



MINUTES
CITY COUNCIL REGULAR MEETING
WEDNESDAY, NOVEMBER 7, 2018, 6:00 P.M.

Councilmembers Present:

Mayor Larry Thompson
Mayor Pro-Tem John McCaw
Councilmember Robb Erickson (arrived at 6:42 p.m.)
Councilmember Bryan Lantzy
Councilmember Todd Arvidson
Councilmember Kay Bower

Councilmembers Absent:

None

City Staff Present:

Nancy Cain, City Administrator
Marisa Spencer, Interim City Secretary
Shannon Del Toro, Court Clerk
Cynthia Trevino, City Attorney
Ron Eberhardt, Police Chief
Royce Goddard, Water Manager
Brad Olivarri, Deputy Water Manager
Steven Steinmetz, Public Works Director
Linda Crosland, Librarian
Karen Ford, Finance/HR

City Commission Representatives Present:

Dr. Jim Miller, Chair, Planning and Zoning Commission
Cynthia Shanahan-Segovia, Chair, Wildlife Management Advisory Commission
David Heier, Chair, Water Commission

Other City Commissioners in Attendance:

David Krawczynski, Vice-Chair, Wildlife Management Advisory Commission
Dawn Hatch, Wildlife Management Advisory Commissioner
Troy Bippert, Wildlife Management Advisory Commissioner
Jeremiah McKinney, Wildlife Management Advisory Commission
David Ringle, Planning and Zoning Commissioner
Karen Diaz, Planning and Zoning Commissioner
Mark Hausheer, Planning and Zoning Commissioner
Kitty Owen, Planning and Zoning Commissioner
Jesse Valdez, Water Commissioner
Wayne Mudge, Quarry Commissioner

1. Call to Order

With a quorum of the City Council members present, Mayor Thompson called the regular meeting of the Garden Ridge City Council to order at 6:00 p.m. on Wednesday, November 7, 2018, in the City Council Chambers of the Garden Ridge City Hall, 9400 Municipal Parkway, Garden Ridge, Texas 78266.

2. Roll Call

See above

3. Pledge of Allegiance

Mayor Thompson led the Pledge of Allegiance.

4. City/Employee Recognitions/Employee Introductions

a) Thank you from Martha Stipp, Garden Ridge resident, to Sgt. Osborn, Garden Ridge Police Department.

Nancy Cain, City Administrator, stated a thank you was received from Martha Stipp to Sgt. Osborn for his compassion that he showed to her.

Mayor Thompson thanked the residents for voting. He stated Precinct 205 had the highest number of voters in any precinct in Comal County with 71% voter turnout. He spoke regarding County Commissioner Haag and State Senator Campbell being present on election day because of voter turnout in Garden Ridge.

5. Citizen Comment Period – limited to 30 minutes total

Tony Frasco, 8802 Wild Wind Park, spoke regarding the treatment of three (3) residents by elected officials.

Frankie Friend, 21419 Forest Waters Circle, spoke regarding deer management.

Martha Stipp, 21007 Cedar Branch, spoke regarding the Wildlife Management Advisory Commission deer counts.

Mary Rethman, 9450 Cinchona Trail, spoke regarding deer management, the Wildlife Management Advisory Commission deer counts, and the Garden Ridge Police Department.

Janet Hudson, 20232 Bat Cave Road, spoke regarding wildlife in Garden Ridge.

David Ringle, 9234 Blazing Star Trail, spoke regarding the Wildlife Management Advisory Commission deer counts and deer management.

Shelby Trial, 21657 Forest Waters Circle, thanked the City Council for everything they do.

Karen Diaz, 21010 Gunther Grove, thanked the City Council for all of the time and effort they put in to address all aspects of the City.

6. Consent Agenda

THE FOLLOWING ITEMS MAY BE ACTED UPON IN A SINGLE MOTION. NO SEPARATE DISCUSSION OR ACTION ON ANY OF THESE ITEMS WILL BE HELD UNLESS REQUESTED BY A MEMBER OF CITY COUNCIL. PUBLIC COMMENT ON CONSENT AGENDA ITEMS MAY BE HEARD DURING CITIZEN'S PARTICIPATION, BUT COMMENTS HEARD DURING

CITIZEN'S PARTICIPATION DOES NOT MEAN THAT THE ITEM WILL BE CONSIDERED OUTSIDE THE CONSENT AGENDA.

a) Approval of Minutes:

- i. October 3, 2018 City Council Regular Meeting**
- ii. October 11, 2018 City Council and Wildlife Management Advisory Commission Joint Meeting**

b) Financial Statement, Summary Report, and Management's Discussion and Analysis of Results of Operations – September 30, 2018.

c) Consider the retirement of Royce Goddard, Water Manager, effective December 31, 2018.

d) Release of Kat Balbi, Utility Billing Clerk, from 90-day probationary period and receipt of 5% salary increase effective October 16, 2018.

e) City of Garden Ridge Certification of Tax Levy for the Tax Year 2018.

f) Ordinance No. 18-112018. An Ordinance of the City of Garden Ridge, Texas, establishing regulations for the control and care of animals in the City of Garden Ridge; establishing related service fees; establishing a penalty; providing that this Ordinance shall be cumulative; providing for severability; providing a savings clause; declaring an effective date; and amending Ordinance 18-042018 approved April 4, 2018. (Modification to replace "Ordinance" with "Section" in the last paragraph of Section 6, updating the effective date in Section 39, and reformatting for consistency of City Ordinances. No further changes.)

ACTION ON THE CONSENT AGENDA

Councilmember Lantzy requested to pull item c) from the consent agenda for further discussion.

Motion: A motion was made by Councilmember Arvidson, seconded by Mayor Pro-Tem McCaw, to approve Consent Agenda items 7 a)-f) with the exception of item c). The City Council voted four (4) for and none (0) opposed. The motion carried unanimously.

7. Business Items

The following items are for discussion, consideration and action.

a) Action on items pulled from the Consent Agenda.

Councilmember Lantzy thanked Royce Goddard, Water Manager, for his hard work throughout the many years he has worked for the City and wished him a great retirement. Mayor Pro-Tem McCaw stated it is not easy to find a person like Royce Goddard that will go the extra mile and that he will be missed. Mayor Thompson also thanked Royce Goddard, stating the City has been blessed and fortunate to have him on the job providing the vision for the City's water system.

Motion: A motion was made by Councilmember Lantzy, seconded by Councilmember Arvidson, to approve Consent Agenda item c). The City Council voted four (4) for and none (0) opposed. The motion carried unanimously.

b) Staff Reports:

i. City Administrator Monthly Activity Report

- **Community Center usage and financial report, Building Permits issued to date for residential, commercial and minor construction projects, City Council Idea/Suggestions, communication efforts, Citizen Concern/Input, and upcoming events.**

Nancy Cain, City Administrator, stated she had nothing to add to her report aside from what was provided in the packet.

ii. Police Department Monthly Activity Report

- Traffic Enforcement, criminal activity within City, and Code Compliance Enforcement.

