



**CITY OF NEW BRAUNFELS, TEXAS
CITY COUNCIL MEETING**



**CITY HALL - COUNCIL CHAMBERS
550 LANDA STREET**

MONDAY, APRIL 22, 2024 at 6:00 PM

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

Amended 4-19-2024

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 WILLIS

PLEDGE OF ALLEGIANCE & SALUTE TO THE TEXAS FLAG

PROCLAMATIONS:

- A) National Music Week [24-506](#)
- B) Vision Zero City [24-515](#)
- C) Small Business Week [24-315](#)

PRESENTATIONS:

- A) Retirement recognition of Orlando Cardenas. [24-508](#)

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 April 8th, 2024 Regular and Executive [24-568](#)
City Council meeting minutes and the April 15th, 2024
Special City Council meeting minutes.
Matthew Schwarz, Assistant City Secretary
- B) Approval of the issuance of an invitation for competitive [24-488](#)
sealed proposal for the Last Tuber's Exit and Landa
Lake Dam since the City Council finds that these delivery
methods will provide the best value to the City.
Garry Ford, Transportation and Capital Improvements Director
- C) Approval of a contract with AR6 Construction and [24-497](#)
Engineering, LLC for the Land Park Golf Course Deck
Addition and authorization for the City Manager to
execute any change orders up to the contingency
amount.
Scott McClelland, Assistant Director Transportation and Capital Improvements
- D) Approval of an amendment to the FY 2024 Budget - [24-551](#)
Airport Fund.
Jennifer Gates, Grants Coordinator
- E) Approval to authorize the City of New Braunfels to enter [24-464](#)
into a Development Agreement with AG Sunflower Ridge,
LLC for the design, construction, and dedication of a
segment of the Alligator Creek trail and trailhead within
the Sunflower Ridge subdivision.
Jeff Bransford, Park Development Manager

- F) Approval of a Resolution designating the City Manager [24-451](#) as the authorized representative of the City to execute agreements and other documents with, or promulgated by, the Texas Department of Transportation (TxDOT) in relation to the City's transit activities as a Direct Recipient for the New Braunfels Urban Transit District; authorizing the City Manager, as the authorized representative to further designate one or more employees of the City to act on his behalf to execute such agreements or documents; and declaring an effective date.
Garry Ford, Transportation and Capital Improvements Director
- G) Approval of a contract with Big John Site Services for the use of various portable site services for the Parks and Recreation Department. [24-530](#)
Geronimo Aguirre, Assistant Director of Parks and Recreation
- H) Approval of a ratification of the submission of a grant application to the U.S. Department of Justice FY 2023 Bulletproof Vest Partnership program; authorization for the City Manager to accept funds and execute all contract documents associated with the grant; approval of the associated budget amendment to the Grant Fund; and approval of a purchase with Angel Armor, LLC for bulletproof vests for the New Braunfels Police Department. [24-499](#)
Jennifer Gates, Grants Coordinator
- I) Approval of ratifications for the submission of grant applications; authorization for the City Manager to accept funds and execute all contract documents associated with the awarded grants; and approval of the associated budget amendments to the Grant Fund. [24-476](#)
Jennifer Gates, Grants Coordinator
- J) Approval of annual routine recurring expenditures for FY 2024 in accordance with City Charter Section 9.17. [24-540](#)
Barbara Coleman, Purchasing Manager
- K) Approval for a contract modification to Siddons- