½-inch iron rod marking the called northwest corner of a called 90.91 acre tract of land described in a deed recorded in Volume 1766, Page 165, OPRBCT (V1766/P165, OPRBCT), and the called northeast corner of a called 58.74 acre tract of land, described as Tract One, in a deed recorded in Volume 1924, Page 521, OPRBCT;

THENCE N 90°00'00" E (V1766/P165, OPRBCT), with the north line of said 90.91 acre tract, at a distance of 378.88', crossing the center of Piney Creek, and continuing for a distance of 338.78', being a total distance of 717.66' to a point in the center of Piney Creek, same being the purported current City Limits of Bastrop, Texas, said point being the **POINT OF BEGINNING** hereof;

THENCE N 90°00'00" E (V1766/P165, OPRBCT) with a north line of said 90.91 acre tract, for a distance of 463.45' to a point being an ell corner (V1766/P165, OPRBCT) in the north line of said 90.91 acre tract;

THENCE S 00°00'00" E (V1766/P165, OPRBCT) with a north line of said 90.91 acre tract, for a distance of 25.26' (V1766/P165, OPRBCT) to a point being an interior angle point (V1766/P165, OPRBCT) in the north line of said 90.91 acre tract;

THENCE S 83°00'34" E (V1766/P165, OPRBCT) with a north line of said 90.91 acre tract, for a distance of 125.78' (V1766/P165, OPRBCT) to a point being an interior angle point (V1766/P165, OPRBCT) in the north line of said 90.91 acre tract;

THENCE N 90°00'00" E (V1766/P165, OPRBCT) with a north line of said 90.91 acre tract, for a distance of 135.58' (V1766/P165, OPRBCT) to a point in the center of Piney Creek, same being an interior angle point (V1766/P165, OPRBCT) in the north line of said 90.91 acre tract, said center of Piney Creek being the purported current City Limits of Bastrop, Texas;

THENCE with the centerline of Piney Creek, and said purported current City Limits for the following fifteen (15) courses and distances:

1. S 22°16'34" W a distance of 47.25' to a point,
2. S 06°50'58" W a distance of 46.03' to a point,
3. S 42°26'31" W a distance of 31.78' to a point,
4. S 43°54'44" W a distance of 117.50' to a point,
5. S 57°48'09" W a distance of 115.62' to a point,

6. N 70°04'56" W a distance of 108.45' to a point,
7. N 42°26'50" W a distance of 72.59' to a point,
8. N 69°47'02" W a distance of 31.34' to a point,
9. S 88°01'54" W a distance of 44.28' to a point,
10. N 85°10'23" W a distance of 146.22' to a point,
11. N 80°25'58" W a distance of 61.18' to a point,
12. N 63°26'21" W a distance of 42.73' to a point,
13. N 15°26'10" W a distance of 80.95' to a point,
14. N 02°12'00" W a distance of 57.62' to a point, and
15. N 17°16'52" W a distance of 23.77' to the **POINT OF BEGINNING** and containing 3.234 acres of land, more or less.

AREA SUMMARY:
PART ONE 12.977 acres
PART TWO 3.234 acres
TOTAL 16.211 acres

With respect to the north, west and south lines of the aforementioned, called 90.91 acre tract, all courses and distances cited herein are from record information (V1766/P165, OPRBCT). Courses and distances locating the centerline of Piney Creek are from on the ground survey of the centerline of Piney Creek, using the western line of said 90.91 acre tract as a basis of bearings (N 00°00'00" W).

As of this writing, the best information available, from any source, is that the center of Piney Creek, in the area of this description, is the western City Limits of Bastrop, Texas.

This document was prepared under 22 TAC §663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.

8-3-15
Date

John W. McCown
Registered Professional Land Surveyor
State of Texas No. 5135

SURVTEX, LLC
600 W. Whitestone Blvd.
Cedar Park, TX 78613
(512) 249-8875 Fax (512) 249-5040
TBPLS Firm No. 10084600

STATE OF TEXAS
REGISTERED
JOHN W. McCOWN
5135
PROFESSIONAL
LAND SURVEYOR

EXHIBIT

OF

16.21 ACRES FOR ANNEXATION INTO THE CITY OF BASTROP, TEXAS

SURVTEX LLC
PROFESSIONAL SURVEYING AND MAPPING SERVICES
600 W. Whitestone Blvd.
Cedar Park, Texas 78613
(512) 249-8875
Fax (512) 249-5040
TBPLS Firm No. 10084600

N

SCALE: 1" = 400'

SHEET: 1 OF 1

CITY OF BASTROP **AGENDA ITEM** **B.1**

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL

DATE SUBMITTED: August 5, 2015
MEETING DATE: August 11, 2015

1. Agenda Item: **PUBLIC HEARING: Conduct a public hearing to receive citizens input on a request to rezone from C1, Commercial-1 and C2, Commercial-2 to PD, Commercial Planned Development allowing for commercial and multi-family for approximately 66.494 acres located south of Orchard Parkway and north of the proposed extension of Hasler Boulevard within the City limits of Bastrop, Texas.**

2. Party Making Request: **Melissa McCollum, Director of Planning and Development**

3. Nature of Request: (Brief Overview) Attachments: Yes _X_X__ No _____

4. Policy Implication: _____

5. Budgeted: _____Yes _____No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE** **INITIAL** **DATE** **CONCURRENCE**
   a) _____
   b) _____

8. Staff Recommendation: **Staff recommends approval of the requested rezone from C1, Commercial-1 and C2, Commercial-2 to PD, Commercial Planned Development allowing for commercial and multi family for approximately 66.494 acres located south of Orchard Parkway and north of the proposed extension of Hasler Boulevard within the City limits of Bastrop, Texas.**

9. Advisory Board Recommendation: __XX__ **Recommended Approval** __ Denial ____ None

The Planning and Zoning Commission conducted a public hearing at their regular meeting July 30, 2015 and voted 6 in favor and 1 opposed to recommend approval of the requested rezone from C1, Commercial-1 and C2, Commercial-2 to PD, Commercial Planned Development allowing for commercial and multi family for approximately 66.494 acres located south of Orchard Parkway and north of the proposed extension of Hasler Boulevard within the City limits of Bastrop, Texas.

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____

ORDINANCE NO. 2015-14

AN ORDINANCE GRANTING A ZONE CHANGE FROM C1, COMMERCIAL-1 AND C2, COMMERCIAL-2 TO PD, COMMERCIAL PLANNED DEVELOPMENT ALLOWING FOR COMMERICAL AND MULTI FAMILY DEVELOPMENT FOR APPROXIMATELY 66.494 ACRES WITHIN THE NANCY BLAKEY SURVEY, ABSTRACT NO. 98 LOCATED SOUTH OF ORCHARD PARKWAY AND NORTH OF THE PROPOSED EXTENSION OF HASLER BOULEVARD WITHIN THE CITY LIMITS OF BASTROP, TEXAS AS PART OF THE OVERALL PECAN PARK CONCEPTUAL PLAN; AND ESTABLISHING AN EFFECTIVE DATE.

WHEREAS, DM Pecan Park Associates, LTD, Duke McDowell (hereinafter referred to as "Applicant") submitted a request for a zone change from C1, Commercial-1 and C2, Commerical-2 to PD, Commercial Planned Development for approximately 66.494 acres situated in the Nancy Blakey Survey, Abstract No. 98 located south of Orchard Parkway and north of the proposed extension of Hasler Boulevard within the City limits of Bastrop, Texas, hereinafter referred to as "the Property"; and

WHEREAS, a copy of the Metes and Bounds Survey and location map is attached hereto as Exhibit "A" (the "Property); and

WHEREAS, the Property is currently zoned as C1, Commercial-1 and C2, Commerical-2; and

WHEREAS, pursuant to Section 10.4 of the City's Zoning Ordinance, notice of the rezoning was given to all property owners located within two hundred (200) feet of the Property, and the Planning and Zoning Commission of the City of Bastrop held a public hearing on the rezoning request on July 30, 2015; and

WHEREAS, after notice and hearing, the Planning and Zoning Commission has recommended a PD, Commercial Planned Development zoning designation for the Property; and

WHEREAS, pursuant to Section 10.4 of the City's Zoning Ordinance, notice of the rezoning request was given as required by the Ordinance, and the City Council of the City of Bastrop held a public hearing on the rezoning on August 11, 2015 to consider the Applicant's request to rezone the Property to PD, Commercial Planned Development; and

WHEREAS, after consideration of public input received at the hearing, the information provided by the Applicant, and all other information presented, City Council finds that it is in the public interest to approve the rezoning of the Property, which is currently zoned as C1, Commercial-1 and C2, Commerical-2, to a new designation of PD, Commercial Planned Development.

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

Part 1: The Property, is situated in Nancy Blakey Survey, Abstract No. 98 located south of Orchard Parkway and north of the proposed extension of Hasler Boulevard within the city limits of Bastrop, Texas as more particularly shown and described on attached Exhibit "B", shall be and is hereby rezoned from its prior designation of C1, Commercial-1 and C2, Commerical-2 to a new zoning designation of PD, Commercial Planned Development.

Part 2: This ordinance shall take effect upon passage and in accordance with the laws of the State of Texas.

Part 3: The Zoning Ordinance standards should be amended as follows:

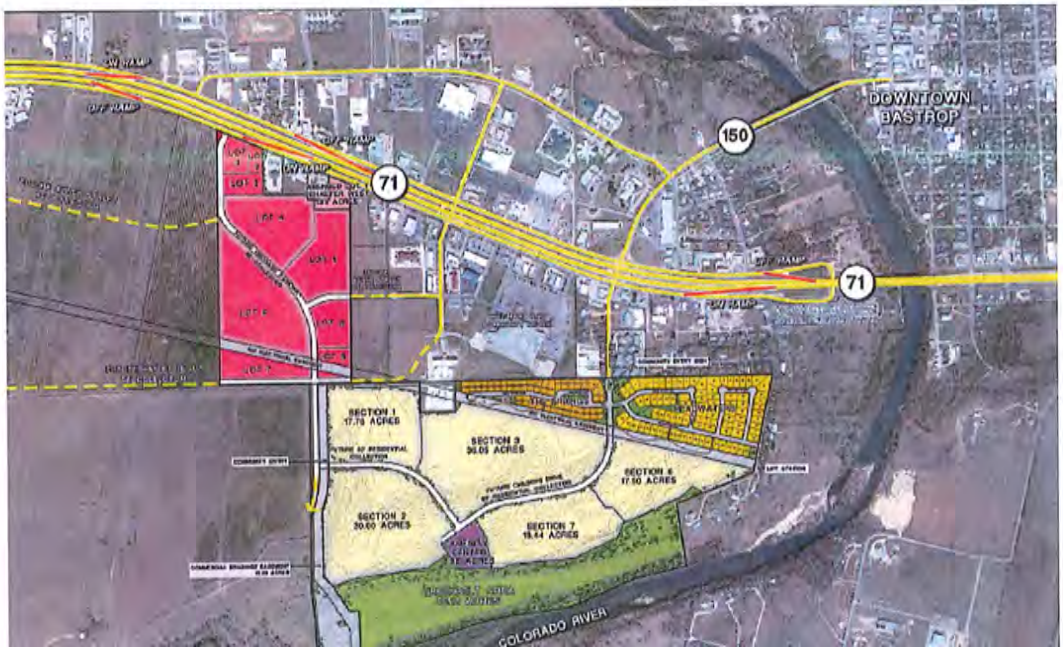
Land Use District	PD-O	PD-GR	PD-C	PD-MF	PD-CA
Land Use	Office Low Intensity Office and Professional Uses	General Retail General Retail, Neighborhood & regional shopping, hotels, restaurants and Service Facilities for the retail sale of Goods and Services	Commercial Retail and light intensity wholesale - commercial uses of a service nature which typically have operating characteristic & traffic service requirements generally compatible with typical office, retail, shopping and some residential environments	Multi-Family Low-rise multiple-dwelling and garden apartments with a maximum density of twenty-five (25 units per acre.	Public & Private Parks, Trail Systems, Private Community Amenity Areas, Public Utility Services, Drainage Channels, Roadways, and accessory uses
Max. Use in Commercial	25.0 %	25.0 %	40.0 %	25.0 %	N/A
Min. Lot Area	7,000 SF.	12,000 SF	12,000 SF	15,000 SF	N/A
Min. Lot Width	60'	100'	100'	100'	N/A
Min. Lot Depth	110'	110'	110'	125'	N/A
Min. Front Yard	25.0'	25.0'	25.0'	25.0'	N/A

Min. Interior Side Yard	10.0'	10.0'	10.0'	15.0'	N/A
Min. Exterior Side Yard	25.0'	25.0'	25.0'	15.0'	N/A
Min. Rear Yard	20.0'	20.0'	20.0'	35.0'	N/A
Maximum Building Height	3-story	2-story	2-story	3-story	N/A
Maximum Lot Coverage	60.0%	60.0%	70.0%	70.0%	N/A

- **PD-O – Office**
  Low Intensity Office and Professional Uses
- **PD-GR – General Retail**
  General Retail, Neighborhood & regional shopping, hotels, restaurants and Service Facilities for the retail sale of Goods and Services
- **PD-C – Commercial**
  Retail and light intensity wholesale - commercial uses of a service nature which typically have operating characteristic & traffic service requirements generally compatible with typical office, retail, shopping and some residential environments
- **PD-MF – Multi-Family**
  Low-rise multiple-dwelling and garden apartments with a maximum density of twenty-five (25) units per acre. The maximum allowed number of units will be 400

Other-Use Categories –

- **PD-CA – Common Areas**
  Public & Private Parks, Trail Systems, Private Community Amenity Areas, Public Utility Services, Drainage Channels, Roadways, and accessory uses



Standards for all properties in the commercial areas will meet the criteria:

- **C,C&Rs** - Other regulations and restrictions will be established by the Development's C,C,& R's and Design Guideline Standards that will be created for each section. Those Design Guideline Standards will include provisions for limiting building plan elevations, building street setbacks, building exterior selections and uniform standards for landscaping

- **Maximum Lot Coverage-** The percentage determined by dividing (a) the gross area of the lot (in square feet) by (b) the footprint of the main building; and the footprints of accessory buildings.

- **Permitted Uses -** Within each of the land use categories there are additional permitted uses as per the following table. Uses are designated as Primarily Permitted (P), Prohibited (X), or Accessory to Primary (A) for each of the land use districts.

  Permitted uses are defined in the City of Bastrop's Zoning Ordinance and as follows in the land use table provided. Terms not specifically defined herein shall be as defined in the City's Zoning Ordinance in effect at the time of development application submittal.

	PD-O	PD-GR	PD-C	PD-MF	PD-CA
Recreational & Entertainment uses					
Trails, Parks & Open Space	P	P	P	P	P
Educational & Institutional Uses					
Art Gallery or Museum	P	P	P	X	A
Child Care Center/Day Care Center	P	A	P	A	X
Church, Rectory or Temple	P	P	P	X	X
College or University	P	P	P	X	X
Community Center (Public)	P	P	P	X	X
School, Public or Private	P	P	P	X	X
Library	P	P	P	A	X
Office & Professional Uses					
Accountant or Bookkeeping Office	P	A	P	X	X
Architect's Office	P	A	P	X	X

	PD-O	PD-GR	PD-C	PD-MF	PD-CA
Office & Professional Uses					
Professional Type Offices	P	A	P	X	X
Bank, Savings & Loan, Credit Union and Brokerage Firm	P	P	P	X	X
Hospital	P	A	P	X	X
Home Owner Association/Owner	P	P	P	P	P
Association Administration Office	P	A	P	X	X
Dental Clinic, Laboratory or Office	P	P	P	X	X
Medical Clinic or Office	P	P	P	X	X
Minor Medical Emergency Clinic	P	P	P	X	X
Mortgage & Loan Agency	P	A	P	X	X
Offices, General Business and Professional	P	A	P	X	X
Optician or Optometrist	P	P	P	X	X
Communication Tower	P	P	P	P	P
Real Estate Office	P	A	P	X	X
Real Estate Sales Center/Model Complex	P	A	P	X	X
Retail & Service Uses					
Alcoholic Beverage Establishment	A	P	P	X	X
Antique Shop, Sales Indoors	A	P	P	X	X
Art Supply Store	A	P	P	X	X
Bakery or Confectionery Shop (Retail)	A	P	P	X	X
Barber Shop/Hair Salon/Day Spa	A	P	P	X	X
Book or Stationery Shop or Newsstand	A	P	P	X	X
Cellular Phone/Pager Sales (Indoor)	A	P	P	X	X
Computer Sales	A	P	P	X	X
Consignment Store	A	P	P	X	X

	PD-O	PD-GR	PD-C	PD-MF	PD-CA
Retail & Service Uses					
Copy Shop	A	P	P	X	X
Custom Personal Service Shop	A	P	P	X	X
Donut Shop	A	P	P	X	X
Drapery, Needlework or Weaving Shop	A	P	P	X	X
Drug Store or Pharmacy	A	P	P	X	X
Farmer's Market	P	P	P	X	X
Florist Shop	A	P	P	X	X
Food and Beverage Sales Store without Gasoline Sales (Convenience Store)	A	P	P	X	X
Food Store	P	P	P	X	X
Fuel Station (Automotive) with Convenience Store	A	P	P	X	X
Garden Shop	A	P	P	X	X
Handicraft Shop and Art Objects Sales	P	P	P	X	X
Hardware Shop or Store	P	P	P	X	X
Hobby Shop	A	P	P	X	X
Ice Cream/Yogurt Sales	P	P	P	X	X
Key Shop	P	P	P	X	X
Motel or Hotel	X	P	P	X	X
Pet Shop & Grooming	P	P	P	X	X
Restaurant or Cafeteria (Not Drive-in Service)	A	P	P	X	X
Retail Shop, Apparel, Gift, Accessory and Similar Items	P	P	P	X	X
Studio, Music, Dance or Drama	P	P	P	X	X
Temporary Outdoor Retail Sales/Commercial Promotion	P	P	P	X	X
Travel Bureau or Travel Consultant	P	P	A	X	X

P = Permitted; A = Accessory; X = Not Allowed

It is recognized that new or additional types of land use will develop and forms of land use not presently anticipated may seek to locate in Pecan Park. In order to provide for such changes and contingencies, a determination as to the appropriate classification of any new or unlisted form of land use in the Use Charts shall be made as follows:

A person requesting the addition of a new or unlisted use shall submit to the Director of Planning all information necessary for the classification of the use, including, but not limited to:

1. The nature of the use and whether the use involves dwelling activity, sales, services, or processing.
2. The type of product sold or produced under the use.
3. Whether the use has enclosed or open storage and the amount and nature of the storage
4. Anticipated employment typically anticipated with the use
5. Transportation requirements
6. The nature and time of occupancy and operation of the premises
7. The off-street parking and loading requirements
8. The amount of noise, odor, fumes, dust, toxic materials and vibration likely to be generated
9. The requirements for public utilities such as sanitary sewer and water and any special public services that may be required

The Director of Planning and Development shall consider the nature and described performance of the proposed use and its compatibility with the uses permitted in the various districts and determine the zoning district or districts within which such use is most similar and should be permitted.

If the Director of Planning and Development is not able to determine a comparable land use, then a major amendment is required to amend the permitted uses. This amendment process will follow the standard City approval process as outlined in Section 36 Use Regulations of the City of Bastrop's Zoning Ordinance.

Part 4: If any provision of this ordinance or application thereof to any person or circumstance shall be held invalid, such invalidity shall not affect the other provisions, or application thereof, of this ordinance which can be given effect without the invalid provision or application, and to this end the provisions of this ordinance are hereby declared to be severable.

Part 5: This ordinance shall take effect upon the date of final passage noted below, or when all applicable publication requirements, if any, are satisfied in accordance with the City's Charter, Code of Ordinances, and the laws of the State of Texas.

READ and ACKNOWLEDGED on First Reading on the 11th day of August 2015.

READ and APPROVED on the Second Reading on the ___day of August 2015.

APPROVED:

_____

Kenneth W. Kesselus, Mayor
Mayor

ATTEST:

_____

Ann Franklin
City Secretary

Exhibit A

HEARITIGE SURVEYING, CO.

TIM. D. HEARITIGE
727 West Point Loop
West Point, Texas 78963

Registered Professional Land Surveyor No. 5036
Licenced State Land Surveyor
Phone (979)242-3485

May 4, 2004

FIELD NOTE DESCRIPTION OF 69.296 ACRES OF LAND OUT OF THE NANCY BLAKEY SURVEY, ABSTRACT NO. 98, IN BASTROP COUNTY, TEXAS, AND BEING A PORTION OF THAT CERTAIN (74.347 ACRE) TRACT OF LAND CONVEYED TO FRANCIS SCHAEFER BUCKHAULTS, JULIA JEAN RABENSBURG, AND LYNN MARI SCHAEFER OUALLINE IN A DEED AS RECORDED IN VOLUME 553 PAGE 684 OF THE OFFICIAL RECORDS OF BASTROP COUNTY, TEXAS, TOGETHER WITH ALL OF LOT 1 OF SCHAEFER WEST, A SUBDIVISION IN BASTROP COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN CABINET 2 PAGE 399B OF THE PLAT RECORDS OF BASTROP COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a capped ½" iron rod found in the southwesterly right-of-way line of State Highway 71, being at the most northeasterly corner of that certain (43.00 acre) tract of land conveyed to Lisa Berdoll, as trustee, in a deed as recorded in Volume 631 Page 485 of the Official Records of Bastrop County, Texas, and being at the most northwesterly corner of the remainder of that certain (74.347 acre) tract of land conveyed to Francis Schaefer Buckhaults, Julia Jean Rabensurg, and Lynn Marie Schaefer Oualline in a deed as recorded in Volume 533 Page 684 of the Official Records of Bastrop County, Texas, and being for the most northwesterly corner of the tract herein described,

THENCE, with the southwesterly right-of-way line of Highway 71 **S 66 deg. 57' 15" E 521.79 feet** to a ½" iron rod found at the most northwesterly corner of that certain (2.00 acre) tract of land conveyed to Lynn Schaefer Oualline and John H. Wieting, jr. in a deed as recorded in Volume 664 Page 448 of the Official Records of Bastrop County, Texas, and being for an angle in the northerly line of this tract,

THENCE, leaving said right-of-way line, and with the westerly line of the Oualline tract, **S 00 deg. 15' 28" W 483.74 feet** to a ½" iron rod found at the most southwesterly corner of said (2.00 acre) tract,

THENCE, with the southerly line of the Oualline tract, **S 89 deg. 44' 15" E 198.84 feet** to a ½" iron rod found at the base of a fence corner post at the most southwesterly corner of that certain (2.00 acre) tract of land conveyed to Don A. Stewart, Inc. in a deed as recorded in Volume 661 Page 194 of the Official Records of Bastrop County, Texas, and being for an angle in the northerly line of this tract,

THENCE, with the southerly line of the Stewart tract **S 89 deg. 44' 15" E 253.46 feet** to a ½" iron rod set in the westerly line of Schaefer West, a subdivision in Bastrop County, Texas, according to the map or plat thereof recorded in Cabinet 2 Page 399B of the Plat Records of Bastrop County, Texas, and being for an angle in the northerly line of this tract,

THENCE, with the southerly line of the Schaefer West tract, being the westerly and southerly right-of-way lines of Schaefer Boulevard **S 00 deg. 14' 48" W 48.38 feet** to a ½" iron rod set and **S 89 deg. 48' 19" E 80.00 feet** to a ½" iron rod found at the southwesterly corner of Lot 2 of said Schaefer subdivision,

THENCE, with the southerly line of said Lot 2, **S 89 deg. 48' 19" E 150.12 feet** to a ½" iron rod found for the common southerly corner of Lots 1 and 2 of said subdivision,

THENCE, with the common line between Lots 1 and 2, **N 00 deg. 18' 15" E**, passing a ½" iron rod found at 242.33 feet and continuing on the same course another 3.00 feet for a total distance of **245.33 feet** to a ½" iron rod set in the southwesterly right-of-way line of Highway 71, being for an angle in the northerly line of this tract,

Exhibit A

THENCE, with said right-of-way line **S 68 deg. 57' 50" E 233.53 feet** to a ½" iron rod set for the most northeasterly corner of this tract, being the most northwesterly corner of that certain (17.516 acre) tract of land conveyed to the Merle Arnold Prokop, jr. Revocable Living Trust, Dated November 22, 1991, in a deed as recorded in Volume 617 Page 308 of the Official Records of Bastrop County, Texas, and also being at the most northwesterly corner of the Beck, NHP, and Prokop Subdivision, Section One, a subdivision in Bastrop County, Texas, according to the map or plat thereof recorded in Cabinet 3 Page 181B of the Plat Records of Bastrop County, Texas,

THENCE, leaving said right-of-way line and with the common line between the Buckhaults tract and the Prokop tract **S 00 deg. 28' 13" W 2069.52 feet** to a ½" iron rod found at the base of a fence corner post being the most southeasterly corner of the Buckhaults tract, and also being the most northwesterly corner of that certain (remaining portion of 258.51 acre) tract of land conveyed to Francis Schaefer Buckhaults in a Will as recorde din Volume 82 Page 483 of the Probate Records of Bastrop County, Texas, and also being at the most northeasterly corner of that certain (16.007 acre) tract of land conveyed to Julia Jean Rabensburg and Carl G. Rabensburg in a deed as recorded in Volume 658 Page 429 of the Official Records of Bastrop County, Texas, and being for the most southeasterly corner of this tract,

THENCE, with the northerly line of the Rabensburg (16.007 acre) Tract, **S 89 deg. 26' 27" W 444.41 feet** to a ½" iron rod found at the most northeasterly corner of that certain (94.00 acre) tract of land conveyed to Jo Ann Griesenbeck Cantrell in a deed as recorded in Volume 445 Page 684 of the Official Records of Bastrop County, Texas, and being for an angle in the southerly line of this tract,

THENCE, with the common line between the Buckhaults tract and the Cantrell tract, **S 89 deg. 58' 23" W 930.30 feet** to a capped ½" iron rod found at the base of a fence corner post, being at the most southeasterly corner of the Berdoll tract and being for the most southwesterly corner of this tract,

THENCE, with the common line between the Buckhaults tract and the Berdoll tract, **N 00 deg. 19' 46" E 2661.79 feet** to the **PLACE OF BEGINNING**, in all containing **69.296 acres** of land.

SURVEYED: April 23, 2004

BY:

Timothy D. Hearitige
Registered Professional Land Surveyor No. 5036

STATE OF TEXAS REGISTERED TIMOTHY D. HEARITIGE 5036 PROFESSIONAL LAND SURVEYOR

see accompanying map no. B 119076

Exhibit A

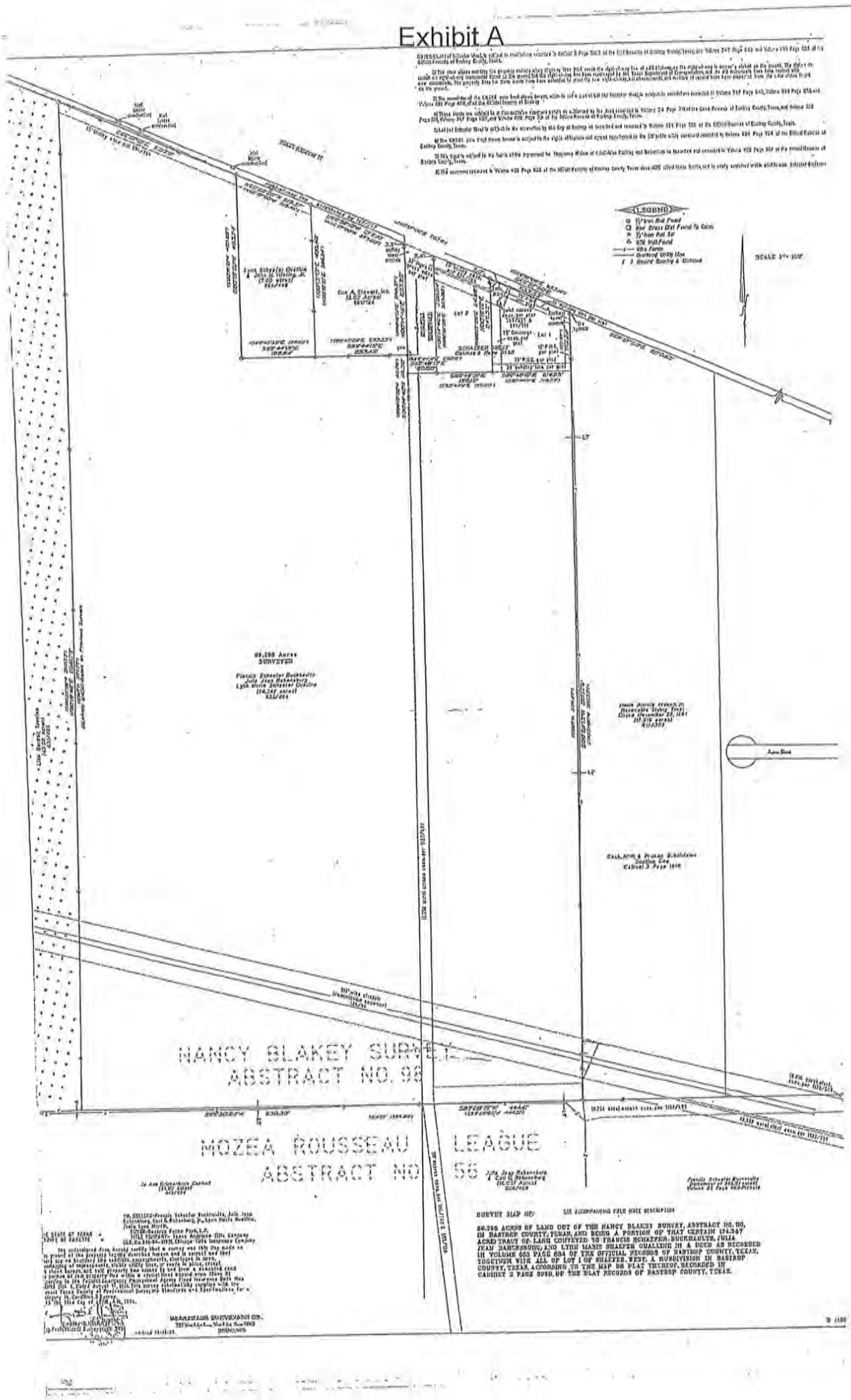

LEGEND
NANCY BLAKEY SURVEY
ABSTRACT NO. 96
MOZEA ROUSSEAU LEAGUE
ABSTRACT NO. 56
SURVEY MAP OF
AS ACCOMPANYING FIELD NOTE DESCRIPTION
80.396 ACRES OF LAND OUT OF THE NANCY BLAKEY SURVEY, ABSTRACT NO. 96, IN BASTROP COUNTY, TEXAS, AND BEING A PORTION OF THAT CERTAIN 174.347 ACRE TRACT OF LAND CONVEYED TO FRANCES SCHAEFER-BUCKHOLTS, JULIA ANN BARTSBURG, AND LYDIA MARIE SHAEFER QUALLISH IN A DEED AS RECORDED IN VOLUME 653 PAGE 684 OF THE OFFICIAL RECORDS OF BASTROP COUNTY, TEXAS, TOGETHER WITH ALL OF LOT 1 OF SHAEFER, WEST, A SUBDIVISION IN BASTROP COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN CABINET 2 PAGE 309B, OF THE PLAT RECORDS OF BASTROP COUNTY, TEXAS.