Ron Eberhardt, Police Chief, stated Mayor Thompson notified him of a complaint regarding truck traffic on Bat Cave Road due to a utility project in the area. Chief Eberhardt stated after writing many citations, the company set up a supervisor to reroute their trucks. Chief Eberhardt announced Refuse To Be A Victim Seminar will be held on December 8th and to call the Police Department to sign up. He also announced the Garden Ridge Citizens Police Academy, an eleven (11) week academy on Tuesday evenings, begins on January 22nd and to call the Police Department to sign up.

Mayor Thompson spoke regarding the trucks on Bat Cave Road and thanked the Police Department for their efforts in correcting this behavior. Mayor Thompson encouraged citizens to register for the Refuse To Be A Victim seminar and the Garden Ridge Citizens Police Academy, stating the Citizens Police Academy is a wonderful opportunity to see what our law enforcement officers and others in the area do. He further stated both of these classes are also great opportunities to meet neighbors.

iii. Public Works Monthly Activity Report

- Street and right-of-way maintenance, drainage facility and easement maintenance, City facility maintenance, Animal Services (domestic and wild), Oak Wilt, Public Works Projects, and City parking lots.

Steven Steinmetz, Public Works Director, stated the recycling truck and dumpsters will be moved from Municipal Parkway and the parking lot to the Quarry entrance at the end of Municipal Parkway beginning on the 13th (see attached map). Mayor Thompson stated this change is occurring due to the congestion and potential safety hazards caused by having these in the City parking lots. He also recognized the Quarry for cleaning out rocks and boulders and fencing in the area to be used for dumpsters and recycling.

Mayor Thompson spoke regarding the three (3) dogs currently at animal shelter (see attached). He explained Eric Lowman, Animal Services, does a fantastic job taking care of these animals; however, the shelter is at maximum capacity and he asked Council to spread the word that we have great dogs ready to be adopted.

Councilmember Bower thanked Steven Steinmetz and the Public Works staff for always being available to help and their hard work.

iv. Water Department Monthly Activity Report

- Water pumping/usage from City wells, water system infrastructure maintenance, repairs and/or projects, Water and/or Drought Management (current Watering Stage).

Royce Goddard, Water Manager, stated the new well at the corner of FM 3009 and Schoenthal North is in our CCN but not in the City limits. He also announced the Water Commission Special Meeting will be held on Thursday, November 15 at 9:00 a.m.

Councilmember Bower thanked Royce Goddard and the Water Department staff for helping her during a water incident. Councilmember Arvidson and Mayor Pro-Tem McCaw also thanked Royce Goddard for his hard work throughout his time with the City.

v. Library Monthly Activity Report

- Upcoming events.

Linda Crosland, Librarian, reminded everyone about the Veteran's Day Celebration to be held at City Hall on Friday, November 9. She spoke regarding upcoming lunch-n-learns at the library and added the Library will be closed on Thursday, Friday, and Saturday during the week of Thanksgiving.

c) City Engineer Projects Status Reports:

i. CIP Project for 2015

- 1. Trinity Wells #9 and #10 Project**
- 2. Naco-Loop Water Line Project**

ii. CIP Program recommendations

iii. Drainage:

- 1. Creekview**
- 2. Sumac Circle**
- 3. Bindseil Lane**

iv. Municipal Separate Storm Sewer System (MS4) Report

Dan Mummert, City Engineer, reviewed the project status report (see attached). He also spoke regarding the new well on 3009 and Schoenthal that is out of Garden Ridge City limits but in our CCN. He stated they should have requested an exemption to drill there and suggested the City to look further into this matter. Councilmember Lantzy asked Dan Mummert, City Engineer, for clarification regarding the new sewer line on FM 2252.

d) City Commission and Committee Reports/Recommendations/Possible Actions

i. Planning and Zoning Commission Recommendations and Possible Action:

1. Place 6 vacancy (term expiring September 30, 2020).

a. Receive recommendation for the appointment of David Dauer.

Dr. Miller, Chair, stated they interviewed three (3) excellent applicants at their last meeting and the Commission voted 4-1 to appoint David Dauer to the Place 6 vacancy with term expiring September 30, 2020.

b. Take action on recommendation.

Motion: A motion was made by Councilmember Lantzy, seconded by Mayor Pro-Tem McCaw, to appoint David Dauer to the Planning and Zoning Commission Place 6 vacancy with term expiring September 30, 2020. The City Council voted five (5) for and none (0) opposed. The motion carried unanimously.

2. Receive monthly activity update as applicable.

Dr. Miller, Chair, stated he believes the City has been looking into bringing in help for the Zoning and Subdivision Ordinance rewrites. He further stated the Commission needs help in getting all of their work together in one document and the Commission is looking forward to adding David Dauer to their team. The City Council discussed the Pegasus study and the three (3) options presented in the study.

ii. Quarry Commission Recommendations and Possible Action:

Mayor Thompson stated the Quarry Commission did not meet in October.

iii. Water Commission Recommendations and Possible Action:

1. Request for reimbursement and/or water bill adjustment for 9622 Primrose Circle.

a. Receive recommendation from Water Commission and Water Manager.

David Heier, Chair, stated this was a complex situation over a long period of time. He stated there was initial damage that the City reimbursed Mr. Moreland for; however, more issues arose later on related to the irrigation system and water softener. Chair Heier stated the Water Commission had a lengthy discussion about this request in their meeting with both Royce Goddard, Water Manager, and Mr. Moreland. The Water

Commission concluded the subsequent events could not be affirmatively linked to the initial damage done by the contractor. The Water Commission recommended for City Council to review this; however, the Water Commission did not have a recommendation to award any monetary reimbursement.

Royce Goddard, Water Manager, reviewed his summary and follow-up investigation which included his recommendation for reimbursement (see attached).

Councilmember Erickson asked for Mr. Moreland to be given the chance to speak. Mr. Moreland spoke regarding his situation and answered questions from the City Council.

b. Take action on recommendation.

Motion: A motion was made by Mayor Pro-Tem McCaw, seconded by Councilmember Erickson, to reimburse Mr. Moreland \$254.11 as stated in the Water Manager's recommendation. The City Council voted four (4) for and one (1) opposed (Councilmember Bower). The motion passed 4-1.

2. Request for water bill adjustment for 8026 Garden North Drive for billings period of July 23, 2018 – August 23, 2018.

a. Receive recommendation from Water Commission.

David Heier, Chair, stated the Water Commission recommended for City Council to review this; however, the Water Commission did not have a recommendation for an adjustment. Mayor Thompson asked if the petitioner was present in the Council Room. Receiving no response from the audience, he concluded the petitioner was not present.

b. Take action on recommendation.

