

**Agenda
City Council
Council Chambers/City Hall
125 E. South Main, Flatonia, Texas**

**August 14, 2012
City of Flatonia
Regular Meeting
6:00 p.m.**

Opening Agenda

Call to Order
Invocation & Pledge

Workshop

Reports:

Police Chief's Report
City Manager's Report

July 2012 Activity
Personnel Policies, Relocation of Police Department, Disposition of the 'Old Depot' (current PD facility), Update on 7 Acre Park, the Downtown Revitalization Grant & Downtown Trails Grant, Budget, Fee Schedules, Annexation, Salary Survey, Resident disputes relating to fence behind Central Park, Future uses/disposition of Central Park, Rail Crossing Closures at West South Main, Financing Mechanisms for improving the business districts along Hwy 90, Hwy 609 and I10, update on AMTRAK.

Discussion Item

1. Review and discuss the information provided for each of the items listed in the City Manager's Report.

Public Hearing

- PH8-2012.1 Public Hearing on Consumer Confidence Report
- PH8-2012.2 Public Hearing on request from Flatonia National Bank for a variance to reduce the Seventh Street side yard setback from twenty-five (25) feet to ten (10) feet for the following property: 114 N La Grange St., PID 27847, Freytag Addn., BLK VI, fraction LOT 2. This is the location of the current Flatonia National Bank modular banking facility. This request has been submitted in order to commence construction of a new permanent banking structure.
- PH8-2012.3 Public Hearing on request from Debbie and Ronnie Gregory for a review of the zoning requirements, including but not limited to building and parking setbacks, and possible variances necessary to develop properties they are considering purchasing. PID 27913, City of Flatonia, BLK 5, Lot 1-20 (area bordered by W 9th, N Hudson, W 8th Right Of Way, and N Faires) and PID 54443, City of Flatonia, BLK 6, Lot FRC 8, 9-18 (the western 2/3 area bordered by W 8th Right Of Way, N Hudson, alley Right Of Way, and N Faires). The proposed development would include multiple (12 to 20) small site-built single family dwellings in a subdivision like setting.

- PH8-2012.4 Public Hearing on request from David and Judy Vire for a rezone, clarification of allowed uses in the GC3 District, and if necessary a text amendment allowing mini-warehousing in the GC3 District. PID 28086, Baca Addn. BLK 2, a 1.98 acre area on 12th St. west of the Dairy Queen and Prosperity Bank ATM. The property is currently zoned High Density Residential (R-3). The request is to rezone to General Commercial with Residential 1 (GC3). Approval of such actions would allow construction of a mini-warehousing facility at that location.

Consent Agenda

Minutes and Financial Report

Consumer Confidence Report

Approve the Citizen's Complaint Procedure for the Downtown Revitalization Grant

Deliberation Agenda

- 8-2012.1. Consideration, discussion and possible action concerning award of the bid for the 2011 Community Development Block Grant Water Improvements Project.
- 8-2012.2. Consider and take appropriate action on variance requested from Flatonia National Bank for the street side yard setbacks to be reduced to 10 feet for the permanent building.
- 8-2012.3. Consider and take appropriate action on variance requested by Debbie and Ronnie Gregory to allow for the reduction front and side yard building and parking setbacks to 0".
- 8-2012.4. Consider and take appropriate action on variance requested by Debbie and Ronnie Gregory to reduce the required street frontage to 25 feet and reduce minimum lot area for each cottage to 2500 sq feet.
- 8-2012.5. Consider and take appropriate action on ordinance closing the undeveloped 8th Street Right of way between N. Hudson and N. Faires and the alleyway running east and west between N. Hudson St. and N. Faires St. as requested by Ronnie and Debbie Gregory and recommended by the Planning and Zoning Commission.
- 8-2012.6. Consider and take appropriate action on ordinance setting the allowed uses in the General Commercial 3 District as recommended by the Planning and Zoning Commission.
- 8-2012.7. Consider and take appropriate action or ordinance rezoning the property identified by PID 28086 from R-3 (Residential 3) to GC3 (General Commercial 3) as requested by David and Judy Vire.
- 8-2012.8. Consider and take appropriate action on addressing resident concerns regarding pedestrian access through the fence at Central Park.
- 8-2012.9. Consider and take appropriate action on setting the proposed tax rate for 2012.
- 8-2012.10. Consider and take appropriate action on ordinance adopting amendments to the personnel policy.

Executive Session

- ES8-2012.1 As authorized by Texas Government Code 551.071 – consultation with City Attorney about pending or potential litigation and claims, administrative hearings, settlement offers, or attorney-client privileged matters, including the following matters:

Agreement for Professional Services and Employment as Police Chief

ES8-2012.2 As authorized by Texas Government Code Sec. 551.074 deliberations about an employee of the governmental body

Review of Contract Provisions and evaluation for Chief of Police

ES8-2012.3 As Authorized by Texas Government Code Sec. 551.074 deliberations about an employee of the governmental body:

Review of City Manager

Deliberation Agenda


8-2012.11. Consider and take appropriate action instructing the City Attorney to drafts amendments to Article 1.06, Section 1.06.33(a)(1), Code of Ordinances, City of Flatonia, creating an exception to the City Manager's power to appoint and remove city employees, and to Article 9, Section 9.03.031, Code of Ordinances, City of Flatonia, to designate the City Council as the authority to appoint and/or terminate the Police Department department head, instead of the City Manager.

8-2012.12. Consider and take appropriate action on review of contract provisions and evaluation of Chief of Police.

8-2012.13. Consider and take appropriate action on review of the city manager.

Adjournment

I, the undersigned authority do hereby certify that the Notice of Meeting was posted on the bulletin board outside the front door of the City Hall of the City of Flatonia, Texas, a place convenient and **readily accessible to the general public at all times** and said Notice was posted on the following date and time: **August 10, 2012 by 5:00 p.m.** and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.



Melissa Brunner, TRMC, CMC, City Secretary, City of Flatonia

NOTICE OF ASSISTANCE AT THE PUBLIC MEETING

The Flatonia City Hall is wheelchair accessible. Access to the building is available at the primary entrance facing Main Street. Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for persons who are deaf or hearing impaired, readers, or large print are requested to contact the City Secretary's Office at 361-865-3548 or by FAX 361-865-2817 at least two working days prior to the meeting so that appropriate arrangements can be made.

EXECUTIVE SESSION STATEMENT

The City Council reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by the Texas Government Code, Section 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), 551.087 (Economic Development) and 551.086 (Municipally Owned Utility).

Agenda Removal Notice

This Public Notice was removed from the official posting board at the Flatonia City Hall on the following date and time:

By: _____

Melissa Brunner, TRMC, CMC,
City Secretary, City of Flatonia