Exhibit A

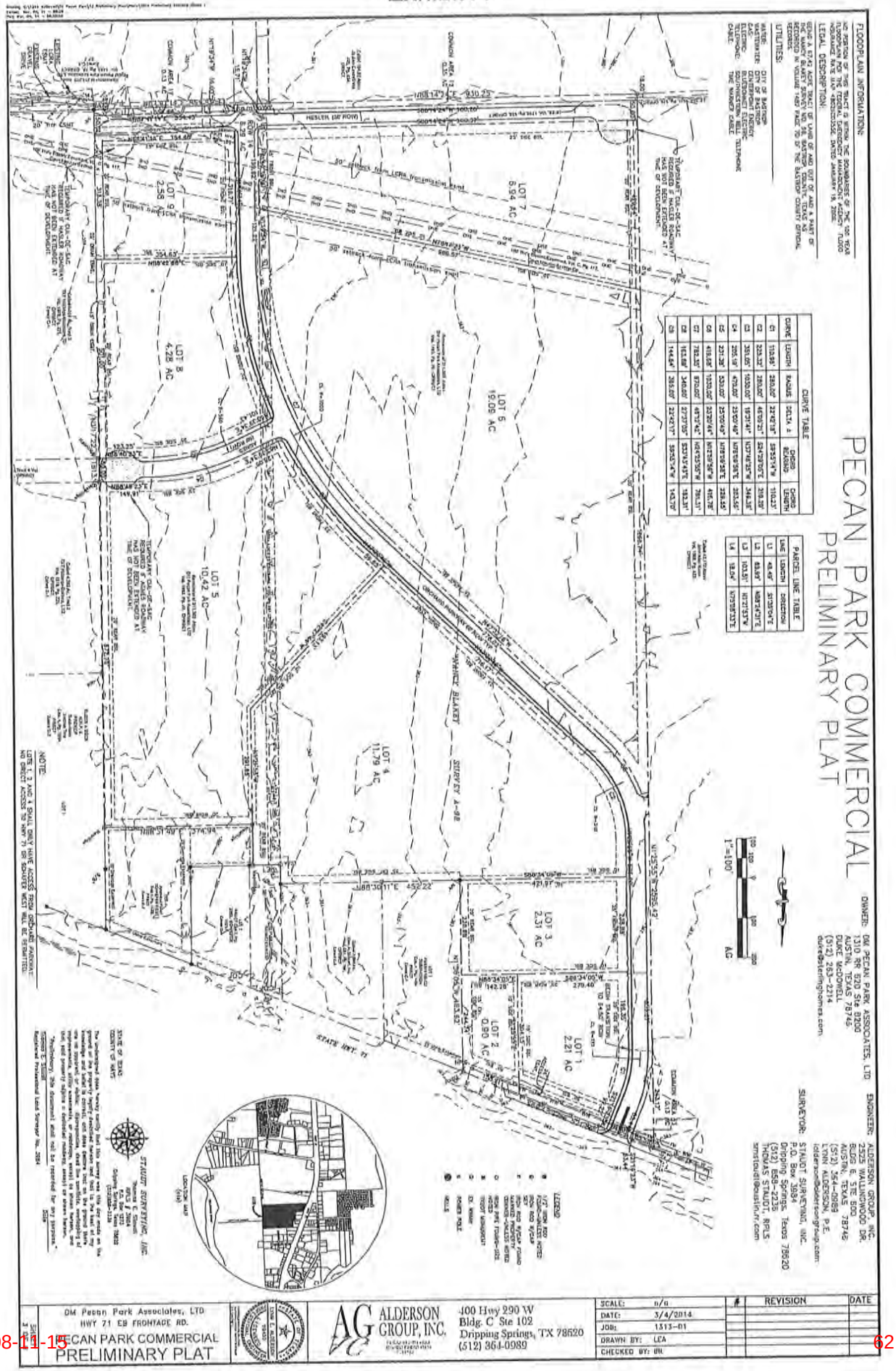

PECAN PARK COMMERCIAL
PRELIMINARY PLAT
FLOODPLAIN INFORMATION:
LEGAL DESCRIPTION:
UTILITIES:
CURVE TABLE
PARCEL LINE TABLE
OWNER: DM PECAN PARK ASSOCIATES, LTD
ENGINEER: ALDERSON GROUP, INC.
SURVEYOR: STAUDT SURVEYING, INC.
LOT 1 2.21 AC
LOT 2 0.90 AC
LOT 3 2.31 AC
LOT 4 11.79 AC
LOT 5 10.42 AC
LOT 6 19.09 AC
LOT 7 5.94 AC
LOT 8 4.28 AC
LOT 9 2.58 AC
LOT 10 2.58 AC
STATE HWY. 71
HESLER DR ROW
STAUDT SURVEYING, INC.
NOTE:
LOTS 1, 2 AND 4 SHALL ONLY HAVE ACCESS FROM ORCHARD PARKWAY. NO DIRECT ACCESS TO HWY 71 OR SOUTHER WEST WILL BE PERMITTED.
DM Pecan Park Associates, LTD
HWY 71 EB FRONTAGE RD.
PECAN PARK COMMERCIAL
PRELIMINARY PLAT
ALDERSON GROUP, INC.
400 Hwy 290 W
Bldg. C Ste 102
Dripping Springs, TX 78620
(512) 364-0989
SCALE: n/a
DATE: 3/4/2014
JOB: 1313-01
DRAWN BY: LEA
CHECKED BY: DRL
REVISION
DATE

Exhibit A

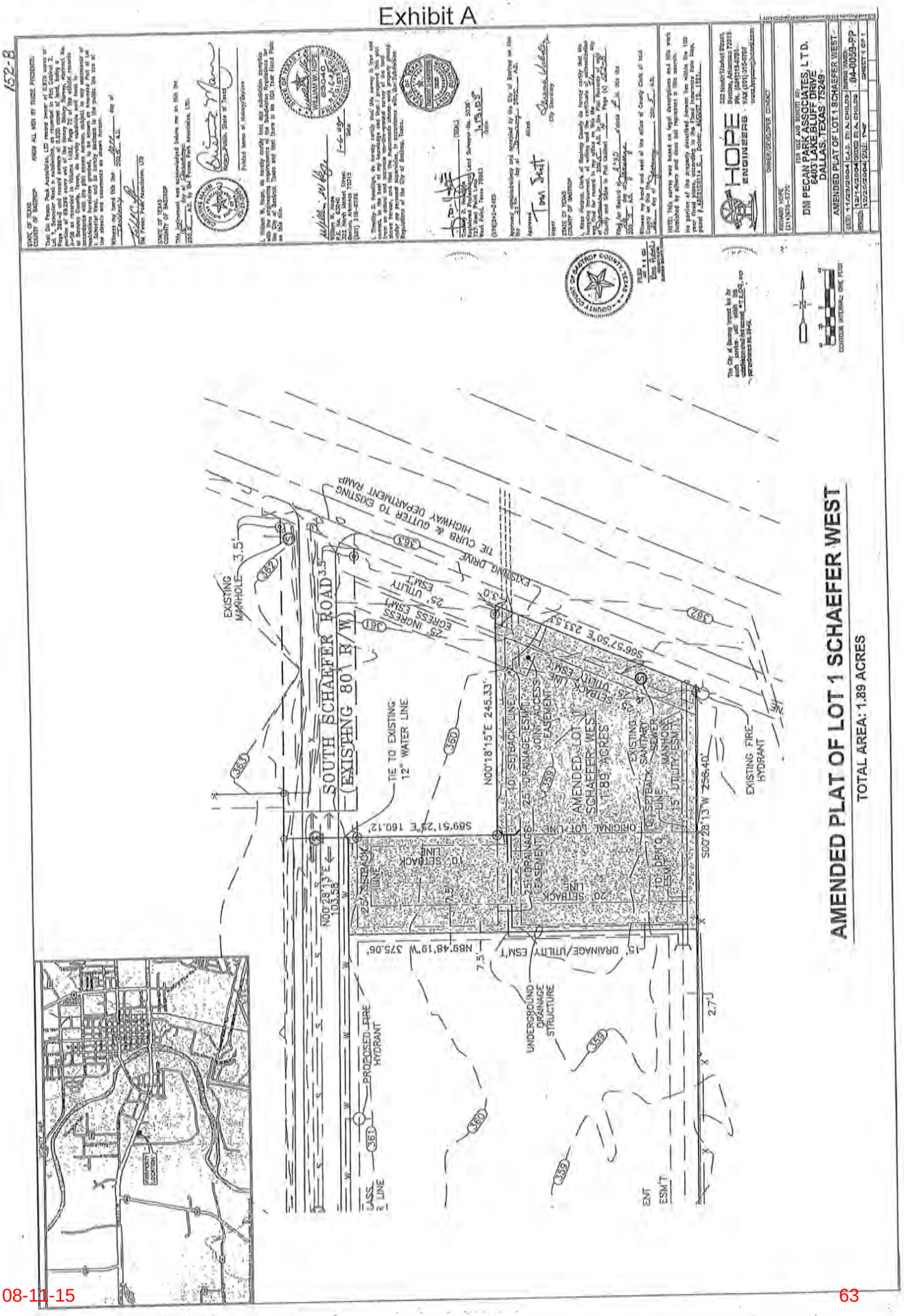

AMENDED PLAT OF LOT 1 SCHAEFER WEST
TOTAL AREA: 1.89 ACRES
DM PECAN PARK ASSOCIATES, L.T.D.
6403 LAKE BLUFF DRIVE
DALLAS, TEXAS 75249
HOPE ENGINEERS
SOUTH SCHAEFER ROAD
(EXISTING 80' R/W)
EXISTING MANHOLE
TIE TO EXISTING 12" WATER LINE
EXISTING DRIVE
THE CURB & GUTTER TO EXISTING HIGHWAY DEPARTMENT RAMP
25' INGRESS EGRESS ESM'T
25' UTILITY ESM'T
N00°18'15"E 245.33'
S66°57'50"E 231.53'
S89°51'23"E 160.12'
N00°28'13"E 103.58'
N89°48'19"W 375.06'
S00°28'13"W 258.40'
AMENDED LOT 1 SCHAEFER WEST
1.889 ACRES
ORIGINAL LOT LINE
10' SETBACK LINE
25' DRAINAGE ESM'T
JOINT ACCESS EASEMENT
EXISTING SANITARY SEWER MANHOLE
15' UTILITY ESM'T
15' DRAINAGE/UTILITY ESM'T
UNDERGROUND DRAINAGE STRUCTURE
PROPOSED FIRE HYDRANT
EXISTING FIRE HYDRANT
LASS 1 LINE
ENT ESM'T

Exhibit A

STATE OF TEXAS
COUNTY OF BASTROP

2.21 ACRES
NANCY BLAKEY SURVEY,
A-98

DESCRIPTION

DESCRIPTION OF A 2.21 ACRE TRACT OF LAND OUT OF THE NANCY BLAKEY SURVEY, A-98, BASTROP COUNTY, TEXAS, AND BEING A PORTION OF A TRACT OF LAND CALLED TO BE 69.296 ACRES, CALLED TRACT E, DESCRIBED IN A DEED TO DM PECAN PARK ASSOCIATES, LTD, OF RECORD IN VOLUME 1482, PAGE 70, OF THE OFFICIAL PUBLIC RECORDS OF BASTROP COUNTY, TEXAS, SAID 2.21 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING at a TxDOT monument found in the southerly right-of-way line of State Highway 71, at the northwest corner of Lot 1, Austin Telco Subdivision, a subdivision of record in Cabinet 4, Page 145, of the Plat Records of Bastrop County, Texas, same being the most northerly northeast corner of said 69.296 acre tract;

THENCE, N 68° 43' 37" W, with the southerly right-of-way line of said State Highway 71, 153.91 feet to a 5/8 inch iron rod with cap set for the northeast corner and POINT OF BEGINNING of the herein described tract;

THENCE, S 01° 25' 55" E, across said 69.296 acre tract, 304.15 feet to a point for the southeast corner of the herein described tract;

THENCE, S 88° 34' 05" W, across said 69.296 acre tract, 279.40 feet to a 5/8 inch iron rod with cap set in the east line of a 3.22 acre tract out of said 69.296 acre tract, called Parcel A, said iron rod being the southwest corner of the herein described tract;

THENCE, with the east line of said Parcel A, the following three (3) courses:

1) N 01° 25' 55" W, 196.34 feet to a 5/8 inch iron rod with cap set;
2) A curve to the right having a radius of 280.00 feet, an arc distance of 110.96 feet, a central angle 22° 42' 17", and a chord which bears N 09° 55' 14" E, 110.23 feet to a 5/8 inch iron rod with cap set;
3) N 21° 16' 23" E, 99.23 feet to a 5/8 inch iron rod with caps set in the southerly right-of-way line of said State Highway 71, for the northwest corner of the herein described tract;

THENCE, S 68° 43' 37" E, with the southerly line of said State Highway 71, 237.83 feet to the POINT OF BEGINNING containing 2.21 acres of land within these metes and bounds.

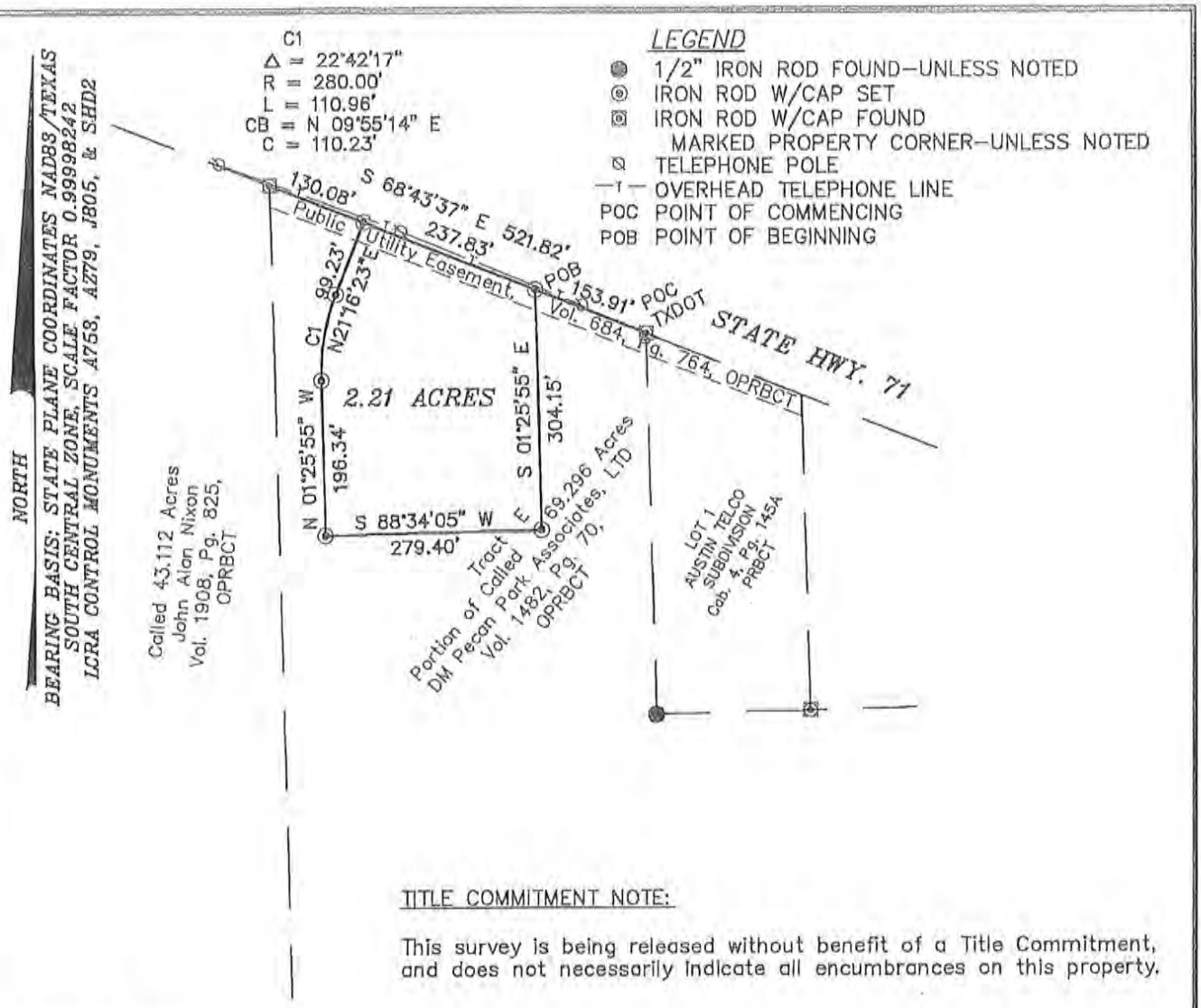
Description accompanied by sketch.
Surveyed by: *Staudt Surveying, Inc.*
P.O. Box 1273
Dripping Springs, Texas 78620
512-858-2236

12/27/13

Thomas E. Staudt Registered Professional Land Surveyor No. 3984 Date

13075-2.21ac.docx

Exhibit A



TITLE COMMITMENT NOTE:

This survey is being released without benefit of a Title Commitment, and does not necessarily indicate all encumbrances on this property.

STATE OF TEXAS
COUNTY OF HAYS

The undersigned does hereby certify that this survey was this day made on the ground of the property legally described hereon and that to the best of my knowledge and belief is correct.

Thomas E. Staudt
Registered Professional Land Surveyor No. 3984

12/27/13
Date

STAUDT SURVEYING, INC.
Thomas E. Staudt RPLS # 3984
Firm Reg. # 10091700
P.O. Box 1273
Dripping Springs, Texas 78620
(512)858-2236

PLAT SHOWING BOUNDARY SURVEY OF
2.21 ACRES OF LAND
OUT OF THE
NANCY BLAKEY SURVEY A-98
BASTROP COUNTY, TEXAS

200 100 0 200 400
GRAPHIC SCALE IN FEET

Rev:		Date: DECEMBER 27, 2013
Dr. By: TES	Job #: 13075	DWG #: LOT1

LOT1

08-11-15

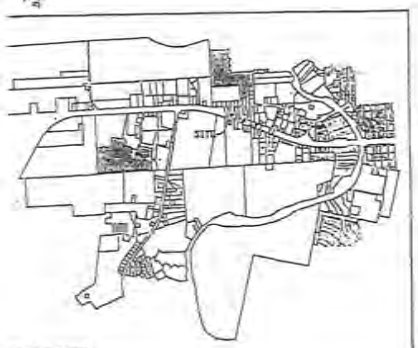
5/146-A

Exhibit A

LEGEND
TRFO 1/2" IRON ROD FOUND 6/22/11
5/8" IRON ROD W/CAP SET
IRON ROD W/CAP FOUND 8/22/11
PROPERTY CORNER
BSL BUILDING SETBACK LINE

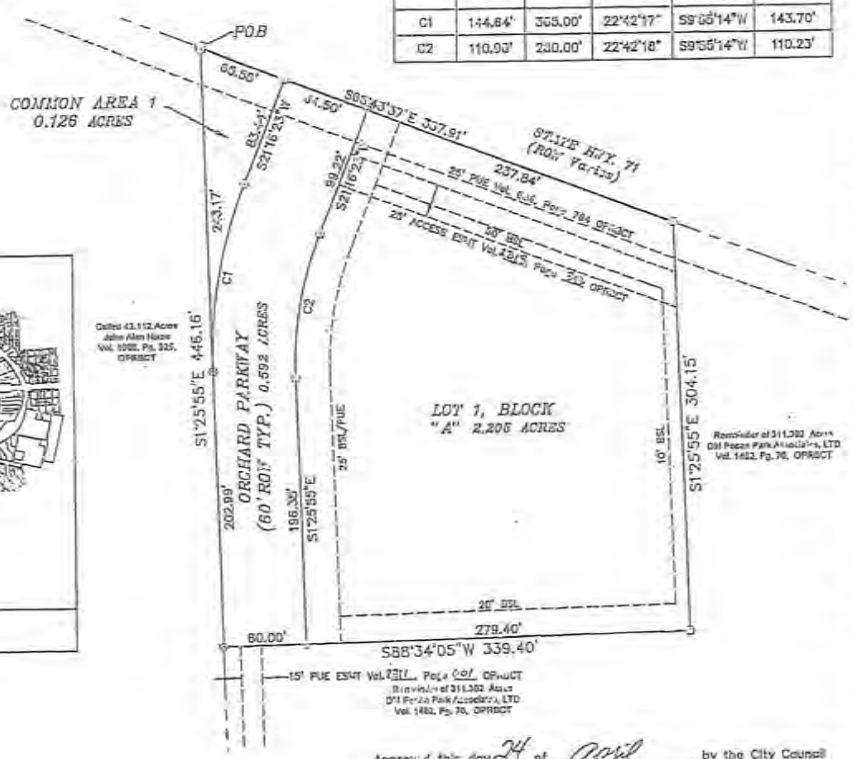
BEARING BASIS: STATE PLANE COORDINATES NAD83/TEXAS SOUTH CENTRAL ZONE, GRID. SURFACE DISTANCES ARE IN FEET. DATA DERIVED FROM GPS SURVEY.

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA Δ	CHORD BEARING	CHORD LENGTH
C1	144.64'	355.00'	22°42'17"	S9°05'14"W	143.70'
C2	110.93'	280.00'	22°42'18"	S9°05'14"W	110.23'



NOT TO SCALE

VICINITY MAP



STATE OF TEXAS
COUNTY OF BASTROP

2.923 ACRES
NANCY BLAKEY SURVEY, A-98

DESCRIPTION

DESCRIPTION OF A 2.923 ACRE TRACT OF LAND OUT OF THE NANCY BLAKEY SURVEY, A-98, BASTROP COUNTY, TEXAS, AND BEING A PORTION OF A TRACT OF LAND CALLED TO BE 69.296 ACRES, CALLED TRACT E, DESCRIBED AS A PART OF A 311.302 ACRE TRACT IN A DEED TO DM PECAN PARK ASSOCIATES, LTD, OF RECORD IN VOLUME 1482, PAGE 70, OF THE OFFICIAL PUBLIC RECORDS OF BASTROP COUNTY, TEXAS, SAID 2.923 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at an iron rod with cap marked "property corner" found in the southerly right-of-way line of State Highway 71, at the northeast corner of a tract of land called to be 43.112 acres, described in a deed to John Alan Nixon, of record in Volume 1908, Page 825, of the Official Public Records of Bastrop County, Texas, said iron rod being the northwest corner of said 69.296 acre tract, and the northwest corner of the herein described tract;

THENCE, S 88° 43' 37" E, with the southerly right-of-way line of said State Highway 71, 337.91 feet to a 5/8 inch iron rod with cap set for the northeast corner of the herein described tract; from said iron rod a TXDOT monument found in the south right-of-way line of said State Highway 71, at the northeast corner of Lot 1, Austin Talco Subdivision, a subdivision of record in Cabinet 4, Page 145, of the Plat Records of Bastrop County, Texas, bears S 88° 43' 37" E, 153.91 feet;

THENCE, S 01° 25' 55" E, across said 69.296 acre tract, 304.15 feet to a point for the southeast corner of the herein described tract;

THENCE, S 88° 34' 05" W, across said 69.296 acre tract, 339.40 feet to a 5/8 inch iron rod with cap set in the east line of said 43.112 acre tract, said iron rod being the southwest corner of the herein described tract;

THENCE, N 01° 25' 55" W, with the east line of said 43.112 acre tract and the west line of said 69.296 acre tract, 446.16 feet to the POINT OF BEGINNING containing 2.923 acres of land within these metes and bounds.

STATE OF TEXAS
COUNTY OF TRAVIS

KNOW ALL MEN BY THESE PRESENTS, That we, DM Pecan Park Associates, Ltd, a Texas limited liability company, with its home address at 1310 RR 620, STE B200 Austin, Texas, owner of the remainder of 311.302 acres of land being out of the Nancy Blakey Survey, A-98, Bastrop County, Texas, as conveyed to it by deed dated October 22, 2004, and recorded in Volume 1482, Page 70, of the Official Public Records of Bastrop County, Texas, DOES HEREBY SUBDIVIDE 2.923 acres of land out of the Nancy Blakey Survey, A-98, Bastrop County, Texas, to be known as PECAN PARK COMMERCIAL, PHASE 1, in accordance with the plat shown hereon, subject to any and all easements or restrictions heretofore granted and do hereby dedicate to the public the use of the streets and easements shown hereon.

IN WITNESS WHEREOF the said DM Pecan Park Associates, Ltd, a Texas limited liability company, byDuke McDowell, Manager of McDowell Development, LLC, a Texas limited liability company, General Partner of DM Pecan Park Associates, Ltd., a Texas limited partnership on behalf of said limited liability company and limited partnership, has caused these presents to be executed by Duke McDowell, thereunto duly authorized.

Duke McDowell
Manager

STATE OF TEXAS
COUNTY OF TRAVIS

BEFORE ME, the undersigned authority, on this day personally appeared Duke McDowell, known to me to be the person whose name is subscribed to the foregoing instrument as and acknowledged to me that he executed the same in such capacity as the act and deed of said limited liability company for the purposes and consiluerations therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 8th day of April A.D. 2014.

Christine Mann
Notary Public in and for the State of Texas

THE STATE OF TEXAS
KNOW ALL MEN BY THESE PRESENTS

That I, Thomas E. Staudt do hereby certify that I prepare this plat from an actual and accurate on-the-ground survey of the land and that the corner monuments shown thereon were properly placed under my personal supervision, in accordance with the subdivision regulations of the City of Bastrop, Texas.

1/3/14
Signature and Seal of Registered Public Surveyor with date

Approved this day 24 of April by the City Council of the City of Bastrop, Texas.

Mayor
ATTEST BY: City Secretary

CITY NOTE:
This subdivision lies within the limits of the City of Bastrop, Texas.

PLAT INFORMATION
Total Area: 2.923 Acres
Total Number of Lots: 2
Number of Common Areas: 1
Number of Commercial Lots: 1
Right of Way: 0.592 Acres
Average Size of Lots: 2.205 Acres

Number of Lots Over 10 Acres: 0
Number of Lots 5-10 Acres: 0
Number of Lots 2-5 Acres: 1
Number of Lots 1-2 Acres: 0
Number of Lots Less than 1 Acres: 0

SCHOOL DISTRICT
This subdivision lies within the Bastrop Independent School District.

FLOOD PLAIN NOTE
This tract is not within an Identified Special Flood Hazard Area inundated by 100-Year Flood as identified by the Federal Emergency Management Agency, Flood Insurance Rate Map for Bastrop County, Texas, and Incorporated Areas, Map Number 48021C0355E dated January 19, 2006.

PUBLIC UTILITY EASEMENT NOTE:
A Five Feet (5') Wide Public Utility Easement is hereby dedicated along all other property lines

STATE OF TEXAS
COUNTY OF HAYS

FILED
APR 25 2014 51
Rose Pietsch
DEPUTY CLERK
HAYS COUNTY, TEXAS

I, Rose Pietsch, County Clerk of Bastrop County, Texas, do hereby certify that the foregoing instrument of writing with its certificate of authentication was filed for record, in my office on the 25 day of April, A.D., 2014 at 11:15 o'clock am., in the Plat Records of Bastrop County, Texas, in Book 5 Page 140-141-B

WITNESS MY HAND AND SEAL OF OFFICE this the 25 of April, A.D., 2014

ROSE PIETSCH
By Mary Carey Deputy
Rose Pietsche
County Clerk
Bastrop County, Texas

COUNTY COURT OF BASTROP COUNTY, TEXAS

STAUDT SURVEYING, INC.
Thomas E. Staudt
RPLS # 3804
P.O. Box 1273
Dripping Springs, Texas 78620
(512)858-2234

100 50 0 100 200
GRAPHIC SCALE IN FEET

SUBDIVISION PLAT OF
PECAN PARK COMMERCIAL
PHASE 1
CITY OF BASTROP
BASTROP COUNTY, TEXAS

Rev. | Date: APRIL 2014
Dr. By: LEA | Job #: 14001 | Dwg: LOT1

SHEET 1 OF 2

5/14b-B

NOTES:

1. This Plat conforms to the Pecan Park Commercial Preliminary Plat approved by the City Council on March 11, 2014.
2. All subdivision permits shall conform to the City of Bastrop Code of Ordinances, construction standards, and generally accepted engineering practices.
3. Construction Plans and Specifications for all subdivision improvements shall be reviewed and accepted by the City of Bastrop prior to any construction within the subdivision.
4. Erosion and sedimentation controls constructed in accordance with the Subdivision Ordinance of the City of Bastrop are required for all construction on each lot, including single family and duplex construction.
5. All signs shall comply with the Bastrop Sign Ordinance and the Memo of Understanding /for Development of Land approved by Bastrop City Council November 12, 2013.
6. City acceptance of Subdivision Infrastructure or Fiscal surety for subdivision construction, in a form acceptable to the City of Bastrop, shall be provided prior to plat recordation by the City.
7. The owner of this subdivision, and his or her successors and assigns, assumes sole responsibility for plans for construction of subdivision improvements which comply with applicable codes and requirements of the City of Bastrop. The owner understands and acknowledges that plat vacation or re-platting may be required, at the owner's sole expense, if plans to construct this subdivision do not comply with such codes and requirements.
8. By approving this plat, the City of Bastrop assumes no obligation to construct any infrastructure in connection with this subdivision. Any subdivision infrastructure required for the development of the lots in this subdivision is the sole responsibility of the developer and/or the owners of the lots. Failure to construct any required infrastructure to City standards may be just cause for the City to deny applications for certain development permits including building permits, site plan approvals and/or certificates of occupancy.
9. Site Development Construction Plans shall be reviewed and accepted by the City of Bastrop prior to any multi-family or non-residential construction.
10. No lot or structure shall be occupied prior to the Applicant submitting to the City of Bastrop documentation of subdivision/site registration with the Texas Department of Licensing and Regulations (TDLR) and provide documentation of review and compliance of the subdivision construction plans with Texas Architectural Barriers Act (TAAA).
11. Water service is provided by the City of Bastrop.
12. Wastewater service is provided by the City of Bastrop.
13. Electric service is provided by the Bluebonnet Electric.
14. Gas service is provided by the Center Point Energy.
15. Cable service is provided by the Time Warner Cable.
16. No lot in this subdivision shall be occupied until connected to the approved water distribution and wastewater collection facilities.
17. Wastewater and Water systems shall conform to TCEQ (Texas Commission on Environmental Quality).
18. Developer/Owner shall be solely responsible for all relocation and modifications to existing utilities.
19. FLOOD WARNING: The degree of flood protection required by the City of Bastrop Flood Damage Prevention Ordinance is considered reasonable for regulatory purposes and is based on scientific and engineering considerations. On rare occasions, greater floods can and will occur and flood heights may be increased by man-made or natural causes. Acceptance of this plat by the City Council does not imply that land outside the areas of special flood hazards or uses permitted within such areas will be free from flooding or flood damages. Nor shall acceptance of this plat create liability on the part of the City of Bastrop or any official or employee thereof for any flood damages that result from reliance on the information contained within this plat or any administration decision lawfully made hereunder.
20. All drainage easements, storm water facilities / features shall be maintained by the property owner or his or her assigns.
21. All easements of record as indicated on the most recent title run (dated: January 2, 2014, conducted by National Investors Title Insurance Company) for this property are shown on this Plat.
22. Temporary and permanent easements to be provided, as required at the City's sole discretion for off-site water, wastewater and drainage improvements.
23. Property owner shall provide for access to all easements as may be necessary and shall not prohibit access by governmental authorities.
24. No vehicular access to SH 71 shall be allowed from Lot 1.

STAUDT SURVEYING, INC.
Thomas E. Staudt
RPLS # 3984
P.O. Box 1273
Dripping Springs, Texas 78620
(512)858-2330

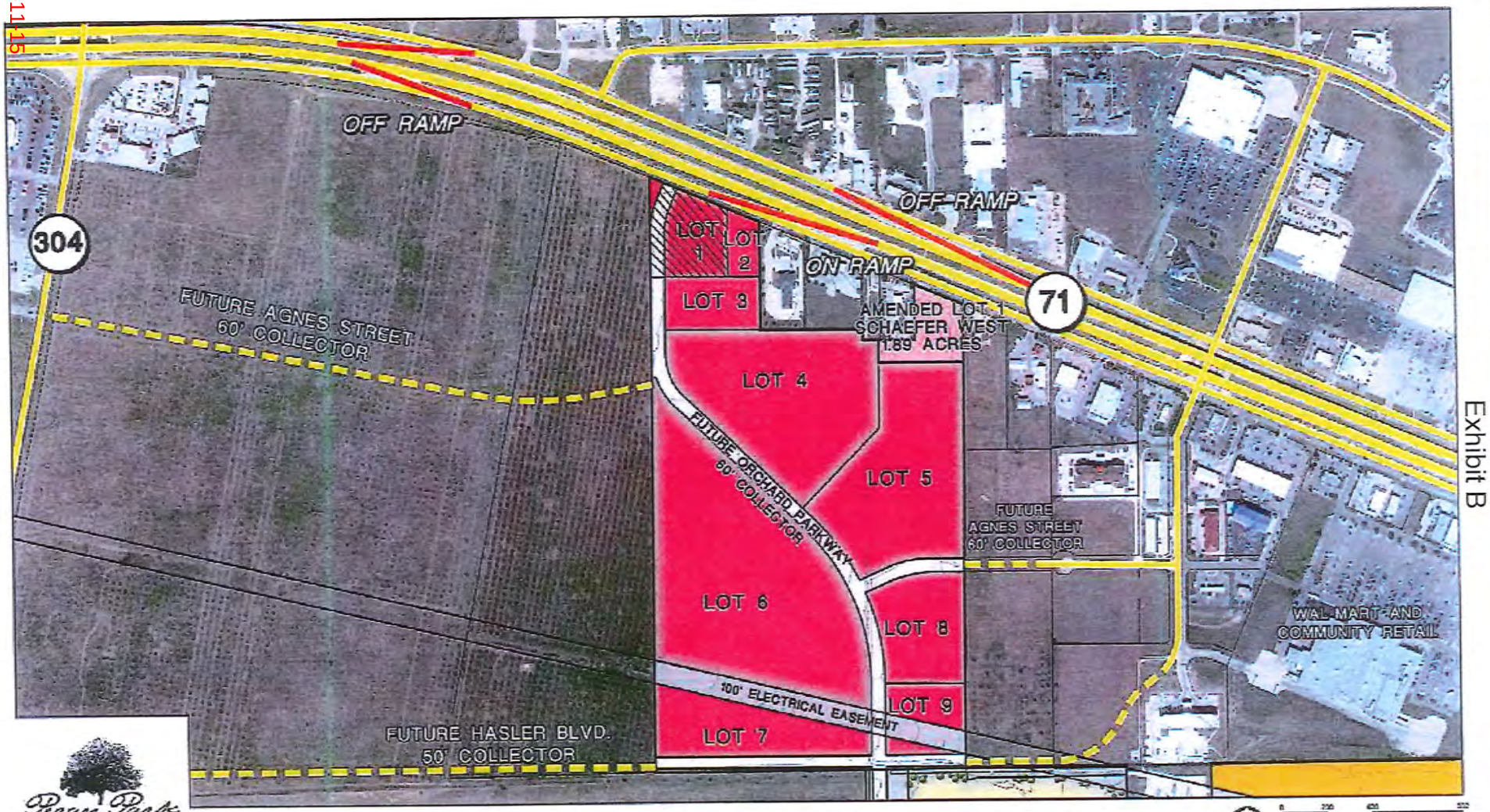
100 50 0 100 200

SUBDIVISION PLAT OF
PECAN PARK COMMERCIAL
PHASE 1
CITY OF BASTROP
BASTROP COUNTY, TEXAS

Rev. | Date: MARCH 2014

Exhibit A

Exhibit B



Pecan Park
BASTROP, TEXAS

COMMERCIAL PD
CONCEPTUAL PLAN

66.494 acres

North

Scale: 1" = 400'
Date: July 13, 2015

SEC Planning, LLC
Land Planning • Landscape Architecture • Community Branding
AUSTIN, TEXAS

Areas Not Part of Re-zoning Request

PECAN PARK
BASTROP, TEXAS

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL

DATE SUBMITTED: August 5, 2015
MEETING DATE: August 11, 2015

1. Agenda Item: **FIRST READING of an Ordinance granting a zone change from C1, Commercial-1 and C2, Commercial-2 to PD, Commercial Planned Development allowing for commercial and multi family development for approximately 66.494 acres within the Nancy Blakey Survey, Abstract No. 98, located south of Orchard Parkway and north of the proposed extension of Hasler Boulevard within the City limits of Bastrop, Texas as part of the overall Pecan Park Conceptual Plan; setting out conditions; and providing an effective date.**

2. Party Making Request: **Melissa McCollum, Director of Planning and Development**

3. Nature of Request: (Brief Overview) Attachments: Yes ____ No _____

4. Policy Implication: _____

5. Budgeted: _____Yes _____No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE INITIAL DATE CONCURRENCE**
   a) _____

8. Staff Recommendation: **Staff recommends approval of the requested rezone from C1, Commercial-1 and C2, Commercial-2 to PD, Commercial Planned Development allowing for commercial and multi family for approximately 66.494 acres located south of Orchard Parkway and north of the proposed extension of Hasler Boulevard within the City limits of Bastrop, Texas.**

9. Advisory Board: **XX Recommended Approval** _____ Recommended Denial _____None

The Planning and Zoning Commission conducted a public hearing at their regular meeting July 30, 2015 and voted 6 in favor and 1 opposed to recommend approval of the requested rezone from C1, Commercial-1 and C2, Commercial-2 to PD, Commercial Planned Development allowing for commercial and multi family for approximately 66.494 acres located south of Orchard Parkway and north of the proposed extension of Hasler Boulevard within the City limits of Bastrop, Texas.

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL

DATE SUBMITTED: August 5, 2015
MEETING DATE: August 11, 2015

1. Agenda Item: **PUBLIC HEARING: Conduct a public hearing to receive citizens input on a request to rezone from SF7, Single Family Residential and A/OS – Agricultural/Open Space to PD, Residential Planned Development for approximately 204.576 acres within the Mozea Rousseau Survey, Abstract No. 56, located at the terminus of Childers Drive within the City limits of Bastrop, Texas.**

2. Party Making Request: **Melissa McCollum, Director of Planning and Development**

3. Nature of Request: (Brief Overview) Attachments: Yes _X X__ No _____

4. Policy Implication: _____

5. Budgeted: _____Yes _____No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE INITIAL DATE CONCURRENCE**
   a) _____
   b) _____

8. Staff Recommendation: **Staff recommends approval of the requested rezone from SF7, Single Family Residential and A/OS – Agricultural/Open Space to PD, Residential Planned Development for approximately 204.576 acres located at the terminus of Childers Drive within the Mozea Rousseau Survey, Abstract No. 56, located within the City limits of Bastrop, Texas.**

9. Advisory Board Recommendation: __XX__ **Recommended Approval** __ Denial ____ None

The Planning and Zoning Commission conducted a public hearing at their regular meeting July 30, 2015 and voted 6 in favor and 1 opposed to recommend approval of the requested rezone from SF7, Single Family Residential and A/OS – Agricultural/Open Space to PD, Residential Planned Development for approximately 204.576 acres acres located at the terminus of Childers Drive within the Mozea Rousseau Survey, Abstract No. 56, located within the City limits of Bastrop, Texas.