Motion: A motion was made by Councilmember Lantzy, seconded by Mayor Pro-Tem McCaw, to not approve the adjustment. The City Council voted five (5) for and none (0) opposed. The motion carried unanimously.

3. Receive monthly activity update as applicable.

David Heier, Chair, stated the Water Commission is going on a tour to inspect the City well sites with Royce Goddard, Water Manager, on November 15. Chair Heier advised the Water Commission will be receiving a presentation at their next regular meeting regarding the Comal Trinity Groundwater Conservation District from Larry Hull, President, for their ongoing education program. Chair Heier also reported that each commissioner has agreed to take on topics to improve the Water Department.

iv. Wildlife Management Advisory Commission Recommendations and Possible Action:

1. Companies providing trapping services for deer management.

a. Review and discuss proposals received for trapping services.

Cynthia Shanahan-Segovia, Chair, went over the proposals the Commission received from RMH Exotics and Cherokee Capturing Services. The City Council discussed the proposals and chronic waste disease testing. Councilmember Arvidson thanked the Commission for continuing their hard work on this ongoing issue.

b. Take action on proposal and/or recommendation for trapping services to include possible direction to City staff and/or Commission.

Motion: A motion was made by Mayor Pro-Tem McCaw, seconded by Councilmember Lantzy, to give the City Administrator permission to enter into a contract with RMH Exotics. During the discussion, Councilmember Erickson stated he felt this should not be rushed and would like to see a contract before the City agrees to enter into the contract. Councilmember Arvidson agreed, adding he would not want any

trapping to begin until after the holidays. Councilmember Bower stated either Nancy Cain, City Administrator, or Chair Segovia needs to reach out to the references provided and also clarify the analysis of the Commission's deer counts.

Motion Modified: Mayor Pro-Tem McCaw and Councilmember Lantzy modified the motion to give the City Administrator permission to begin negotiations with RMH Exotics with the intent to present a proposed contract to City Council at the December meeting and for Chair Segovia to look into the references provided. The City Council voted five (5) for and none (0) opposed. The motion carried unanimously.

2. Receive monthly activity update as applicable.

Cynthia Shanahan-Segovia, Chair, stated she did not have further information to report. Mayor Thompson thanked her for stepping up as Chair of the Commission and thanked the Commission for everything they have done, including their time in researching to find these opportunities.

v. Garden Ridge Parks Committee:

1. Receive monthly activity update as applicable.

Nancy Cain, City Administrator, stated the Parks Committee is currently working on the Christmas Tree Lighting Event that will be held at the Garden Ridge Community and Event Center on Tuesday, December 4th at 5pm to 8pm.

vi. Volunteer Garden Ridge!

1. Receive monthly activity update as applicable.

Mayor Thompson stated there was no update from *Volunteer Garden Ridge!*

e) Approvals/Authorizations/Reports/Discussion

- i. Ordinance No. 162-112018. An Ordinance of the City of Garden Ridge, Texas, establishing a nuisance abatement program for the City of Garden Ridge; declaring junked vehicles a public nuisance; prohibiting the accumulation of garbage, trash, weeds, brush, rubbish, and other matters; establishing general nuisances; setting forth public hearing, abatement, and removal regulations and requirements; establishing criminal and civil penalties for violations; providing that this Ordinance shall be cumulative; providing for severability; repealing Ordinance 27, amendment #1, and all others to the extent they are in conflict; declaring an effective date; and amending Ordinance 162-042011 approved April 6, 2011.**

1. Take action on Ordinance 162-112018.

Mayor Thompson stated Councilmembers received Ordinance 162 prior to the October City Council meeting and that they requested the month of October to do a thorough review of the Ordinance.

Nancy Cain, City Administrator, stated the Ordinance has been reviewed by the City Attorney and meets all statutory requirements.

Motion: A motion was made by Councilmember Lantzy, seconded by Councilmember Erickson, to approve Ordinance No. 162-112018.

During the discussion on the Ordinance, Councilmember Bower asked for clarification regarding the definitions presented in the Ordinance. Cynthia Trevino, City Attorney, stated the way the definitions are currently stated allow prosecutors room to work with them. Councilmember Bower also questioned why the fines amounts were different in two sections. Cynthia Trevino, City Attorney, stated the fine amounts are statutory and cannot be changed by the City.

The City Council voted five (5) for and none (0) opposed. The motion carried unanimously.

ii. Agreement for Professional Services with Freese and Nichols, Inc. for on-call planning services to assist Planning and Zoning Commission with the Zoning and Subdivision Ordinance rewrites.

Nancy Cain, City Administrator, stated she spoke with Freese and Nichols, Inc. to provide on-call planning services to assist the Planning and Zoning Commission with the Zoning and Subdivision Ordinance rewrites. She explained the agreement states costs will not exceed \$20,000 for a period of one (1) year and her recommendation is that City Council approves this agreement.

1. Take action on Agreement for Professional Services.

Motion: A motion was made by Councilmember Lantzy, seconded by Mayor Pro-Tem McCaw, to approve the Agreement for Professional Services with Freese and Nichols, Inc. for on-call planning services to assist the Planning and Zoning Commission with the Zoning and Subdivision Ordinance rewrites. The City Council voted five (5) for and none (0) opposed. The motion carried unanimously.

iii. Discussion of City of Garden Ridge Personnel Policy Manual.

Mayor Thompson stated this has been in work for many months with 19 meetings held and the goal is to provide the Garden Ridge Personnel Policy Manual to City Council in January.

Councilmember Arvidson requested a short recess. Mayor Thompson announced the City Council would recess at 8:17 p.m. and reconvene back into Regular Session 8:20 p.m. The City Council reconvened back into Regular Session at 8:20 p.m.

f) Updates.

i. Workflow Management Program and Policy

1. Receive a status report.

Marisa Spencer, Interim City Secretary, stated the program and policy is a work in progress and thanked Brad Olivarri for his hard work and dedication throughout this project. Mayor Thompson emphasized the importance of the project and expressed his appreciation for the hard work of Ms. Spencer and Mr. Olivarri.

ii. City Administrator Report on Projects.

1. Finalizing remaining CIP funds available for additional projects.

Nancy Cain, City Administrator, stated the City has some remaining CIP funds from 2015 and have taken into account any retainage and unfinished business. Mayor Thompson discussed, in detail, using the remaining 2015 CIP funds for Municipal Parkway restriping, drainage projects, and upgrades for the Garden Ridge Community and Event Center and Paul Davis Park. (see attached). He stated these are high estimates, but the City cannot move forward without City Council approval.

