

**LOCKHART CITY COUNCIL
REGULAR MEETING**

JUNE 21, 2016

6:30 P.M.

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

Council present:

Mayor Pro-Tem Angie Gonzales-Sanchez
Councilmember Jeffry Michelson

Mayor Lew White
Councilmember Juan Mendoza
Councilmember Brad Westmoreland

Council absent:

Councilmember Benny Hilburn
Councilmember John Castillo

Staff present:

Vance Rodgers, City Manager
Peter Gruning, City Attorney
Dan Gibson, City Planner

Connie Constancio, City Secretary
Sandra Mauldin, Economic Dev. Director

Citizens/Visitors Addressing the Council: Jim Smith, Citizen.

Work Session 6:30 p.m.

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

DISCUSSION ONLY

A. DISCUSS MINUTES OF THE CITY COUNCIL MEETING OF JUNE 7, 2016.

Mayor White requested corrections. There were none.

B. DISCUSSION REGARDING PLANNING AND PREPARATIONS OF THE TEXAS MUNICIPAL LEAGUE (TML) REGION 10 MEETING IN LOCKHART ON SEPTEMBER 15, 2016 AND THE BOOTH AT THE TML ANNUAL CONFERENCE IN AUSTIN ON OCTOBER 4-7, 2016.

There was discussion. Council requested that staff continue working on promotional ideas, recruit the Chambers to participate, and consider other options for the meeting and booth. Councilmembers will also provide additional recommendations for the events during the next meeting.

C. DISCUSSION AFTER REPORT BY CITY MANAGER REGARDING UPDATE OF 2015 CERTIFICATES OF OBLIGATION (CO) PROJECTS.

Mr. Rodgers provided the report. There was brief discussion.

D. DISCUSSION REGARDING THE PRELIMINARY BUDGET & TAX RATE ADOPTION CALENDAR.

There was discussion.

Mayor Pro-Tem Sanchez announced that she will be out of town during the July 5 meeting.

RECESS: Mayor White announced that the Council would recess for a break at 7:02 p.m.

REGULAR MEETING

ITEM 1. CALL TO ORDER.

Mayor Lew White called the regular meeting of the Lockhart City Council to order on this date at 7:30 p.m.

ITEM 2. INVOCATION, PLEDGE OF ALLEGIANCE.

Invocation – Mayor White.

Pledge of Allegiance to the United States and Texas flags.

ITEM 3. CITIZENS/VISITORS COMMENTS.

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

ITEM 4-A. HOLD A PUBLIC HEARING ON APPLICATION ZC-16-04 BY JIM SMITH FOR A ZONING CHANGE FROM CLB COMMERCIAL LIGHT BUSINESS DISTRICT TO RLD RESIDENTIAL LOW DENSITY DISTRICT FOR LOTS 4, 5, AND 6, BLOCK B, PLANTATION PARK ESTATES, LOCATED AT 1109, 1115, AND 1121 MCMILLEN BOULEVARD.

Mayor White opened the public hearing at 7:32 p.m. and requested the staff report.

Mr. Gibson stated that the applicant/owner proposes to construct a single-family dwelling on each of the three subject lots, which requires a residential zoning classification. The lots are of such size that they easily meet the standards for the requested RLD classification, and are roughly the same size as the lots on the opposite side of the street that are already zoned RLD, with two of them occupied by existing single-family dwellings. There is existing RLD zoning adjacent to the east and south of the subject property, so the proposed zoning change would simply relocate an existing zoning boundary around the three lots. The remaining lot adjacent to the north would remain zoned CLB to match the pattern on the east side of McMillen Boulevard where the northernmost lot also remains zoned CLB. Because those lots abut an arterial street, the existing CLB zoning provides an appropriate transition of zoning districts from State Park Road to the homes that would be allowed by the proposed RLD zoning. Although the requested RLD zoning classification is not consistent with the Light-Medium Commercial future land use map designation of the property, the east side of the street has already been rezoned to RLD so this additional deviation of the property, the east side of the street has already been rezoning to RLD so this additional deviation from the land use map makes sense. One letter of opposition was received from an owner of property across the street, and owners of both homes on the east side of the street spoke in opposition to the property across the street, and owners of both homes on the east side of the street spoke in opposition to the proposed zoning change at the Planning and Zoning Commission hearing. It was unclear to the Commission why the residents would prefer to have commercial zoning across their homes instead of the proposed residential zoning that would allow more homes like theirs. Mr. Gibson stated that the Planning and Zoning Commission and staff recommended approval.