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____

City of Bastrop

Agenda Information Sheet:

City Council Meeting Date: **August 11, 2015**

Public Notice Description:
Public Hearing, discussion and possible action on a request to rezone approximately 204.576 acres from SF-7, Single Family Residential and A/OS – Agricultural/Open Space to PD, Residential Planned Development in the city limits of Bastrop, Texas. The property is located at the terminus of Childers Drive within the City limits of Bastrop, Texas.

Item Summary:

Owner:	DM Pecan Park Associates, LTD
Applicant:	Duke McDowell
Location:	Terminus of Childers Drive within the City limits
Utilities:	City water, sewer, and Bluebonnet electric
Zoning:	SF-7, A/OS and Planned Development Residential
Land Use Plan:	Agricultural/Rural and Residential

Background:
The developer is requesting that the entire master plan development of Pecan Park, approximately 311 acres be rezoned to PD, Planned Development. This includes the approximately 242 acres of proposed residential development. The applicant has received PD zoning for two previous sections of residential development known as Pecan Park Section 4 and 5. This will rezone the remaining portions of residential property.

This property is part of a development agreement between DM Pecan Park and the City of Bastrop and was approved by City Council in November, 2013. The Development Agreement allows the property to be developed in phases.

Request:
The proposal is to have 2 (two) zoning areas one Commercial and one Residential. The Residential Use Categories are as follows and will contain no more than 850 lots.

1. PD-SFE – Single Family Estate – Larger lots, minimum lot size 70' x 120', minimum home size 1,800 square feet; staggered 20'-25' front building setbacks, Homes in these areas shall be at least twenty feet (20') apart, ten feet (10') from the property line.
2. PD-SFG – Single Family Grand – Traditional lots, minimum lot size 65' x 120', home size 1,000 square feet; staggered 20'-25' front building setbacks, Homes in these areas shall be at least fifteen feet (15') apart, seven and one-half feet (7.5') from the property line. *(This zoning is similar as that previously approved for Pecan Park Residential Section 5 on 3/26/13)*
3. PD-SFS – Single Family Select – Traditional lots, minimum lot size 50' x 120', home size 1,200 square feet; staggered 20'-25' front building setbacks, Homes in these areas shall be at least ten feet (10') apart, five feet (5') from the property line.

4. PD-SFA – Single Family Attached Housing – Townhome style lots, minimum lot size 34' x 120', home size 1,200 square feet; staggered 20'-25' front building setbacks, Homes in these areas shall be at least ten feet (10') apart, five feet (5') from the property line. *(This zoning is similar as that previously approved for Pecan Park Residential Section 4 on 6/23/15)*
5. PD-PH – Patio Home - minimum lot size 40' x 115', home size 1,000 square feet; staggered 20'-25' front building setbacks, Homes in these areas shall be at least ten feet (10') apart, five feet (5') from the property line.
6. PD-SFC – Single Family Condominium –Cluster type housing, areas that will provide a variety of housing styles, minimum lot size one (1) acre, minimum unit size 900 square feet; staggered 20'-25' front building setbacks, Minimum rear setback from any adjacent residential will be fifteen feet (15'). Minimum side setback from an adjacent building will be ten feet (10').

Aerial of area to be Rezoned to PD = 204.56 acres

Proposal:
The developer/applicant has submitted a conceptual lot layout and design for a PD, Planned Development District. The PD would apply to the remaining portions of Pecan Park Development residential minus Section 4 and 5. However the Planned Development would allow the developer to use the same requirements as proposed in Section 4 and 5, now PD-SFG and PD-SFA.

The Planned Development will include a Home Owner's Association, Architectural Control Committee, open landscaped areas, and neighborhood trail system, Neighborhood Park with mail kiosk, additional off street parking for the resident's guests and sidewalks on both sides of the street.

The following chart depicts general lot size and building setback requirements for the Proposed PD Residential zoning within Pecan Park District requirements.

District	Min. Lot Area	Min. Dwelling Unit Size	Min. Lot Width	Min. Lot Depth	Min. Front Yard	Min. Interior Side Yard	Min. Side when two-story & adj. SF Zone	Min. Ext. Yard (See Sec.43.3)	Min. Rear Yard	Min. Rear when two-story &Adj. SF Zone	Max. Height of Build	Max. Lot Coverage by Build
PD-SFE	8,400 sq. ft.	1,800	70'	120'	20'-25'	10'		15'	20'		2.5 stories 35'	60%
PD-SFG (Sec 5)	7,800 sq. ft.	1,000 sq. ft.	65'	120'	20'-25'	7.5'		15'	15'		2.5 stories 35'	60%
PD-SFS	6,000 sq. ft.	1,200 sq. ft.	50'	120'	20'-25'	5'		15'	15'		2.5 stories 35'	75%
PD SFA (Sec 4)	4,000 sq. ft.	1,200 sq. ft.	34'	120'	20' - 25'	5'		10'	20'		2.5 stories 35'	70%
PD PH	4,600 sq. ft.	1,000 sq. ft.	40'	115'	20' - 25'	5'		10'	15'		2.5 stories 35'	75%
PD SFC	1 acres	900 sq. ft.	75'	100''	15' - 20'	10'		10'	10'		2.5 stories 35'	75%

Standards for all homes in the residential areas will meet the criteria:

C,C&Rs - Other regulations and restrictions will be established by the Development's C,C,& R's and Design Guideline Standards that will be created for each section. Those Design Guideline Standards will include provisions for limiting house plan elevations, building street setbacks, home exterior selections and uniform standards for landscaping

Exterior Masonry Requirements - Minimum Masonry Requirements will be set at 75%. Masonry includes: brick, stone, stucco, and hardiplank,

Landscaping - Use of drought-resistant landscaping or water-conserving techniques in the Development is encouraged. Xeriscaping will be allowed in certain instances in the common areas and at residences in accordance with that certain Xeriscaping Policy set forth in the Development Area's

Declaration and each area's Design Guidelines. All landscapes and landscaping must be approved by the Developer prior to installation. To further help conserve water, large expansive areas of natural grass and vegetation shall be required to be irrigated. The use of drip irrigation is encouraged.

Front Setbacks - All of these Land Use Districts will be allowed to have staggered, 20'-25' building setbacks to help achieve aesthetically pleasing street view. All front setbacks will be measured from the property line or right-of-way. At minimum, there must be a front building setback change (between the allowed 20'-25') on every fourth lot.

Maximum Lot Coverage - The percentage determined by dividing (a) the gross area of the lot (in square feet) by (b) the footprint of the main building; and any swimming pools surface area including decks.

Utilities - All utilities shall be provided separately to each lot so that each unit will be individually metered

Site Plans - A site plan will be submitted at time of home development within a section of the Development

Recreational vehicles - Recreational vehicles, travel trailers or motor homes may not be used for on-site dwelling purposes and will be hidden from public view.

Fencing - Electrical Fencing and barbed wire is prohibited as perimeter fencing. Only 6' Cedar, Wrought Iron or masonry fencing will be allowed.

Yard Storage Facilities - Open storage is prohibited (except for materials for the resident's personal use or consumption (i.e. firewood, gardening materials, etc.)

Side Entry Garages - Single-family homes with side entry garages where lot frontage is only to one street (not a corner lot) shall have a minimum of twenty-five feet (25') from the garage door to the side property line for maneuvering.

Roofs - All residential structures shall have roof slopes with a minimum of 3:12 pitch

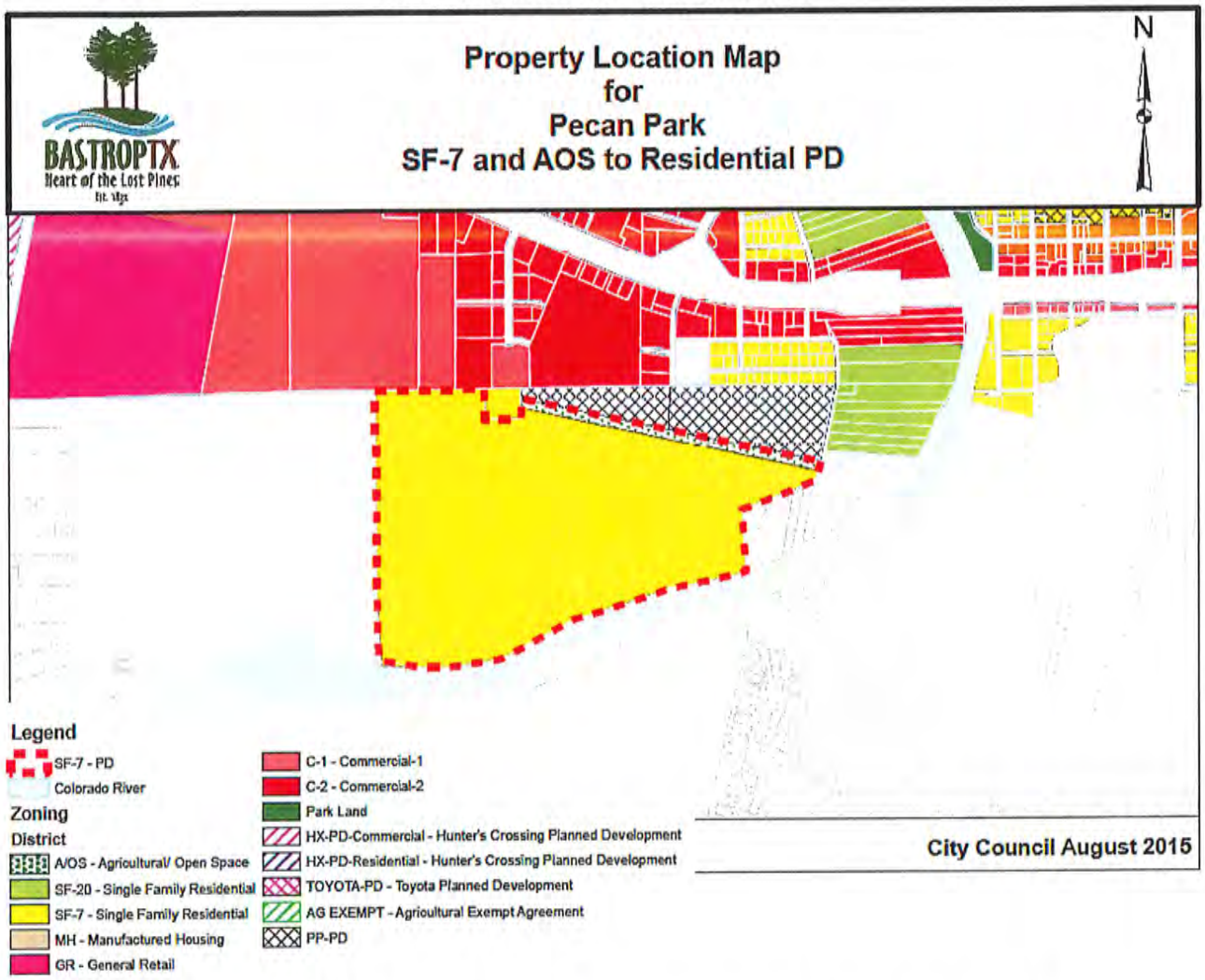
Road Standards -Cul-de-sac shall comply with the current Fire Code adopted by the City of Bastrop Distances are measured from centerline of the intersecting street to the center of the bulb of the Cul-de-sac. Turnarounds shall have a minimum pavement diameter of ninety-six (96) feet. Hammerhead turnarounds may be permitted if approved by the Fire Department.

Roadway Improvements – Brick or stone pavers will be allowed across paved roadway services to create an aesthetically pleasing look for the area roadways and to promote additional safety control of roadway traffic speeds.

Condominium Areas - Condominium areas will have the flexibility to have private roadways, gated entrances, twenty-six (26) foot wide streets and street design configurations that will benefit the overall intended look for those areas. Walkway paths would be allowed rather than sidewalks along the roadways. A Site Development Plan will be submitted.

Guest Parking - Shared Guest Parking will be provided in the following Land Use District; PD-SFA, PD-PH, and PD-SFC.

SF-7 and A/OS to Residential PD



Comments: Twenty-eight (28) adjacent property owner notifications were mailed July 13, 2015. As of this date we have received four (4) responses, two (2) opposed and two (2) "no objection to the request".

Staff Basis of Support:
Staff supports the zoning change, because the proposed development would be consistent with surrounding land uses, and would complement the value and aesthetic appeal of other residential neighborhoods in the area. This rezoning would allow the developer to utilize the "housing" standards from previous PD Sections 4 and 5 and also additional housing types.

Staff Recommendation:
Staff recommends approval of the rezoning approximately 204.576 acres from SF-7, Single Family Residential and A/OS – Agricultural/Open Space to PD, Residential Planned Development within the Pecan Park Subdivision in the city limits of Bastrop, Texas.

Planning and Zoning Commission Recommendation:
The Planning and Zoning Commission conducted a public hearing July 30, 2015 and voted six (6) in favor and one (1) opposed to recommend approval of rezoning approximately 204.576 acres from SF-7, Single Family Residential and A/OS – Agricultural/Open Space to PD, Residential Planned Development within the Pecan Park Subdivision in the city limits of Bastrop, Texas.

City Contact:
Melissa M. McCollum, AICP, LEED AP - Director
Planning and Development
Wesley Brandon, PE. City Engineer

Attachments:
Letter from the Developer and exhibits.

Applicant: DM Pecan Park Associates, LTD

The property being considered is described as follows:

Legal Description: +/-204.576 acres within the Mozea Rousseau Survey A-56
+/-66.494 acres within the Mozea Rousseau Survey A-56

As a property owner within 200' of the above referenced property, you are being notified of the public hearings and invited to attend to express your opinion. Responses and letters, either in support or opposition to this request, must be received at the Planning and Development Department at 1311 Chestnut Street or mailed to P.O. Box 427, Bastrop, Texas 78602 prior to the scheduled public hearings or call (512) 332-8840.

RECEIVED
JUL 29 2015
By

PROPERTY OWNER'S RESPONSE

As a property owner within 200': (please check √ one)

- ☐ I am in favor the request.
- ☐ I have no objection to the request.
- ☒ I am opposed to the request. (Refer to comments)

Property Owner Name: Lynn Schaefer Qualline
Property Address: 718 Perkins St. Phone (optional): _____
Mailing Address: P.O. Box Y Bastrop, Tx 78602 Email (optional): _____
Property Owner's Signature: Lynn Schaefer Qualline
Comments: (Optional)
I would like to know that myself and the other 28 neighbors that were notified by the City of Bastrop will not have commercial development adjacent to our homes. That was certainly not the intention when I and my family sold the property to DM Pecan Park Associates Ltd. October 2004.

Please provide reply to: The Planning and Development Department
City of Bastrop, P.O. Box 427, Bastrop, Texas 78602
or via fax (512) 332-8849

Zoning Change – SF-7 to Res-PD, 204.576 acres, C-1 to Com-PD, 66.494 acres mailed out July 13, 2015 July 28, 2015

✂

PROPERTY OWNER'S RESPONSE

As a property owner within 200': (please check √ one) Your input is important!

- ☐ I am in favor of the request.
- ☐ I am opposed to the request.
- ☑ I have no objection to the request

Property Owner Name: Nawasa Eads
Property Address: 254 Sam Houston Dr, Phone (optional): _____
Mailing Address: Bastrop, TX 78602 Email (optional): _____

Property Owner's Signature: Nawasa Eads
Comments: (Optional)

_____

_____

Please provide reply to: Planning and Development Department
City of Bastrop, P.O. Box 427, Bastrop, Texas 78602 or via fax (512) 322-8849

Re: Colony Final Plat, MUD 1D, Section 1, Phase A- notices mailed 7/30/2015

RECEIVED
JUL 29 2015
By _____

NOTICE OF PUBLIC HEARINGS
PLANNING AND ZONING COMMISSION AND CITY COUNCIL

Dear Property Owner:

The **Planning and Zoning Commission** will conduct a public hearing on **July 30, 2015 at 6:00 p.m.** and the **City Council** will conduct a public hearing (first reading) **Tuesday, August 11, 2015 at 6:30 p.m.** and have a second reading **Tuesday, August 25, 2015 at 6:30 p.m.** in the **City Hall Council Chambers located at 1311 Chestnut Street, Bastrop, Texas** to consider a zone change from SF-7, Single Family Residential to PD, Residential Planned Development for +/-204.576 acres out of the Mozea Rousseau Survey, Abstract No. 56 and a zone change from C-1, Commercial -1 to PD, Commercial Planned Development for +/-66.494 acres out of the Mozea Rousseau Survey, Abstract No. 56 within the Pecan Park Subdivision in the city limits of Bastrop, Texas.

An 11X17 Overall Conceptual Plan and letter from the owner is included with this notice.

Applicant: DM Pecan Park Associates, LTD

The property being considered is described as follows:

Legal Description: +/-204.576 acres within the Mozea Rousseau Survey A-56
+/-66.494 acres within the Mozea Rousseau Survey A-56

As a property owner within 200' of the above referenced property, you are being notified of the public hearings and invited to attend to express your opinion. Responses and letters, either in support or opposition to this request, must be received at the Planning and Development Department at 1311 Chestnut Street or mailed to P.O. Box 427, Bastrop, Texas 78602 prior to the scheduled public hearings or call (512) 332-8840.

PROPERTY OWNER'S RESPONSE

As a property owner within 200': (please check √ one)

- ☐ I am in favor the request.
- ☐ I have no objection to the request.
- ☑ I am opposed to the request.

Property Owner Name: Jacob Henry
Property Address: 716 Perkins St.
Mailing Address: " " "
Property Owner's Signature: Jacob B. Henry
Phone (optional):
Email (optional):
Comments: (Optional)
Please see attached letter.

Please provide reply to: The Planning and Development Department
City of Bastrop, P.O. Box 427, Bastrop, Texas 78602
or via fax (512) 332-8849

Zoning Change – SF-7 to Res-PD, 204.576 acres, C-1 to Com-PD, 66.494 acres mailed out July 1[illegible]

RECEIVED
JUL 30 2015
By

08-11-15 79

Jacob B. Henry, P.E.
716 Perkins St.
Bastrop, Texas 78602

July 29, 2015

Bastrop Planning and Zoning Commission
1311 Chestnut Street
Bastrop, Texas 78602

Re: Opposition to the rezoning of Pecan Park Section 6

Dear Planning and Zoning Commission,

I am writing to oppose the zone change request of Pecan Park to rezone the 204.576 acres from Single Family (SF-7) to Residential Planned Development (PD). I am specifically concerned with this proposed change for Section 6.

As a current land owner adjacent to Section 6, I am adamantly opposed to anything other than SF-7 zoning for this section of the Pecan Park development. This is the only remaining section of Pecan Park that borders existing homes that has not yet been platted (unlike Sections 4 and 5). All the current residents on the south end of Perkins St. that border Section 6 do not want anything that resembles commercial development adjacent to our property. We are very tired of receiving the ill effects of this development, and have continually been affected and burdened with things such as:

- New sewage lift station that fronts Perkins St. (the only road to our homes and property)
- New road outlet onto the south end of Perkins St. (the only road to our homes and property)
- New 80' drainage easement that directly borders us to the west

Is this not enough? This certainly is not "very attractive" or "well balanced" as the developer states in his request. What was once known as our paradise at the end of Perkins St. is quickly being destroyed.

I, along with all my neighbors, implore you to please follow your mission statement and protect our existing riverfront property values and quality of life by restricting future commercial development in this particular area. By not keeping the SF-7 zoning for Section 6, you open the door for the developer to pursue commercial interest, which pollutes our community and destroys the existing character of our neighborhood.

Thank you in advance for your serious consideration of these comments.

Sincerely,

Jacob B. Henry

Jacob B. Henry, P.E.

RECEIVED
JUL 30 2015
By

NOTICE OF PUBLIC HEARINGS
PLANNING AND ZONING COMMISSION AND CITY COUNCIL

REC'D JUL 17 2015

Dear Property Owner:

The **Planning and Zoning Commission** will conduct a public hearing on **July 30, 2015 at 6:00 p.m.** and the **City Council** will conduct a public hearing (first reading) **Tuesday, August 11, 2015 at 6:30 p.m.** and have a second reading **Tuesday, August 25, 2015 at 6:30 p.m.** in the **City Hall Council Chambers located at 1311 Chestnut Street, Bastrop, Texas** to consider a zone change from SF-7, Single Family Residential to PD, Residential Planned Development for +/-204.576 acres out of the Mozea Rousseau Survey, Abstract No. 56 and a zone change from C-1, Commercial -1 to PD, Commercial Planned Development for +/-66.494 acres out of the Mozea Rousseau Survey, Abstract No. 56 within the Pecan Park Subdivision in the city limits of Bastrop, Texas.

An 11X17 Overall Conceptual Plan and letter from the owner is included with this notice.

Applicant: DM Pecan Park Associates, LTD

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+/-66.494 acres within the Mozea Rousseau Survey A-56

As a property owner within 200' of the above referenced property, you are being notified of the public hearings and invited to attend to express your opinion. Responses and letters, either in support or opposition to this request, must be received at the Planning and Development Department at 1311 Chestnut Street or mailed to P.O. Box 427, Bastrop, Texas 78602 prior to the scheduled public hearings or call (512) 332-8840.

✂ - ✂

PROPERTY OWNER'S RESPONSE

As a property owner within 200': (please check √ one)

☐ I am in favor the request.
☑ I have no objection to the request.
☐ I am opposed to the request.

RECEIVED
AUG 03 2015
By

Property Owner Name: Bryan Bracewell - 169 Properties.
Property Address: 534 W Hwy 71
Mailing Address: 1212 Hwy 290. Elgin
Property Owner's Signature: n/a
Phone (optional):
Email (optional):
Comments: (Optional)
Bryan is out of the country @ this time. I'm signing as V.P./Treasurer of 169 properties. — Dustin

Please provide reply to: The Planning and Development Department
City of Bastrop, P.O. Box 427, Bastrop, Texas 78602
or via fax (512) 332-8849

Zoning Change – SF-7 to Res-PD, 204.576 acres, C-1 to Com-PD, 66.494 acres mailed out July 13, 2015

Pecan Park

July 8, 2015

Melissa McCollum, Director of Planning & Development
Yvonne Pritchard, Project Coordinator City of Bastrop
1311 Chestnut Street
Bastrop, Texas 78602

Re: Pecan Park – Land Uses

Dear Ms. McCollum and Ms. Pritchard,

As we have discussed previously, we would like to take this opportunity to request approval of "PD" - Land Use Districts within our Pecan Park mixed-use development that would allow flexibility in the development's commercial areas and residential areas.

Pecan Park is comprised of approximately 311 acres, Approximately 69.296 acres of land located north of the future Hasler Blvd. is currently zoned "C-1"- Commercial. The 242.006 residential acres, is currently zoned for residential development, "SF-7" and "PD" (Residential Sections 4 & 5). Conceptual plans are provided to help visualize the development. Our homebuilders have voiced their desire for more flexibility in future product types in the residential areas to better suit current market demands and prospects for the commercial areas would prefer that flexibility as well. We feel that creation of these PDs would be beneficial and would help achieve a very attractive and well balanced development.

Bastrop City Council approved the Memorandum of Understanding ("MOU") for the Pecan Park mixed-use development on November 12, 2013. That document set out general parameters for how this area would be developed with the intent to help create a high-quality subdivision for Bastrop. Since it is comprised a significant land area and recognizing that development would occur over a number of years, the Agreement acknowledged that future modifications would likely occur.

Rather than attempting to designate and predict certain zonings for future development within the subdivision, our proposed mixed-use PD - Land Use Districts for Pecan Park are intended to help integrate the commercial and residential areas into an attractive, homogenous and functional community. In some areas, residential and commercial uses would be combined to help create more of a "village-feel" for this area. Interconnected walk-ways, greenbelts and open spaces will encourage the sense of community and help establish the desired character and vision for this development.

Both the commercial and residential areas will be restricted by established Covenants, Conditions, and Restrictions (C,C&R's). Specific Design Guidelines for each area will be created to help insure the quality and embody legal enforcement controls for our Property Associations, necessary to preserve the overall look of the areas, as well as restrict the future improvements within this community. Independent Property Owner Associations will oversee and implement those controls.

A summary of what we propose is provided. I sincerely would appreciate the City's input and approval for this request.

Thank you again,

Duke McDowell
Owner/Manager
duke@pecanparkbastrop.com
Office: 512) 263-2214

Enclosures

cc: Wesley Brandon, P.E., City Engineer

Land Use Districts

The original Pecan Park's Conceptual Plan reflected several land use components, Commercial, Residential, Open/Greenbelt areas and Community Amenities & Recreational Areas. We are requesting the following PDs - Land Use Districts.

Residential Areas

Residential-Land Use Categories –

The recommended land mixed-use planning for the residential sections of the Pecan Park Development would allow for lot and product designs as set out in the following residential categories. Sections of the residential area developed would be allowed established lot and product designs. The table on the following pages more specifically addresses those criterias.

The Land Use Districts category which we have identified as "PD-SFG" was previously approved for Section 5 with 90 lots in the Pecan Park residential area by the Bastrop City Council on December 12, 2013. The Land Use District category identified as "PD-SFA" was previously approved by the Bastrop City Council for Section 4 with 70 lots on June 23, 2015.

Commercial Areas

Commercial Area – Land Use Categories
In some areas commercial and residential uses will overlay to help create more of a "village-feel", with interconnected walk-ways, greenbelts and open spaces that will encourage the sense of community and help establish the desired character and vision for this development. This Land Use will allow a flexible District for low intensity office and professional uses, as well as areas for neighborhood, local and regional shopping and service facilities for the retail sale of goods and services. All of these areas will conform to established City landscape and buffering requirements. This area may include general retail, light intensity wholesale and commercial uses of a service nature which typically have operating characteristics and traffic service requirements generally compatible with typical office, retail, shopping, and some residential environments.

Conceptual Plan

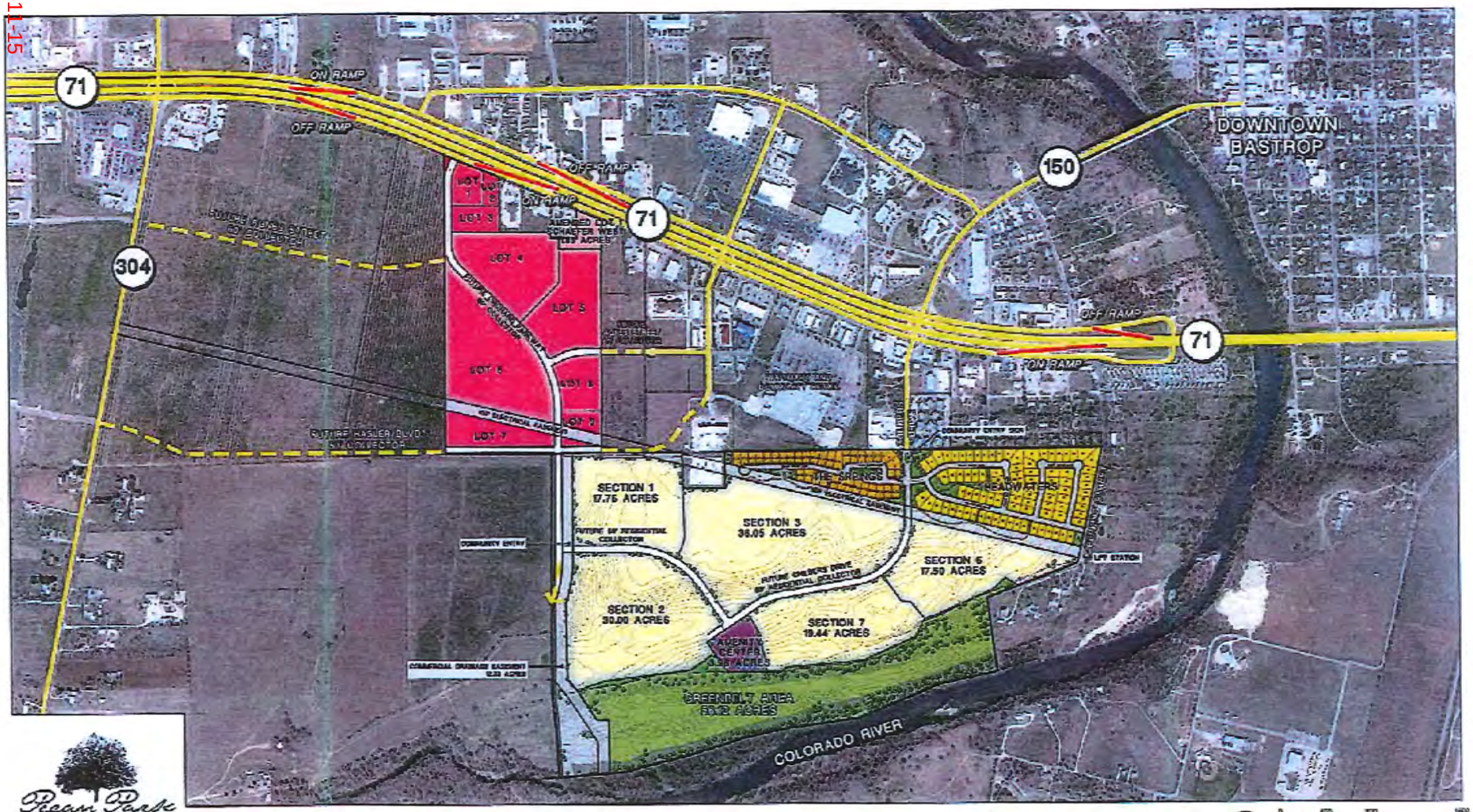
- An Overall Pecan Park Conceptual Plan, The Pecan Park Residential Concept Plan and Pecan Park Commercial Area Concept Plan are provided to help visualize the residential and commercial components of the Development

Conceptual Plans

Overall Conceptual Plan

Pecan Park Residential Areas

Pecan Park Commercial Areas



Pecan Park
BASTROP, TEXAS

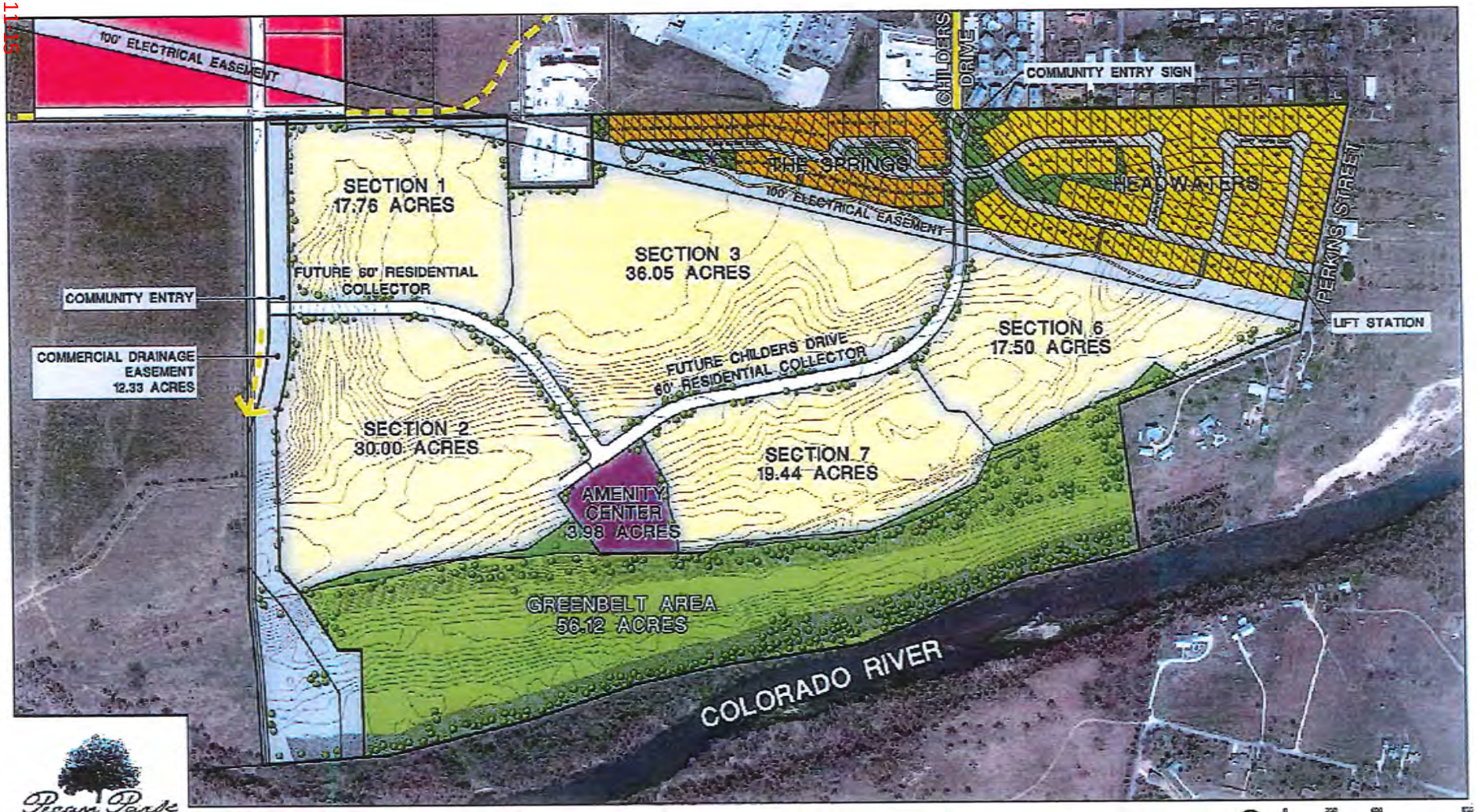
North

Scale: 1" = 800'
Date: July 13, 2015

SEC Planning, LLC
Land Planning • Landscape Architecture • Community Branding
AUSTIN, TEXAS

OVERALL CONCEPTUAL PLAN

PECAN PARK
BASTROP, TEXAS



Pecan Park
RIVER'S BEND

RESIDENTIAL PD
CONCEPTUAL PLAN

204.576 acres

North

Scale: 1" = 400'
Date: July 13, 2015

SEC Planning, LLC
Land Planning • Landscape Architecture • Community Branding
AUSTIN, TEXAS

Areas Not Part of Re-zoning Request

RIVER'S BEND AT PECAN PARK
BASTROP, TEXAS

Planned Development

Land Use Development Standards

Pecan Park Residential

Land Use Districts

Residential Areas

Nestled on the Colorado River, River's Bend at Pecan Park promises to be one of Bastrop's most vibrant residential neighborhoods. The location and setting of this subdivision position it ideally for a wide range of home styles and as the residential area progresses, there will be a need for range of products to meet consumer demand, including single family, single family attached homes, townhomes, and other similar type uses.