Motion: A motion was made by Councilmember Bower, seconded by Councilmember Lantzy, to approve the use of remaining CIP funds and authorize staff to move forward with what was presented. The City Council voted five (5) for and none (0) opposed. The motion carried unanimously.

iii. Mayor's Projects.

1. Communication Report.

Mayor Thompson spoke regarding conversations with residents during Coffee with the Mayor where many residents have asked why it is taking so long to proceed with deer management. He also expressed these

residents were previously attacked on social media for stating their opinion on the matter, therefore they have elected to remain silent.

2. Citizen Contact Report.

Mayor Thompson spoke regarding the complaint received about trucks on Bat Cave Road that he passed along to the Chief of Police. Nancy Cain, City Administrator, stated that she and Marisa Spencer, Interim City Secretary, recently took time to show residents how to use the City website. Mayor Thompson thanked them for taking the time to help these residents since this started as a complaint.

3. City Facility Update.

a. Garden Ridge Community and Event Center.

Mayor Thompson stated updating the Garden Ridge Community and Event Center makes it more attractive which leads to higher usage. He also reminded everyone about the brochures for the Garden Ridge Community and Event Center.

b. Audio/Visual Upgrades and Streaming.

Mayor Thompson stated the City has Public Educational Government Funds (PEG Institutional Funds) that have been building over time; however, it is a restricted fund that can only be used for the government to reach and educate the public. With the help of Mr. Trial, the City has been researching educational channels and many companies that could accomplish this goal for the City. Mayor Thompson stated the City is now at the point where negotiations could begin; however, the City needs City Council approval to move forward.

Motion: A motion was made by Councilmember Erickson, seconded by Councilmember Bower, to direct the City Administrator to negotiate to expend PEG funds. The City Council voted five (5) for and none (0) opposed. The motion carried unanimously.

4. Ordinance Revision Process.

Mayor Thompson stated the next Ordinance in the process is the parks Ordinance with the goal of getting a draft to City Council at the January City Council meeting.

5. TxDOT Coordination.

Mayor Thompson stated he has been talking about the FM 3009 speed limit and Schoenthal Loop over the past few months. He stated at first he was given news that sounded rather positive; however, he was recently told that if the City wants to lower the speed limit on FM 3009 then the City would need to pay for and conduct a traffic study. Mayor Thompson also stated he talked to Commissioner Haag about looking into options for Schoenthal Loop at FM 3009.

iv. City Council Projects.

1. Update on Water Rate Study (McCaw with the Mayor).

Mayor Thompson stated the City received a couple of good solid proposals for the study and one has been selected that is local and cheaper. He expects that within a month the City will have answers for the Water Commission to work with.

2. City of Garden Ridge window stickers for vehicles (Erickson).

Councilmember Erickson stated he is waiting to hear back from the company regarding the price for stickers and will hopefully have that prior to the December meeting.

3. Postal mail issues occurring within the City (Lantzy).

Councilmember Lantzy stated the postal service is attempting to upgrade their education of postal service workers in order to prevent mail delivery issues. Councilmember Bower spoke regarding the inefficiency of the United States Postal Service.

4. Update on City-funded monument for Paul Davis Park (Bower).

Councilmember Bower expressed disappointment in her local source for pictures and information; however, she is still working on this and will hopefully have more information at the December meeting.

5. Contested Hearing with TCEQ regarding Vulcan Construction Materials, LLC (Arvidson).

Councilmember Arvidson stated he spoke with a number of people involved in fighting the Vulcan Quarry and ideas they have. Councilmember Bower suggested contacting Roland Ruiz from Edwards Aquifer Authority as well as a representative from Comal Trinity Groundwater Conservation District concerning water issues related to the Vulcan Quarry. Councilmember Arvidson agreed, stating maybe they would be able to accomplish more than the City would.

6. Tri-County Chamber of Commerce (Arvidson).

Councilmember Arvidson stated he had a conversation about this and still thinks the City is 18-24 months premature of joining the Tri-County Chamber of Commerce.

7. Adopt a highway program for “Families of Garden Ridge” along FM 2252 (Erickson).

Councilmember Erickson stated on Saturday, December 8th at 9:00 a.m. the Families of Garden Ridge adopt-a-highway program will be cleaning along FM 2252 with TxDOT providing the trash bags and vests. He stated if anyone wants to help to send him an email.

g) Future Agenda Items

None.

8. Citizen Comment Period – limited to 20 minutes total

Troy Bippert, 21425 Fairview Circle, thanked City Council for planning to improve Municipal Parkway and everything they do.

David Ringle, 9234 Blazing Star Trail, spoke regarding the Planning and Zoning Commission and improving Municipal Parkway.

9. Reports and Comments from Mayor and City Councilmembers

The Mayor and/or City Councilmembers may comment, make general announcements and/or provide progress reports on events, activities and/or committees/board meetings concerning the following:

Alamo Area Metropolitan Planning Organization (“AAMPO”)

Boy Scouts and/or Girl Scouts

City Commissions (Planning and Zoning, Quarry, Water, and Wildlife Management Advisory)

City of Garden Ridge sponsored events and outreach efforts

Comal ISD/Garden Ridge Elementary

Counties (Bexar, Comal and Guadalupe)

Garden Ridge Lions Club

Garden Ridge Citizen Police Academy Alumni Association/Citizen Patrol

**Greater Bexar County Council of Cities
Joint Base Land Use Study-Randolph
Northeast Partnership**

Mayor Pro-Tem McCaw spoke regarding the 4th Annual Christmas Tree Lighting that will be held on Tuesday, December 4 from 5:00 p.m. to 8:00 p.m. at the Garden Ridge Community and Event Center.

10. Executive Session

The City Council will recess its open meeting and reconvene in Executive Session:

a) Pursuant to Texas Government Code Section 551.071 – Consultation with Attorney

- 1. To seek legal advice in connection with settlement negotiations and other issues related to Hanson Aggregates operations, blasting and possible amendments to Ordinance 34.**
- 2. To seek legal advice in connection with Plaza Oaks water services agreement.**
- 3. To seek legal advice in connection with deliberating the purchase, lease, exchange, or value of real property and regarding related negotiations for City building projects, and utility projects.**
- 4. To seek legal advice on pending or contemplated litigation related to dismissal of terminated employee.**

Mayor Thompson announced the City Council will recess at 9:33 p.m. and reconvene into Executive Session at 9:40 p.m., in accordance with Texas Government Code Section 551.071, to consult with the City Attorney on the four (4) items stated above.

Mayor Thompson adjourned the Executive Session and reconvened back into Regular Session at 10:05 p.m.

11. Business Items (continued)

The City Council will reconvene into Regular Session upon conclusion of the Executive Session and may recall any item posted for Executive Session for action, as necessary.

Mayor Thompson announced there is no action to be taken.