There was discussion.

Mayor White requested the applicant to address the Council.

Jim Smith, 1480 Clearfork, requested approval of the zoning change and provided information about the homes that will be built on the lots.

Mayor White requested citizens in favor of the zoning change to address the Council. There were none.

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

Mayor White requested additional citizens to address the Council. There were none. He closed the public hearing at 7:42 p.m.

ITEM 4-B. DISCUSSION AND/OR ACTION TO CONSIDER ORDINANCE 2016-16 AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF LOCKHART, TEXAS, TO RECLASSIFY THE PROPERTY KNOWN AS LOTS 4, 5, AND 6, BLOCK B, PLANTATION PARK ESTATES, LOCATED AT 1109, 1115, AND 1121 MCMILLEN BOULEVARD, FROM CLB COMMERCIAL LIGHT BUSINESS DISTRICT TO RLD RESIDENTIAL LOW DENSITY DISTRICT.

Councilmember Michelson made a motion to approve Ordinance 2016-16, as presented. Councilmember Mendoza seconded. The motion passed by a vote of 5-0.

ITEM 5-A. DISCUSSION AND/OR ACTION REGARDING MINUTES OF THE CITY COUNCIL MEETING OF JUNE 7, 2016.

Mayor Pro-Tem Sanchez made a motion to approve the June 7, 2016 Council minutes. Councilmember Westmoreland seconded. The motion passed by a vote of 5-0.

ITEM 5-B. DISCUSSION AND/OR ACTION REGARDING PLANNING AND PREPARATIONS OF THE TEXAS MUNICIPAL LEAGUE (TML) REGION 10 MEETING IN LOCKHART ON SEPTEMBER 15, 2016 AND THE BOOTH AT THE TML ANNUAL CONFERENCE IN AUSTIN ON OCTOBER 4-7, 2016.

Mayor White stated that the Council provided direction to Ms. Constancio to report additional information at a future meeting. Councilmembers will also report how they can assist.

ITEM 5-C. DISCUSSION AND/OR ACTION AFTER REPORT BY CITY MANAGER REGARDING UPDATE OF 2015 CERTIFICATES OF OBLIGATION (CO) PROJECTS.

Mayor White announced that the report was given during the work session. There was no action taken.

ITEM 5-D. DISCUSSION AND/OR ACTION REGARDING THE PRELIMINARY BUDGET & TAX RATE ADOPTION CALENDAR.

Mayor Pro-Tem Sanchez made a motion to approve the preliminary budget and tax rate adoption calendar. Councilmember Michelson seconded. The motion passed by a vote of 5-0.

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

Mayor White requested appointments to various boards, commissions or committees. There were none.

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

- Update- US 183 widening project, Hickory to Blackjack: west side drainage truck main started between Hickory and Blackjack; some rain delays.
- Update: Contracts with Qro-Mex Construction on Richland Drive.
- Update: Summer Reading Program at Library.
- Update: Leaks in exterior brick walls at Clark Library Annex.
- Update: Water crew replacing and put in new water mains on Walnut and North Church Streets.
- Report: Chisholm Trail Annual Parade and Event.
- Report: Juneteenth Event at City Park.
- Report: June 15 Meeting with group interested in forming "Friends of Lockhart Cemeteries".
- Fireworks Show at City Park on Sunday, July 3.

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

Councilmember Mendoza thanked all involved with the successful Chisholm Trail Roundup. He also thanked all for the successful Juneteenth event and Movies in the Park.

Mayor Pro-Tem Sanchez congratulated the Lockhart Chamber of Commerce for a successful Chisholm Trail Roundup. She wished all a safe and happy 4th of July.

Councilmember Michelson also congratulated the Lockhart Chamber of Commerce for a successful Chisholm Trail Roundup and wished all a safe and happy 4th of July.

Mayor White thanked all involved with the Chisholm Trail Roundup and Juneteenth events. He wished all a safe and happy 4th of July.

ITEM 8. ADJOURNMENT.

Mayor Pro-Tem Sanchez made a motion to adjourn the meeting. Councilmember Mendoza seconded. The motion passed by a vote of 5-0. The meeting was adjourned at 7:58 p.m.

PASSED and APPROVED this the 5th day of July 2016.

CITY OF LOCKHART

Lew White

Lew White, Mayor

ATTEST:

Connie Constancio

Connie Constancio, TRMC
City Secretary