River's Bend at Pecan Park, the residential portion is comprised of approximately 204.576 acres, conceptually designed in five residential sections with no more than 850 residential lots. The current design includes a large greenbelt area located along three-quarters of a mile of Colorado River frontage and four acres set aside for a future community amenity center. Hike and bike trails throughout the neighborhood will connect to community parks and link to roadways that lead directly to Historic Downtown Bastrop.

- Residential-Use Categories –

The recommended land mixed-use planning for the residential sections of the Pecan Park Development would allow the following residential categories.

1. PD-SFE – Single Family Estate – Larger lots, minimum lot size 70' x 120', minimum home size 1,800 square feet; staggered 20'-25' front building setbacks, Homes in these areas shall be at least twenty feet (20') apart, ten feet (10') from the property line.
2. PD-SFG – Single Family Grand – Traditional lots, minimum lot size 65' x 120', home size 1,300 square feet; staggered 20'-25' front building setbacks, Homes in these areas shall be at least fifteen feet (15') apart, seven and one-half feet (7.5') from the property line. *(This zoning is similar as that previously approved for Pecan Park Residential Section 5 on 12/12/13)*
3. PD-SFS – Single Family Select – Traditional lots, minimum lot size 50' x 120', home size 1,200 square feet; staggered 20'-25' front building setbacks, Homes in these areas shall be at least ten feet (10') apart, five feet (5') from the property line.
4. PD-SFA – Single Family Attached Housing – Townhome style lots, minimum lot size 34' x 115', home size 1,100 square feet; staggered 20'-25' front building setbacks, Homes in these areas shall be at least ten feet (10') apart, five feet (5') from the property line. (This zoning is similar as that previously approved for Pecan Park Residential Section 4 on 6/23/15)
5. PD-PH – Patio Home - minimum lot size 40' x 115', home size 1,000 square feet; staggered 20'-25' front building setbacks, Homes in these areas shall be at least ten feet (10') apart, five feet (5') from the property line.
6. PD-SFC – Single Family Condominium –Cluster type housing, areas that will provide a variety of housing styles, minimum lot size one (1) acre, minimum unit size 900 square feet; staggered 20'-25' front building setbacks, Minimum rear setback from any adjacent residential will be fifteen feet (15'). Minimum side setback from an adjacent building will be ten feet (10').

- Other-Use Categories –

1. PD-CA – Use for Public & Private Parks, Trail Systems, Public Utility Services, Drainage Channels, Roadways, Private Community Amenity Areas that may be accompanied by retail, food, and beverage, and accessory uses, which will meet site development permitting in the City of Bastrop.

Standards for all homes in the residential areas will meet the criteria reflected on the following pages.

Pecan Park

Land Use Development Standards
Pecan Park Residential is divided into the following Land Use Districts

Land Use District	PD-SFE	PD-SFG	PD-SFS	PD-SFA	PD-PH	PD-SFC	PD-CA
Land Use	Single Family Estate	Single Family Grand	Single Family Select	Single Family Attached-Housing	Patio Home	Single Family Condominium	Public & Private Parks, Trail Systems, Private Community Amenity Areas, Public Utility Services, Drainage Channels, Roadways, and accessory uses
Maximum Acreage in Residential Area	25.0 %	30.0 %	45.0 %	25.0 %	30.0 %	15.0 %	N/A
Min. Dwelling Size	1,800 s.f.	1,300 s.f.	1,200 s.f.	1,100 s.f.	1,000 s.f.	900 s.f.	N/A
Min. Lot Area	8,400 s.f.	7,800 s.f.	6,000 s.f.	3,910 s.f.	4,600 s.f.	1-acre	N/A
Min. Lot Width	70'	65'	50'	34'	40'	75'	N/A
Min. Lot Depth	120'	120'	120'	115'	115'	100'	N/A
Min. Front Yard (*)	20'/25'	20'/25'	20'/25'	20'/25'	20'/25'	15'/20'	N/A
Min. Interior Side Yard	10.0'	7.5'	5.0'	5.0'	5.0'	10.0'	N/A
Min. Exterior Side Yard	15.0'	15.0'	15.0'	10.0'	10.0'	10.0'	N/A
Min. Rear Yard	20.0'	15.0'	15.0'	15.0'	15.0'	10.0'	N/A
Max. Bldg. Height	35 feet (2-sty)	35 feet (2-sty)	35 feet (2-sty)	35 feet (2-sty)	35 feet (2-sty)	35 feet (2-sty)	N/A
Maximum Lot Coverage	65.0%	65.0%	75.0%	75.0%	75.0%	75.0%	N/A

(*) Alternating Front Yard Set Backs

Pecan Park Residential Land Use – (con't.)

- C,C&Rs

Other regulations and restrictions will be established by the Development's C,C,& R's and Design Guideline Standards that will be created for each section. Those Design Guideline Standards will include provisions for limiting house plan elevations, building street setbacks, home exterior selections and uniform standards for landscaping

- Exterior Masonry Requirements

Minimum Masonry Requirements will be set at 75%. Masonry includes: brick, stone, stucco, and hardiplank,

- Landscaping

Use of drought-resistant landscaping or water-conserving techniques in the Development is encouraged. Xeriscaping will be allowed in certain instances in the common areas and at residences in accordance with that certain Xeriscaping Policy set forth in the Development Area's Declaration and each area's Design Guidelines. All landscapes and landscaping must be approved by the Developer prior to installation. To further help conserve water, large expansive areas of natural grass and vegetation shall be required to be irrigated. The use of drip irrigation is encouraged.

- Front Setbacks

All of these Land Use Districts will be allowed to have staggered, 20'-25' building setbacks to help achieve aesthetically pleasing street view. All front setbacks will be measured from the property line or right-of-way. At minimum, there must be a front building setback change (between the allowed 20'-25') on every fourth lot.

- Maximum Lot Coverage

The percentage determined by dividing (a) the gross area of the lot (in square feet) by (b) the footprint of the main building; and any swimming pools surface area including decks.

- Utilities

All utilities shall be provided separately to each lot so that each unit will be individually metered

- Site Plans

A site plan will be submitted at time of home development within a section of the Development

- Recreational vehicles

Recreational vehicles, travel trailers or motor homes may not be used for on-site dwelling purposes and will be hidden from public view.

- Fencing

Electrical Fencing and barbed wire is prohibited as perimeter fencing. Only 6' Cedar, Wrought Iron or masonry fencing will be allowed.

- Yard Storage Facilities

Open storage is prohibited (except for materials for the resident's personal use or consumption (i.e. firewood, gardening materials, etc.)

- Side Entry Garages

Single-family homes with side entry garages where lot frontage is only to one street (not a corner lot) shall have a minimum of twenty-five feet (25') from the garage door to the side property line for maneuvering.

- Roofs

All residential structures shall have roof slopes with a minimum of 3:12 pitch

- Road Standards

Cul-de-sac shall comply with the current Fire Code adopted by the City of Bastrop Distances are measured from centerline of the intersecting street to the center of the bulb of the Cul-de-sac. Turnarounds shall have a minimum pavement diameter of ninety-six (96) feet. Hammerhead turnarounds may be permitted if approved by the Fire Department.

Pecan Park Residential Land Use – (con't.)

- Roadway Improvements

Brick or stone pavers will be allowed across paved roadway services to create an aesthetically pleasing look for the area roadways and to promote additional safety control of roadway traffic speeds.

- Condominium Areas

Condominium areas will have the flexibility to have private roadways, gated entrances, twenty-six (26) foot wide streets and street design configurations that will benefit the overall intended look for those areas. Walkway paths would be allowed rather than sidewalks along the roadways. A Site Development Plan will be submitted.

- Guest Parking

Shared Guest Parking will be provided in the following Land Use District; PD-SFA, PD-PH, and PD-SFC.

ORDINANCE NO. 2015-15

AN ORDINANCE GRANTING A ZONE CHANGE FROM SF7, SINGLE FAMILY RESIDENTIAL AND A/OS –AGRICULTURAL/OPEN SPACE TO PD, RESIDENTIAL PLANNED DEVELOPMENT FOR APPROXIMATELY 204.576 ACRES WITHIN THE MOZEA ROUSSEAU SURVEY, ABSTRACT NO. 56 LOCATED AT THE TERMINUS OF CHILDERS DRIVE WITHIN THE CITY LIMITS OF BASTROP, TEXAS AS PART OF THE OVERALL PECAN PARK CONCEPTUAL PLAN; SETTING OUT CONDITIONS AND ESTABLISHING AN EFFECTIVE DATE.

WHEREAS, DM Pecan Park Associates, LTD, Duke McDowell (hereinafter referred to as "Applicant") submitted a request for a zone change from SF7, Single Family Residential and A/OS – Agricultural/Open Space to PD, Residential Planned Development for approximately 204.576 acres situated in the Mozea Rousseau Survey, Abstract 56, located at the terminus of Childers Drive within the City limits of Bastrop, Texas, hereinafter referred to as "the Property"; and

WHEREAS, a copy of the Metes and Bounds Survey and location map is attached hereto as Exhibit "A" (the "Property); and

WHEREAS, the Property is currently zoned as SF7, Single Family Residential and A/OS – Agricultural/Open Space; and

WHEREAS, pursuant to Section 10.4 of the City's Zoning Ordinance, notice of the rezoning was given to all property owners located within two hundred (200) feet of the Property, and the Planning and Zoning Commission of the City of Bastrop held a public hearing on the rezoning request on July 30, 2015; and

WHEREAS, after notice and hearing, the Planning and Zoning Commission has recommended a PD, Residential Planned Development zoning designation for the Property, See Exhibit A-1; and

WHEREAS, pursuant to Section 10.4 of the City's Zoning Ordinance, notice of the rezoning request was given as required by the Ordinance, and the City Council of the City of Bastrop held a public hearing on the rezoning on August 11, 2015 to consider the Applicant's request to rezone the Property to PD, Residential Planned Development; and

WHEREAS, after consideration of public input received at the hearing, the information provided by the Applicant, and all other information presented, City Council finds that it is in the public interest to approve the rezoning of the Property, which is currently zoned as SF7, Single Family Residential and A/OS – Agricultural/Open Space, to a new designation of PD, Residential Planned Development.

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

Part 1: The Property, situated in Mozea Rousseau Survey, Abstract No. 56 located at the terminus of Childers Drive within the city limits of Bastrop, Texas as more particularly shown and described on attachments Exhibit "A" and "A-1", shall be and is hereby rezoned from its prior designation of SF7, Single Family Residential and A/OS – Agricultural/Open Space to a new zoning designation of PD, Residential Planned Development.

Part 2: This ordinance shall take effect upon passage and in accordance with the laws of the State of Texas.

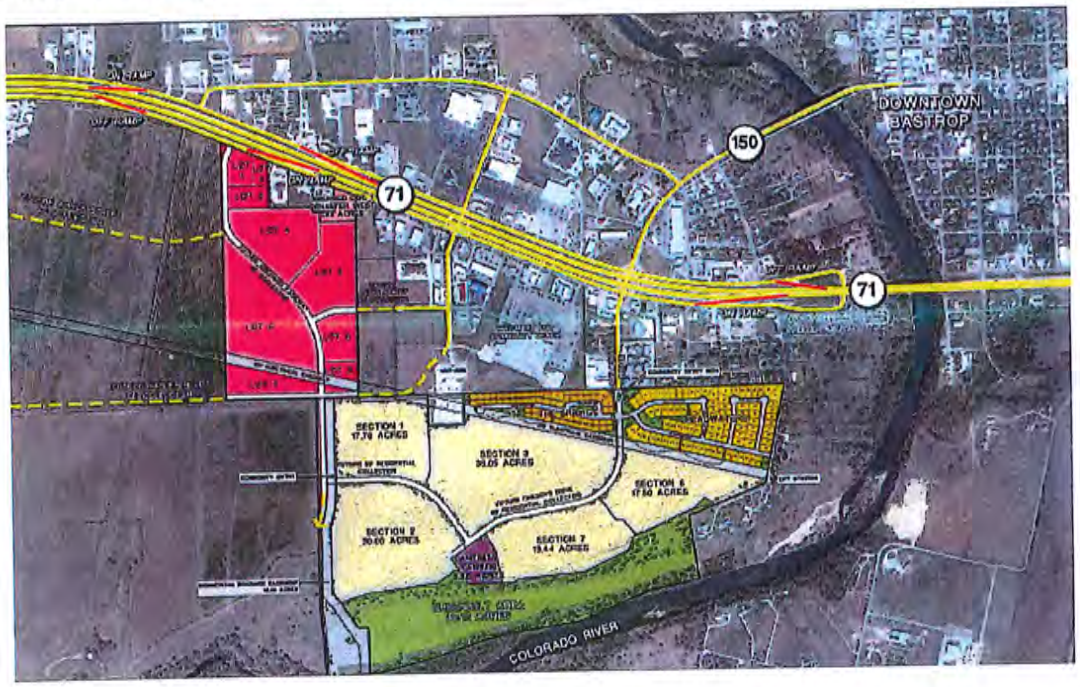
Part 3: The Zoning Ordinance standards should be amended as follows:

District	**Min. Lot Area**	Min. Dwelling Unit Size	Min. Lot Width	Min. Lot Depth	Min. Front Yard	Min. Interior Side Yard	Min. Side when two-story & adj. SF Zone	Min. Ext. Yard (See Sec.43.3)	Min. Rear Yard	Min. Rear when two-story &Adj. SF Zone	Max. Height of Build	Max. Lot Coverage by Build
PD-SFE	8,400 sq. ft.	1,800 sq.ft.	70'	120'	20'-25'	10'		15'	20'		2.5 stories 35'	60%
PD-SFG (Sec 5)	7,800 sq. ft.	1,000 sq. ft.	65'	120'	20'-25'	7.5'		15'	15'		2.5 stories 35'	60%
PD-SFS	6,000 sq. ft.	1,200 sq. ft.	50'	120'	20'-25'	5'		15'	15'		2.5 stories 35'	75%
PD SFA (Sec 4)	4,000 sq. ft.	1,200 sq. ft.	34'	120'	20' - 25'	5'		10'	20'		2.5 stories 35'	70%
PD PH	4,600 sq. ft.	1,000 sq. ft.	40'	115'	20' - 25'	5'		10'	15'		2.5 stories 35'	75%
PD SFC	1 acres	900 sq. ft.	75'	100"	15' - 20'	10'		10'	10'		2.5 stories 35'	75%

- **PD-SFE – Single Family Estate** – Larger lots, minimum lot size 70' x 120', minimum home size 1,800 square feet; staggered 20'-25' front building setbacks, Homes in these areas shall be at least twenty feet (20') apart, ten feet (10') from the property line.
- **PD-SFG – Single Family Grand** – Traditional lots, minimum lot size 65' x 120', home size 1,000 square feet; staggered 20'-25' front building setbacks, Homes in these areas shall be at least fifteen feet (15') apart, seven and one-half feet (7.5') from the property line.
- **PD-SFS – Single Family Select** – Traditional lots, minimum lot size 50' x 120', home size 1,200 square feet; staggered 20'-25' front building setbacks, Homes in these areas shall be at least ten feet (10') apart, five feet (5') from the property line.
- **PD-SFA – Single Family Attached Housing** – Townhome style lots, minimum lot size 34' x 120', home size 1,200 square feet; staggered 20'-25' front building setbacks, Homes in these areas shall be at least ten feet (10') apart, five feet (5') from the property line.
- **PD-PH – Patio Home** - minimum lot size 40' x 115', home size 1,000 square feet; staggered 20'-25' front building setbacks, Homes in these areas shall be at least ten feet (10') apart, five feet (5') from the property line.
- **PD-SFC – Single Family Condominium** –Cluster type housing, areas that will provide a variety of housing styles, minimum lot size one (1) acre, minimum unit size 900 square feet; staggered 20'-25' front building setbacks, Minimum rear setback from any adjacent residential will be fifteen feet (15'). Minimum side setback from an adjacent building will be ten feet (10').

Other-Use Categories –

- **PD-CA** – Use for Public & Private Parks, Trail Systems, Public Utility Services, Drainage Channels, Roadways, Private Community Amenity Areas that may be accompanied by retail, food, and beverage, and accessory uses, which will meet site development permitting in the City of Bastrop.



Standards for all homes in the residential areas will meet the criteria:

- **C,C&Rs** - Other regulations and restrictions will be established by the Development's C,C,& R's and Design Guideline Standards that will be created for each section. Those Design Guideline Standards will include provisions for limiting house plan elevations, building street setbacks, home exterior selections and uniform standards for landscaping

- **Exterior Masonry Requirements** - Minimum Masonry Requirements will be set at 75%. Masonry includes: brick, stone, stucco, and hardiplank,

- **Landscaping** - Use of drought-resistant landscaping or water-conserving techniques in the Development is encouraged. Xeriscaping will be allowed in certain instances in the common areas and at residences in accordance with that certain Xeriscaping Policy set forth in the Development Area's Declaration and each area's Design Guidelines. All landscapes and landscaping must be approved by the Developer prior to installation. To further help conserve water, large expansive areas of natural grass and vegetation shall be required to be irrigated. The use of drip irrigation is encouraged.

- **Front Setbacks** - All of these Land Use Districts will be allowed to have staggered, 20'-25' building setbacks to help achieve aesthetically pleasing street view. All front setbacks will be measured from the property line or right-of-way. At minimum, there must be a front building setback change (between the allowed 20'-25') on every fourth lot.

- **Maximum Lot Coverage** - The percentage determined by dividing (a) the gross area of the lot (in square feet) by (b) the footprint of the main building; and any swimming pools surface area including decks.

- **Utilities** - All utilities shall be provided separately to each lot so that each unit will be individually metered

- **Site Plans** - A site plan will be submitted at time of home development within a section of the Development

- **Recreational vehicles** - Recreational vehicles, travel trailers or motor homes may not be used for on-site dwelling purposes and will be hidden from public view.

- **Fencing** - Electrical Fencing and barbed wire is prohibited as perimeter fencing. Only 6' Cedar, Wrought Iron or masonry fencing will be allowed.

- **Yard Storage Facilities** - Open storage is prohibited (except for materials for the resident's personal use or consumption (i.e. firewood, gardening materials, etc.)

- **Side Entry Garages** - Single-family homes with side entry garages where lot frontage is only to one street (not a corner lot) shall have a minimum of twenty-five feet (25') from the garage door to the side property line for maneuvering.

- **Roofs** - All residential structures shall have roof slopes with a minimum of 3:12 pitch

- **Road Standards** -Cul-de-sac shall comply with the current Fire Code adopted by the City of Bastrop Distances are measured from centerline of the intersecting street to the center of the bulb of the Cul-de-sac. Turnarounds shall have a minimum pavement diameter of ninety-six (96) feet. Hammerhead turnarounds may be permitted if approved by the Fire Department.

- **Roadway Improvements** – Brick or stone pavers will be allowed across paved roadway services to create an aesthetically pleasing look for the area roadways and to promote additional safety control of roadway traffic speeds.

- **Condominium Areas** - Condominium areas will have the flexibility to have private roadways, gated entrances, twenty-six (26) foot wide streets and street design configurations that will benefit the overall intended look for those areas. Walkway paths would be allowed rather than sidewalks along the roadways. A Site Development Plan will be submitted.

- **Guest Parking** - Shared Guest Parking will be provided in the following Land Use District; PD-SFA, PD-PH, and PD-SFC.

Part 4: If any provision of this ordinance or application thereof to any person or circumstance shall be held invalid, such invalidity shall not affect the other provisions, or application thereof, of this ordinance which can be given effect without the invalid provision or application, and to this end the provisions of this ordinance are hereby declared to be severable.

Part 5: This ordinance shall take effect upon the date of final passage noted below, or when all applicable publication requirements, if any, are satisfied in accordance with the City's Charter, Code of Ordinances, and the laws of the State of Texas.

READ and ACKNOWLEDGED on First Reading on the 11th day of August 2015.

READ and APPROVED on the Second Reading on the ___day of August 2015.

APPROVED:

_____

Kenneth W. Kesselus, Mayor
Mayor

ATTEST:

_____

Ann Franklin
City Secretary

Exhibit A

HEARITIGE SURVEYING, CO.

TIM. D. HEARITIGE
727 West Point Loop
West Point, Texas 78963

Registered Professional Land Surveyor No. 5036
Licenced State Land Surveyor
Phone (979)242-3485

July 20, 2004

FIELD NOTE DESCRIPTION OF 242.006 ACRES OF LAND OUT OF THE MOZEA ROUSSEAU SURVEY, ABSTRACT NO. 56, IN BASTROP COUNTY, TEXAS, AND BEING A PORTION OF THAT CERTAIN (282.1 ACRE) TRACT OF LAND CONVEYED TO K.G. SCHAEFER IN A DEED AS RECORDED IN VOLUME 100 PAGE 376 OF THE DEED RECORDS OF BASTROP COUNTY, TEXAS, AND ALSO BEING A PORTION OF THOSE TRACTS OF LAND CONVEYED TO FRANCES SCHAEFER BUCKHAULTS IN A WILL AS RECORDED IN VOLUME 82 PAGE 483 OF THE PROBATE RECORDS OF BASTROP COUNTY, TEXAS, AND BEING ALL OF THAT CERTAIN (16.007 ACRE) TRACT OF LAND CONVEYED TO JULIA JEAN RABENSBURG AND CARL G. RABENSBURG IN A DEED AS RECORDED IN VOLUME 658 PAGE 429 OF THE OFFICIAL RECORDS OF BASTROP COUNTY, TEXAS, AND ALL OF THAT CERTAIN (1.012 ACRE) TRACT OF LAND CONVEYED TO CARL G. RABENBURG AND JULIE S. RABENSBURG IN A DEED AS RECORDED IN VOLUME 555 PAGE 138 OF THE OFFICIAL RECORDS OF BASTROP COUNTY, TEXAS, AND ALSO ALL OF THAT CERTAIN (5.134 ACRE) TRACT OF LAND CONVEYED TO JULIE S. RABENSBURG AND CARL G. RABENSBURG IN A DEED AS RECORDED IN VOLUME 818 PAGE 508 OF THE OFFICIAL RECORDS OF BASTROP COUNTY, TEXAS, AND BEING ALL OF THAT CERTAIN (20.000 ACRE) TRACT OF LAND CONVEYED TO CARL G. RABENSBURG, JR. IN A CONTRACT OF SALE AND PURCHASE AS DESCRIBED AND RECORDED IN VOLUME 332 PAGE 547 OF THE OFFICIAL RECORDS OF BASTROP COUNTY, TEXAS, AND BEING ALL OF THAT CERTAIN (6.500 ACRE) TRACT OF LAND CONVEYED TO LYNN MARIE OUALLINE IN A DEED AS RECORDED IN VOLUME 831 PAGE 246 OF THE OFFICIAL RECORDS OF BASTROP COUNTY, TEXAS, AND BEING ALL OF THAT CERTAIN (1.500 ACRE) TRACT OF LAND CONVEYED TO JULIE JEAN RABENSBURG AND LYNN MARIE OUALLINE, AS TRUSTEES FOR JAMIE LYNN MARTIN IN A DEED AS RECORDED IN VOLUME 329 PAGE 579 OF THE OFFICIAL RECORDS OF BASTROP COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a ½" iron rod found at the base of a fence corner post, being at the most southeasterly corner of that certain (100 acre) tract of land conveyed to K.G. Schaefer in a deed as recorded in Volume 100 Page 376 of the Deed Records of Bastrop County, Texas, and also being in the northerly line of that certain (282.1 acre) tract conveyed to K.G. Schaefer in the same deed, said tracts being a portion of those tracts of land conveyed to Frances Schaefer Buckhaults in a will as recorded in Volume 82 Page 483 of the Probate Records of Bastrop County, Texas, said iron rod also being the southwesterly corner of that certain (17.516 acre) tract of land conveyed to the Merle Arnold Prokop, jr. Revocable Living Trust, dated November 22, 1991 in a deed as recorded in Volume 617 Page 308 of the Official Records of Bastrop County, Texas, and also being for the most northeasterly corner of that certain (16.007 acre) tract of land conveyed to Julie Jean Rabensburg and Carl G. Rabensburg in a deed as recorded in Volume 658 Page 429 of the Official Records of Bastrop County, Texas,

THENCE, with the southerly line of the Prokop tract N 89 deg. 37' 52" E 387.06 feet to a 3/4" iron pipe found at the most southwesterly corner of Lot 3 of the Beck, NHP, and Prokop Subdivision, Section One, a subdivision in Bastrop County, Texas, according to the map or plat thereof recorded in Cabinet 3 Slide 191B of the Plat Records of Bastrop County, Texas,

THENCE, with southerly line of said Lot 3, N 89 deg. 32' 41" E 322.40 feet to a capped ½" iron rod found at the most northwesterly corner of that certain (2.798 acre) tract of land conveyed to the Lower Colorado River Authority (L.C.R.A.) in a deed as recorded in Volume 1132 Page 490 of the Official Records of Bastrop County, Texas,

THENCE, with the bounds of the L.C.R.A. tract, S 00 deg. 26' 02" E 325.06 feet to a capped iron rod found, N 89 deg. 34' 02" E 374.92 feet to a capped iron rod found, and N 00 deg. 25' 55" W 324.98 feet to a capped ½" iron rod found in the southerly line of Lot 1, Block A, of Bastrop West Commercial, Section 3, a subdivision in Bastrop County, Texas, according to the map or plat thereof recorded in Cabinet 3 Slide 110A of the Plat Records of Bastrop County, Texas,

THENCE, with the southerly line of said Lot 1, Block A, N 88 deg. 48' 06" E 75.62 feet to a ½" iron rod found at the southwesterly corner of Lot 1, of Bastrop West Commercial, Section 2, a subdivision in Bastrop County, Texas, according to the map or plat thereof, recorded in Cabinet 2 Slide 377B of the Plat Records of Bastrop County, Texas,

Exhibit A

THENCE, with the southerly line of said Lot 1, N 89 deg. 37' 24" E 1186.72 feet to a 3/4" iron pipe found at the base of a fence corner post, being at the most southwesterly corner of that certain (0.947 acre-Lot 1) tract of land conveyed to the Utley Cattle Limited Partnership in a deed as recorded in Volume 1012 Page 907 of the Official Records of Bastrop County, Texas,

THENCE, with the southerly line of said Cattle tract, N 89 deg. 34' 36" E 322.83 feet to a ½" iron rod found at the southwesterly terminus of Childers Drive,

THENCE, N 89 deg. 33' 34" E, passing at or about 50' the southeasterly terminus of Childers Drive, and being the southwesterly corner of that certain (4.096 acre) tract of land conveyed to FM Partners, VII in a deed as recorded in Volume 400 Page 353 of the Official Records of Bastrop County, Texas, and continuing on the same course, with the southerly line of the Partners tract, and passing the most southwesterly corner of that certain (0.512 acre) tract of land conveyed to Olen Russell Jenkins and Mary Jo Jenkins in a deed as recorded in Volume 275 Page 839 of the Official Records of Bastrop County, Texas, at or about 410.55 feet, and continuing on the same course another 186 feet for a total distance of 596.55 feet to a ½" iron rod found at the southwesterly corner of that certain (130' X 120') tract of land conveyed to Victor Juarez, Jr. and Mary Ann Juarez in a deed as recorded in Volume 257 Page 737 of the Official Records of Bastrop County, Texas,

THENCE, with the southerly line of the Juarez tract, N 89 deg. 26' 57" E 131.02 feet to a ½" iron rod found at the most southwesterly corner of that certain (80' X 120') tract of land conveyed to John P. Calhoun and Rose A. Calhoun in a deed as recorded in Volume 277 Page 769 of the Deed Records of Bastrop County, Texas,

THENCE, with the southerly line of the Calhoun tract, N 89 deg. 52' 01" E, passing the southwesterly corner of that certain (80' X 120') tract of land conveyed to Robert L. Miller, Sr. and Robert L. Miller, Jr. in a deed as recorded in Volume 306 Page 593 of the Official Records of Bastrop County, Texas, at or about 80' and continuing on the same course, and passing southwesterly corner of that certain (94' X 120') tract of land conveyed to Theresia Brenner Roberts in a deed as recorded in Volume 256 Page 870 of the Official Records of Bastrop County, Texas, at or about 80', and continuing on that same course, and passing the most southwesterly corner of that certain (94.3' X 120') tract of land conveyed to Ray Barron in a deed as recorded in Volume 289 Page 550 of the Official Records of Bastrop County, Texas, at or about 94', and continuing on the same course and passing the most southwesterly corner of that certain (80' X 120') tract of land conveyed to Terry Jackson and Kay Jackson in a deed as recorded in Volume 346 Page 774 of the Official Records of Bastrop County, Texas, at or about 94.3', and continuing on the same course, and passing the most southwesterly corner of that certain (0.304 acre) tract of land conveyed to Forrest D. Wilson and Kimberly K. Wilson in a deed as recorded in Volume 1244 Page 467 of the Official Records of Bastrop County, Texas, at or about 80', and continuing on the same course another 50.35 feet for a total distance of 478.65 feet to a ½" iron rod found at the most northwesterly corner of that certain (20.000 acre) tract of land conveyed to Carl G. Rabensburg, jr. in a Contract of Sale and Purchase as described and recorded in Volume 332 Page 547 of the Official Records of Bastrop County, Texas,

THENCE, with the southerly line of the Wilson tract, N 89 deg. 14' 29" E, passing the southwesterly corner of that certain (0.2749 acre) tract of land conveyed to Debra L. Perry and Douglas L. Perry in a deed as recorded in Volume 1250 Page 763 of the Official Records of Bastrop County, Texas at or about 60' and continuing on the same course another 99.62 feet for a total distance of 159.62 feet to a ½" iron rod found at the most southwesterly corner of that certain (0.241 acre) tract of land conveyed to Ed Lowden in a deed as recorded in Volume 164 Page 209 of the Deed Records of Bastrop County, Texas,

THENCE, with the southerly line of the Lowden tract, N 89 deg. 15' 43" E, passing the southwesterly corner of that certain (0.241 acre) tract of land conveyed to E. W. Baker in a deed as recorded in Volume 166 Page 654 of the Deed Records of Bastrop County, Texas, at or about 87.56 feet, and continuing on the same course, and passing the southwesterly corner of that certain (0.390 acre) tract of land conveyed to Mary S. Weatherford in a deed at or about another 87.56 feet, and passing the southwesterly corner of the Lowden (0.241 acre) tract at or about another 118 feet, in all a total distance of 380.31 feet to a ½" iron rod found in the westerly right-of-way line of Perkins Street, being for the most northwesterly corner of this tract,

THENCE, with the westerly right-of-way line of Perkins Street (as found fenced and used on the ground, and as described in the Rabensburg (20.000 acre) description) S 12 deg. 18' 11" W 1044.05 feet to a 60d nail found at the base of a fence corner post, being at an angle in the right-of-way line of Perkins Street, and being at the most southeasterly corner of this tract,

THENCE, with the northerly right-of-way line of Perkins Street S 68 deg. 40' 21" W 863.76 feet to a ½" iron rod set at the most northwesterly corner of that certain (1.626 acre) tract of land conveyed to Lynn Schaefer Oualline in a deed as recorded in Volume 421 Page 607 of the Official Records of Bastrop County, Texas,

Exhibit A

THENCE, with the westerly line of the Oualline (1.626 acre) tract, **S 07 deg. 34' 14" E**, passing a ½" iron rod set at the most southwesterly corner of the Oualline (1.626 acre) tract at 286.78 feet, and continuing on the same course another 365.40 feet, for a total distance of **652.18 feet** to a point on the low bank of the Colorado River, being for the most southeasterly corner of this tract,

THENCE, with the low bank of the Colorado River, **S 73 deg. 46' 04" W 53.45 feet** to a point at the most southeasterly corner of that certain (6.500 acre) tract of land conveyed to Lynn Schaefer Oualline in a deed as recorded in Volume 831 Page 246 of the Official Records of Bastrop County, Texas,

THENCE, with the low bank of the Colorado River **S 77 deg. 26' 05" W 481.30 feet** to a point for the most southerly corner of the Oualline (6.500 acre) tract and being for the most southerly corner of this tract,

THENCE, with the low bank of the Colorado River the following six (6) general courses:

1) **S 67 deg. 28' 34" W 758.29 feet,**
2) **S 81 deg. 36' 16" W 670.03 feet,**
3) **S 77 deg. 41' 19" W 346.22 feet,**
4) **S 71 deg. 49' 38" W 506.08 feet,**
5) **S 76 deg. 00' 10" W 638.98 feet,**
6) **S 85 deg. 52' 23" W 554.84 feet** to a point on the low bank of the Colorado River where the fence between the Schaefer (282.10 acre) tract and that certain (94.00 acre) tract of land conveyed to Jo Ann Griesenbeck Cantrell in a deed as recorded in Volume 445 Page 684 of the Official Records of Bastrop County, Texas, being for the most southwesterly corner of this tract,

THENCE, with the fence between the Schaefer (282.1 acre) tract and the Cantrell tract, **N 03 deg. 10' 00" W 418.69 feet**, and **N 05 deg. 54' 13" W 313.26 feet** to a capped ½" iron rod found at the most southwesterly corner of that certain (5.134 acre) tract of land conveyed to Julie S. Rabensburg and Carl G. Rabensburg in a deed as recorded in Volume 818 Page 508 of the Official Records of Bastrop County, Texas,

THENCE, with the westerly line of the Rabensburg (5.134 acre) tract, **N 00 deg. 30' 49" E 781.27 feet** to a ½" iron rod found in the concrete around a fence corner post at the most southwesterly corner of that certain (1.012 acre) tract, conveyed to Carl G. Rabensburg and Julie S. Rabensburg in a deed as recorded in Volume 555 Page 138 of the Official Records of Bastrop County, Texas,

THENCE, with the westerly line of the Rabensburg (1.012 acre) tract of land **N 00 deg. 12' 05" W 350.02 feet** to a capped ½" iron rod found at the most westerly southwest corner of the Rabensburg (16.007 acre) tract,

THENCE, with the westerly line of the Rabensburg (16.007 acre) tract, **N 00 deg. 25' 59" E 1016.05 feet** to a ½" iron rod found at the base of a fence corner post, being in the southerly line of the Schaefer (100 acre) tract of land, and being for the most northwesterly corner of this tract,

THENCE, with the northerly line of the Rabensburg (16.007 acre) tract, **N 89 deg. 26' 27" E 444.41 feet** to the **PLACE OF BEGINNING**, in all containing **242.006 acres** of land.

