



CITY OF NEW BRAUNFELS, TEXAS
CITY COUNCIL MEETING



CITY HALL - COUNCIL CHAMBERS
550 LANDA STREET

MONDAY, AUGUST 26, 2024 at 6:00 PM

Neal Linnartz, Mayor
Andres Campos, Mayor Pro Tem (District 1)
Christopher Willis, Councilmember (District 2)
D. Lee Edwards, Councilmember (District 3)
Lawrence Spradley, Councilmember (District 4)
Mary Ann Labowski, Councilmember (District 5)
April Ryan, Councilmember (District 6)
Robert Camareno, City Manager

MISSION STATEMENT

The City of New Braunfels will add value to our community by planning for the future, providing quality services, encouraging community involvement and being responsive to those we serve.

AGENDA

CALL TO ORDER

CALL OF ROLL: CITY SECRETARY

REQUEST ALL PHONES AND OTHER DEVICES BE TURNED OFF, EXCEPT EMERGENCY ON-CALL PERSONNEL.

INVOCATION: COUNCILMEMBER SPRADLEY

PLEDGE OF ALLEGIANCE & SALUTE TO THE TEXAS FLAG

PROCLAMATIONS:

- A) Texas Treasure Business Award [24-1044](#)
- B) Tourism Friendly Community [24-1045](#)
- C) Payroll Week Proclamation [24-803](#)

PRESENTATIONS:

- A) Presentation and recognition of Rene Perez' retirement. [24-929](#)
Matthew Eckmann, Assistant Director of Public Works
- B) Presentation and recognition of Gretchen Pruetz's retirement. [24-952](#)
Robert Camareno, City Manager
- C) Presentation reviewing Communications and Community Engagement activities for the third quarter of FY2024. [24-1100](#)
Jenna Vinson, Director of Communications and Community Engagement

CITIZENS COMMUNICATIONS

This time is for citizens to address the City Council on issues and items of concerns not on this agenda. There will be no City Council action at this time. In the interest of protecting the City's network and data, the City is not accepting flash drives or electronic files for use during Citizens Communications. Please use hard copies, the overhead projector or access the City's online digital form to upload electronic files you would like the Mayor and Council to view. The digital form would need to be uploaded two (2) hours prior to the City Council meeting. A link to this form can be accessed on the City Secretary's website.

1. CONSENT AGENDA

All items listed below are considered to be routine and non-controversial by the City Council and will be approved by one motion. There will be no separate discussion of these items unless a Councilmember or citizen so requests, in which case the item will be removed from the consent agenda and considered as part of the normal order of business. Citizens must be present to pull an item.

Resolutions & Action Items

- A) Approval of the August 12, 2024 Regular and Special [24-1088](#) meeting minutes and the August 19, 2024 Special meeting minutes.
Matthew Schwarz, Assistant City Secretary
- B) Approval of the City of New Braunfels FY 2024 Third [24-990](#) Quarter Investment Report.
Carren Ridge - Accounting and Treasury Manager
- C) Approval of a professional services agreement with [24-1071](#) Sunland Group, Inc. for architectural services for the design of bathroom expansion options at Das Rec.
Scott McClelland, Assistant Transportation and Capital Improvements Director
- D) Approval of the renewal of a license to store [24-1091](#) wrecked/abandoned vehicles (Vehicle Storage Facility) on property addressed at 1216 W San Antonio Street.
Matthew Schwarz, Assistant City Secretary
- E) Approval of a contract with Quickbase, Inc. for the [24-1093](#) development of a Project Management System.
Scott McClelland, Assistant Director Transportation and Capital Improvements
- F) Approval of a resolution recommended by the New [24-1067](#) Braunfels Economic Development Corporation approving a project expenditure of up to \$45,000 to Economic & Planning Systems, Inc., for Phase Two of a planning and

feasibility study - a possible private/public partnership, pursuant to Section 505.102 of the Texas Local Government Code.

Jeff Jewell, Economic and Community Development Director

Ordinances

(In accordance with Section 3.10 of the City Charter, a descriptive caption of each ordinance shall be read on two separate days.)

- G) Approval of the second and final reading of an ordinance amending the New Braunfels Code of Ordinances, Chapter 54, Sections 54-41 to 54-55, by repealing an ordinance that established a volunteer fire department. [24-1092](#)
Valeria Acevedo, City Attorney
- H) Approval of the first reading of an ordinance amending the New Braunfels Code of Ordinances, Chapters 62 and 90 and Appendix D, to update the local food code, streamline certain food service establishment procedures, consolidate rules on mobile food units, and ensure consistency with the State of Texas Food Code. [24-1061](#)
Bryan V. Ruiz, R.S., Neighborhood Services Manager
- I) Approval of the first reading of an ordinance amending the New Braunfels Code of Ordinances, Chapter 2, Section 2-128, to repeal the prerequisite for claimants to appear before city council prior to filing a lawsuit and update the address for receipt of claims against the city. [24-962](#)
Valeria Acevedo, City Attorney
- J) Approval of the first reading of an ordinance amending the New Braunfels Code of Ordinances, Sections 102-26 and 102-29 by adopting new Vehicle Storage Facilities license fees, and moving fee information to Appendix D, and replacing the term junkyard with vehicle storage facility. [24-1081](#)
Karrie Cook, Budget Manager
- K) Approval of the first reading of an amendment to the New Braunfels Code of Ordinances, Appendix D by adopting new fees for Camp Minnehaha and Fischer Park Nature Camp and adding fees to Appendix D. [24-1082](#)
Karrie Cook, Budget Manager
- L) Approval of the first reading of an ordinance amending [24-1083](#)