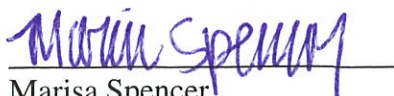
12. Adjournment

Motion: A motion was made by Councilmember Erickson, seconded by Mayor Pro-Tem McCaw, to adjourn. The City Council voted five (5) for and none (0) opposed. The motion carried unanimously. There being no further business, the Wednesday, November 7, 2018, City Council regular meeting was adjourned at 10:05 p.m. by Mayor Thompson.



Larry Thompson
Mayor

ATTEST



Marisa Spencer
Interim City Secretary

SIGN IN TO SPEAK AT T NOVEMBER 7, 2018
CITY COUNCIL REGULAR MEETING
CITIZEN COMMENT PERIOD

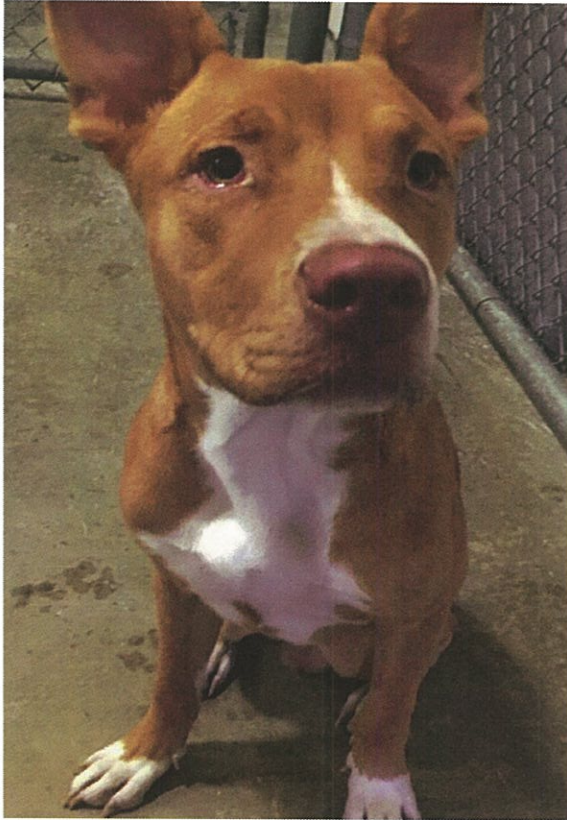
Rules for Citizens' Participation:

The City Council welcomes citizen participation and comments at all City Council Meetings. The City Council offers citizens the opportunity to address them by signing up to speak prior to the meeting. If you speak, you follow these guidelines:

- a) Respect and courtesy:
 - i. Direct your comments to the entire City Council, not to an individual member, nor to the audience.
 - ii. Show the City Council the same respect that you would like to be shown.
 - iii. End your speaking at the time allotted below.
- b) Speaking:
 - i. First citizen comment period
 1. You are required to sign up to speak.
 2. You are limited to one 3 minute period.
 - ii. Business item period
 1. You are required to sign up to speak.
 2. You are limited to one 3 minute period.
 - iii. Second citizen comment period
 1. You are not required to sign up.
 2. You are limited to one 2 minute period.
 - iv. State your name and address before your comments begin.
 - v. You are only allowed to speak once per topic, unless also speaking during a posted Public Hearing.

*NOTE: The Texas Open Meetings Act permits a member of the public or a member of the governmental body to raise a subject that has not been included in the notice for the meeting. However, any discussion of the subject **must be limited** to a proposal to place the subject on the agenda for a future meeting and any response to a question posed to the City Council is limited to either a statement of specific factual information or a recitation of existing policy. TEX. GOV'T CODE § 551.042*

NAME	ADDRESS	SUBJECT
✓ 1. Tony FRASCO	8802 Wild Wind Park	MANY
✓ 2. FRANKIE Friend	21419 FOREST WATERS CIR	Deer
✓ 3. Martha Stipp	21007 Cedar Branch	deer
✓ 4. Mary Rethman	9450 Cinchona Trl	deer
✓ 5. Janet Hudson	20332 Bat Cave Rd	Deer
✓ 6. David C. Ringle	9234 Blazing Star Trl	Deer Counts
✓ 7. SHELBY TRIAL	21657 FOREST WATERS CIR-	CITY COUNCIL
✓ 8. KAREN DIAZ	21010 Gunther Grove	City Council
9.		
10.		



Cap
9 months old
neutered male



Spud
18 months old
neutered male



Duke
7 months old
neutered male



memorandum

To: Garden Ridge City Council
Cc: Ms. Nancy Cain, City Administrator – City of Garden Ridge
From: Mr. Patrick Lackey, P.E./Mr. Daniel Mummert, P.E. – Trihydro Corporation
Date: October 29, 2018
Re: Trihydro Corporation – Engineering Report November 2018 Meeting

1. 2015 CIP Street, Water and Drainage Project – Qro-Mex Construction
 - Trihydro conducted a project walkthrough with the Public Works Director and prepare a list of repair items.
 - Trihydro provided pre and post construction documentation to support evaluation of the concerns raised by the property owner at 9622 Primrose.
2. Wells 9 & 10 and Booster Pump Facility – Pesado Construction
 - Trihydro reviewed the outstanding punch list items. The topsoil has been placed; however, there are multiple areas that require modification to alleviate ponding. We are working with the contractor to resolve final site grading.
 - Trihydro coordinated a meter calibration test with Fluid Meter Service Corporation to confirm the meters are providing accurate readings. The test confirmed the master meter is providing accurate readings for payment to the Comal Trinity Groundwater Conservation District.
3. Naco Loop Water Line (Winco) – Wauter's Engineering
 - Wauter's Engineering submitted the final pay request including the retainage release. We are completing the close-out documents pending receipt of the redline drawings.
4. FM 2252 TxDOT Project
 - No update from TxDOT this month.



5. FM 2252 Sewer and Water Project

- CCMA provided plans for a proposed driveway crossing their easement at the intersection of Schertz Parkway and Lookout Road. We are working with CCMA to evaluate potential impact to the Garden Ridge wastewater system outfall.
- Trihydro met with City Staff and Robert Henderson on October 22 to review funding scenarios and evaluate the project scope.

6. Creekview Drainage

- Trihydro met with Northeast Bible Church and the Public Works Director to review potential modifications to their detention pond on October 10, 2018. Northeast Bible Church is currently evaluating site drainage and requested no changes be made until they complete their analysis.

7. Municipal Separate Storm Sewer System (MS4) Report

- Trihydro is assisting the Public Works Director with compiling the data to submit the annual MS4 Texas Pollutant Discharge Elimination System report to the Texas Commission on Environmental Quality. This is a reporting requirement for the City to monitor water quality at the locations where stormwater is discharged at the City limits.

8. Parks Projects

- Trihydro met with members of the Parks Committee and the Public Works Director on October 25 to review potential project feasibility and costs.