SURVEYED: May 20, 2004

BY:

Timothy D. Hearitige
Registered Professional Land Surveyor No. 5036

STATE OF TEXAS
REGISTERED
TIMOTHY D. HEARITIGE
5036
PROFESSIONAL
LAND SURVEYOR

see accompanying map no. B 120002

Exhibit A

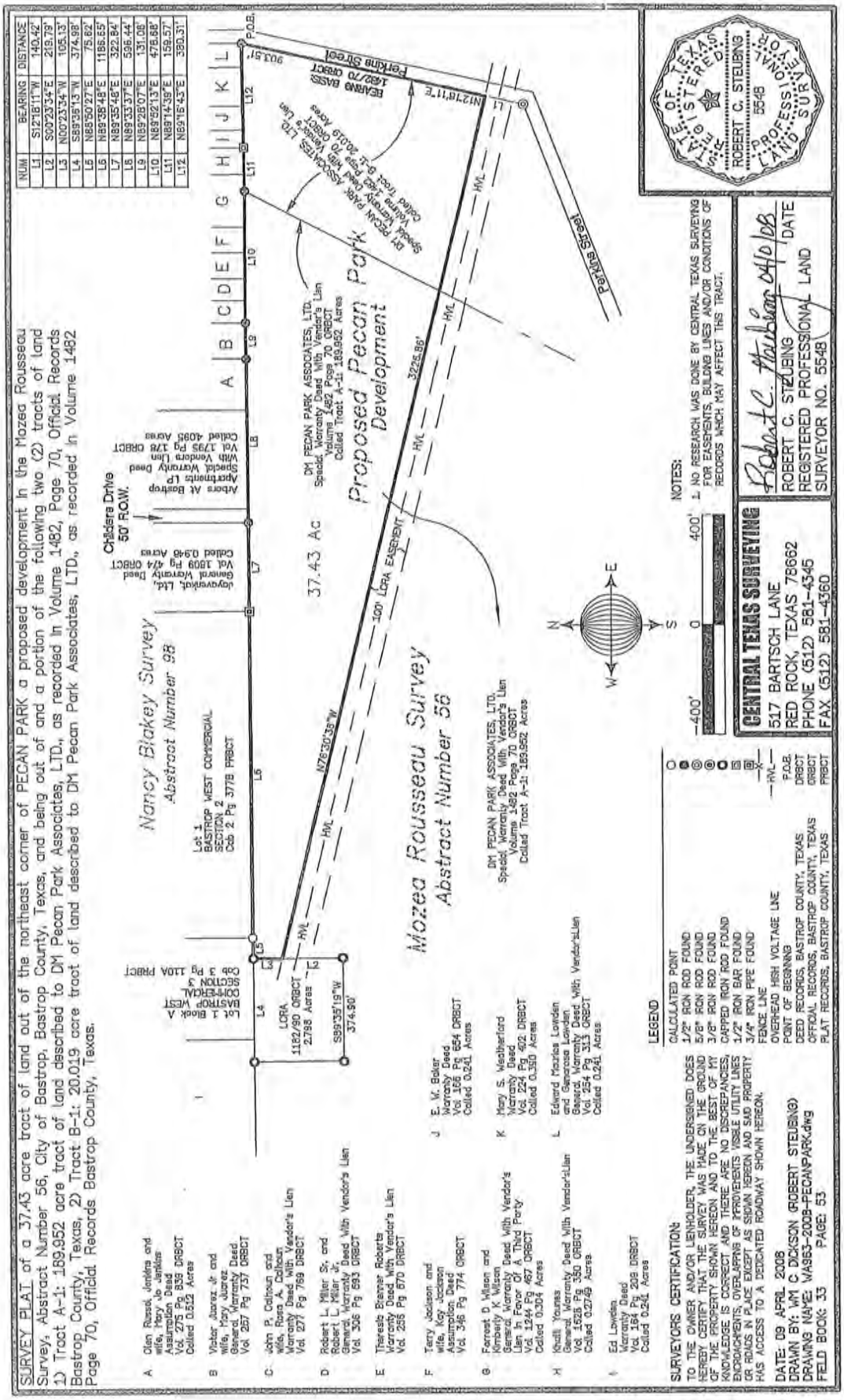

SURVEY PLAT of a 37.43 acre tract of land out of the northeast corner of PECAN PARK a proposed development in the Mazea Rousseau Survey, Abstract Number 56, City of Bastrop, Bastrop County, Texas, and being out of and a portion of the following two (2) tracts of land 1) Tract A-1: 189.952 acre tract of land described to DM Pecan Park Associates, LTD., as recorded in Volume 1482, Page 70, Official Records Bastrop County, Texas, 2) Tract B-1: 20.019 acre tract of land described to DM Pecan Park Associates, LTD., as recorded in Volume 1482 Page 70, Official Records Bastrop County, Texas.
Nancy Blakey Survey
Abstract Number 98
Mazea Rousseau Survey
Abstract Number 56
Proposed Pecan Park Development
37.43 Ac
Childers Drive
50' R.O.W.
Perkins Street
Parkins Street
LCRA EASEMENT
100'
N76°30'35"W
3225.86'
BEARING BASIS
1482/70 ORBCT
N12°18'11"E
P.O.B.
903.51'
Lot 1
BASTROP WEST COMMERCIAL
SECTION 2
Cab 2 Pg 377B PRBCT
Lot 1 Block A
BASTROP WEST
COMMERCIAL
SECTION 3
Cab 3 Pg 110A PRBCT
LCRA
1182/90 ORBCT
2.798 Acres
S89°35'19"W
374.90'
DM PECAN PARK ASSOCIATES, LTD.
Special Warranty Deed With Vendor's Lien
Volume 1482 Page 70 ORBCT
Called Tract A-1: 189.952 Acres
DM PECAN PARK ASSOCIATES, LTD.
Special Warranty Deed With Vendor's Lien
Volume 1482 Page 70 ORBCT
Called Tract B-1: 20.019 Acres
Abore At Bastrop
Apartments LP
Special Warranty Deed
With Vendor's Lien
Vol 1793 Pg 178 ORBCT
Called 4.095 Acres
Idgoverlick, Ltd.
General Warranty Deed
Vol 1809 Pg 474 ORBCT
Called 0.948 Acres
A Glen Russek Jenkins and wife, Mary Jo Jenkins Assumption Deed Vol. 275 Pg 839 ORBCT Called 0.512 Acres
B Victor Juarez Jr and wife, Mary Juarez General Warranty Deed Vol. 267 Pg 737 ORBCT
C John P. Calhoun and wife, Rosa A. Calhoun Warranty Deed With Vendor's Lien Vol. 277 Pg 769 ORBCT
D Robert L. Miller Sr. and Robert L. Miller Jr General Warranty Deed With Vendor's Lien Vol. 306 Pg 693 ORBCT
E Theresa Beamer Roberts Warranty Deed With Vendor's Lien Vol. 285 Pg 670 ORBCT
F Terry Jackson and wife, Kay Jackson Assumption Deed Vol. 346 Pg 774 ORBCT
G Forrest D. Wilson and Kimberly K Wilson General Warranty Deed With Vendor's Lien In Favor Of A Third Party Vol. 1244 Pg 467 ORBCT Called 0.304 Acres
H Keith Younes General Warranty Deed With Vendor's Lien Vol. 1525 Pg 330 ORBCT Called 0.274 Acres
I Ed Lewden Warranty Deed Vol. 184 Pg 208 ORBCT Called 0.241 Acres
J E. W. Baker Warranty Deed Vol. 186 Pg 654 ORBCT Called 0.241 Acres
K Mary S. Weatherford Warranty Deed Vol. 224 Pg 400 ORBCT Called 0.339 Acres
L Edward Maurice Lowden and Georgiana Lowden General Warranty Deed With Vendor's Lien Vol. 264 Pg 313 ORBCT Called 0.241 Acres
LEGEND
CALCULATED POINT
1/2" IRON ROD FOUND
5/8" IRON ROD FOUND
3/8" IRON ROD FOUND
CAPPED IRON ROD FOUND
1/2" IRON BAR FOUND
3/4" IRON PIPE FOUND
FENCE LINE
OVERHEAD HIGH VOLTAGE LINE
POINT OF BEGINNING
DEED RECORDS, BASTROP COUNTY, TEXAS
OFFICIAL RECORDS, BASTROP COUNTY, TEXAS
PLAT RECORDS, BASTROP COUNTY, TEXAS
P.O.B.
DRBCT
ORBCT
PRBCT
SURVEYORS CERTIFICATION:
TO THE OWNER AND/OR LIENHOLDER, THE UNDERSIGNED DOES HEREBY CERTIFY THAT THE SURVEY WAS MADE ON THE GROUND OF THE PROPERTY SHOWN HEREON AND TO THE BEST OF MY KNOWLEDGE IS CORRECT AND THERE ARE NO DISCREPANCIES, ENCROACHMENTS, OVERLAPPING OF IMPROVEMENTS VISIBLE UTILITY LINES OR ROADS IN PLACE EXCEPT AS SHOWN HEREON AND SAID PROPERTY HAS ACCESS TO A DEDICATED ROADWAY SHOWN HEREON.
DATE: 09 APRIL 2008
DRAWN BY: WM C DICKSON (ROBERT STEUBING)
DRAWING NAME: WA953-2008-PECANPARK.dwg
FIELD BOOK: 33 PAGE: 53
NOTES:
1. NO RESEARCH WAS DONE BY CENTRAL TEXAS SURVEYING FOR EASEMENTS, BUILDING LINES AND/OR CONDITIONS OF RECORDS WHICH MAY AFFECT THIS TRACT.
-400' 0 400'
CENTRAL TEXAS SURVEYING
517 BARTSCH LANE
RED ROCK, TEXAS 78662
PHONE (512) 581-4345
FAX (512) 581-4360
ROBERT C. STEUBING
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5548
DATE
STATE OF TEXAS
REGISTERED
ROBERT C. STEUBING
5548
PROFESSIONAL LAND SURVEYOR
NUM BEARING DISTANCE
L1 S12°18'11"W 140.42'
L2 S60°23'34"E 219.79'
L3 N00°23'34"W 105.13'
L4 S89°35'13"W 374.98'
L5 N85°50'27"E 75.62'
L6 N89°36'48"E 1186.65'
L7 N89°35'48"E 322.84'
L8 N89°33'37"E 596.44'
L9 N89°28'07"E 131.08'
L10 N89°52'13"E 478.88'
L11 N89°14'39"E 159.57'
L12 N69°16'43"E 380.31'

Exhibit A

CENTRAL TEXAS SURVEYING
PROFESSIONAL LAND SURVEYING
ROBERT C. STEUBING OWNER
517 BARTSCH LANE • RED ROCK, TEXAS 78662 • PHONE (512) 581-4345 • FAX (512) 581-4360

EXHIBIT "A"

LEGAL DESCRIPTION

BEING A 37.43 ACRE TRACT OF LAND OUT OF THE NORTHEAST CORNER OF PECAN PARK, A PROPOSED DEVELOPMENT, IN THE MOZEA ROUSSEAU SURVEY, ABSTRACT NUMBER 56, IN THE CITY OF BASTROP, BASTROP COUNTY, TEXAS, AND BEING OUT OF AND A PORTION OF THE FOLLOWING TWO (2) TRACTS OF LAND: 1) TRACT A-1: 189.952 ACRE TRACT OF LAND DESCRIBED TO DM PECAN PARK ASSOCIATES, LTD., IN THAT CERTAIN SPECIAL WARRANTY DEED AS RECORDED IN VOLUME 1482, PAGE 70, OFFICIAL RECORDS BASTRPO COUNTY, TEXAS, 2) TRACT B-1: 20.019 ACRE TRACT OF LAND DESCRIBED TO DM PECAN PARK ASSOCIATES LTD., IN THAT SAME SPECIAL WARRANTY DEED RECORDED IN VOLUME 1482, PAGE 70, OF THE OFFICIAL RECORDS OF BASTROP COUNTY, TEXAS, SAID 37.43 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a one-half inch iron rod found on the west line of Perkins Street for the southeast corner of that tract of land described to Edward Maurice Lowden and Genarose Lowden in that certain General Warranty Deed With Vendor's Lien as recorded in Volume 254, Page 313, of the Deed Records of Bastrop County, Texas and the northeast corner of said 20.019 acre tract of land, same being the northeast corner of the herein described 37.43 acre tract of land;

THENCE South 12°18'11" West, along the common dividing line of said Perkins Street and said 20.019 acre tract of land, a distance of 903.51 feet to a calculated point at the intersection of the east line of said 20.019 acre tract of land with the north line of that certain 100 foot Easement described to LCRA Transmission Services Corporation as recorded in Volume C, Page 477, of the Official Records of Bastrop County, Texas for the southeast corner of the herein described 37.43 acre tract of land and from this point a five-eights capped iron rod found for the most southeasterly corner of the said 20.019 acre tract of land bears South 12°18'11" West, a distance of 140.42 feet;

THENCE North 76°30'36" West, through said and severing from said 20.019 acre tract of land and said 189.952 acre tract of land, a same being along the north line of said LCRA 100 foot transmission easement a distance of 3226.86 feet to a calculated point on the east line of that certain 2.798 acre tract of land described to Transmission Services Corporation as recorded in Volume 1182, Page 90, of the Official Records of Bastrop County, Texas for the southwest corner of the herein described 37.43 acre tract of land and from this point a capped iron rod found bears South 00°23'34" East, a distance of 219.79 feet for the southeast corner of the said LCRA 2.798 acre tract of land;

THENCE North 00°23'34" West, along the common dividing line of said 2.798 acre tract of land and said 189.952 acre tract of land, a distance of 105.13 feet to a capped iron rod found on the common dividing line of said 189.952 acre tract of land and Lot 1, Block A, Bastrop West Commercial, Section 3, a subdivision in Bastrop County, Texas, according to the plat recorded in Plat Cabinet 3, Page 110A, of the Plat Records of Bastrop County, Texas, same being the northeast corner of the said LCRA 2.798 acre tract of land;

THENCE along a portion of the north line of the said Tract A-1: 189.952 acre tract of land, along the north line of the said Tract B-1: 20.019 acre tract of land and along the south line of the following eighteen (18) tracts of land: 1) The said Lot 1, Block A, Bastrop West Commercial, Section 3, 2) Lot 1, Bastrop West Commercial, Section 2, a subdivision in Bastrop County, Texas, according to the plat recorded in Plat Cabinet 2, Page 377B, of the Plat Records of Bastrop County, Texas, 3) That called 0.948 acre tract of land described to Jayavenkat, LTD., in that certain General Warranty deed a recorded in Volume 1809, Page 474, Official Records of Bastrop County, Texas, 4) Terminus of Childers Drive, a street in the City of Bastrop, Bastrop County, Texas, 5) That called 4.095 acre tract of land described to Arbors At Bastrop Apartments LP as recorded in Volume 1795, Page 178, Official Records of Bastrop County, Texas, 6) That called 0.512 acre tract of land described to Olen Russell Jenkins and wife, Mary Jo Jenkins in that certain Assumption Deed as recorded in Volume 275, Page 839, Official Records of Bastrop County, Texas, 7) That 130' x 120' tract of land described to Victor Juarez, Jr. and wife, Mary Juarez in that certain General Warranty Deed With Vendor's Lien as recorded in Volume 257, Page 737, Official Records Bastrop County, Texas, 8) That 80' x 120' tract of land described to John P. Calhoun and wife, Rosa A. Calhoun in that certain Warranty Deed With

Exhibit A

CENTRAL TEXAS SURVEYING

PROFESSIONAL LAND SURVEYING
ROBERT C. STEUBING OWNER
517 BARTSCH LANE • RED ROCK, TEXAS 78662 • PHONE (512) 581-4345 • FAX (512) 581-4360

(BEING A 37.43 ACRE TRACT OF LAND OUT OF THE NORTHEAST CORNER OF PECAN PARK, A PROPOSED DEVELOPMENT, IN THE MOZEA ROUSSEAU SURVEY, ABSTRACT NUMBER 56, IN THE CITY OF BASTROP, BASTROP COUNTY, TEXAS)

Vendor's Lien as recorded in Volume 277, Page 769, Deed Records Bastrop County, Texas, 9) That 80' x 120' tract of land described to Robert L. Miller Sr. and Robert L. Miller Jr., in that certain General Warranty Deed With Vendor's Lien as recorded in Volume 306, Page 593, Official Records Bastrop County, Texas; 10) That 94' x 120' tract of land described to Theresia Brenner Roberts in that certain Warranty Deed With Vendor's Lien as recorded in Volume 256, Page 870, Official Records Bastrop County, Texas, 11) That 94.3' x 120' tract of land described to Ray Barron in that certain Quitclaim Deed as recorded in Volume 289, Page 550, Deed Records Bastrop County, Texas, 12) That 80' x 120' tract of land described to Terry Jackson and wife, Kay Jackson in that certain Assumption Deed as recorded in Volume 346, Page 774, Official Records Bastrop County, Texas, 13) That called 0.304 acre tract of land described to Forrest D. Wilson and Kimberly K. Wilson in that certain General Warranty Deed With Vendor's Lien in Favor of Third Party as recorded in Volume 1244, Page 467, Official Records Bastrop County, Texas, Official Records Bastrop County, Texas, 14) That called 0.2749 acre tract of land described to Khalil Younes in that certain General Warranty Deed With Vendor's Lien as recorded in Volume 1628, Page 350, Official Records of Bastrop County, Texas, 15) That called 0.241 acre tract of land described to Ed Lowden in that certain Warranty Deed as recorded in Volume 164, Page 209, Deed Records Bastrop County, Texas, 16) That called 0.241 acre tract of land described to E. W. Baker in that certain Warranty Deed as recorded in Volume 166, Page 654, Deed Records Bastrop County, Texas, 17) That called 0.390 acre tract of land described to Mary S. Weatherford in that certain Warranty Deed as recorded in Volume 224, Page 402, Deed Records Bastrop County, Texas, 18) The said 0.241 acre tract of land described to Edward Maurice Lowden and Generosa Lowden in the said General Warranty Deed With Vendor's Lien as recorded in said Volume 254, Page 313, Official Records Bastrop County, Texas, the following eight (8) courses:

1) North 88°50'27" East, a distance of 75.62 feet to a point for the southeast corner of the said Lot 1, Block A, Bastrop West Commercial, Section 3, same being the southwest corner of the said Lot 1, Bastrop West Commercial, Section 2;
2) North 89°38'48" East, a distance of 1186.65 feet to a three-quarter inch inside diameter pipe found for the southeast corner of the said Lot 1, Bastrop West Commercial, Section 2, and the southwest corner of the said Jayavenkat, Ltd., tract of land;
3) North 89°35'48" East, a distance of 322.84 feet to a one-half inch iron rod found for the southeast corner of the said Jayavenkat, Ltd., tract of land and the terminus of and intersection of the west line of the said Childers Drive with the north line of the said Tract A-1: 189.952 acre tract of land;
4) North 89°33'37" East, passing at a distance of 50.29 feet a five-eights inch iron rod found at the terminus of and intersection of the east line of the said Childers Drive with the north line of the said Tract A-1: 189.952 acre tract of land, same being the southwest corner of the said Arbors At Bastrop Apartments tract of land, continuing for a **Total Distance** of 596.44 feet to a one-half inch iron rod found for the southeast corner of the said Jenkins tract of land and the southwest corner of the said Juarez tract of land;
5) North 89°28'07" East, a distance of 131.08 feet to a one-half inch iron rod found for the southeast corner of the said Juarez tract of land and the southwest corner of the said Calhoun tract of land;
6) North 89°52'13" East, a distance of 478.68 feet to a one-half inch iron rod found for the northeast corner of the said Tract A-1: 189.952 acre tract of land, same being the northwest corner of the said Tract B-1: 20.019 acre tract of land and a point on the south line of the said Wilson tract of land;
7) North 89°14'39" East, a distance of 159.57 feet to a one-half inch bar found for the southwest corner of the said Lowden tract of land and the southeast corner of the said Younes tract of land;
8) North 89°16'43" East, a distance of 380.31 to the **POINT OF BEGINNING**, and containing 37.43 acres of land, more or less, within these metes and bounds.

Exhibit A

CENTRAL TEXAS SURVEYING

PROFESSIONAL LAND SURVEYING
ROBERT C. STEUBING OWNER
517 BARTSCH LANE • RED ROCK, TEXAS 78662 • PHONE (512) 581-4345 • FAX (512) 581-4360

(BEING A 37.43 ACRE TRACT OF LAND OUT OF THE NORTHEAST CORNER OF PECAN PARK, A PROPOSED DEVELOPMENT, IN THE MOZEA ROUSSEAU SURVEY, ABSTRACT NUMBER 56, IN THE CITY OF BASTROP, BASTROP COUNTY, TEXAS)

BASIS OF BEARINGS for this survey is the east common dividing line of the said 20.019 acre tract of land and the said Perkins Streets between a one-half inch iron rod found for the northeast corner of said 20.019 acre tract of land and a five-eights inch iron rod found for an exterior angle corner as South 12°18'11" West as per Volume 1482, Page 70, of the Official Records of Bastrop County, Texas.

I, Robert C. Steubing, a Registered Professional Land Surveyor, do hereby certify that the above survey was made upon the ground, under my supervision in February 2008 and is true and correct according to my best belief and knowledge.

STATE OF TEXAS REGISTERED ROBERT C. STEUBING 5548 PROFESSIONAL LAND SURVEYOR

Robert C. Steubing — 04/10/08
Robert C. Steubing — Date
Registered Professional Land Surveyor
State of Texas - No. 5548

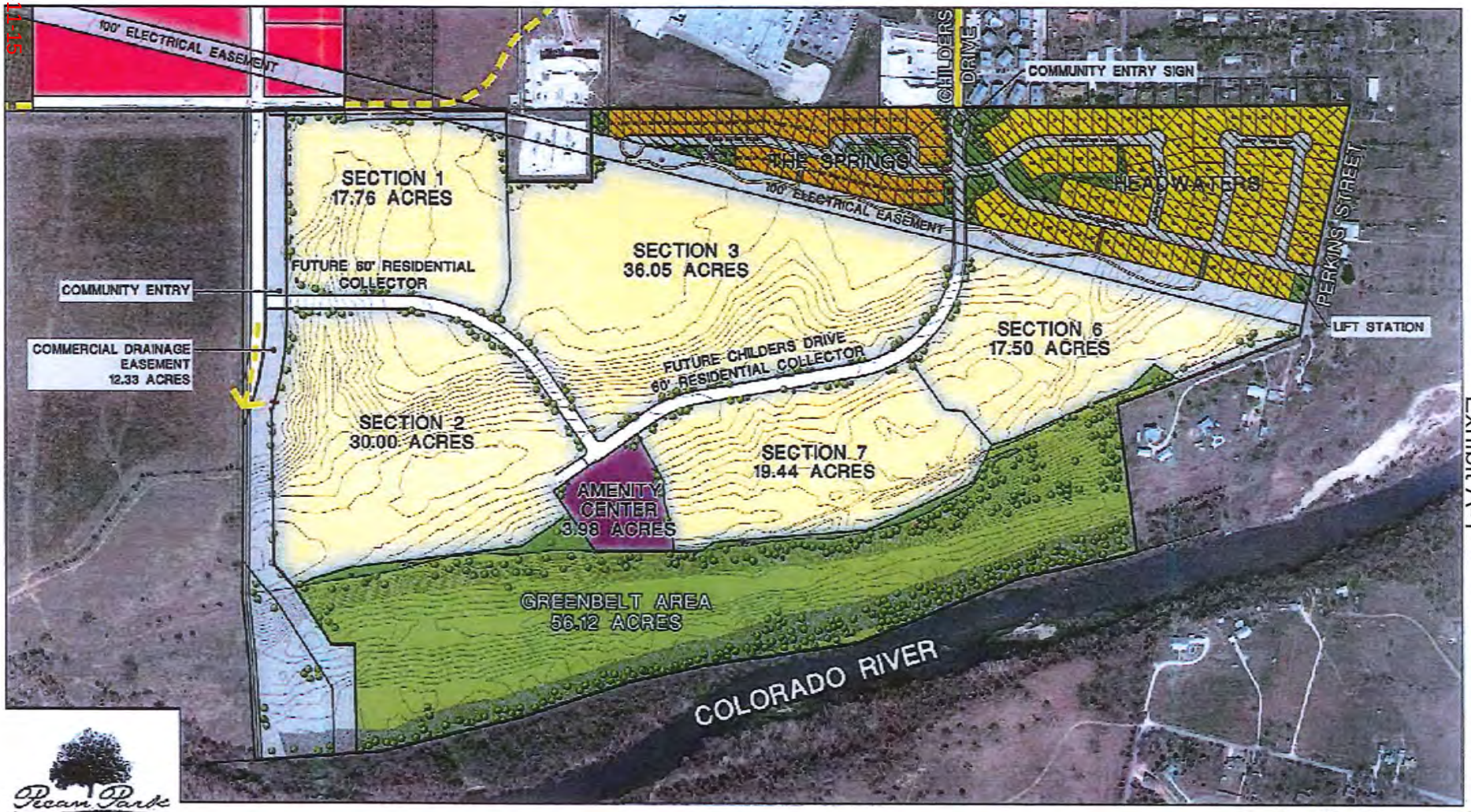


Exhibit A-1

Pecan Park
RIVER'S BEND

RESIDENTIAL PD
CONCEPTUAL PLAN

204.576 acres

North

Scale: 1" = 400'
Date: July 13, 2015

SEC Planning, LLC
Land Planning • Landscape Architecture • Community Branding
AUSTIN, TEXAS

Areas Not Part of Re-zoning Request

RIVER'S BEND AT PECAN PARK
BASTROP, TEXAS

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL

DATE SUBMITTED: August 5, 2015
MEETING DATE: August 11, 2015

1. Agenda Item: **FIRST READING of an Ordinance granting a zone change from SF7, Single Family Residential and A/OS – Agricultural/Open Space to PD, Residential Planned Development for approximately 204.576 acres within the Mozea Rousseau Survey, Abstract No. 56, located at the terminus of Childers Drive within the City limits of Bastrop, Texas as part of the overall Pecan Park Conceptual Plan; setting out conditions; and establishing an effective date.**

2. Party Making Request: **Melissa McCollum, Director of Planning and Development**

3. Nature of Request: (Brief Overview) Attachments: Yes ____ No _____

4. Policy Implication: _____

5. Budgeted: _____Yes _____No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE** **INITIAL** **DATE** **CONCURRENCE**
   a) _____

8. Staff Recommendation: **Staff recommends approval of the requested rezone from SF7, Single Family Residential and A/OS – Agricultural/Open Space to PD, Residential Planned Development for approximately 204.576 acres within the Mozea Rousseau Survey, Abstract No. 56, located at the terminus of Childers Drive within the City limits of Bastrop, Texas.**

9. Advisory Board: **XX Recommended Approval** _____ Recommended Denial _____None

The Planning and Zoning Commission conducted a public hearing at their regular meeting July 30, 2015 and voted 6 in favor and 1 opposed to recommend approval of the requested rezone from SF7, Single Family Residential and A/OS – Agricultural/Open Space to PD, Residential Planned Development for approximately 204.576 acres within the Mozea Rousseau Survey, Abstract No. 56, located at the terminus of Childers Drive within the City limits of Bastrop, Texas.

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____

CITY OF BASTROP **AGENDA ITEM** **C.1**

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL **DATE SUBMITTED:** **August 5, 2015**

MEETING DATE: **August 11, 2015**

1. Consideration, discussion and possible action regarding the **SECOND READING OF AN ORDINANCE SETTING THE CONTRACTUAL RATES PAID TO PROGRESSIVE WASTE SOLUTIONS FOR RESIDENTIAL AND COMMERCIAL GARBAGE COLLECTION SERVICE PERFORMED BY PROGRESSIVE WASTE SOLUTIONS; AMENDING THE RATE OF RESIDENTIAL AND COMMERCIAL GARBAGE SERVICE CHARGED TO THE CITIZENS OF BASTROP, TEXAS TO INCLUDE APPLICABLE ADMINISTRATIVE COSTS AND SOLID WASTE DISPOSAL SERVICE RATES; AND PROVIDING AN EFFECTIVE DATE.**

2. Party Making Request: City Manager Mike Talbot

3. Nature of Request: (Brief Overview) Attachments: Yes _X_ No _____

4. Policy Implication: _____

5. Budgeted: _____Yes _____No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE** **INITIAL** **DATE** **CONCURRENCE**

_____

8. Staff Recommendation:_____

_____

_____

9. Advisory Board: ____Approved _____Disapproved _____None

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken:

ORDINANCE NO. 2015-11

AN ORDINANCE SETTING THE CONTRACTUAL RATES PAID TO PROGRESSIVE WASTE SOLUTIONS FOR RESIDENTIAL AND COMMERCIAL GARBAGE COLLECTION SERVICE PERFORMED BY PROGRESSIVE WASTE SOLUTIONS; AMENDING THE RATE OF RESIDENTIAL AND COMMERCIAL GARBAGE SERVICE CHARGED TO THE CITIZENS OF BASTROP, TEXAS TO INCLUDE APPLICABLE ADMINISTRATIVE COSTS AND SOLID WASTE DISPOSAL SERVICE RATES; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, pursuant to the authority provided by the Bastrop Code of Ordinances, Chapter 11, the City of Bastrop, Texas has contracted with Progressive Waste Solutions to provide the citizens of Bastrop with certain residential and commercial solid waste collection and disposal services; and

WHEREAS, it is necessary for the City to update and modify rates charged for residential and commercial solid waste services, to accommodate the new contract rates charged by Progressive Waste Solutions to the City, and to adjust the City's administrative costs, for same. **OW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BASTROP, TEXAS**:

PART 1: That, effective September 1, 2015 the solid waste collection rates paid by the residential customers of Bastrop shall be as shown on Attachment A.

PART 2: That, effective September 1, 2015 the solid waste collection rates paid by the commercial customers of Bastrop shall be modified, and shall be as shown on Attachment B.

PART 3: That all ordinances, resolutions and orders heretofore passed, adopted and made, or any part of the same, affecting rates and charges for residential and commercial solid waste service rates of the City of Bastrop, which are in conflict with this Ordinance, shall be, and the same are hereby, in all things repealed to the extent that the same conflict with this Ordinance, or with the laws of the State of Texas.

PART 4: This Ordinance shall take effect upon the date of final passage noted below in accordance with the City's Charter, Code of Ordinances, and the laws of the State of Texas.

PASSED AND ACCEPTED on **FIRST READING** on the **28th** day of **July**, 2015

PASSED AND APPROVED on **SECOND READING on the 11th day of August 2015.**

APPROVED: ATTEST:

Ken Kesselus, Mayor

Ann Franklin, City Secretary

Attachment A

Base Residential Services

	Rates Paid by Residential Customers **before 9/1/2015**	**Rates** Paid by Residential Customers **after 9/1/2015**
Residential	$15.82	$15.91
Additional Cart		$5.52
Additional Recycle Bin		$2.21

Attachment B

Progressive Waste Solutions directly invoices Commercial Customers for the following Services:

Commercial Solid Waste Dumpster Services

Container Size	Weekly Collection Frequency [1]						Extra Pickups [1]
	1	2	3	4	5	6	
96-Gallon Cart	$24.00			N/A	N/A	N/A	
2 CY Dumpster	$69.32	$188.96	$232.17	$247.27	$284.36	$298.58	$62.00
3 CY Dumpster	$75.44	$139.83	$221.39	$294.92	$368.41	$392.34	$67.00
4 CY Dumpster	$103.70	$151.17	$241.84	$322.05	$402.54	$492.92	$70.00
6 CY Dumpster	$113.61	$185.74	$313.87	$394.33	$492.91	$591.49	$83.00
8 CY Dumpster	$129.61	$224.79	$336.19	$437.53	$546.91	$656.29	$95.00
10 CY Dumpster	$138.08	$227.90	$356.75	$476.49	$595.61	$714.74	$106.00

Commercial Recycling Dumpster Services (Non-Exclusive)

Container Size	Weekly Collection Frequency						Extra Pickups
	1	2	3	4	5	6	
96-Gallon Cart	$19.00			N/A	N/A	N/A	
2 CY Dumpster	$62.38	$170.06	$208.96	$222.54	$255.93	$268.72	$62.00
3 CY Dumpster	$67.90	$125.84	$119.25	$252.89	$155.34	$208.96	$67.00
4 CY Dumpster	$81.74	$81.74	$81.74	$81.74	$81.74	$81.74	$70.00
6 CY Dumpster	$85.21	$139.30	$235.41	$295.75	$369.68	$443.62	$83.00
8 CY Dumpster	$90.73	$157.35	$235.33	$306.27	$382.84	$459.40	$95.00
10 CY Dumpster	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$106.00

Attachment B continued

Additional Fee Commercial Services

Description of Service	Fee
Lock	$11.00 per month
Set of Casters	$20.00 per month
Opening and Closing of Enclosures	No Charge
Excessive Maintenance	$100.00 per swap more than 1x per year

Temporary Refuse Roll-off Services

Roll-off Type and Size	Container Rental Fee [2] (Per Day)	Initial Delivery Fee (One-time)	Collection Fee (Per Pull)	Disposal Fee [3] (Per Ton)	Processing Fee [4] (Per Ton)
10 CY Roll-off [1]	$ 4.75	$135.00	$325.00	$23.23	$0.00
15 CY Roll-off [1]	$ 4.75	$135.00	$325.00	$23.23	$0.00
20 CY Roll-off	$ 4.75	$135.00	$325.00	$23.23	$0.00
30 CY Roll-off	$ 4.75	$135.00	$325.00	$23.23	$0.00
40 CY Roll-off	$ 4.75	$135.00	$325.00	$23.23	$0.00

*Could be subject to fees associated with contamination of materials.

Attachment B continued

Permanent Refuse Roll-off Services

Roll-off Type and Size	Container Rental Fee (Per Month)	Compactor Rental Fee 1 (Per Month)	Collection Fee (Per Pull)	Disposal Fee 2 (Per Ton)	Processing Fee 3 (Per Ton)
10 CY Roll-off	$100.00	N/A	$325.00	$23.23	$0.00
15 CY Roll-off	$100.00	N/A	$325.00	$23.23	$0.00
20 CY Roll-off	$100.00	N/A	$325.00	$23.23	$0.00
30 CY Roll-off	$100.00	N/A	$325.00	$23.23	$0.00
40 CY Roll-off	$100.00	N/A	$325.00	$23.23	$0.00
25 CY Roll-off Compactor	NA	$300.00	$325.00	$23.23	$0.00
30 CY Roll-off Compactor	NA	$325.00	$325.00	$23.23	$0.00
40 CY Roll-off Compactor	$125.00	$350.00	$325.00	$23.23	$0.00

1. Does not apply if the customer owns the compactor unit.
2. Based on actual tonnage hauled to the disposal location. Tonnage must be reported to the customer as part of the customer billing.
3. Recycling services are provided on a non-exclusive basis. Processing fee is based on actual tonnage hauled to the processing location. Tonnage must be reported to the customer as part of the customer billing.

- **Container Rental fee only applies if the customer has less than a minimum of 2 pulls per month.**
- **Processing Fee may be subject to charges relating to contamination.**

CITY OF BASTROP **AGENDA ITEM** **D.1**

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL

DATE SUBMITTED: August 5, 2015
MEETING DATE: August 11, 2015

1. Agenda Item: **Consideration, discussion and possible action on approval of the proposed funding allocation to entity's requesting Community Support Funding for Fiscal Year 2015-16.**

2. Party Making Request: **Tracy Waldron**

3. Nature of Request: (Brief Overview) Attachments: Yes __X__ No _____

4. Policy Implication:

The calendar developed for the Community Support funding distribution identifies August 11, 2015 for City Council to approve the preliminary funding levels for organizations.

