

CITY OF WEST LAKE HILLS, TEXAS
MINUTES OF A CITY COUNCIL REGULAR MEETING
Wednesday, July 10, 2024 at 7:00 PM

1. Call to Order

With a quorum present, Mayor Vaughan called the meeting to order at 7:01 p.m.

CITY COUNCIL PRESENT:

Mayor James Vaughan
Mayor Pro Tem Gordon Bowman
Dana Harmon
Beth South
Darin Walker

CITY STAFF PRESENT:

City Administrator Trey Fletcher
City Secretary Terry Blanchard
Finance Director Vonda Ragsdale
Director of BDS Jennifer Bills
Lieutenant Robert Mills
City Attorney Josh Brockman-Weber
Court Administrator Robert Martinez

2. Citizen Communications The City Council welcomes public comments at this point on any issue. If the issue is listed on the agenda, the speaker may choose to comment during the Public Comment period or when the specific agenda item is taken up by the Council later in the meeting. The Council cannot respond to or discuss matters not listed on the agenda. The Council may provide factual information, refer the item to a staff member, or request the item be added to a future meeting agenda. Speakers shall limit their comments to five (5) minutes each.

Mayor Vaughan opened the meeting for public comments. The following individuals provided comments to the Council:

- Randy Lee (6 Rocky River Cove) - Stated that the noise ordinance doesn't seem to be working. The City needs stricter rules and heftier fines.
- Nico Hauwert (2403 Bahama Road) - Spoke to Council regarding Little Bee Creek and preserve land for the Barton Creek Salamander.
- Robert Hearn (525 Buckeye Trail) - Spoke to Council regarding wastewater. He paid to have a sewer main run on his street since he did not want a grinder pump. He stated that it is not fair for citizens without grinder pumps to pay for something they have never used. Does not want to subsidize the City any longer.
- Doris Robitaille (806 Rocky River Road) - Lives next to the water treatment plant and complained of noise issues.
- Laurie Maccini (202 Reveille Road) - Stated that the trees and native vegetation are gone. When you look at West Lake Hills now, all you see are mansions. There is no parking on Reveille Road. The mowing is done too early without trash being picked up prior to mowing. We cannot lose our green and natural spaces.

Hearing no further comments, the public comment section was closed.

Meeting was suspended at 7:19 p.m.

Meeting was reconvened at 8:41 p.m. Mayor moved to item #5.

5. **Land Use 205 West Spring Drive** - Discuss and consider action on a variance request for the removal of a tree 14 inches and greater for the removal of tree 1184, a 27.5" live oak (Section 22.03.304(a)(4) of the West Lake Hills Code). Applicant: William McAshan, Property Owner.

MOTION: Upon a motion made by Councilmember Harmon and a second by Councilmember Walker, the Council voted three (3) for and one (1) opposed to adopt the staff recommendation to deny the variance request. Voting for the motion were Bowman, Harmon, and Walker. Voting against was South. Motion carried.

Meeting was suspended at 8:45 p.m.

Meeting was reconvened at 9:11 p.m.

3. **Consent Agenda** All Consent Agenda items listed are considered to be routine by the City Council and will be enacted by one (1) motion. No separate discussion or action on any of the items is necessary unless requested by a Council Member.
 - a. Approval of the June 26, 2024 Regular Meeting Minutes.
 - b. Approve and adopt the Budget Calendar for fiscal year 2024-25.
 - c. Approve an agreement with Terracon Consultants, Inc. to provide construction materials special inspection and testing services for the City of West Lake Hills Municipal Complex and citywide streets and drainage projects and authorize the City Administrator to execute all necessary documents.

MOTION: Upon a motion made by Councilmember South and a second by Councilmember Walker, the Council voted four (4) for and none (0) opposed to approve the Consent Agenda as presented. Motion carried.

4. **Ordinance 717 ½ Yaupon Valley Road** - Hold a public hearing and consider action on an ordinance for the rezoning of 0.13 acres out of Lot 2A Ben Riske Subdivision Amended Plat of Lots 1 & 2 from R-1, One-Family Residential District to GUI, Governmental, Utility, and Institutional District (Section 38.05.092 of the West Lake Hills Code). Applicant: James McDermott – DEC Central Texas LLC.

Director Bills read the ordinance caption into the record.

MOTION: Upon a motion made by Councilmember Walker and a second by Councilmember Bowman, the Council voted four (4) for and none (0) opposed to approve the rezone for the Water District as presented. Motion carried.

6. **Finance** Discuss and consider action on the fiscal year 2024-25 Proposed Budget.

Director Ragsdale gave a presentation. She stated that the budget was prepared on the assumption the tax rate would remain the same. The Mayor spoke about providing a portion of the cost for dependent health care coverage for employees. The following areas were

reviewed for Council:

- a. Administration - presented by Vonda Ragsdale
- b. Municipal Court - presented by Robert Martinez
- c. Wastewater - presented by Theresa Sanchez
 - i. Discussed grinder pump fees
 - ii. Reviewed the 5-Year Capital Improvement Program
- d. Building & Development Services and Public Works - presented by Jennifer Bills
 - i. Discussed review of current fee structure for cost recovery
 - ii. Discussed the possibility of creating an additional position within the City for a Public Works/Utility Superintendent

Proposed budget discussions will continue at the next meeting and will cover the Police Department and Discretionary Items.

7. Executive Session In accordance with Texas Government Code, Section 551.001, et seq, the City Council will recess into Executive Session (closed meeting) to discuss the following:
- a. Section 551.071 - Consultation with the attorney regarding pending or contemplated litigation, or settlement offer; or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Texas Open Meetings Act, re: City of West Lake Hills v. the following:
 - 1. Jaffe - 1405 Wildcat Hollow;
 - 2. Alvarez - 1505 Wildcat Hollow; and
 - 3. 1836 Real Estate, LLC - 707 Butler Cove.
 - b. Section 551.074 - Deliberation regarding the appointment, employment, evaluation, reassignment, duties, discipline or dismissal of a public officer or employee or to hear a complaint against an officer or employee:
 - 1. City Administrator Annual Evaluation.

Council convened into Executive Session at 10:38 p.m.

8. Executive Session Reconvene into Open Session and take action if and as deemed appropriate in the City Councils' discretion regarding consultation with attorney and deliberation regarding annual evaluation of city administrator.

Council reconvened in Open Session at 11:07 p.m.

MOTION: Upon a motion made by Councilmember Bowman and a second by Councilmember Harmon, the Council voted four (4) for and none (0) opposed to approve a merit increase of 4% for the City Administrator. Motion carried.

9. Adjournment

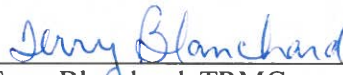
MOTION: Upon a motion made by Councilmember Walker and a second by Councilmember South, the Council voted four (4) for and none (0) opposed to adjourn the meeting at 11:09 p.m. Motion carried.

Respectfully submitted,



JAMES VAUGHAN, MAYOR

ATTEST:



Terry Blanchard, TRMC
City Secretary

These minutes were approved on July 24, 2024.

