

MINUTES
ELGIN CITY COUNCIL REGULAR MEETING
ELGIN PUBLIC LIBRARY ANNEX CITY COUNCIL CHAMBERS
404 NORTH MAIN STREET
June 6, 2023

CALL TO ORDER

Mayor McShan called the meeting to order at 6:30 p.m.

Roll Call

Present:

Theresa McShan, Mayor
Sue Brashar, Mayor Pro Tem
Arthur Gibson III, Council Member
Joy Casnovsky, Council Member
Chuck Swain, Council Member
Forest Dennis, Council Member
YaLecia Love, Council Member
Al Rodriguez, Council Member
Matthew Callahan, Council Member

Staff:

Thomas L. Mattis, City Manager
Jennifer Stubbs, City Secretary
Amy Miller, Community Services Director
Belen Pena, Finance Director
Pam Sanders, Human Resources Director
Michael Gonzalez, Public Works Director
David Harrell, Development Services Director
Chris Noble, Chief of Police
Elizabeth Marzec, Program Manager
Sonia Browder, Media Specialist

INVOCATION

Mayor McShan provided the invocation.

PLEDGE OF ALLEGIANCE

Mayor McShan led those in attendance in reciting the Pledge of Allegiance to the Flag of the United States of America and Pledge of Allegiance to the Texas Flag.

PUBLIC HEARING

1. Public Hearing On An Ordinance Amending The Official Zoning Map Of The City Of Elgin, Texas Adopted In Chapter 46, Section 46-3, Revised Code Of Ordinances, City Of Elgin, Texas, 2013 And Making This Amendment A Part Of Said Official Zoning Map, To Wit: To Rezone From “R-1” Single Family Housing District To “R-2” Single Family & Duplex Dwelling District Located On Parcels Of Land Known By The Travis Co. Appraisal Dist. As Parcels 358800, 358801, & 358802 Located Between Carlson Ln. & Carlson Rd. Across From Eagles Landing Ph. 2 (BEING A 52.76 ACRE TRACT OUT OF THE HENRY MARTIN SUVEY NUMBER 65, ABSTRACT 518, TRAVIS CO., TX) Being Described In Exhibit “A”, Attached Hereto And Providing A Savings Clause And Repealing Conflicting Ordinances And Resolutions.

Mr. Mattis provided comments and stated this Public Hearing was for action later in the meeting. The property owner requested the zoning change. There were no public hearing comments.

PUBLIC COMMENT

There were no public comments.

PRESENTATION

1. A PROCLAMATION DECLARING JUNE 19, 2023, AS JUNETEENTH IN THE CITY OF CITY OF ELGIN

Mayor McShan read the proclamation and presented it to Bettye Lofton, President of the Juneteenth Committee.

Mayor McShan read an award to outgoing Council Member Skyler Maldonado for his years of service.

CITY MANAGER’S REPORT

1. Presentation Of The Proposed 2023 City Of Elgin Five-Year Capital Improvement Plan

Mr. Mattis provided information on the 5-Year Capital Improvement Plan. He offered a list of projects and stated this plan prioritizes city funds moving forward. Mr. Mattis noted this is an exciting year for the City of Elgin. He said that the projects are identified but still need funding. Mr. Mattis provided a list of newly proposed projects which included: preserving Historic City Hall, adding pickleball courts, and an extension of Innovation Way, Rivers Rd. Railroad Crossing, and Public Works Maintenance Facility. Copies of the plan are available on the City’s website, at City Hall, and at the library. Mr. Mattis provided the 5-Year Capital Improvement Plan tentative schedule and answered questions of the Council.

2. Board Of Adjustment Quarterly Report

Mr. Mattis stated the BOA and BSC only meet when a request arises. There were no questions.

3. Building Standards Commission Quarterly Report

There were no questions on this report.

4. General Activity Report and/or Project Update

There was no further discussion.

CONSENT AGENDA

1. City Council Regular Meeting Minutes - May 16, 2023.

The minutes passed on the consent agenda.

2. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ELGIN, TEXAS AUTHORIZING EXECUTION OF AN AGREEMENT WITH THE TEXAS DEPARTMENT OF TRANSPORTATION FOR TEMPORARY CLOSURE OF STATE RIGHT OF WAY.