the New Braunfels Code of Ordinances, Section 114-141 by adopting new fees for Road/Right of Way Excavation Permits and moving fees to Appendix D.

Karrie Cook, Budget Manager

- M) Approval of the first reading of an amendment to the New Braunfels Code of Ordinances, Appendix D by adopting new fees for Supplies, Specialty Care Transport, and Fire Inspections and adding fees to Appendix D. [24-1084](#)

Karrie Cook, Budget Manager

- N) Approval of the first reading of an ordinance amending the New Braunfels Code of Ordinances, Chapter 10 and Appendix D by ratifying the current New Braunfels National Airport rates and charges and adding them to Appendix D. [24-1086](#)

Karrie Cook, Budget Manager

- O) Approval of the first reading of an ordinance to amend New Braunfels Code of Ordinances, Chapter 30, Section 30-52 by adopting new rental fees at the New Braunfels Civic & Convention Center and adding all fees to Appendix D. [24-1085](#)

Karrie Cook, Budget Manager

2. INDIVIDUAL ITEMS FOR CONSIDERATION

- A) Discuss and consider the approval of an Interlocal Agreement with the Alamo Area Council of Governments to continue demand-response transit services and authorize the City Manager to execute all contract documents associated with the agreement. [24-1028](#)

Garry Ford, Transportation and Capital Improvements Director

- B) Public hearing and first reading of an ordinance regarding historic landmark designation of the property currently addressed as 275 S. Sycamore Avenue in response to an application for a demolition permit [24-1058](#)

Katie Totman, Historic Preservation Officer

- C) Public hearing and first reading of an ordinance to rezone approximately 7 acres out of the J Thompson Survey 21, Abstract 608, from R-1 (Single-Family District) to R-1A-4 (Single-Family Small Lot Residential District), currently addressed at 2911 Morningside Dr. [24-1025](#)

Matthew Simmont, AICP Planning Manager

- D) Public hearing and first reading of an ordinance to [24-1027](#) rezone approximately 5.3 acres out of City Block 5089, Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, & 13, from R-2 (Single-Family and Two-Family District) to C-O (Commercial Office District), currently addressed as 511 E North St.

Jean Drew, AICP, CNU-A, Planning and Development Services Assistant Director

- E) Public hearing and first reading of an ordinance [24-1063](#) amending Chapter 144, Zoning, regarding temporary vending operations and mobile food courts.

Christopher J. Looney, AICP, Planning & Development Services Director

- F) Discuss and consider the approval of an ordinance [24-1073](#) authorizing the issuance of the City of New Braunfels, Texas combination tax and revenue certificates of obligation, series 2024; levying an ad valorem tax and pledging certain surplus revenues in support of the certificates; awarding the sale of the certificates; approving an official statement, a paying agent/registrar agreement and other agreements relating to the sale of the certificates; and ordaining other matters relating to the issuance of the certificates.

Sandy Paulos, Director of Finance

3. **EXECUTIVE SESSION**

In accordance with the Open Meetings Act, Texas Government Code, Ch. 551, the City Council may convene in a closed session to discuss any of the items listed on this agenda. Any final action or vote on any executive session item will be taken in open session.

- A) Deliberate pending/contemplated litigation, settlement [24-1065](#) offer(s), and matters concerning privileged and unprivileged client information deemed confidential by Rule 1.05 of the Texas Disciplinary Rules of Professional Conduct in accordance with Section 551.071, of the Texas Government Code, specifically:
1. A-1 SUR-1 AM Esnaurizar, up to 100 acres
 2. Vehicle Storage Facilities ordinance, licensing, current licenses, state regulations, and related matters.
- B) Deliberate and consider the purchase, exchange, lease, [24-1066](#) contract terms, due diligence, or value of real property, in

accordance with Section 551.072 of the Texas
Government Code:

1. A-1 SUR-1 AM Esnaurizar, up to 100 acres
2. Mayfair District

4. **RECONVENE INTO OPEN SESSION AND TAKE ANY NECESSARY ACTION
RELATING TO THE EXECUTIVE SESSION AS DESCRIBED ABOVE.**

ADJOURNMENT

CERTIFICATION

I hereby certify the above Notice of Meeting was posted on the bulletin board at the New Braunfels City Hall.

Gayle Wilkinson, City Secretary

NOTE: 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 (830) 221-4010 at least two (2) work days prior to the meeting so that appropriate arrangements can be made.