The attachment includes a spreadsheet identifying FY2014-15 Approved Funding by City Council last year, FY2015-2016 Funding Requested from Organizations, and FY2015-2016 Proposed Funding.

5. Budgeted: _____Yes _____No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE** **INITIAL** **DATE** **CONCURRENCE**
   a) _____
   b) _____
   c) _____

8. Staff Recommendation: Approval of the proposed funding allocation provided.

_____

9. Advisory Board: _____Approved _____Disapproved _____None

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____

_____

CITY OF BASTROP
FY 2016 COMMUNITY SUPPORT FUNDING REQUEST

Organization	FY 2014-2015 FUNDING APPROVED	FY 2015-2016 FUNDING REQUEST	FY 2015-2016 PROPOSED FUNDING
Austin Habitat for Humanity, Inc.	$ 4,200	$ 50,000	$ 5,100
Bastrop County Child Welfare Board	$ 2,200	$ 2,200	$ 1,900
Bastrop County Emergency Food Pantry and Support Center, Inc.	$ 19,100	$ 19,100	$ 15,800
Bastrop County Women's Shelter, Inc.-Family Crisis Center	$ 9,800	$ 11,000	$ 9,200
Bastrop Pregnancy Resource Center	$ 3,200	$ 25,000	$ 2,900
Boys & Girls Club of Bastrop County	$ 5,140	$ 10,000	$ 6,000
Children's Advocacy Center of Bastrop County	$ 8,460	$ 9,000	$ 6,900
Combined Community Action, Inc.	$ 7,000	$ 8,000	$ 6,300
Court Appointed Special Advocate of Bastrop County-C.A.S.A.	$ 5,440	$ 15,000	$ 4,900
In the Streets-Hands Up High Ministry	$ -	$ 9,000	$ 4,400
Literacy Volunteers of America-Bastrop	$ 6,140	$ 8,400	$ 5,900
Mission U-too	$ -	$ 15,000	$ 4,700
YMCA of Austin/Bastrop Branch	$ 5,820	$ 10,000	$ 6,000
Other-Organizations not requesting funding	$ 3,500		
Total	$ 80,000	$ 191,700	$ 80,000

CITY OF BASTROP **AGENDA ITEM** **D.2**

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL

DATE SUBMITTED: August 5, 2015
MEETING DATE: August 11, 2015

1. Agenda Item: **Consideration, discussion and possible action on approval of the proposed funding allocation to entity's requesting Hotel Motel Funding for Fiscal Year 2015-16.**

2. Party Making Request: **Tracy Waldron**

3. Nature of Request: (Brief Overview) Attachments: Yes __X__ No _____

4. Policy Implication:

The calendar developed for the Hotel Motel funding distribution identifies August 11, 2015 for City Council to approve the preliminary funding levels for organizations. The final approval by City Council to appropriate these funds for Fiscal Year 2015 will take place on October 13, 2015.

The attachment includes a spreadsheet identifying FY2014-15 Approved Funding by City Council last year, FY2015-2016 Funding Requested from Organizations, and FY2015-2016 Proposed Funding.

5. Budgeted: _____Yes _____No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE** **INITIAL** **DATE** **CONCURRENCE**
   a) _____
   b) _____
   c) _____

8. Staff Recommendation: Approval of the proposed funding allocation provided.

_____

9. Advisory Board: _____Approved _____Disapproved _____None

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____

_____

CITY OF BASTROP
FY 2016 HOT FUNDING REQUEST FORM

Organization		FY 2014-2015 FUNDING APPROVED	FY 2015-2016 FUNDING REQUEST	FY 2015-2016 FUNDING ADOPTED
Bastrop Chamber of Commerce		$ 48,000		
	Project 1: Designated Visitor Center Operations		$ 56,840	$ 28,038
	Project 2: 25th Annual Patriotic Festival/Pet 'n' Pal Parade		$ 6,400	$ 6,161
	Project 3: River of Lights, Holiday Tourism, Street Decorations		$ 5,000	$ 5,278
	Project 4: Familiarization Tours		$ 1,200	$ 2,078
Bastrop Downtown Business Alliance		$ 50,800		
	Project 1: Lost Pines Christmas		$ 29,000	$ 19,000
	Project 2: Downtown Marketing		$ 55,000	$ 26,854
Bastrop Historical Society		$ 18,200		
	Project 1: Promotion of Museum & Historic Preservation		$ 20,000	$ 13,833
	Project 2: Tours		$ 10,000	$ 8,514
Bastrop Homecoming Committee		$ 20,400		
	Project 1: Bastrop Homecoming & Rodeo		$ 60,000	$ 20,788
Bastrop Juneteenth Committee		$ 5,450		
	Project 1: Bastrop Juneteenth Celebration		$ 5,000	$ 5,000
Bastrop Old Town Visitor's Center		$ 60,700		
	Project 1: Visitor Center Tourism Operations		$ 118,800	$ 78,243
Bastrop Opera House		$ 50,700		
	Project 1: Season of the Phoenix: the Old made New again!		$ 57,000	$ 29,388
	Project 2: Yesterfest 2016: Return to the River		$ 35,000	$ 29,167
Family Crisis Center		$ 1,800		
	Project 1: Pedal Thru the Pines		$ 1,800	$ 1,667
Friends of Fairview				
	Project 1: Maintain/restore historic headstones in Fairview Cemetery		$ 1,500	$ 1,600
Tough Mudder, Inc				
	Project 1: Tough Mudder Central Tx 2016		$ 58,000	$ 4,608
Upstart, Inc.		$ 14,000		
	Project 1: Bastrop Film & Musical Festival		$ 25,000	$ 10,808
	Project 2: Passport to Fun		$ 24,800	$ 2,500
YMCA of Austin		$ 3,550		
	Project 1: Burning Pine Run		$ 10,000	$ 6,478
Other-Organizations not requesting funding for 2016		$ 21,350		
Total		$ 294,950	$ 580,340	$ 300,000

CITY OF BASTROP **AGENDA ITEM** **D.3**

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL **DATE SUBMITTED: August 5, 2015**

MEETING DATE: August 11, 2015

1. Agenda Item: **CONSIDERATION, DISCUSSION AND POSSIBLE ACTION REGARDING A REQUEST FROM THE BASTROP COUNTY HISTORICAL SOICETY FOR THE CITY OF BASTROP TO PROVIDE FUNDING FOR THEIR "PERMANENT EXHIBIT'S PROJECT".**

2. Party Making Request: **Michael H. Talbot**

3. Nature of Request: (Brief Overview) Attachments: Yes __X__ No _____

Attached is a copy of the letter from the Bastrop County Historical Society requesting funding from the City of Bastrop for their "Permanent Exhibit Project" [the Project]. I provided this request to you as an "Informational Item" in my City Manager's Report of July 28, 2015. It's a general request for funding being requested by the Bastrop County Historical Society. In the past the Council has funded these types of projects out the "Hotel-Motel Fund – Tier III category. The City Council a couple of months ago expended all the funds designated for Hotel-Motel Funds for Tier III projects. Based upon the guidelines established by the Council this project would have qualified for funding from the Tier III category. At this time there are no funds available out the Hotel-Motel Fund.

4. Policy Implication: _____

5. Budgeted: _____ Yes _____ No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE** **INITIAL** **DATE** **CONCURRENCE**
   a) _____
   b) _____
   c) _____

8. Staff Recommendation:

9. Advisory Board: _____ Approved _____ Disapproved _____ None

10. Manager's Recommendation: _____ Approved _____ Disapproved _____ None

11. Action Taken: _____

EXHIBIT E

BASTROP COUNTY HISTORICAL SOCIETY

904 MAIN STREET
BASTROP, TEXAS 78602
(512) 303-0057

RECEIVED 7-1-15

July 1, 2015

City Council
City of Bastrop
City Hall 1311 Chestnut Street
Bastrop, Texas 78602

Greetings,

Bastrop County Historical Society is proud to announce that we are near completion of the permanent exhibits in our Museum and Visitor Center. Prior to construction, we raised approximately $1.5 million, which covered building renovations, construction of the Visitor Center, a new gallery space, completion of 7 exhibits in front gallery, a gallery for temporary exhibits, and three exhibits in the Maynard room. We could not have accomplished so much without our partnership with the City. Your generous donation of $500,000, assistance with the administration of the HUD grant, and allowing the usage of the old City Hall has made this dream a reality.

We are now reaching out to City, once again, to inform you that we are nearing completion of our project, and to inquire whether or not the City would be willing to help us finish the project. We need approximately $150,000 to finish 5 additional exhibits in the Maynard room area to include:

- Governor Sayers Exhibit
- King Cotton
- The Cattle Era
- The Coal Mines
- World War II/Camp Swift

We are so close to the finish line and this is our final appeal for this campaign. We are seeking out grants and individuals donations from previous donors who would like to increase their participation to help us finish, or become a part of the project for the first time. The campaign to finish out our museum will begin July 1, 2015 and the deadline for donations is September 30.

Attached is a brochure that explains our current campaign. We would like to meet with the Council to outline what is planned in these exhibits and to answer any questions you might have.

BCHS is a non-profit 501(c) (3) organization. All contributions are tax deductible to the extent allowed by law.

Sandra Chipley Kellogg
President

Our Mission:
To preserve and promote the history of Bastrop County

Leagues of Support

(Names on Wall of Honor)

Stephen F. Austin League ($50,000+) ☐
Sponsor or co-sponsor an exhibit, a gallery or the visitor center

Baron de Bastrop League ($25,000 - $49,999) ☐
Sponsor or co-sponsor an exhibit

1832 League (15,000 - $24,999) ☐
Co-sponsor an exhibit

Colorado River League ($10,000 - $14,999) ☐

El Camino Real League ($5,000 - $9,999) ☐

Lost Pines League ($3,000 - $4,999) ☐

Mina League ($1,000 - $2,999) ☐

Old Town League ($500 - $999) ☐

Main Street League ($250 - $499) ☐

Pine Street League ($100 - $250) ☐

We're close to the finish line!

The Bastrop County Historical Society is proud to announce that we are near completion of the permanent exhibits in the Museum and Visitor Center.

Prior to construction, we raised approximately $1.5 million, which covered the building renovations, construction of the Visitor Center, a new gallery space, completion of 7 exhibits in front gallery, the gallery for temporary exhibits, and 3 exhibits in the Maynard room.

This is **YOUR** historical moment to help us finish the project. We need approximately $150,000 to finish 5 additional exhibits in the Maynard room area to include:

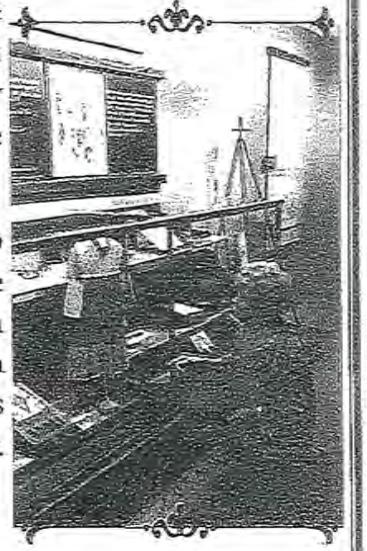
- **Governor Sayers Exhibit**
- **King Cotton**
- **The Cattle Era**
- **The Coal Mines**
- **World War II/Camp Swift**

We are so close to the finish line, and this is our final appeal for this campaign. We now offer new donors a chance to join a league of support and see your name on our wall of honor or to move up in levels by combining your previous donation with a new commitment.

The campaign to finish out our museum will begin July 1, 2015 and the deadline for donations is September 30. This will be your last time to leave your legacy on our Leagues of Support Wall at the entrance of the museum as a contributor or to honor or to memorialize your family.

Help BCHS Tell the Story of Our History

The museum provides learners of all ages with both print and interactive displays which serve to tell the story of our county's heritage. Our new exhibits allow BCHS to feature topics never before covered. But we're not finished...



In addition, BCHS works hard to make our local history come alive for our residents and visitors through programs and historical events, such as the 2014 ceremony to honor Texas Rangers buried at Fairview Cemetery. Still, there's so much more to do...

This is **YOUR** moment to be a participant in telling the story of our history.

Leave your lasting legacy by helping BCHS to reach the finish line.

The Bastrop County Historical Society is a non-profit 501(c)3 organization. All contributions are tax deductible to the full extent allowed by law.

CITY OF BASTROP **AGENDA ITEM** **D.4**

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL **DATE SUBMITTED: August 5, 2015**

MEETING DATE: August 11, 2015

1. Agenda Item: **CONSIDERATION, DISCUSSION AND POSSIBLE ACTION REGARDING A REQUEST FROM THE "BASTROP FINE ARTS GUILD"FOR THE CITY OF BASTROP TO PROVIDE FUNDING FOR THE "LOST PINES REGIONAL ARTS CONFERENCE" TO BE HELD IN THE CITY OF BASTROP.**

2. Party Making Request: **Michael H. Talbot**

3. Nature of Request: (Brief Overview) Attachments: Yes __X___ No _____

Attached is letter from the Bastrop Fine Arts Guild requesting funding from the City of Bastrop for their "Lost Pines Regional Arts Conference" to be held in the City of Bastrop. It's a general request for funding by the Art Guild to support this event being sponsored by the Art Guild. In the past the Council has funded these types of requests out of the "Hotel-Motel Fund – Tier III category. The City Council a couple of months ago expended all the available funds designated for Hotel-Motel Funds Tier III projects. Based upon the guidelines established by the Council this request would have qualified for funding from the Tier III category. The Council expended all of the funds out of the Tier III Category so at this time there are no funds available from the Hotel-Motel Fund.

4. Policy Implication: _____

5. Budgeted: _____Yes _____No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE** **INITIAL** **DATE** **CONCURRENCE**
   a) _____
   b) _____
   c) _____

8. Staff Recommendation:

9. Advisory Board: _____Approved _____Disapproved _____None

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____

BASTROP
fine ARTS guild

Date: July 22, 2015
From: Bastrop Fine Arts Guild
To: Mike Talbot, Bastrop City Manager
Re: Lost Pines Regional Arts Conference

Dear Mr. Talbot,

I'm happy to announce the Bastrop Fine Arts Guild will be hosting the Lost Pines Regional Arts Conference here in Bastrop, September 18 – 20, 2015. We already have over 120 classes, workshops, and demonstrations conducted by some of the finest artists/instructors in the state. We are inviting artists of all mediums to come to this incredible opportunity in the art world. We hope to bring in a minimum of 1,000 people to our first conference in Bastrop.

We've priced the registration fee affordably. We're working with local hotels and other downtown venues to secure rooms and meeting rooms. We've got our information on our website, we're working with Kayli Head to handle promoting on social media, and also with Bastrop Creative Agency to handle online advertising and email blasts to art organizations all over the state. Registration has not started yet, but will be soon.

We have been working hard trying to secure various sponsorships without any luck. I realize the market is pretty much tapped out and many might believe the Guild has gotten their fair share of donations for the new art center. This conference has the potential to not only net us some much needed operating funds, but to also generate a fair amount of revenue for the businesses in Bastrop. This conference takes the place of our annual fall event, Art on the Green/Lost Pines Art & Music Festival, which didn't generate much revenue. Plus, this conference will bring more visitors to town that will stay longer than a festival could.

We didn't know a year ago when submitting for HOT funds that we'd be putting on a conference of this magnitude. We need help with money to help us market this event correctly. We need people to start registering now and have incentive packages for early registration. As you know marketing, especially target marketing is very expensive. We plan to target our potential attendees through a professional email blast and online advertising across the state but primarily to Austin, San Antonio, Houston, and hopefully Dallas. We saw the figures Chester Eitze provided from his conference and ours could potentially be much larger.

Mr. Talbot, I am asking you if there are any HOT funds or city funds that can help us put on the best art conference in the state that will have attendees wanting to sign up for the next year? Can I meet with you about this matter soon? I'd greatly appreciate it. I've spent countless hours already organizing and securing the classes with incredible and well-known instructors who will no doubt bring artists from all over.

I can bring you my plans and show you what has already been done. I just need help to be able to market this event in order to make it the success I know it will be.

Thank you for your time, I hope you will get back to me as soon as possible. I can be reached on my cell 512-308-2018 or by email at donna@donnalc.com.

Sincerely,

Donna Cunningham
BFAG President
LPRAC Chairman

815 Main Street • Bastrop, TX 78602 • 512-321-8055 • bastropfinearts@att.net • www.bastropfinearts guild.com

CITY OF BASTROP **AGENDA ITEM** **D.5**

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL **DATE SUBMITTED:** **August 6, 2015**

MEETING DATE: **August 11, 2015**

1. Consideration, discussion and possible action regarding the **use of the vacant City lot immediately West of the Convention Center.**

2. Party Making Request: Mayor Ken Kesselus
3. Nature of Request: (Brief Overview) Attachments: Yes ___ No _X_

4. Policy Implication: _____

5. Budgeted: _____Yes _____No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE INITIAL DATE CONCURRENCE**

_____

8. Staff Recommendation:_____
_____
_____

9. Advisory Board: ____Approved _____Disapproved _____None

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken:

CITY OF BASTROP **AGENDA ITEM** **D.6**

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL

DATE SUBMITTED: August 4, 2015
MEETING DATE: August 11, 2015

1. Agenda Item: **Consideration, discussion and possible action on an ordinance amending the Fairview Cemetery Ordinance No. 2012-15 and providing an effective date as recommended by the Cemetery Advisory Board.**

2. Party Making Request: **Tracy Waldron**

3. Nature of Request: (Brief Overview) Attachments: Yes __X__ No _____

4. Policy Implication: The Cemetery under Ordinance 2012-15 currently charges a fee of $1,000 for Operations and Maintenance per plot. The ordinance we are recommending for approval will increase the plot fee to $1,500 for Non-residents of the City of Bastrop. The ordinance will also establish a permitting fee of $25.00 per permit for any work that requires the issuance of a permit. In order to keep the Fairview Cemetery self-sufficient and not require supplemental funding from the General Fund, the Finance Department requests your approval of the revised fee schedule.

5. Budgeted: _____Yes _____No _____N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE** **INITIAL** **DATE** **CONCURRENCE**
   a) _____
   b) _____
   c) _____

8. Staff Recommendation: Approval

9. Advisory Board: _____Approved _____Disapproved _____None

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____
_____

ORDINANCE NO. 2015-12

AN ORDINANCE AMENDING FAIRVIEW CEMETERY ORDINANCE NO. 2014-7, CHAPTER 15 "CEMETERIES" OF THE BASTROP CODE OF ORDINANCES; APPENDIX A "FEE SCHEDULE", ARTICLE A15.01 "FAIRVIEW CEMETERY," AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Bastrop ("City") is a Home-Rule municipal corporation with the authority granted by the State of Texas to control, manage and oversee the operation of its municipal cemetery, locally known as the Fairview Cemetery, and

WHEREAS, the Fairview Cemetery Advisory Board ("Cemetery Advisory Board"), is the advisory body appointed by the Mayor and approved by the City Council to make recommendation to the City Council concerning policies, rule, regulations and operations of the Fairview Cemetery for the benefit of the community, and

WHEREAS, on July 29, 2015 the Fairview Cemetery Advisory Board met to evaluate and consider whether to recommend that the Council should amend Cemetery Ordinance No. 2014-7, to increase the fees for purchase of cemetery plots in the Fairview Cemetery, for both residents and non-residents; and

WHEREAS, after careful evaluation of information related to the proper operation of the Fairview Cemetery and the City's costs for operating and maintaining same, the Cemetery Advisory Board determined that an increase in the fees should be recommended to the City Council, for both residents and non-residents, and

WHEREAS, the City Council has considered the recommendation of the Cemetery Advisory Board and has determined that the change in fees, as recommended by the Cemetery Advisory Board on July 29, 2015, is in the best interest of the City and its citizens and therefore should be adopted, as set forth herein, below.

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

PART 1. That the following section of the Fee Schedule in Appendix "A" of the Bastrop Code Fairview Cemetery Ordinance is hereby amended to read as follows:

Article A15.01 Fairview Cemetery

Sec. A15.01.012 Sale of cemetery plots: generally

Cost.

(1) Cost to purchase one (1) cemetery plot:

(a) Residents of the City of Bastrop: $1,000.00, of which 100% shall be deposited into the Operating Fund*.

(b) Non-residents of the City of Bastrop: $1,500.00, of which 100% shall be deposited into the Operating Fund*.

(2) Unchanged.

(3) Permit fee: $25.00*

*The City reserves the right to change the above referenced fees at any time at its discretion

PART 2: That all other ordinances, resolutions and orders previously passed, adopted and made, or any part of the same affecting the Fairview Cemetery which are in conflict with this Ordinance, shall be, and the same are hereby, in all things repealed to the extent that the same conflict with this Ordinance, or with the laws of the State of Texas.

PART 3: This Ordinance shall take effect upon the date of final passage noted below in accordance with the City's Charter, Code of Ordinances, and the laws of the State of Texas.

PASSED AND APPROVED on **FIRST READING** on the 11TH. Day of August 2015.

PASSED AND APPROVED on SECOND READING on the ___ day of _____ 2015.

APPROVED:

_____

Kenneth Kesselus, Mayor

ATTEST:

_____

Ann Franklin, City Secretary

APPROVED AS TO FORM:

Jo-Christy Brown, City Attorney

CITY OF BASTROP **AGENDA ITEM** **D.7**

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL

DATE SUBMITTED: August 5, 2015
MEETING DATE: August 11, 2015

1. Agenda Item: **Consider and act upon a Resolution of the City Council of the City of Bastrop, Texas, to take a record vote to place a proposal for adoption of the Fiscal Year 2015-2016 budget and tax rate on the September 22, 2015 agenda; specifying the proposed property tax rate; establishing dates for public hearings on the proposed property tax rate; and providing for publication as provided by the Texas Property Tax Code.**

2. Party Making Request: **Tracy Waldron**

3. Nature of Request: (Brief Overview) Attachments: Yes ___X___ No _____

In accordance with the "Truth in Taxation" laws of the State of Texas, if an entity's proposed tax rate exceeds the effective rate, the entity is required to vote to place a proposal for adoption of budget and tax rate, publish notices and conduct two public hearings.

The City is required to provide the results of the roll call vote at least seven (7) days prior to the first scheduled public hearing on August 25, 2015. A second public hearing is scheduled for September 8, 2015. The Council may not adopt the tax rate at these hearings. The City Council's vote on the tax rate is scheduled for September 22, 2015.

4. Policy Implication:

5. Budgeted: _____Yes _____No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing:

NAME/TITLE	INITIAL	DATE	CONCURRENCE
a)			
b)			
c)			

8. Staff Recommendation:
9. Advisory Board: _____Approved _____Disapproved _____None
10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____

RESOLUTION NO. R-2015-17

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BASTROP, TEXAS, TO TAKE A RECORD VOTE TO PLACE A PROPOSAL FOR ADOPTION OF THE FISCAL YEAR 2015-2016 BUDGET AND TAX RATE ON THE SEPTEMBER 22, 2015 AGENDA; SPECIFYING THE PROPOSED PROPERTY TAX RATE; ESTABLISHING DATES FOR PUBLIC HEARINGS ON THE PROPOSED PROPERTY TAX RATE; AND PROVIDING FOR THE PUBLICATION AS PROVIDED BY THE TEXAS PROPERTY TAX CODE.

WHEREAS, the City of Bastrop has received the calculated effective tax rate information as presented by the Bastrop County Tax Assessor/ Collector's Office; and

WHEREAS, the proposed tax rate of .5740 exceeds the effective tax rate of .5504 and the Statute requires two public hearings in order to entitle the City Council to consider acceptance and adoption of an ordinance levying a proposed tax rate; and

WHEREAS, the Texas Property Tax Code Chapter 26, as heretofore amended, provides the specific procedures in which to consider the proposed tax rate;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BASTROP, TEXAS

SECTION 1. The City Council of the City of Bastrop, Texas placed a proposal for adoption of the budget and tax rate for fiscal year 2015-2016 on the agenda for the September 22, 2015 City Council meeting.

SECTION 2. The City Council of the City of Bastrop will hold two public hearings on a proposal to increase total tax revenues from properties on the tax roll in the preceding tax year by 4.29 percent (percentage by which proposed tax rate exceeds lower of rollback tax rate or effective tax calculated under Chapter 26, Tax Code).

SECTION 3. Public Hearings shall be held on August 25, 2015 and September 8, 2015 at 6:30 p.m. in the City Council Chambers at Bastrop City Hall, 1311 Chestnut Street, Bastrop, Texas to receive public comment.

SECTION 4. The content and vote taken on this resolution shall be made available for public to view as provided by the Texas Property Tax Code.

SECTION 5. The City Council of the City of Bastrop, Texas met in a public meeting on August 11, 2015, and accepted this resolution with a majority vote as follows:

Mayor Pro Tem Willie DeLaRosa	YEA____	NAY____	ABSTAIN____	ABSENT____
Council Member Kelly Gilleland	YEA____	NAY____	ABSTAIN____	ABSENT____
Council Member Kay Garcia McAnally	YEA____	NAY____	ABSTAIN____	ABSENT____
Council Member Dock Jackson	YEA____	NAY____	ABSTAIN____	ABSENT____
Council Member Gary Schiff	YEA____	NAY____	ABSTAIN____	ABSENT____

READ and ADOPTED on the 11th day of August 2015.

APPROVED:

_____
Ken Kesselus, Mayor

ATTEST:

_____
Ann Franklin, City Secretary

CITY OF BASTROP **AGENDA ITEM** **D.8**

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL

DATE SUBMITTED: Aug. 5, 2015
MEETING DATE: Aug. 11, 2015

1. Agenda Item: **Consideration, discussion and possible action on acceptance of the unaudited Monthly Financial Reports and Quarterly Investment Report for the period ending in June 30, 2015.**

2. Party Making Request: **Tracy Waldron, Chief Financial Officer**

3. Nature of Request: (Brief Overview) Attachments: Yes __X__ No _____

Provide City Council monthly financial report overview for four major funds to include General Fund, Water-Wastewater Fund, Bastrop Power & Light and the Hotel Motel Fund.

4. Policy Implication: _____

5. Budgeted: _____Yes _____No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE** **INITIAL** **DATE** **CONCURRENCE**
   a) _____
   b) _____
   c) _____

8. Staff Recommendation: Acceptance of monthly financial reports

9. Advisory Board: _____Approved _____Disapproved _____None

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____

CITY OF BASTROP, TEXAS
MONTHLY FINANCIAL REPORT AND QUARTERLY FINANCIAL REPORT
FOR PERIOD ENDING June 30, 2015

BASTROPTX
Heart of the Lost Pines
Est. 1832

CITY OF BASTROP
SUMMARY OF REVENUES AND EXPENDITURES
AS OF June 30, 2015

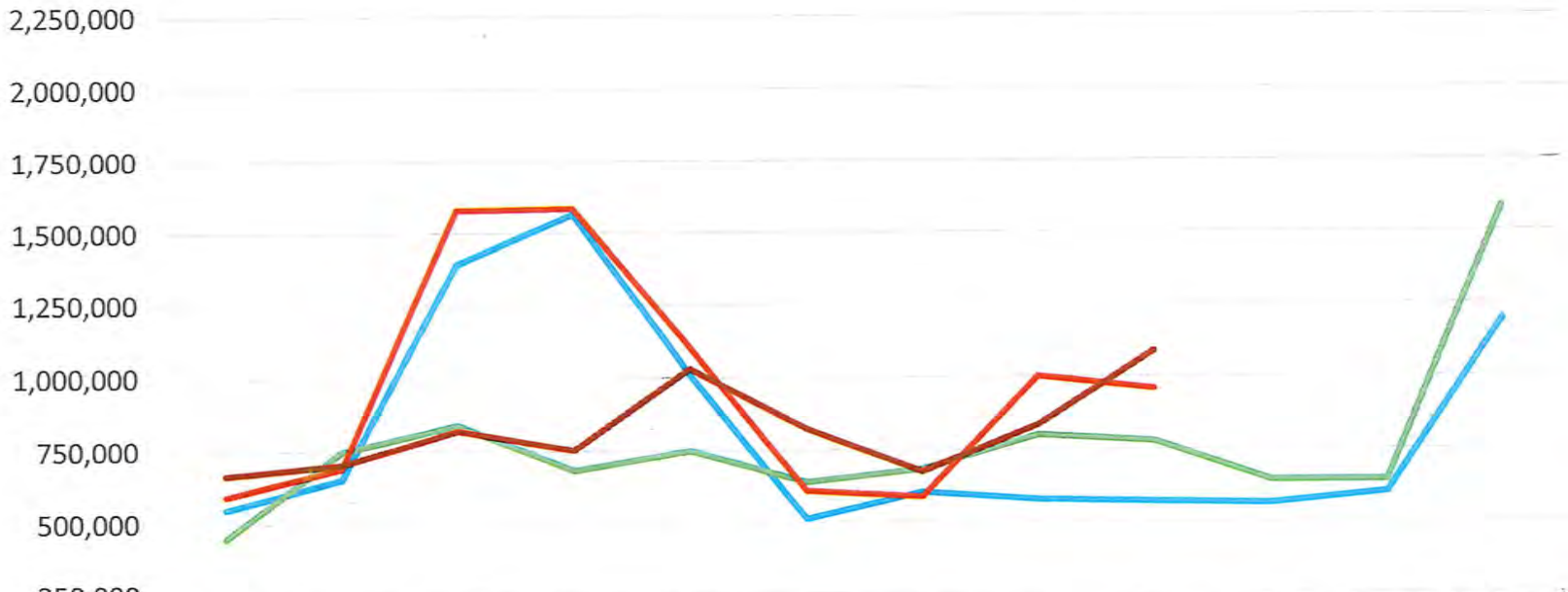
Fiscal year 2015 is 9 month or 75% completed as of June 30, 2015.

	Revenues			Expenditures		
	FY 2015 Budget	FY 2015 Actual	% of FY2015 Budget	FY 2015 Budget	FY 2015 Actual	% of FY2015 Budget
General Fund	$ 9,381,088	$ 8,695,434	92.02%	$ 9,937,808	$ 7,373,748	72.86%
W/WW Fund	$ 4,338,480	$ 3,066,836	70.69%	$ 3,911,020	$ 2,689,595	68.77%
Electric Fund	$ 7,513,000	$ 5,481,622	72.96%	$ 7,753,790	$ 5,625,190	72.55%
Hotel Motel Fund	$ 2,647,000	$ 1,905,141	71.97%	$ 2,495,988	$ 1,996,285	77,.83%

GENERAL FUND REVENUE & EXPENDITURES

AS OF June 30, 2015

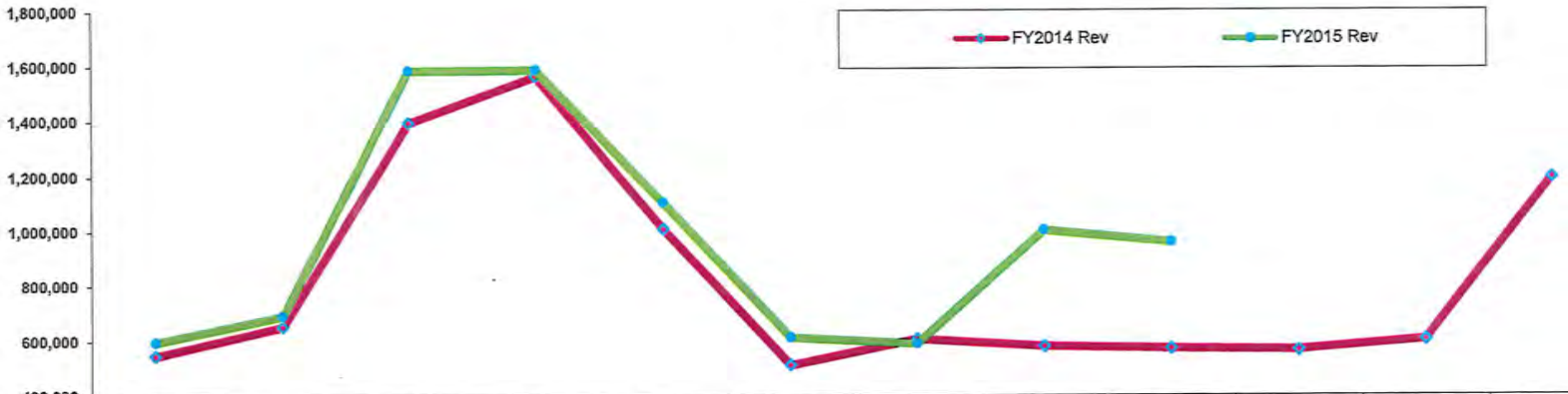
- Revenues will increase in December, January, and February due to collection of the Ad Valorem Taxes.
- Due to an audit adjustment that accrues our revenue into the period it was earned, the Sales Tax revenue earned in October and November are estimated.
- The Revenue spiked in May due to the transfer from BP&L of $200,000 for the Comprehensive Plan and the donated land from BEDC of $183,000 in-kind income
- The increase in expense for June is a result of moving the Solid Waste expense to the GF, per auditors recommendation.