The resolution passed on the consent agenda.

3. A RESOLUTION OF THE CITY OF ELGIN, TEXAS, AUTHORIZING THE CITY MANAGER TO APPROVE PROFESSIONAL SERVICES FEES WITH FGM ARCHITECTS INC. RELATED TO THE ELGIN POLICE DEPARTMENT STATION PROJECT; AND MAKING CERTAIN FINDINGS RELATED THERETO.

The resolution passed on the consent agenda.

4. A RESOLUTION OF THE CITY OF ELGIN, TEXAS, AUTHORIZING THE REALLOCATION AND RETITLING OF POSITIONS WITHIN THE DEPARTMENTS OF FINANCE, DEVELOPMENT SERVICES, PUBLIC SAFETY AND THE WASTEWATER PLANT WHICH INCLUDES ACCOUNTING CLERK TO ACCOUNTANT; BUILDING INSPECTOR TO CITY PLANNER; PATROL OFFICER TO DETECTIVE; AND LAB TECHNICIAN TO PLANT OPERATOR.

The resolution was requested to be pulled off the consent agenda.

5. A RESOLUTION OF THE CITY OF ELGIN, TEXAS, AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH RDC PAVING OF ROUND ROCK TEXAS FOUR STREET REPAIRS AND MAKING CERTAIN FINDINGS RELATED THERETO.

The resolution was requested to be pulled off the consent agenda.

Ms. Love requested to remove agenda item number 5. Ms. Casnovsky requested to remove agenda item number 4. Mayor Pro Tem Brashar made a motion to approve consent agenda items 1-3. Mr. Gibson seconded the motion. All voted in favor. The motion carried.

NEW BUSINESS

1. A RESOLUTION OF THE CITY OF ELGIN, TEXAS, AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH RDC PAVING OF ROUND ROCK TEXAS FOUR STREET REPAIRS AND MAKING CERTAIN FINDINGS RELATED THERETO.

Ms. Love asked questions regarding the selection process and the type of material that would be used on the pavement. Mr. Mattis stated that there are three bids that are selected based on qualifications. He stated that asphalt would be used. Discussion followed. Action on the item took place later in the meeting.

2. A RESOLUTION OF THE CITY OF ELGIN, TEXAS, AUTHORIZING THE REALLOCATION AND RETITLING OF POSITIONS WITHIN THE DEPARTMENTS OF FINANCE, DEVELOPMENT SERVICES, PUBLIC SAFETY AND THE WASTEWATER PLANT WHICH INCLUDES ACCOUNTING CLERK TO ACCOUNTANT; BUILDING INSPECTOR TO CITY PLANNER; PATROL OFFICER TO DETECTIVE; AND LAB TECHNICIAN TO PLANT OPERATOR.

Ms. Casnovsky asked questions about salary adjustments before these positions. Mr. Mattis stated that these are job titles, not new positions. Discussion followed. Mayor Pro Tem Brashar made a motion to approve consent agenda items 4 and 5. Mr. Dennis seconded the motion. All voted in favor. The motion was carried.

3. Update On Veterans Park Expansion Project

Mr. Mattis stated that the City is ready to proceed with the bid, and one contractor will be hired to build the entire project. Mr. Mattis invited Ms. Miller up to the podium. Ms. Miller provided a presentation and breakdown of the park expansion project. Discussion followed. Mr. Mattis stated that the staff is committed to building this project with the money the city currently has. Ms. Casnovsky asked about a timeline. Ms. Miller stated that the project would go out to bid in June, and the staff hopes to award a contract in August. The construction team has 180 days to construct. Ms. Miller clarified that it would be ready sometime next year between Spring and right about now. Mr. Mattis stated that the EPD Station project and the park would be ready together at about the same time. Mr. Dennis stated that he liked the idea of fencing everything in for safety reasons.

4. A RESOLUTION OF THE CITY OF ELGIN, TEXAS, AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH WHIRLIX, DESIGN INC. TO CONSTRUCT A PLAYGROUND FOR MORRIS MEMORIAL PARK ON NORTH AVENUE C AND MAKING CERTAIN FINDINGS RELATED THERETO.