DRAINAGE UPDATE

To: Mayor and City Councilmembers
Subj.: Mr. James Moreland, 9622 Primrose Circle.

Date: Oct. 25, 2018

Mr. Moreland is seeking reimbursement for expenses for repairs that he claims happened due to the construction for the water line replacement on Primrose Circle in March and April of 2017.

Mr. Moreland had some repairs done to his Reduce Pressure Zone (RPZ) backflow device on June 5, 2017. It was found that some PVC pipe cuttings were inside his RPZ. Mr. Moreland received \$75.00 reimbursement for this valid repair. The following month on July 14, 2017, Mr. Moreland again had a problem on his RPZ, a 90* elbow was leaking, (It was not leaking the prior month). It was repaired and Mr. Moreland received \$100.00 reimbursement for this invalid repair.

In March 2018, Mr. Moreland noticed an increase in his water usage after receiving his February water bill. (See item #5). On April 4, 2018 a computer readout was completed that showed there was a leak somewhere on Mr. Moreland's property. It also showed that Mr. Moreland's irrigation system ran for two days. On April 3, 2018, using 8,391.15 gallons and on April 4, 2018, using 7,530.49 gallons. (See item # 6). Mr. Moreland states in his letter that his irrigation system was shut-off at the control box and the backflow device. A picture supplied by Mr. Moreland, taken on April 14, 2018 shows that the backflow device is in the on position. (See photo #4).

On April 12 2018, Christopher Graef and Duane Scognio went to Mr. Moreland's house due to a call from him about a high water bill. The City workers investigated the problem and found a wet area around the meter box. Upon removing the meter box, they noticed an old meter box lid was placed on its edge between the neighbor's valve box and the front side of a galvanized 90* elbow. It was not placed on the elbow as Mr. Moreland stated.

On October 29, 2018, Brad Olivarri was sent out to look to see if he could find the missing Pressure Reducing Valve (PRV). Brad located it next to the backflow device. (See pictures #24, #25 and #26) Therefore any claims for excessive pressure or usage due to the contractors removing Mr. Moreland's PRV are null and void. The rock-saw that was used during construction, if it had fully hit the old main it would have torn out all the water lines and meters. It would not have shaken the lines for 5 minutes as Mr. Moreland stated.

The only item that I could not positively confirm or deny was Prolific Irrigation for the irrigation heads. I feel that this is a valid claim and recommend reimbursement for \$254.11.