	October	November	December	January	February	March	April	May	June	July	August	September
FY2014 Revenues	$544,676	$649,899	$1,391,106	$1,563,315	$1,005,334	$509,240	$602,564	$576,147	$568,096	$562,257	$600,429	$1,191,005
FY2014 Expenses	$445,888	$744,535	$836,064	$679,241	$744,995	$636,520	$681,018	$797,751	$777,107	$641,639	$642,179	$1,582,348
FY2015 Revenues	$591,926	$688,101	$1,579,909	$1,585,351	$1,101,058	$607,480	$586,161	$998,976	$956,472			
FY2015 Expenses	$663,660	$700,904	$818,271	$751,303	$1,027,451	$822,206	$672,916	$832,928	$1,084,109			

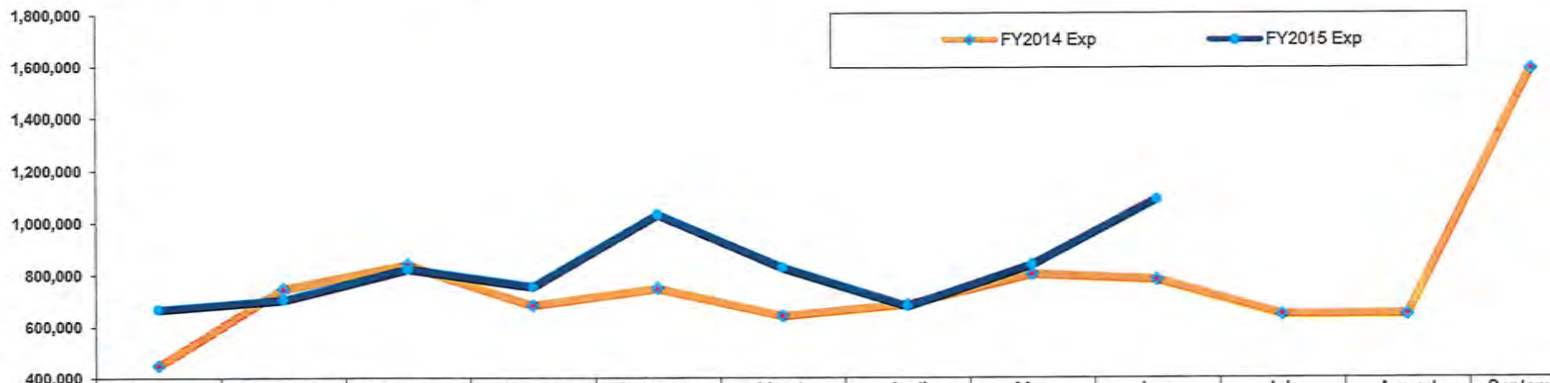
GENERAL FUND REVENUE & EXPENDITURES
AS OF June 30, 2015

FY 2014 & 2015 Revenues



	October	November	December	January	February	March	April	May	June	July	August	September
FY2014 Rev	$544,676	$649,899	$1,391,106	$1,563,315	$1,005,334	$509,240	$602,564	$576,147	$568,096	$562,257	$600,429	$1,191,005
FY2015 Rev	$591,926	$688,101	$1,579,909	$1,585,351	$1,101,058	$607,480	$586,161	$998,976	$956,472			

FY 2014 & 2015 Expenditures



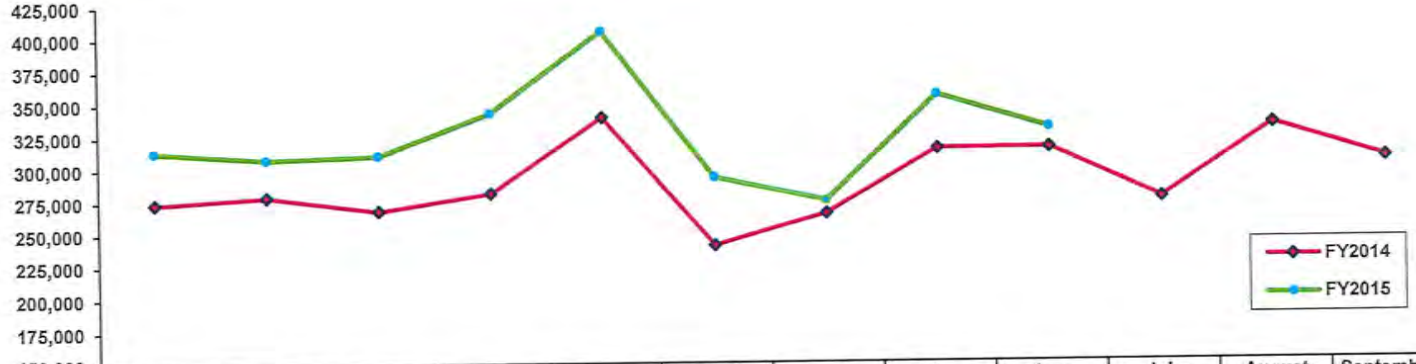
	October	November	December	January	February	March	April	May	June	July	August	September
FY2014 Exp	$445,888	$744,535	$836,064	$679,241	$744,995	$636,520	$681,018	$797,751	$777,107	$641,639	$642,179	$1,582,348
FY2015 Exp	$663,660	$700,904	$818,271	$751,303	$1,027,451	$822,206	$672,916	$832,928	$1,084,109			

GENERAL FUND REVENUE
AS OF June 30, 2015

FY2015 Budgeted $3,495,000*

FY2015 YTD $2,923,048

Sales Tax



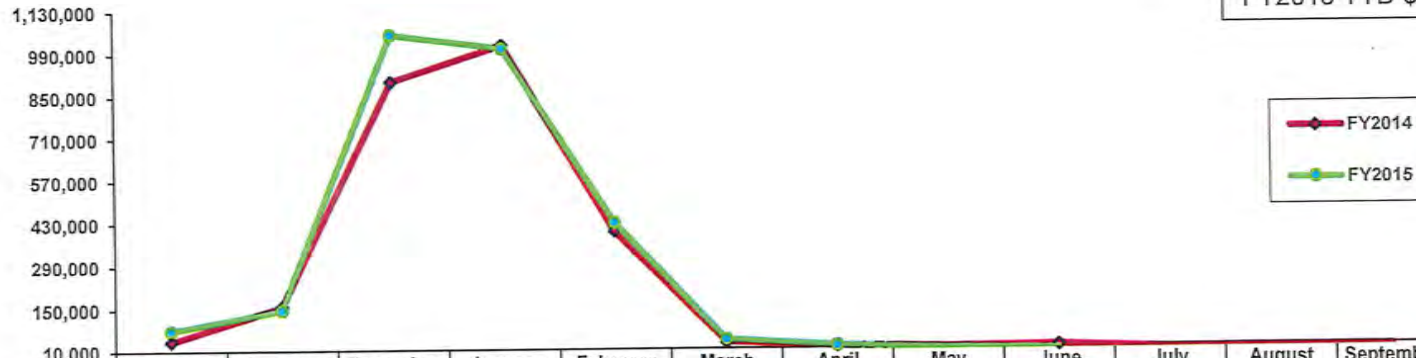
	October	November	December	January	February	March	April	May	June	July	August	September
FY2014	$273,259	$278,221	$267,369	$280,526	$338,437	$239,457	$263,526	$313,211	$313,616	$274,734	$330,826	$304,382
FY2015	$312,824	$306,921	$309,509	$341,867	$403,916	$291,598	$273,392	$354,175	$328,846			$0

*This amount was amended in May 2015 (Increased by $65,000)

Ad Valorem Taxes

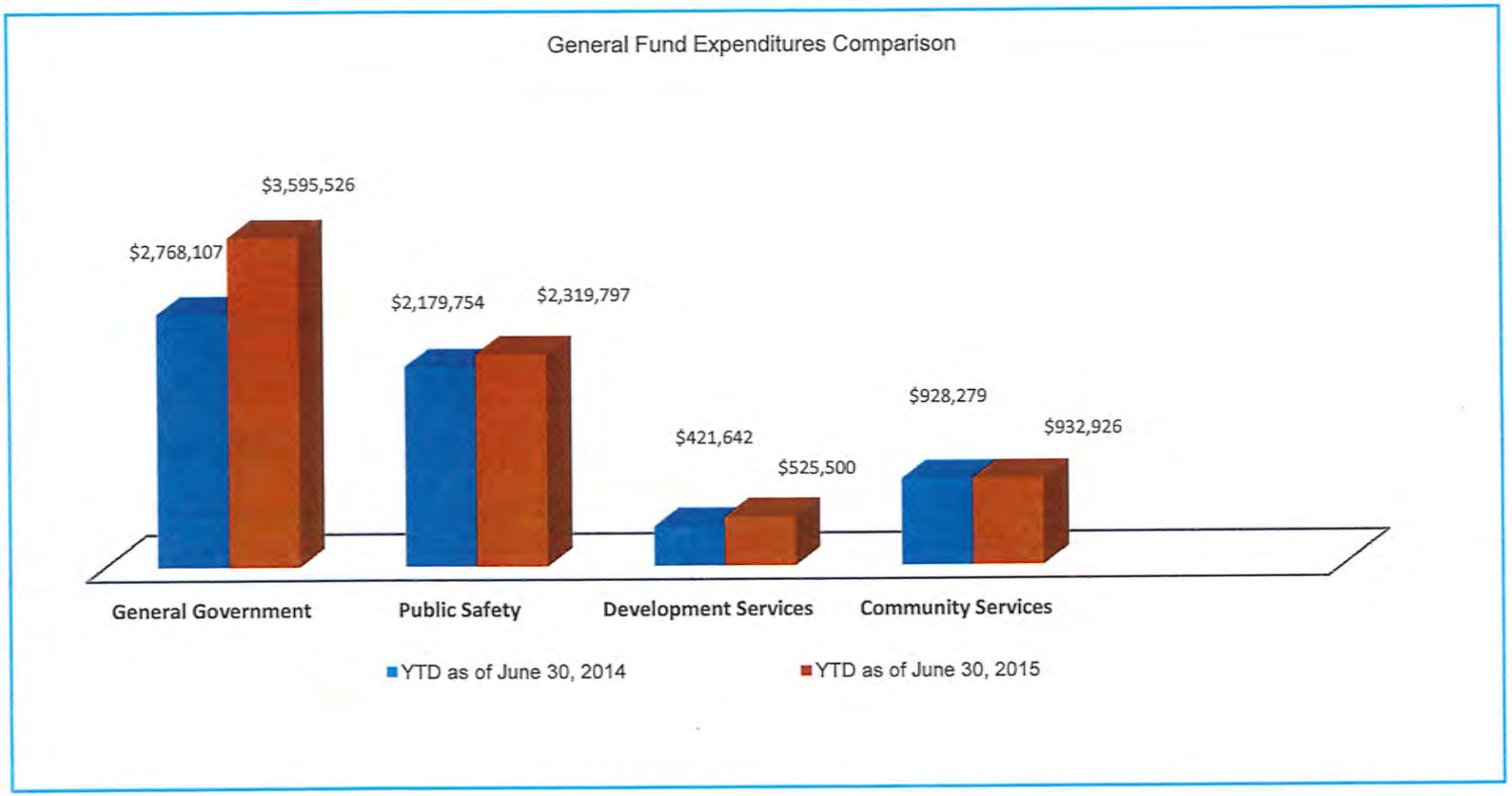
FY2015 Budget $2,779,920

FY2015 YTD $2,753,650



	October	November	December	January	February	March	April	May	June	July	August	September
FY2014	$40,648	$156,087	$894,390	$1,013,543	$394,869	$28,841	$14,693	$9,296	$12,748	$0	$1,355	1,199
FY2015	$76,364	$143,957	$1,047,611	$1,001,843	$422,263	$38,079	$16,106	$6,545	$883			

GENERAL FUND EXPENDITURES
AS OF June 30, 2015

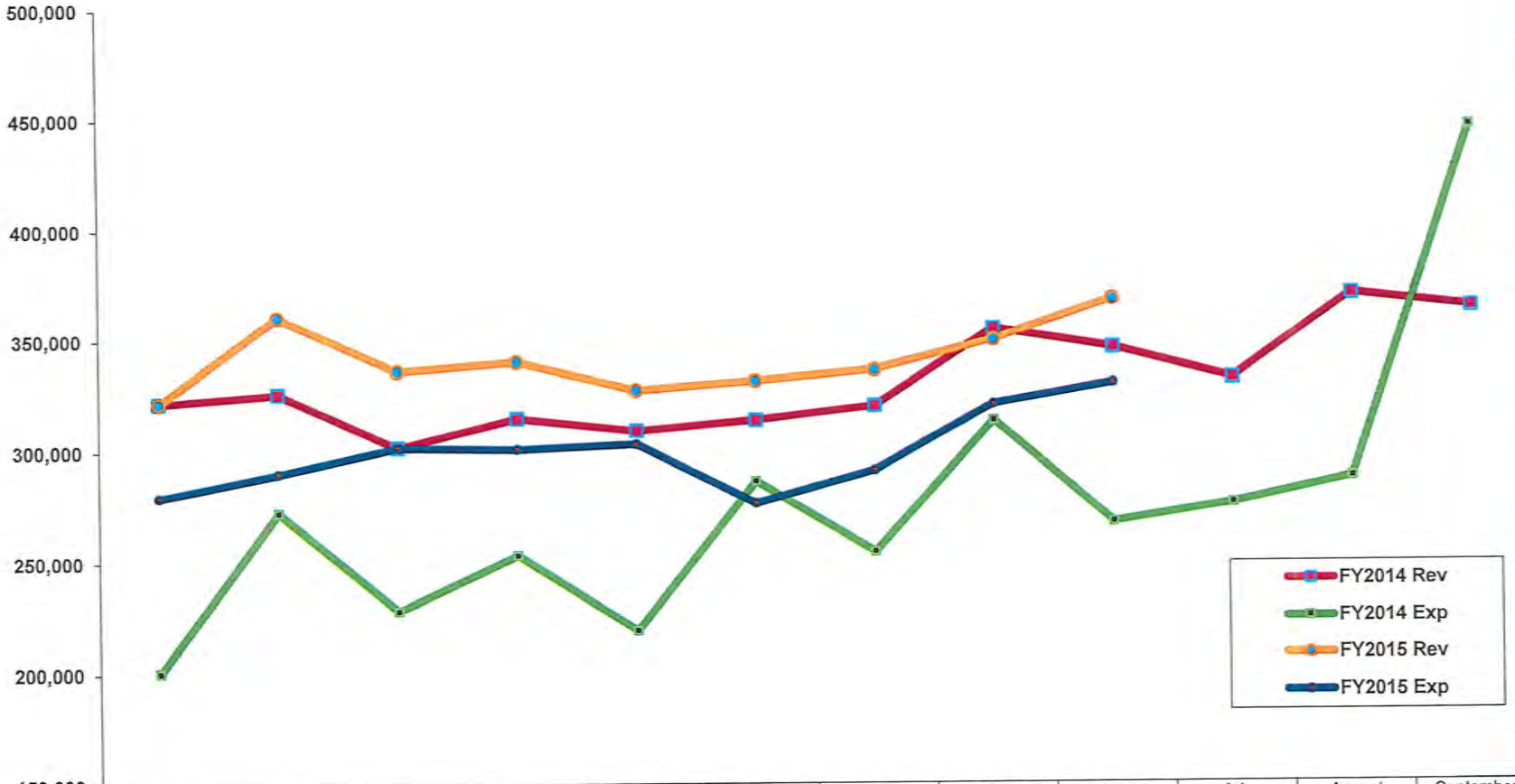


- General Government includes Legislative, Organizational, City Manager, City Secretary, Finance, Human Resources, Information Technology, Public Works, and Building Maintenance
- Public Safety includes Police Department, Fire Department, Health, and Municipal Court
- Development Services includes the Planning Department
- Community Services includes Recreation, Parks, and Library

08-11-15

WATER WASTEWATER FUND REVENUE & EXPENDITURES
AS OF June 30, 2015

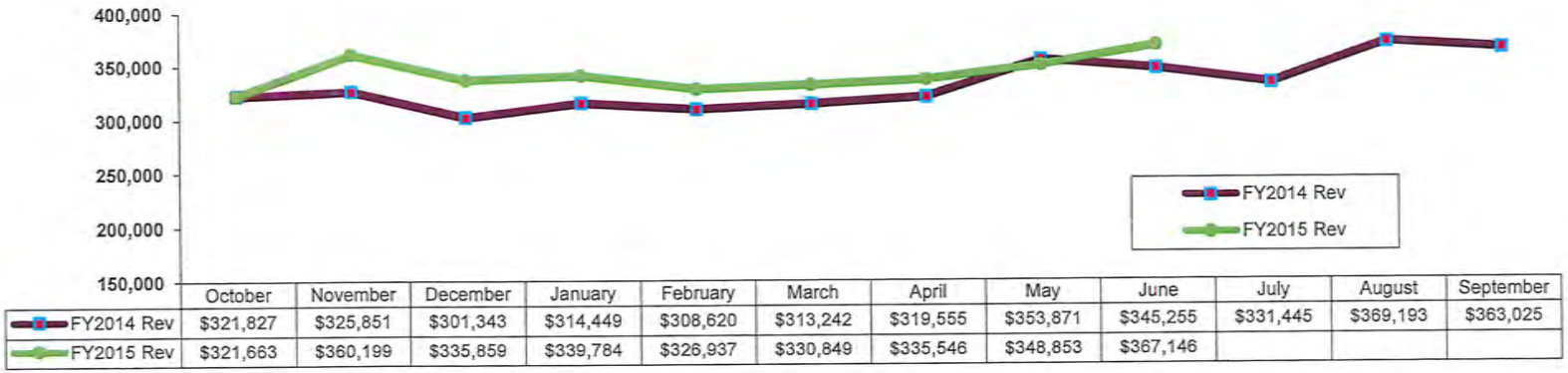
- Water/ Wastewater Fund Revenues Year-to-date (YTD) as of June 30, 2015 are $3,440,612 or 79.30% of the year.



	October	November	December	January	February	March	April	May	June	July	August	September
FY2014 Rev	$321,827	$325,851	$301,343	$314,449	$308,620	$313,242	$319,555	$353,871	$345,255	$331,445	$369,193	$363,025
FY2014 Exp	$200,329	$272,304	$227,868	$252,709	$218,687	$285,720	$253,707	$312,596	$266,821	$275,337	$286,775	$444,702
FY2015 Rev	$321,663	$360,199	$335,859	$339,784	$326,937	$330,849	$335,546	$348,853	$367,146			
FY2015 Exp	$279,403	$289,841	$301,317	$300,431	$302,572	$275,911	$290,436	$320,178	$329,507			

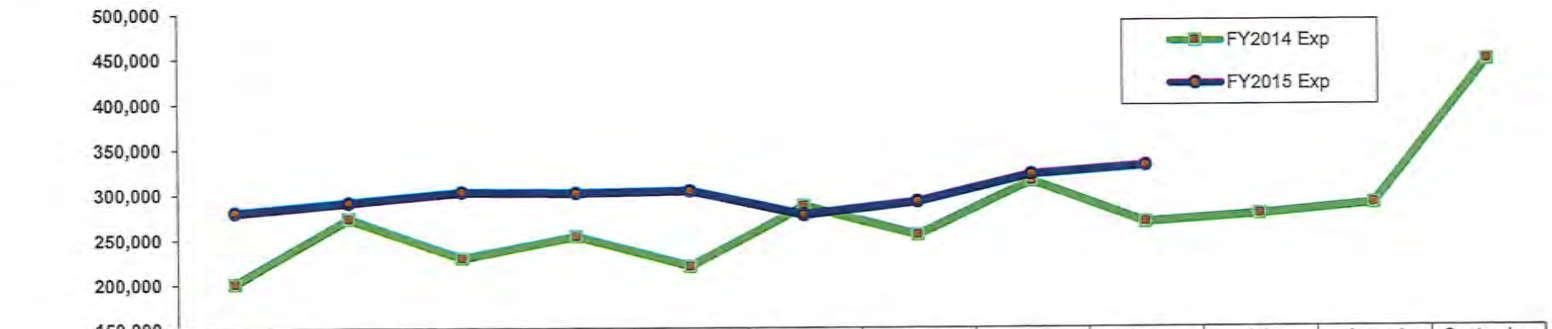
WATER WASTEWATER FUND REVENUE & EXPENDITURES
AS OF June 30, 2015

FY 2014 & 2015 Revenues



	October	November	December	January	February	March	April	May	June	July	August	September
FY2014 Rev	$321,827	$325,851	$301,343	$314,449	$308,620	$313,242	$319,555	$353,871	$345,255	$331,445	$369,193	$363,025
FY2015 Rev	$321,663	$360,199	$335,859	$339,784	$326,937	$330,849	$335,546	$348,853	$367,146			

FY 2014 & 2015 Expenditures

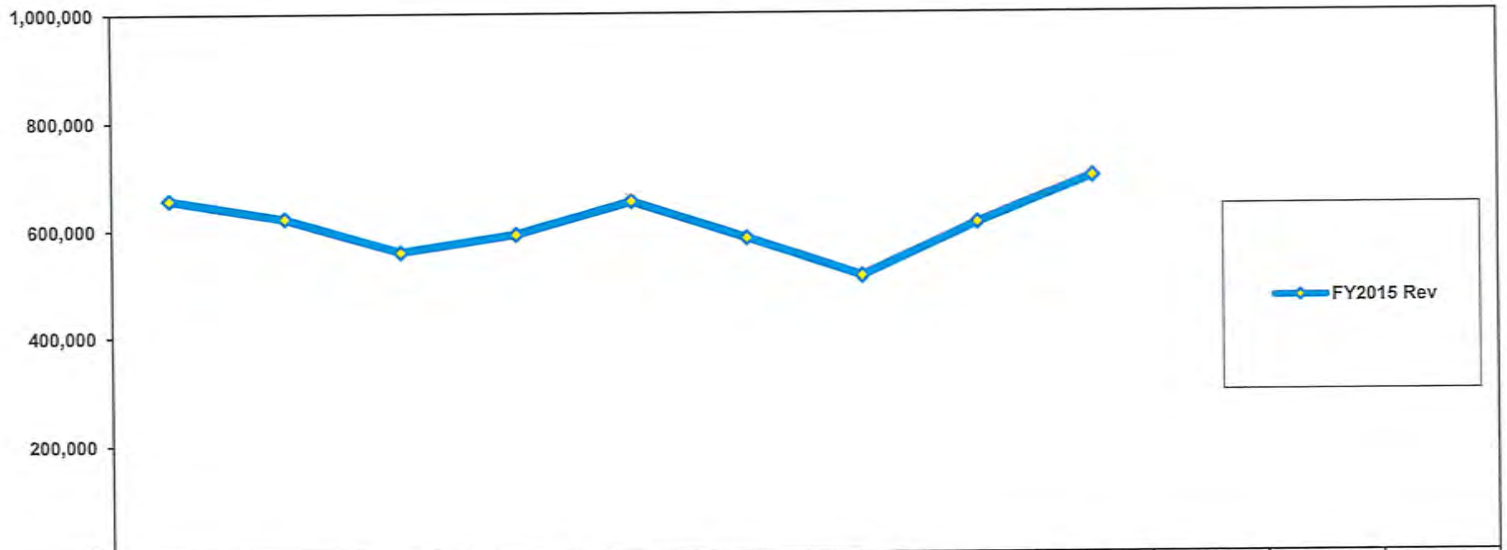


	October	November	December	January	February	March	April	May	June	July	August	September
FY2014 Exp	$200,329	$272,304	$227,868	$252,709	$218,687	$285,720	$253,707	$312,596	$266,821	$275,337	$286,775	$444,702
FY2015 Exp	$279,403	$289,841	$301,317	$300,431	$302,572	$275,911	$290,436	$320,178	$329,507			

BASTROP POWER AND LIGHT / ELECTRIC FUND REVENUE

AS OF June 30, 2015

- Electric Fund Revenues Year-to-date (YTD) as of June 30, 2015 are $5,481,622 or 73% of the FY2015 adopted budget.



	October	November	December	January	February	March	April	May	June	July	August	September
FY2015 Rev	$656,741	$621,281	$557,715	$590,885	$652,231	$583,300	$511,373	$610,721	$697,374			

HOTEL MOTEL TAX REVENUE FUND REVENUE AND EXPENDITURES

AS OF June 30, 2015

- Revenues as of June 30, 2015 represent YTD earned revenue of $1,905,141. Due to an audit adjustment that accrues our revenue into the period it was earned, the revenue earned in October is an estimate.
- Expenses in October are increased due to the one-time disbursement of funds to Hotel Motel funded organizations.

Hotel / Motel Fund Revenue

	October	November	December	January	February	March	April	May	June	July	August	September
FY2014	$195,331	$197,631	$235,389	$135,789	$114,089	$148,452	$293,361	$236,502	$259,495	$280,449	$323,356	$319,406
FY2015	$195,382	$238,983	$226,370	$151,650	$157,829	$167,094	$301,303	$243,848	$222,683			

Hotel / Motel Fund Expenses

	October	November	December	January	February	March	April	May	June	July	August	September
FY2014	$451,280	$97,173	$166,612	$177,060	$148,472	$243,252	$98,881	$191,824	$187,148	$183,696	$197,749	$352,842
FY2015	$376,281	$181,305	$99,185	$251,653	$160,809	$149,410	$185,145	$338,711	$253,785			

City of Bastrop
YTD Investment Summary
As of June 30, 2015

TEXPOOL

12/31/2014 Beginning Book and Market Value Balance $32,762,657
Subtractions/ Changes to Market Value $1,151,264
06/30/2015 Ending Book and Market Value Balance $33,913,921
Accrued Interest for Reporting Period: $8,586.96
Weighted Average Maturity (WAM): 46 days
Average Monthly Yield, on a simple basis: .0575%

CERTIFICATES OF DEPOSIT

12/31/2014 Beginning Balance and Market Value $1,500,000
Additions/ Changes to Market Value $0
06/30/2015 Current Balance and Market Value $1,500,000
Maturity Date: 04/26/2016
Term Date: 365 days
Current Rate: .80 %

POOLED CASH

12/31/2014 Beginning Book and Market Value Balance $1,314,251.21
Subtractions/ Changes to Market Value (1,177,760.36)
06/30/2015 Ending Book and Market Value Balance $136,490.85
Accrued Interest for Reporting Period: $4,735.66

FINANCIAL STATEMENT REPORTS ARE ATTACHED

- General Fund
- Water/ Wastewater Utility Fund
- Hotel Motel Fund

CITY OF BASTROP
FINANCIAL STATEMENT
AS OF: JUNE 30TH, 2015

101-GENERAL FUND

REVENUES	PRIOR Y-T-D	CURRENT BUDGET	M-T-D ACTUAL	Y-T-D ACTUAL	BUDGET BALANCE	% OF BUDGET
TAXES & PENALTIES						
00-00-4001 CURRENT TAXES M&O	2,565,115.36	2,779,920.00	882.83	2,753,650.40	26,269.60	99.06
00-00-4002 DELINQUENT TAXES M&O	26,830.45	35,750.00	1,619.69	22,419.87	13,330.13	62.71
00-00-4003 PENALTIES & INTEREST M&O	20,171.90	26,000.00	3,316.19	24,439.57	1,560.43	94.00
00-00-4004 FRANCHISE TAX	246,349.66	400,000.00	21,571.63	275,419.96	124,580.04	68.85
00-00-4006 CITY SALES TAX	2,567,622.08	3,495,000.00	328,846.06	2,923,047.16	571,952.84	83.64
00-00-4008 OCCUPATION TAX	9,111.95	8,000.00	1,428.78	4,978.78	3,021.22	62.23
00-00-4009 MIXED BEVERAGE TAX	20,178.94	20,000.00	0.00	23,055.37	(3,055.37)	115.28
00-00-4010 380 AGREEMENT PROP REFUND	0.00	0.00	0.00	(44,029.26)	44,029.26	0.00
TOTAL TAXES & PENALTIES	5,455,380.34	6,764,670.00	357,665.18	5,982,981.85	781,688.15	88.44
LICENSES & PERMITS						
00-00-4020 BUILDING PERMITS	86,164.55	75,000.00	21,390.13	102,250.24	(27,250.24)	136.33
00-00-4021 ZONING FEES	1,503.00	3,000.00	0.00	1,247.58	1,752.42	41.59
00-00-4022 PLATTING FEES	11,795.00	6,000.00	17,271.59	33,735.39	(27,735.39)	562.26
00-00-4023 SPECIAL EVENT PERMIT FEE	2,200.00	2,000.00	300.00	900.00	1,100.00	45.00
TOTAL LICENSES & PERMITS	101,662.55	86,000.00	38,961.72	138,133.21	(52,133.21)	160.62
CHARGES FOR SERVICES						
00-00-4040 ANIMAL SERVICE RECEIPTS	270.00	200.00	30.00	170.00	30.00	85.00
00-00-4043 PARKS RECEIPTS	1,570.00	1,600.00	170.00	1,665.00	(65.00)	104.06
00-00-4044 PD ACCIDENT REPORTS	1,581.00	1,800.00	278.00	1,438.00	362.00	79.89
00-00-4046 SPECIAL EVENTS HOT REIMB	16,442.73	35,000.00	3,057.21	13,670.21	21,329.79	39.06
00-00-4047 PROJ ESCROW REIMB	5,472.41	0.00	0.00	0.00	0.00	0.00
00-00-4049 TRANSFER STATION RECEIPTS	3,846.02	7,000.00	230.00	4,205.00	2,795.00	60.07
00-00-4051 SANITATION REVENUE	0.00	0.00	353,587.06	353,587.06	(353,587.06)	0.00
00-00-4052 SANITATION PENALTIES	0.00	0.00	5,689.97	5,689.97	(5,689.97)	0.00
TOTAL CHARGES FOR SERVICES	29,182.16	45,600.00	363,042.24	380,425.24	(334,825.24)	834.27
FINES & FORFEITURES						
00-00-4070 MUNICIPAL COURT FINES	134,369.00	178,800.00	23,300.65	195,435.41	(16,635.41)	109.30
00-00-4076 LIBRARY RECEIPTS	11,745.98	16,000.00	2,138.00	12,884.37	3,115.63	80.53
00-00-4078 JUVENILE CASE MANAGER-M/C	3,771.28	5,100.00	894.45	6,999.49	(1,899.49)	137.24
00-00-4080 TEEN COURT (MC)	972.58	1,000.00	135.91	550.31	449.69	55.03
TOTAL FINES & FORFEITURES	150,858.84	200,900.00	26,469.01	215,869.58	(14,969.58)	107.45
OTHER REVENUE						
TOTAL						

FINANCIAL STATEMENT

AS OF: JUNE 30TH, 2015

101-GENERAL FUND

REVENUES	PRIOR Y-T-D	CURRENT BUDGET	M-T-D ACTUAL	Y-T-D ACTUAL	BUDGET BALANCE	% OF BUDGET
INTEREST INCOME						
)0-00-4400 INTEREST RECEIPTS	3,053.52	5,000.00	294.46	3,548.55	1,451.45	70.97
TOTAL INTEREST INCOME	3,053.52	5,000.00	294.46	3,548.55	1,451.45	70.97
INTERGOVERNMENTAL						
)0-00-4411 BASTROP CO/LIBRARY	8,500.00	0.00	0.00	0.00	0.00	0.00
)0-00-4413 BISD PROJECT RECEIPTS	46,601.82	40,000.00	61.98	26,561.31	13,438.69	66.40
)0-00-4414 DEPT OF JUSTICE GRANT REIMB	0.00	0.00	0.00	694.43	(694.43)	0.00
)0-00-4415 EMERGENCY MANAGEMENT	28,051.19	30,000.00	0.00	23,368.97	6,631.03	77.90
)0-00-4419 PROPERTY LIEN PAYMENTS	16,525.67	0.00	0.00	7,705.00	(7,705.00)	0.00
)0-00-4490 ELECTRIC IN-KIND	387,209.97	516,280.00	43,023.33	387,209.97	129,070.03	75.00
)0-00-4491 WATER/WASTEWATER IN-KIND	398,264.94	531,020.00	44,251.66	398,264.94	132,755.06	75.00
)0-00-4493 BEDC IN-KIND	149,309.91	169,080.00	14,089.98	126,809.82	42,270.18	75.00
)0-00-4495 CONVENTION CENTER IN-KIND	130,590.00	174,120.00	14,510.00	130,590.00	43,530.00	75.00
)0-00-4496 DONATION IN-KIND	0.00	0.00	0.00	183,000.00	(183,000.00)	0.00
TOTAL INTERGOVERNMENTAL	1,165,053.50	1,460,500.00	115,936.95	1,284,204.44	176,295.56	87.93
4ISCELLANEOUS						
)0-00-4509 GENERAL DONATIONS	250.00	718.00	0.00	1,545.38	(827.38)	215.23
)0-00-4512 SALE OF FIXED ASSETS	6,539.33	0.00	0.00	546.00	(546.00)	0.00
)0-00-4522 WORKERS COMP. REIMBURSE	1,208.46	4,000.00	0.00	0.00	4,000.00	0.00
)0-00-4536 MISCELLANEOUS	21,367.20	21,000.00	2,977.59	18,148.12	2,851.88	86.42
)0-00-4537 INSURANCE PROCEEDS	15,695.06	0.00	0.00	9,906.31	(9,906.31)	0.00
TOTAL MISCELLANEOUS	45,060.05	25,718.00	2,977.59	30,145.81	(4,427.81)	117.22
'RANSFERS-IN						
)0-00-4703 TRANSFERS IN - ELECTRIC FUND	460,125.00	613,500.00	51,125.00	460,125.00	153,375.00	75.00
)0-00-4704 TRANS IN - SANITATION FUND	0.00	48,000.00	0.00	0.00	48,000.00	0.00
)0-00-4718 TRANSFER-IN SPECIAL PROJECT	0.00	200,000.00	0.00	200,000.00	0.00	100.00
TOTAL TRANSFERS-IN	460,125.00	861,500.00	51,125.00	660,125.00	201,375.00	76.63
* TOTAL REVENUE **	7,410,375.96	9,449,888.00	956,472.15	8,695,433.68	754,454.32	92.02

101-GENERAL FUND

EXPENDITURES	PRIOR Y-T-D	CURRENT BUDGET	M-T-D ACTUAL	Y-T-D ACTUAL	BUDGET BALANCE	% OF BUDGET
NON-DEPARTMENT						
00-NON-PROGRAM						
TOTAL						
TOTAL						
LEGISLATIVE						
00-NON-PROGRAM						
PERSONNEL SERVICES	4,495.46	5,970.00	565.18	4,633.23	1,336.77	77.61
SUPPLIES & MATERIALS	2,949.29	7,530.00	3,317.63	6,809.81	720.19	90.44
OCCUPANCY	6,254.04	8,000.00	878.74	6,181.15	1,818.85	77.26
CONTRACTUAL SERVICES	1,195.00	8,800.00	20.00	1,109.50	7,690.50	12.61
OTHER CHARGES	9,019.81	19,940.00	1,060.97	8,203.02	11,736.98	41.14
TOTAL 00-NON-PROGRAM	23,913.60	50,240.00	5,842.52	26,936.71	23,303.29	53.62
TOTAL LEGISLATIVE	23,913.60	50,240.00	5,842.52	26,936.71	23,303.29	53.62
ORGANIZATIONAL						
00-NON-PROGRAM						
PERSONNEL SERVICES	116,711.23	182,580.00	18,739.09	129,457.69	53,122.31	70.90
SUPPLIES & MATERIALS	11,341.01	14,740.00	4,851.48	14,996.18	(256.18)	101.74
MAINTENANCE & REPAIRS	7,091.76	7,160.00	0.00	2,848.98	4,311.02	39.79
CONTRACTUAL SERVICES	343,420.05	574,570.00	65,734.81	616,570.77	(42,000.77)	107.31
OTHER CHARGES	318,136.14	485,115.00	89,918.58	377,304.04	107,810.96	77.78
CAPITAL OUTLAY	22,500.00	0.00	0.00	183,000.00	(183,000.00)	0.00
TOTAL 00-NON-PROGRAM	819,200.19	1,264,165.00	179,243.96	1,324,177.66	(60,012.66)	104.75
TOTAL ORGANIZATIONAL	819,200.19	1,264,165.00	179,243.96	1,324,177.66	(60,012.66)	104.75
CITY MANAGER						
00-NON-PROGRAM						
PERSONNEL SERVICES	235,878.92	293,613.00	25,705.06	223,808.66	69,804.34	76.23
SUPPLIES & MATERIALS	4,196.38	8,050.00	1,780.03	6,768.37	1,281.63	84.08
OCCUPANCY	6,149.44	9,400.00	809.81	6,268.26	3,131.74	66.68
CONTRACTUAL SERVICES	108.50	350.00	0.00	87.50	262.50	25.00
OTHER CHARGES	9,713.90	10,140.00	346.12	6,942.58	3,197.42	68.47
TOTAL 00-NON-PROGRAM	256,047.14	321,553.00	28,641.02	243,875.37	77,677.63	75.84
TOTAL CITY MANAGER	256,047.14	321,553.00	28,641.02	243,875.37	77,677.63	75.84
CITY SECRETARY						