Mr. Mattis stated that this is for an agreement for the new playground at Morris Memorial Park. He stated that the first item is to authorize the acquisition of playground equipment, and the second is to replace the playground surface with rubberized mulch pellets. Mr. Mattis stated that the ground pellets are safer and better. Ms. Miller stated that this project was referenced in the CIP and the Parks Master Plan. Community members participated in this project and were encouraged to vote on which playground they preferred. Ms. Miller stated that there will be a timeline update at the next meeting. Discussion followed. Ms. Marzec provided additional information about the park's features. Ms. Casnovsky made a motion to approve item number 2 as stated. Mr. Rodriguez seconded the motion. All voted in favor. The motion carried.

5. A RESOLUTION OF THE CITY OF ELGIN, TEXAS, AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH FUN ABOUND, INC. TO CONSTRUCT SURFACING FOR NEW PLAYGROUND FOR MORRIS MEMORIAL PARK ON NORTH AVENUE C AND MAKING CERTAIN FINDINGS RELATED THERETO.

Discussion took place earlier in the meeting. Mayor Pro Tem Brashar made a motion to pass New Business Item #3. Ms. Casnovsky seconded the motion. All voted in favor. The motion carried.

6. A RESOLUTION OF THE CITY OF ELGIN, TEXAS, AUTHORIZING THE CITY MANAGER TO PROCEED WITH THE CONSTRUCTION OF A NEW ENTRANCE AND PARKING AREA FOR THOMAS MEMORIAL PARK ON MADISON STREET AND MAKING CERTAIN FINDINGS RELATED THERETO.

Mr. Mattis provided information. He stated that we had \$350,000 devoted towards this project, but it would now cost twice the amount to complete this project. The staff is prepared to work on this project. Mr. Mattis asked if the Council wanted to pause and discuss other opportunities or to move forward with the project as stated. Ms. Miller provided additional comments. Discussion followed. Mr. Mattis recommended tabling this item and allowing the Parks Board and Ward 1 members to discuss opportunities on how to utilize these funds towards Thomas Memorial Park. Mr. Rodriguez thanked the Eagle Scouts for their efforts. The item was tabled.

7. A RESOLUTION OF THE CITY OF ELGIN, TEXAS, AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH SPORT COURT OF AUSTIN, FOR REPAIRS TO THE THOMAS MEMORIAL PARK BASKETBALL COURT AND MAKING CERTAIN FINDINGS RELATED THERETO.

Mr. Mattis provided information and stated that the staff was ready to move forward quickly. He stated that this item was for a new basketball court surface. Ms. Marzec said that at Thomas Memorial Park, there was an uneven surface that led to puddling. In the past, the court was repainted to make it less slippery. Ms. Marzec stated that the staff is ready to move forward with

a more permanent solution. The department found a material used in the Northeast with a high UV rating, which means the court will be ready to use it faster. Ms. Marzec answered questions of the Council. Mr. Mattis stated that this project is ready to go and should be completed by the summer's end. Mr. Dennis made a motion to approve the resolution. Ms. Love seconded the motion. All voted in favor. The motion carried.

8. A RESOLUTION OF THE CITY OF ELGIN, TEXAS, APPOINTING BLAS COY AS ASSOCIATE JUDGE OF THE CITY OF ELGIN MUNICIPAL COURT IN ACCORDANCE WITH THE CITY CHARTER; MAKING FINDINGS OF FACT; AND PROVIDING FOR RELATED MATTERS

Mr. Mattis stated that Judge Carter recommended that she have a backup judge to fill in when she is not available. Following the Charter, the City Council is required to approve this action. Mr. Mattis answered the questions of the Council. Mayor Pro Tem Brashar made a motion to approve item number 6. Ms. Casnovsky seconded the motion. All voted in favor. The motion carried.

9. AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF ELGIN, TEXAS ADOPTED IN CHAPTER 46, SECTION 46-3, REVISED CODE OF ORDINANCES CITY OF ELGIN, TEXAS, 2013 AND MAKING THIS AMENDMENT A PART OF SAID OFFICIAL ZONING MAP TO WIT: TO REZONE LAND FROM "R-1" SINGLE FAMILY HOUSING DISTRICT TO "R-2" SINGLE FAMILY & DUPLEX DWELLING DISTRICT LOCATED ON PARCELS OF LAND KNOWN BY THE TRAVIS COUNTY APPRAISAL DISTRICT AS PARCELS 358800, 358801, & 358802, LOCATED BETWEEN CARLSON LN. & CARLSON RD. ACROSS FROM EAGLES LANDING PH. 2 (BEING A 52.76 ACRE TRACT OUT OF THE HENRY MARTIN SURVEY NUMBER 65, ABSTRACT 518, TRAVIS CO., TX), BEING MORE DESCRIBED IN EXHIBIT "A"; AND PROVIDING FOR A SAVINGS CLAUSE AND REPEALING CONFLICTING ORDINANCES AND RESOLUTIONS.

Mr. Mattis provided information and stated that the P&Z Commission recommended unanimous approval. He answered questions from the Council. Ms. Casnovsky stated that she is pro parks, and this could turn into more lots. Mr. Mattis stated that there is still a parkland dedication requirement. Mr. Harrell stated that the parkland dedication would be determined at the time of the concept plan, which is an independent process. The Planning and Zoning Commission will review and consider the project. Discussion followed. Ms. Casnovsky stated that this plan was not exciting due to extra traffic, and at the same time, our hands were somewhat tied because this was located on private property. Mr. Mattis stated that the project would not create a problem, and this was different from how the city had worked with developers. The challenge is that Texas is a property rights state, and people have a right to do something with their property. Ms. Casnovsky stated that municipalities have less and less say in annexation. Mr. Mattis stated that he would rather see the developer acquire more property and would like to see something different. Mayor Pro Tem Brashar stated that she was the first one to say the city needs bigger lots, and this is bigger lots. We get less help from the developer, like money for parks or streets, but we get larger lot sizes. Discussion followed. Ms. Rachel Shanks, a representative from the developer, stated that with roadway improvements, we would study how this project, fully built out, would impact roads

which usually ends in making road improvements. Ms. Shanks stated that we are required to meet the parkland dedication amount for this track or work with the Parks and Recreation board. She stated that straight zoning is a simpler process in this area, but we are following the City of Elgin's Code to zone this tract. Ms. Casnovsky stated that we know the city is growing and we can be choosier. Mr. Rodriguez stated that another impact would be the additional students to the school district this development could produce when we are already busting at the seams. Ms. Love stated that she is stumped about the lack of a development agreement. Mr. Rodriguez made a motion to deny the ordinance. Mayor Pro Tem Brashar seconded the motion. The vote was: Mr. Rodriguez-yes, Mr. Dennis- yes, Mayor Pro Tem Brashar-yes, Mayor McShan-yes, Ms. Casnovsky-yes, Mr. Gibson III.-yes, Mr. Swain-no, Ms. Love-yes, and Mr. Callahan-yes. The motion carried.

10. Election Of The Mayor Pro-Tem By City Council

Ms. Love made a motion for Ms. Brashar. Mr. Rodriguez seconded the motion. All voted in favor. The motion carried.

EXECUTIVE SESSION

The City Council may announce that it will adjourn the public meeting at any time during the meeting and convene in Executive Session pursuant to Chapter 551 of the Texas Government Code to discuss any matter as specifically listed on the agenda and/or as permitted by Chapter 551 of the Texas Government Code

The City Council did not retire into Executive Session.

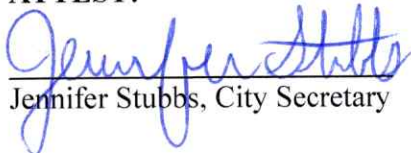
ANNOUNCEMENTS

Ms. Miller invited those in attendance to Ms. Molly Alexander's public architecture award celebration on June 15th from 5:00 p.m. to 7:00 p.m. She stated that Juneteenth starts on Friday and Saturday. Ms. Miller stated that Sip, Shop, and Stroll is on Thursday night and recommended those in attendance to check out Circle Brewing. Mayor Pro Tem Brashar stated that the fundraiser had many volunteers and that it went well.

ADJOURNMENT

Mayor McShan adjourned the meeting at 8:27 p.m.

ATTEST:


Jennifer Stubbs, City Secretary


Theresa Y. McShan, Mayor