Thank you



Royce E. Goddard
Water Manager

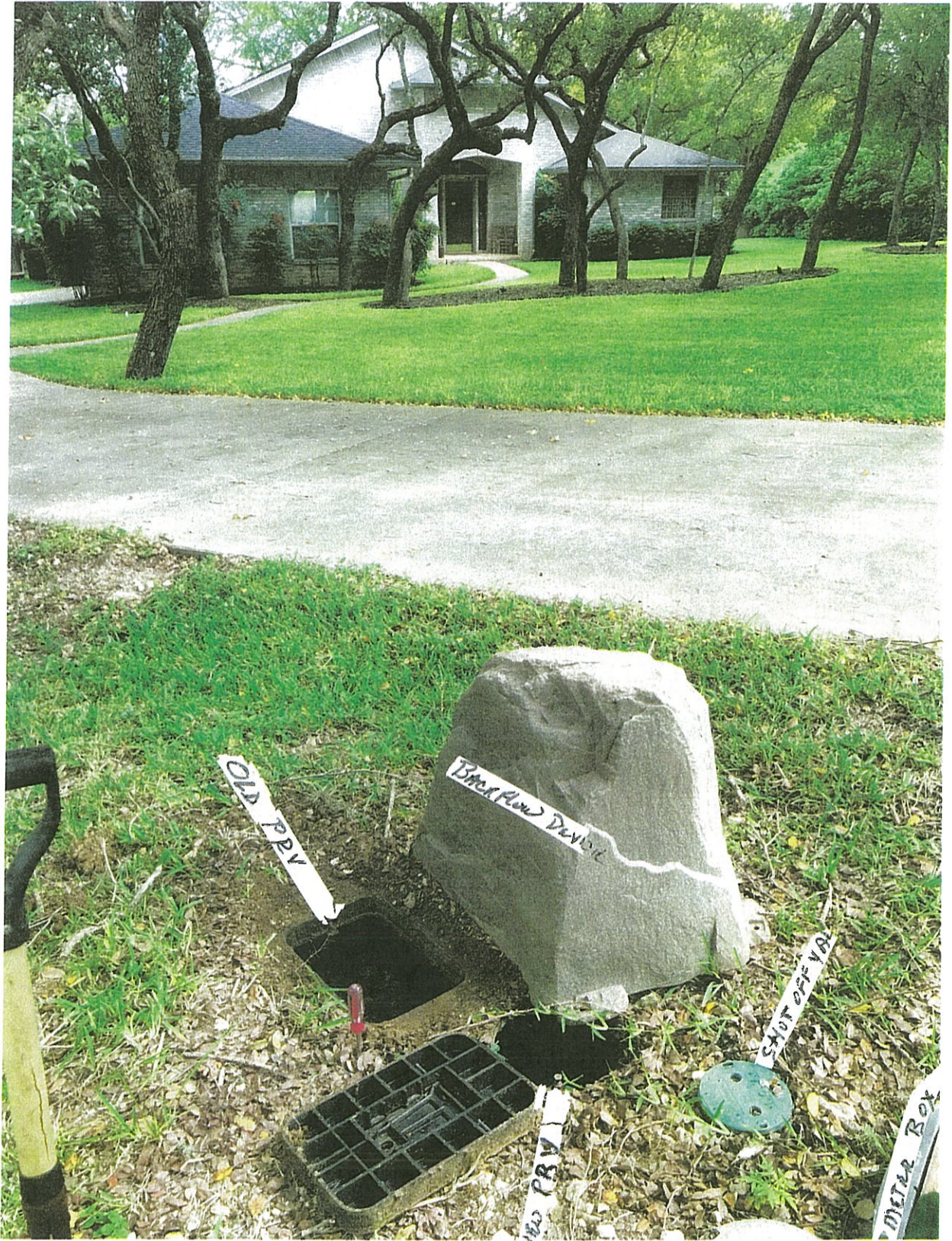


PHOTO #24



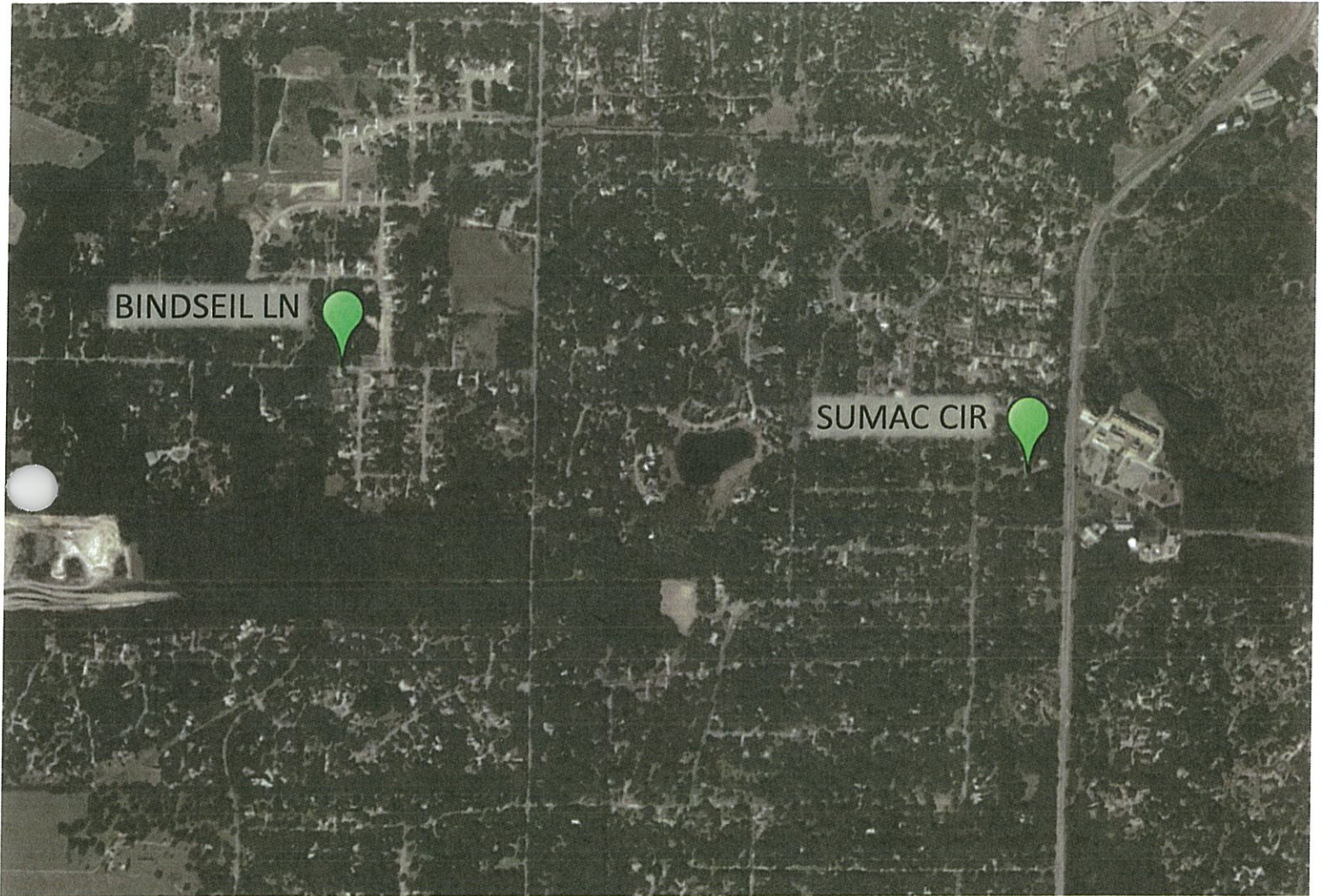
PHOTO #25



OLD PRESSURE REDUCING VALVE PHOTO #26

Remaining 2015 CIP Funds

	<u>Estimated Costs</u>	<u>Projects</u>
	\$ 158,674.69	Balance at 10/30/18
-	\$ 7,459.69	Outstanding Engineering Fees
-	\$ 8,000.00	Municipal Parkway Restriping
-	\$ 55,000.00	Drainage Projects
-	\$ 32,215.00	Community Center
-	<u>\$ 56,000.00</u>	Paul Davis Park
	\$.00	



DRAINAGE PROJECTS

Community Center Projects

General

Lights in Wildflower room	\$11,000
Loft staircase	\$1,400
Two-Compartment kitchen sink	\$1,700
Exterior serving window counter	\$1,200
<u>Cuppola plexiglass replacement panels</u>	<u>\$800</u>
Total	\$16,100

Bluebonnet Room

3'x5' Granite remnant for old TV alcove (@\$15 sq')	\$600
36" Vanity for bathroom	\$500
Coat rack (also for bridal party changing)	\$65
Blinds for (4) 3'x3' windows (@\$50 per set)	\$510
Security Camera & Installation	\$500
Paint and supplies	\$200
Replace all ceiling acoustic tiles	\$400
Replacement entry door	\$2,000
50" Smart TV	\$350
Alcove light & switch	\$150
Reticulating TV mount	\$40
Exterior awning	\$1,600
Electrical work for TV relocation	\$200
<u>Replace flooring</u>	<u>\$9,000</u>
Total	\$16,115

Grand Total

\$32,215

PARK SURVEY RESULTS

The data shown below are the results of 306 paper and electronic survey responses from Garden Ridge residents in 2015.

Summary of Parks Survey Citizen Input

Rank	Survey Category	1st Place Votes	Citizen Rank as a % of Total 1st Place Votes	Total Votes	Citizen Rank as a % of Total Votes	Rank	Survey Category
1	Nature Trails	112	36.7%	189	6.3%	5	Nature Trails
2	Update Park	38	12.5%	235	7.9%	1	Update Park
3	Playgrounds	37	12.1%	196	6.6%	4	Playgrounds
4	Splash Pad	22	7.2%	179	6.0%	7	Splash Pad
5	Organized Activities	16	5.2%	212	7.1%	2	Organized Activities
6	Multi-Purpose Athletic Fields	14	4.6%	173	5.8%	8	Multi-Purpose Athletic Fields
7	Bike Racks	13	4.3%	153	5.1%	11	Bike Racks
8	Activities Director	10	3.3%	183	6.1%	6	Activities Director
9	Additional Parks	9	3.0%	202	6.8%	3	Additional Parks
10	Frisbee Golf	8	2.6%	139	4.7%	13	Frisbee Golf
11	Lights	7	2.3%	168	5.6%	9	Lights
12	Tennis Court	6	2.0%	137	4.6%	14	Tennis Court
13	Reservations	3	1.0%	143	4.8%	15 T	Skateboard Ramp
14	Skateboard Ramp	3	1.0%	129	4.3%	18	Camping
15	Camping	3	1.0%	123	4.1%	12	Reservations
16	Basketball Court	2	0.7%	161	5.4%	10	Basketball Court
17	Game Tables	2	0.7%	127	4.3%	17	Game Tables
18	Picnic Shelters	0	0.0%	129	4.3%	15 T	Picnic Shelters



Paul Davis Park Priority Improvements List.