FINANCIAL STATEMENT

AS OF: JUNE 30TH, 2015

101-GENERAL FUND

EXPENDITURES	PRIOR Y-T-D	CURRENT BUDGET	M-T-D ACTUAL	Y-T-D ACTUAL	BUDGET BALANCE	% OF BUDGET
00-NON-PROGRAM						
PERSONNEL SERVICES	52,084.69	72,759.00	(649.21)	43,436.44	29,322.56	59.70
SUPPLIES & MATERIALS	717.37	5,975.00	6.37	1,168.54	4,806.46	19.56
OCCUPANCY	1,588.45	2,190.00	196.92	1,972.06	217.94	90.05
CONTRACTUAL SERVICES	950.00	5,600.00	0.00	4,780.00	820.00	85.36
OTHER CHARGES	29,702.62	40,490.00	1,828.12	19,155.00	21,335.00	47.31
TOTAL 00-NON-PROGRAM	85,043.13	127,014.00	1,382.20	70,512.04	56,501.96	55.52
TOTAL CITY SECRETARY	85,043.13	127,014.00	1,382.20	70,512.04	56,501.96	55.52
FINANCE						
00-NON-PROGRAM						
PERSONNEL SERVICES	224,399.73	334,710.00	17,797.25	237,109.51	97,600.49	70.84
SUPPLIES & MATERIALS	4,822.14	9,440.00	506.65	6,227.93	3,212.07	65.97
MAINTENANCE & REPAIRS	31,718.95	38,000.00	2,077.78	31,331.54	6,668.46	82.45
OCCUPANCY	5,219.55	7,550.00	704.47	5,474.10	2,075.90	72.50
CONTRACTUAL SERVICES	26,614.39	44,150.00	0.00	29,918.47	14,231.53	67.77
OTHER CHARGES	8,042.04	18,640.00	1,518.00	9,810.06	8,829.94	52.63
TOTAL 00-NON-PROGRAM	300,816.80	452,490.00	22,604.15	319,871.61	132,618.39	70.69
METER SERVICE						
PERSONNEL SERVICES	246,619.30	355,916.00	25,047.61	247,989.96	107,926.04	69.68
SUPPLIES & MATERIALS	25,314.81	35,290.00	3,064.55	24,099.64	11,190.36	68.29
MAINTENANCE & REPAIRS	8,316.97	8,500.00	15.00	3,815.49	4,684.51	44.89
OCCUPANCY	9,028.78	12,620.00	821.22	7,015.27	5,604.73	55.59
CONTRACTUAL SERVICES	8,665.90	32,100.00	286,614.03	303,674.12	(271,574.12)	946.03
OTHER CHARGES	2,821.71	6,580.00	1,589.57	3,382.95	3,197.05	51.41
TOTAL METER SERVICE	300,767.47	451,006.00	317,151.98	589,977.43	(138,971.43)	130.81
TOTAL FINANCE	601,584.27	903,496.00	339,756.13	909,849.04	(6,353.04)	100.70
HUMAN RESOURCE						
00-NON-PROGRAM						
PERSONNEL SERVICES	69,945.01	102,067.00	7,781.14	73,417.86	28,649.14	71.93
SUPPLIES & MATERIALS	403.74	1,575.00	139.26	492.09	1,082.91	31.24
MAINTENANCE & REPAIRS	1,015.96	0.00	0.00	0.00	0.00	0.00
OCCUPANCY	2,449.58	3,445.00	324.62	2,588.41	856.59	75.14
CONTRACTUAL SERVICES	15.00	325.00	2.00	30.00	295.00	9.23
OTHER CHARGES	8,948.32	15,903.00	798.12	9,054.72	6,848.28	56.94
TOTAL 00-NON-PROGRAM	82,777.61	123,315.00	9,045.14	85,583.08	37,731.92	69.40
TOTAL HUMAN RESOURCE	82,777.61	123,315.00	9,045.14	85,583.08	37,731.92	69.40

FINANCIAL STATEMENT

AS OF: JUNE 30TH, 2015

101-GENERAL FUND

EXPENDITURES	PRIOR Y-T-D	CURRENT BUDGET	M-T-D ACTUAL	Y-T-D ACTUAL	BUDGET BALANCE	% OF BUDGET
INFORMATION TECHNOLOGY						
00-NON-PROGRAM						
PERSONNEL SERVICES	75,380.91	148,662.00	8,341.98	79,428.80	69,233.20	53.43
SUPPLIES & MATERIALS	6,827.53	14,710.00	3,881.77	9,759.38	4,950.62	66.35
MAINTENANCE & REPAIRS	27,400.14	93,270.00	3,162.47	63,168.43	30,101.57	67.73
OCCUPANCY	4,387.64	8,515.00	678.23	6,106.87	2,408.13	71.72
CONTRACTUAL SERVICES	7,704.58	14,700.00	0.00	3,362.76	11,337.24	22.88
OTHER CHARGES	3,180.86	6,200.00	801.15	5,234.12	965.88	84.42
CAPITAL OUTLAY	0.00	10,000.00	0.00	0.00	10,000.00	0.00
TOTAL 00-NON-PROGRAM	124,881.66	296,057.00	16,865.60	167,060.36	128,996.64	56.43
TOTAL INFORMATION TECHNOLOGY	124,881.66	296,057.00	16,865.60	167,060.36	128,996.64	56.43
POLICE						
ADMINISTRATION						
PERSONNEL SERVICES	220,841.41	443,973.00	34,271.59	320,331.22	123,641.78	72.15
SUPPLIES & MATERIALS	27,647.90	29,773.00	1,227.61	15,461.13	14,311.87	51.93
MAINTENANCE & REPAIRS	17,671.37	25,141.00	847.50	22,347.52	2,793.48	88.89
OCCUPANCY	40,300.26	54,556.00	2,634.60	39,651.48	14,904.52	72.68
CONTRACTUAL SERVICES	147,979.88	203,205.00	47,228.90	145,371.46	57,833.54	71.54
OTHER CHARGES	14,371.80	32,735.00	59.01	13,388.46	19,346.54	40.90
CAPITAL OUTLAY	58,970.00	45,745.00	0.00	34,405.00	11,340.00	75.21
TOTAL ADMINISTRATION	527,782.62	835,128.00	86,269.21	590,956.27	244,171.73	70.76
CODE ENFORCEMENT						
PERSONNEL SERVICES	27,901.90	53,395.00	4,103.88	38,929.79	14,465.21	72.91
SUPPLIES & MATERIALS	2,099.19	1,100.00	29.76	631.74	468.26	57.43
MAINTENANCE & REPAIRS	45.99	750.00	0.00	131.06	618.94	17.47
CONTRACTUAL SERVICES	0.00	11,015.00	165.00	4,960.00	6,055.00	45.03
OTHER CHARGES	1,014.83	9,225.00	25.76	3,287.09	5,937.91	35.63
TOTAL CODE ENFORCEMENT	31,061.91	75,485.00	4,324.40	47,939.68	27,545.32	63.51
EMERGENCY MANAGEMENT						
SUPPLIES & MATERIALS	0.00	2,300.00	0.37	1.56	2,298.44	0.07
MAINTENANCE & REPAIRS	0.00	1,647.00	0.00	106.94	1,540.06	6.49
OTHER CHARGES	0.00	1,000.00	536.96	725.48	274.52	72.55
TOTAL EMERGENCY MANAGEMENT	0.00	4,947.00	537.33	833.98	4,113.02	16.86
POLICE-CID						
PERSONNEL SERVICES	113,660.99	150,920.00	11,615.72	101,185.02	49,734.98	67.05
SUPPLIES & MATERIALS	1,308.93	3,400.00	132.92	1,686.22	1,713.78	49.59
MAINTENANCE & REPAIRS	329.38	1,460.00	7.00	223.55	1,236.45	15.31
CONTRACTUAL SERVICES	2,296.26	3,000.00	0.00	1,362.37	1,637.63	45.41
OTHER CHARGES	380.00	4,745.00	100.00	3,073.00	1,672.00	64.76
TOTAL POLICE-CID	117,975.56	163,525.00	11,855.64	107,530.16	55,994.84	65.76

FINANCIAL STATEMENT

AS OF: JUNE 30TH, 2015

101-GENERAL FUND

EXPENDITURES	PRIOR Y-T-D	CURRENT BUDGET	M-T-D ACTUAL	Y-T-D ACTUAL	BUDGET BALANCE	% OF BUDGET
POLICE-PATROL						
PERSONNEL SERVICES	786,090.58	1,258,306.00	92,757.01	869,455.93	388,850.07	69.10
SUPPLIES & MATERIALS	45,263.06	105,013.00	4,597.86	65,999.53	39,013.47	62.85
MAINTENANCE & REPAIRS	29,868.62	20,900.00	3,626.79	16,744.24	4,155.76	80.12
CONTRACTUAL SERVICES	15,288.41	16,310.00	754.56	16,856.68	(546.68)	103.35
OTHER CHARGES	5,178.15	12,800.00	255.00	4,861.87	7,938.13	37.98
CAPITAL OUTLAY	114,905.40	130,530.00	0.00	91,516.89	39,013.11	70.11
TOTAL POLICE-PATROL	996,594.22	1,543,859.00	101,991.22	1,065,435.14	478,423.86	69.01
POLICE-CRIME PREVENTION						
PERSONNEL SERVICES	61,767.73	85,290.00	6,242.95	61,014.01	24,275.99	71.54
SUPPLIES & MATERIALS	456.41	3,650.00	0.00	453.30	3,196.70	12.42
MAINTENANCE & REPAIRS	0.00	2,000.00	0.00	174.82	1,825.18	8.74
CONTRACTUAL SERVICES	561.90	1,500.00	0.00	532.00	968.00	35.47
OTHER CHARGES	966.40	1,150.00	0.00	65.00	1,085.00	5.65
TOTAL POLICE-CRIME PREVENTION	63,752.44	93,590.00	6,242.95	62,239.13	31,350.87	66.50
ANIMAL SERVICES						
PERSONNEL SERVICES	29,047.31	3,127.00	0.00	0.00	3,127.00	0.00
SUPPLIES & MATERIALS	1,741.44	7,255.00	162.40	928.35	6,326.65	12.80
MAINTENANCE & REPAIRS	656.81	1,200.00	0.00	478.92	721.08	39.91
CONTRACTUAL SERVICES	349.28	2,175.00	185.00	1,226.56	948.44	56.39
OTHER CHARGES	7,724.42	12,720.00	0.00	6,434.55	6,285.45	50.59
TOTAL ANIMAL SERVICES	39,519.26	26,477.00	347.40	9,068.38	17,408.62	34.25
TOTAL POLICE	1,776,686.01	2,743,011.00	211,568.15	1,884,002.74	859,008.26	68.68
FIRE-VOLUNTEER						
00-NON-PROGRAM						
PERSONNEL SERVICES	2,176.52	5,000.00	0.00	4,670.43	329.57	93.41
SUPPLIES & MATERIALS	45,316.02	58,675.00	1,781.23	10,249.25	48,425.75	17.47
MAINTENANCE & REPAIRS	26,970.09	97,500.00	254.71	79,869.73	17,630.27	81.92
OCCUPANCY	33,086.17	46,650.00	2,334.12	24,269.80	22,380.20	52.03
CONTRACTUAL SERVICES	23,002.53	31,040.00	1,406.13	27,813.59	3,226.41	89.61
OTHER CHARGES	12,898.53	27,725.00	0.75	14,636.98	13,088.02	52.79
TOTAL 00-NON-PROGRAM	143,449.86	266,590.00	5,776.94	161,509.78	105,080.22	60.58
TOTAL FIRE-VOLUNTEER	143,449.86	266,590.00	5,776.94	161,509.78	105,080.22	60.58
MUNICIPAL COURT						
00-NON-PROGRAM						
PERSONNEL SERVICES	211,085.68	303,295.00	22,301.01	214,856.46	88,438.54	70.84
SUPPLIES & MATERIALS	7,849.95	10,000.00	296.54	7,673.31	2,326.69	76.73
MAINTENANCE & REPAIRS	12,549.90	14,010.00	789.55	13,442.95	567.05	95.95
OCCUPANCY	7,607.97	10,310.00	903.19	7,606.48	2,703.52	73.78
CONTRACTUAL SERVICES	15,145.99	32,590.00	4,100.33	24,176.97	8,413.03	74.19
OTHER CHARGES	5,378.96	8,800.00	1,010.76	6,527.49	2,272.51	74.18
TOTAL 00-NON-PROGRAM	259,618.45	379,005.00	29,401.38	274,283.66	104,721.34	72.37

FINANCIAL STATEMENT

AS OF: JUNE 30TH, 2015

101-GENERAL FUND

EXPENDITURES	PRIOR Y-T-D	CURRENT BUDGET	M-T-D ACTUAL	Y-T-D ACTUAL	BUDGET BALANCE	% OF BUDGET
TOTAL MUNICIPAL COURT	259,618.45	379,005.00	29,401.38	274,283.66	104,721.34	72.37
PLANNING & DEVELOPMENT						
00-NON-PROGRAM						
PERSONNEL SERVICES	323,959.46	469,104.00	29,918.79	338,353.18	130,750.82	72.13
SUPPLIES & MATERIALS	10,328.41	13,850.00	1,051.51	8,273.87	5,576.13	59.74
MAINTENANCE & REPAIRS	906.50	2,000.00	0.00	331.93	1,668.07	16.60
OCCUPANCY	7,308.03	12,700.00	1,040.07	8,017.73	4,682.27	63.13
CONTRACTUAL SERVICES	41,677.71	357,350.00	1,582.15	133,273.39	224,076.61	37.29
OTHER CHARGES	31,961.76	50,300.00	1,570.03	37,249.99	13,050.01	74.06
CAPITAL OUTLAY	5,500.00	0.00	0.00	0.00	0.00	0.00
TOTAL 00-NON-PROGRAM	421,641.87	905,304.00	35,162.55	525,500.09	379,803.91	58.05
TOTAL PLANNING & DEVELOPMENT	421,641.87	905,304.00	35,162.55	525,500.09	379,803.91	58.05
HEALTH						
00-NON-PROGRAM						
CONTRACTUAL SERVICES	47,350.64	0.00	0.00	0.00	0.00	0.00
TOTAL 00-NON-PROGRAM	47,350.64	0.00	0.00	0.00	0.00	0.00
TOTAL HEALTH	47,350.64	0.00	0.00	0.00	0.00	0.00
PUBLIC WORKS						
ADMINISTRATION						
PERSONNEL SERVICES	461,720.25	656,258.00	49,778.30	470,645.74	185,612.26	71.72
SUPPLIES & MATERIALS	61,590.21	85,450.00	24,307.93	63,684.73	21,765.27	74.53
MAINTENANCE & REPAIRS	35,745.70	62,550.00	10,814.08	34,139.35	28,410.65	54.58
OCCUPANCY	8,931.97	14,010.00	738.21	7,984.43	6,025.57	56.99
CONTRACTUAL SERVICES	15,921.92	32,925.00	1,332.71	21,155.69	11,769.31	64.25
OTHER CHARGES	47,605.42	68,950.00	5,004.49	51,181.57	17,768.43	74.23
CAPITAL OUTLAY	23,677.80	155,000.00	0.00	0.00	155,000.00	0.00
TOTAL ADMINISTRATION	655,193.27	1,075,143.00	91,975.72	648,791.51	426,351.49	60.34
RECREATION						
CONTRACTUAL SERVICES	19,750.00	42,500.00	0.00	10,424.00	32,076.00	24.53
TOTAL RECREATION	19,750.00	42,500.00	0.00	10,424.00	32,076.00	24.53
PARKS						
PERSONNEL SERVICES	327,882.31	541,727.00	36,715.28	320,199.50	221,527.50	59.11
SUPPLIES & MATERIALS	33,663.69	36,470.00	3,455.49	20,329.15	16,140.85	55.74
MAINTENANCE & REPAIRS	33,503.81	55,045.00	5,428.50	37,754.61	17,290.39	68.59
OCCUPANCY	32,668.03	66,740.00	5,515.70	38,856.70	27,883.30	58.22
CONTRACTUAL SERVICES	9,498.25	17,795.00	4,439.58	9,071.54	8,723.46	50.98
OTHER CHARGES	5,589.54	7,450.00	196.54	5,299.32	2,150.68	71.13
CAPITAL OUTLAY	13,188.40	46,257.00	0.00	(104.00)	46,361.00	0.22-
TOTAL PARKS	455,994.03	771,484.00	55,751.09	431,406.82	340,077.18	55.92

FINANCIAL STATEMENT

AS OF: JUNE 30TH, 2015

101-GENERAL FUND

EXPENDITURES	PRIOR Y-T-D	CURRENT BUDGET	M-T-D ACTUAL	Y-T-D ACTUAL	BUDGET BALANCE	% OF BUDGET
BUILDING MAINTENANCE						
PERSONNEL SERVICES	109,234.87	162,714.00	12,126.18	108,017.73	54,696.27	66.39
SUPPLIES & MATERIALS	3,678.84	11,900.00	1,578.04	8,909.76	2,990.24	74.87
MAINTENANCE & REPAIRS	2,778.78	2,600.00	44.04	570.35	2,029.65	21.94
OCCUPANCY	239.81	600.00	49.94	314.95	285.05	52.49
CONTRACTUAL SERVICES	1,427.39	1,490.00	0.00	751.43	738.57	50.43
OTHER CHARGES	92.58	300.00	0.00	175.70	124.30	58.57
TOTAL BUILDING MAINTENANCE	117,452.27	179,604.00	13,798.20	118,739.92	60,864.08	66.11
TOTAL PUBLIC WORKS	1,248,389.57	2,068,731.00	161,525.01	1,209,362.25	859,368.75	58.46
LIBRARY						
00-NON-PROGRAM						
PERSONNEL SERVICES	338,785.76	519,387.00	42,693.84	364,721.44	154,665.56	70.22
SUPPLIES & MATERIALS	49,215.04	64,869.50	7,053.97	56,968.18	7,901.32	87.82
MAINTENANCE & REPAIRS	11,191.64	16,297.50	3,382.72	14,135.49	2,162.01	86.73
OCCUPANCY	25,370.46	41,389.00	3,756.57	30,540.15	10,848.85	73.79
CONTRACTUAL SERVICES	18,331.30	19,125.00	2,300.00	15,832.40	3,292.60	82.78
OTHER CHARGES	9,641.21	11,516.00	711.50	8,897.24	2,618.76	77.26
TOTAL 00-NON-PROGRAM	452,535.41	672,584.00	59,898.60	491,094.90	181,489.10	73.02
TOTAL LIBRARY	452,535.41	672,584.00	59,898.60	491,094.90	181,489.10	73.02
*** TOTAL EXPENSES ***	6,343,119.41	10,121,065.00	1,084,109.20	7,373,747.68	2,747,317.32	72.86
REVENUES OVER/(UNDER) EXPENDITURES	1,067,256.55	(671,177.00)	(127,637.05)	1,321,686.00	(1,992,863.00)	196.92-

*** END OF REPORT ***

202-WATER/WASTEWATER FUND

REVENUES	PRIOR Y-T-D	CURRENT BUDGET	M-T-D ACTUAL	Y-T-D ACTUAL	BUDGET BALANCE	% OF BUDGET
CHARGES FOR SERVICES						
TOTAL						
WATER REVENUES						
00-00-4101 WATER SALES-RESIDENTIAL	864,751.79	1,362,500.00	106,139.30	918,583.56	443,916.44	67.42
00-00-4102 WATER SALES-COMMERCIAL	744,385.18	1,100,900.00	105,612.40	800,629.17	300,270.83	72.72
00-00-4150 PENALTIES	22,723.51	32,700.00	2,451.29	23,583.44	9,116.56	72.12
00-00-4152 WATER TAPPING FEES	8,175.00	1,000.00	0.00	6,000.00	(5,000.00)	600.00
00-00-4154 WATER SERVICE FEES	16,953.00	26,000.00	1,800.00	14,940.00	11,060.00	57.46
00-00-4156 OTHER	0.00	0.00	0.00	150.00	(150.00)	0.00
TOTAL WATER REVENUES	1,656,988.48	2,523,100.00	216,002.99	1,763,886.17	759,213.83	69.91
WASTEWATER REVENUES						
00-00-4201 WASTEWATER SALES-RESIDENTIAL	613,282.35	904,700.00	76,704.07	671,088.17	233,611.83	74.18
00-00-4202 WASTEWATER SALES-COMMERCIAL	477,229.96	686,700.00	61,942.81	529,041.74	157,658.26	77.04
00-00-4250 PENALTIES	15,029.03	23,980.00	1,658.25	17,122.17	6,857.83	71.40
00-00-4252 SEWER TAPPING FEES	4,350.00	1,000.00	0.00	1,350.00	(350.00)	135.00
00-00-4253 SEPTIC TANK DUMP FEES	57,557.77	100,000.00	0.00	0.00	100,000.00	0.00
00-00-4256 OTHER	0.00	0.00	0.00	560.00	(560.00)	0.00
TOTAL WASTEWATER REVENUES	1,167,449.11	1,716,380.00	140,305.13	1,219,162.08	497,217.92	71.03
OTHER REVENUE						
TOTAL						
INTEREST INCOME						
00-00-4400 INTEREST RECEIPTS	2,020.46	3,000.00	220.23	2,498.47	501.53	83.28
TOTAL INTEREST INCOME	2,020.46	3,000.00	220.23	2,498.47	501.53	83.28
MISCELLANEOUS						
00-00-4519 BACKFLOW TESTING COST	4,100.00	4,000.00	0.00	1,500.00	2,500.00	37.50
00-00-4547 BY THE WAY CAMPGROUND	19,643.75	22,000.00	0.00	9,755.34	12,244.66	44.34
00-00-4548 LCRA/WCID	53,413.30	70,000.00	10,618.05	70,034.40	(34.40)	100.05
TOTAL MISCELLANEOUS	77,157.05	96,000.00	10,618.05	81,289.74	14,710.26	84.68
TRANSFERS-IN						
TOTAL						
OTHER SOURCES						
00-00-4810 INSURANCE PROCEEDS	398.46	0.00	0.00	0.00	0.00	0.00
TOTAL OTHER SOURCES	398.46	0.00	0.00	0.00	0.00	0.00
** TOTAL REVENUE **	2,904,013.56	4,338,480.00	367,146.40	3,066,836.46	1,271,643.54	70.69

FINANCIAL STATEMENT

AS OF: JUNE 30TH, 2015

202-WATER/WASTEWATER FUND

EXPENDITURES	PRIOR Y-T-D	CURRENT BUDGET	M-T-D ACTUAL	Y-T-D ACTUAL	BUDGET BALANCE	% OF BUDGET
NON-DEPARTMENT						
00-NON-PROGRAM						
TOTAL						
TOTAL						
WATER/WASTEWATER DEPT.						
ADMINISTRATION						
PERSONNEL SERVICES	508,597.56	852,022.00	60,005.91	496,233.40	355,788.60	58.24
SUPPLIES & MATERIALS	27,554.18	50,210.00	4,169.71	26,792.15	23,417.85	53.36
MAINTENANCE & REPAIRS	8,505.42	19,130.00	1,427.66	5,917.29	13,212.71	30.93
OCCUPANCY	15,879.16	23,470.00	1,775.09	15,553.67	7,916.33	66.27
CONTRACTUAL SERVICES	506,641.37	658,920.00	54,346.73	499,353.32	159,566.68	75.78
OTHER CHARGES	26,977.94	45,500.00	2,141.95	41,893.76	3,606.24	92.07
CONTINGENCY	0.00	28,950.00	0.00	0.00	28,950.00	0.00
DEBT SERVICE	567,681.03	1,242,728.00	103,560.67	936,407.66	306,320.34	75.35
TRANSFERS OUT	128,763.00	172,000.00	14,333.34	129,000.06	42,999.94	75.00
TOTAL ADMINISTRATION	1,790,599.66	3,092,930.00	241,761.06	2,151,151.31	941,778.69	69.55
W/WW DISTRIBUT/COLLECT						
SUPPLIES & MATERIALS	16,934.69	6,800.00	22.79	1,706.36	5,093.64	25.09
MAINTENANCE & REPAIRS	48,525.90	80,400.00	9,384.16	24,956.72	55,443.28	31.04
CONTRACTUAL SERVICES	1,436.25	9,840.00	196.00	1,733.30	8,106.70	17.61
OTHER CHARGES	516.00	1,500.00	0.00	148.50	1,351.50	9.90
CAPITAL OUTLAY	0.00	15,000.00	0.00	0.00	15,000.00	0.00
TOTAL W/WW DISTRIBUT/COLLECT	67,412.84	113,540.00	9,602.95	28,544.88	84,995.12	25.14
WATER PRODUCTION/TREAT						
SUPPLIES & MATERIALS	15,413.88	28,500.00	962.12	23,674.98	4,825.02	83.07
MAINTENANCE & REPAIRS	31,994.86	94,000.00	15,411.26	42,546.58	51,453.42	45.26
OCCUPANCY	78,179.12	116,000.00	10,103.87	94,507.61	21,492.39	81.47
CONTRACTUAL SERVICES	74,116.05	126,350.00	9,031.60	73,930.46	52,419.54	58.51
TOTAL WATER PRODUCTION/TREAT	199,703.91	364,850.00	35,508.85	234,659.63	130,190.37	64.32
WW TREATMENT PLANT						
SUPPLIES & MATERIALS	13,716.98	29,800.00	2,472.73	20,223.74	9,576.26	67.86
MAINTENANCE & REPAIRS	61,816.45	135,100.00	19,585.58	84,840.39	50,259.61	62.80
OCCUPANCY	111,777.82	117,800.00	17,002.59	120,720.87	(2,920.87)	102.48
CONTRACTUAL SERVICES	45,712.58	57,000.00	3,573.00	49,454.54	7,545.46	86.76
TOTAL WW TREATMENT PLANT	233,023.83	339,700.00	42,633.90	275,239.54	64,460.46	81.02
TOTAL WATER/WASTEWATER DEPT.	2,290,740.24	3,911,020.00	329,506.76	2,689,595.36	1,221,424.64	68.77
*** TOTAL EXPENSES ***	2,290,740.24	3,911,020.00	329,506.76	2,689,595.36	1,221,424.64	68.77

202-WATER/WASTEWATER FUND

EXPENDITURES	PRIOR Y-T-D	CURRENT BUDGET	M-T-D ACTUAL	Y-T-D ACTUAL	BUDGET BALANCE	% OF BUDGET
REVENUES OVER/(UNDER) EXPENDITURES	613,273.32	427,460.00	37,639.64	377,241.10	50,218.90	88.25

*** END OF REPORT ***

CITY OF BASTROP
FINANCIAL STATEMENT
AS OF: JUNE 30TH, 2015

501-HOTEL/MOTEL TAX FUND

REVENUES	PRIOR Y-T-D	CURRENT BUDGET	M-T-D ACTUAL	Y-T-D ACTUAL	BUDGET BALANCE	% OF BUDGET
TAXES & PENALTIES						
00-00-4007 MOTEL/HOTEL TAX RECEIPTS	1,814,971.77	2,643,500.00	222,584.49	1,903,718.88	739,781.12	72.02
TOTAL TAXES & PENALTIES	1,814,971.77	2,643,500.00	222,584.49	1,903,718.88	739,781.12	72.02
INTEREST INCOME						
00-00-4400 INTEREST EARNED	1,065.77	3,500.00	98.27	1,269.29	2,230.71	36.27
TOTAL INTEREST INCOME	1,065.77	3,500.00	98.27	1,269.29	2,230.71	36.27
INTERGOVERNMENTAL						
TOTAL						
MISCELLANEOUS						
00-00-4514 MISCELLANEOUS INCOME	0.00	0.00	0.00	152.81	(152.81)	0.00
TOTAL MISCELLANEOUS	0.00	0.00	0.00	152.81	(152.81)	0.00
** TOTAL REVENUE **	1,816,037.54	2,647,000.00	222,682.76	1,905,140.98	741,859.02	71.97

CITY OF BASTROP
FINANCIAL STATEMENT
AS OF: JUNE 30TH, 2015

501-HOTEL/MOTEL TAX FUND

EXPENDITURES	PRIOR Y-T-D	CURRENT BUDGET	M-T-D ACTUAL	Y-T-D ACTUAL	BUDGET BALANCE	% OF BUDGET
NON-DEPARTMENT						
00-NON-PROGRAM						
TOTAL						
TOTAL						
HOTEL/MOTEL TAX FUND						
00-NON-PROGRAM						
CONTRACTUAL SERVICES	855,331.82	1,282,429.00	152,267.91	1,066,609.26	215,819.74	83.17
OTHER CHARGES	16,442.73	45,000.00	3,343.90	13,956.90	31,043.10	31.02
TRANSFERS OUT	889,927.47	1,237,459.00	98,173.33	915,718.97	321,740.03	74.00
TOTAL 00-NON-PROGRAM	1,761,702.02	2,564,888.00	253,785.14	1,996,285.13	568,602.87	77.83
TOTAL HOTEL/MOTEL TAX FUND	1,761,702.02	2,564,888.00	253,785.14	1,996,285.13	568,602.87	77.83
*** TOTAL EXPENSES ***	1,761,702.02	2,564,888.00	253,785.14	1,996,285.13	568,602.87	77.83
REVENUES OVER/(UNDER) EXPENDITURES	54,335.52	82,112.00	(31,102.38)	(91,144.15)	173,256.15	111.00-

*** END OF REPORT ***

CITY OF BASTROP **AGENDA ITEM** **D.9**

STANDARDIZED AGENDA RECOMMENDATION FORM

CITY COUNCIL

DATE SUBMITTED: August 4, 2015
MEETING DATE: August 11, 2015

1. Agenda Item: **Approval of Bastrop Marketing Corporation's request for reimbursement of funds for June 2015 in accordance with the agreement to be spent on advertising and marketing the City of Bastrop area.**

2. Party Making Request: **Tracy Waldron, Chief Financial Officer**

3. Nature of Request: (Brief Overview) Attachments: Yes __X__ No _____

4. Policy Implication: _____

5. Budgeted: ____X____Yes _____No N/A
   Bid Amount: _____ Budgeted Amount: _____
   Under Budget: _____ Over Budget: _____
   Amount Remaining: _____

6. Alternate Option/Costs: _____

7. Routing: **NAME/TITLE** **INITIAL** **DATE** **CONCURRENCE**
   a) _____
   b) _____
   c) _____

8. Staff Recommendation: _____

9. Advisory Board: _____Approved _____Disapproved _____None

10. Manager's Recommendation: _____Approved _____Disapproved _____None

11. Action Taken: _____

CITY OF BASTROP
FINANCE
DEPARTMENT

Memo

To: Mayor, City Council and City Manager

From: Tracy Waldron, Chief Financial Officer

Date: August 6, 2015

Re: Reimbursement of Accrued Bastrop Marketing Corporation Expenses

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Attached is the request from Bastrop Marketing Corporation (BMC) for payment of funds in accordance with the Tourism Marketing Agreement that was signed with the City of Bastrop in November 2003.

This request is for the time period for June 2015. There is a month lag in the receipt of the hotel occupancy tax monies.

It is recommended that Council approve the reimbursement of funds in the amount of $108,629.93 for June 2015 to BMC in accordance with our agreement to be spent on advertising and marketing the City of Bastrop area. This amount represents 43% of the tax collections.

If you have any questions regarding this agreement please contact me at 512-332-8820.

Bastrop Marketing Corporation ("BMC")
October 2014 through September 2015 - Budget

	2014				2015								
	September	October	November	December	January	February	March	April	May	June	July	August	September
HRLPR Room Revenues	$ 2,299,365.49	$ 2,724,285.13	$ 2,402,471.39	$ 1,722,040.54	$ 1,680,111.04	$ 1,948,304.57	$ 3,225,513.57	$ 2,694,634.27	$ 2,631,891.63	$ 3,645,422.07	$ 3,732,800.00	$ 3,541,500.00	$ 2,782,820
Exemptions	(3,169.71)	-	-	-	-	-	-	-	-	-	-	-	
Taxable Room Revenues	2,296,195.78	2,724,285.13	2,402,471.39	1,722,040.54	1,680,111.04	1,948,304.57	3,225,513.57	2,694,634.27	2,631,891.63	3,645,422.07	3,732,800.00	3,541,500.00	
City of Bastrop HOT Rate	7%	7%	7%	7%	7%	7%	7%	7%	7%	7%	7%	7%	
City of Bastrop HOT Tax	$ 160,733.70	$ 190,699.96	$ 168,173.00	$ 120,542.84	$ 117,607.77	$ 136,381.32	$ 225,785.95	$ 188,624.40	$ 184,232.41	$ 255,179.54	$ 261,296.00	$ 247,905.00	
Gross Liability to City		$ 160,733.70	$ 190,699.96	$ 168,173.00	$ 120,542.84	$ 117,607.77	$ 136,381.32	$ 225,785.95	$ 188,624.40	$ 184,232.41	$ 255,179.54	$ 261,296.00	$ 247,905.00
Hotel Owner Collection Allowance (1%)		(1,607.34)	(1,907.00)	(1,681.73)	(1,205.43)	(1,176.08)	(1,363.81)	(2,257.86)	(1,886.24)	(1,842.32)	(2,551.80)	(2,612.96)	(2,479.05)
Net Collection by City		159,126.36	188,792.96	166,491.27	119,337.41	116,431.69	135,017.51	223,528.09	186,738.16	182,390.09	252,627.74	258,683.04	245,425.95
Applicable % payable to BMC		43%	43%	43%	43%	43%	43%	43%	43%	43%	43%	43%	43%
Funds Available to BMC		68,424.33	81,180.97	71,591.25	51,315.09	50,065.63	58,057.53	96,117.08	80,297.41	78,427.74	108,629.93	111,233.71	105,533.16
Total Budget $ 960,873.83	Allocated:	80,072.82	80,072.82	80,072.82	80,072.82	80,072.82	80,072.82	80,072.82	80,072.82	80,072.82	80,072.82	80,072.82	80,072.81
Payment of Funds by City to BMC		$ 68,424.33	$ 81,180.97	$ 71,591.25	$ 51,315.09	$ 50,065.63	$ 58,057.53	$ 96,117.08	$ 80,297.41	$ 78,427.74	$ 108,629.93	$ 111,233.71	$ 105,533.16
			Paid 1/16/2015	Paid 2/5/2015	Paid 2/19/2015	Paid 3/11/2015	Paid 4/23/2015	Paid 5/22/2015	Paid 6/11/2015	Currently Due	Currently Due		
												check: $	-
Updated:													
			149,605.30	221,196.55	272,511.64	322,577.27	380,634.80	476,751.88	557,049.29	635,477.03	744,106.96	855,340.67	960,873.83
			160,145.64	240,218.46	320,291.28	400,364.10	480,436.92	560,509.74	640,582.56	720,655.38	800,728.20	880,801.02	960,873.83