- (1) Nature trails: Hire Cedar Eaters clear out the trails and mulch the excess debris left from the clearing. (\$ 21,000)**
- (2) Playground area: Build up retaining wall on the side facing pavilion 2 and regrade around area to direct surface runoff too creek. Purchase drivable pavers or a Geocell matt to prevent erosion of the area. Add a French drain for playground water runoff. (\$ 5,000)**
- (3) Basketball pad: Install a 30'x 30' concrete basketball pad with backboard and hoop adjacent to the baseball diamond. (\$ 10,000)**
- (4) Seal coat and restripe parking lot. (\$ 3,000)**
- (5) Improve the seating areas at both pavilions by extending the pavilions toward the creek direction while keeping out of the 100-year flood plain. Pavilion two would be the first one worked on. (\$ 10,000)**

Total cost with a ten percent contingency is

\$ 56,000

Garden Ridge Community Center Repairs/Upgrades

Priority legend: 1 = Immediate, 2 = Must do, 3 = Should do, 4 = Long term, Completed

Completed	Task	Building feature	Area	Priority	By	Cost	Hours
	(Interior) Upgrade to LED lights.	Electrical	Wildflower room	1	electrician	\$11,000.00	24
	(Interior) Install end caps for automatic door opener.	Mechanical	front doors		Staff	(\$86.17)	1
Completed	(Interior) Paint interior exhaust fan covers.	Mechanical	Wildflower room		Staff	Labor	1.5
Completed	(Interior) Raise the roll up door chain mounts.	Mechanical	Wildflower room		Staff	Labor	2
Completed	(Interior) Install exit sign over back door.	Electrical/Safety	Wildflower room		electrician	(\$25.00)	2
Completed	(Interior) Install 3 fire extinguisher with cabinets	Safety	Building	1	Consultant	1,034	2
	(Interior) Install new kitchen sink.	Plumbing fixture	kitchen	4	Staff	\$1,700.00	2.5
	(Interior) Install new kitchen floor mats.	Safety	kitchen		Staff	(\$200.00)	0.5
Completed	(Interior) Install new toilet paper dispenser's.	building hard where	Bathrooms	4	Staff	\$200.00	3
	(Interior) Repair door bottom gaskets.	Building	Building	2	Staff	\$150.00	8
	(Interior) Add 5 light switches, Bluebonnet room, Kitchen, BBQ room.	Electrical	Building		Electrician	(\$1,225.00)	5
Completed	(Interior) Replace lights in upper ceiling space/cupola.	Electrical	Wildflower room		electrician	(\$1,072.00)	4
Completed	(Interior) Replace water heater add expansion tank.	Plumbing fixture	BBQ room	1	staff/plumb	(\$800.00)	3
Completed	(Interior) Clean mop room.	safety	BBQ room		staff	\$0.00	4
	(Interior) paint blue bonnet room.	Decorative	Blue Bonnet Room	2	staff	\$200.00	16
	(Interior) Add security camera to blue bonnet room.	Electrical	Blue Bonnet Room	3	contractor	\$500.00	4
	(Interior) Add flat screen tv with wall mount and sound bar in blue bonnet room.	Mechanical	Blue Bonnet Room	3	staff	\$1,000.00	5
	(Interior) Replace flooring in bluebonnet room.	Decorative	Blue Bonnet Room	1	contractor	\$8,000.00	24
	(Interior) Add blinds or tint to door and windows in the blue bonnet room.	Decorative	Blue Bonnet Room	3	staff	\$550.00	2
	(Interior) Replace 2 counter tops	Structural	Wildflower room	3	contractor	\$1,700.00	8
	(Interior) Install electrical outlet for wall mounted tv in bluebonnet room	electrical	Blue Bonnet Room	1	electrician	\$200.00	2
	(Interior) Replace commercial door	Structural	Blue Bonnet Room	2	contractor	\$1,700.00	2
	(Interior) install 3'x 5' granite remnant for old TV alcove 16 Sqft	Decorative	Blue Bonnet Room	4	contractor	\$700.00	4
	(Interior) 36" vanity for bathroom	Decorative	Blue Bonnet Room	4	staff	\$500.00	4
	(Interior) Coat rack (also for bridal party changing)	Decorative	Blue Bonnet Room	3	staff	\$65.00	1
	(Interior) replace ceiling tiles	Decorative	Blue Bonnet Room	4	staff	\$400.00	8
	(Interior) loft staircase	Structural	storage area	2	staff	\$1,400.00	8
	(Interior) Grab bars for bathroom ADA compliance	Structural	Blue Bonnet Room	1	staff	\$100.00	4
					Total	\$27,690.83	154.5
Completed	Task	Building feature	Area	Priority	By	Cost	Hours
	(Exterior) Reduce air leaks at the top of the roll up doors.	Mechanical	BBQ room	2	Staff	\$100.00	4
	(Exterior) Mortar far right Colum that has cracks at the bottom.	Structural	left patio	2	Staff	\$15.00	2
Completed	(Exterior) Remove mildew and stains from guttering and stone work.	Structural	Building	3	Staff	0	3
	(Exterior) remove rust and paint metal beams around windows.	Structural	Building	2	Staff	\$20.00	2
	(Exterior) Build an awning over bluebonnet room entrance.	Structural	Building	2	contractor	\$1,600.00	8
Completed	(Exterior) Install lights to shine on the community center name.	Electrical	Building	3	electrician	(\$1,025.00)	3
	(Exterior) Clean and paint rusted areas under roof>	Structural	Building	2	Staff	\$200.00	6
	(Exterior) Replace fiberglass panels on the cupola.	Structural	Building	3	Staff	\$800.00	16
	(Exterior) Eliminate air leaks around the fiberglass cupola panels.	Structural	Building	3	Staff	\$20.00	3
	(Exterior) service window counter.	Structural	Building	4	contractor	\$1,200.00	6
					Total	\$2,930.00	53
Completed	Task	Building feature	Area	Priority	By	Cost	Hours
	(landscape) Rebuild retention wall at the end of main patio. Purchase 60 blocks	Decorative	Patio	3	Staff	\$200.00	12
	(landscape) Repaint concrete benches earth tones.	Decorative	Patio	4	Staff	\$20.00	1
	(Landscape) Plant deer resistant plants.	Decorative	Patio	4	Staff	\$50.00	2
	(landscape) Install lights to shine on city sign located on Municipal Parkway.	Electrical	Median	4	staff	\$150.00	4
	Landscape) Delineate the letters on city sign for library and community center	Decorative	Median	4	Staff	\$20.00	2
	Landscape) Repaint the video sign unit at front entrance on Municipal Parkway.	Decorative	Median	2	Staff	\$20.00	2
					Total	\$460.00	23
					Paid	(\$4,433.17)	
					Grand Total	\$31,080.83	230.5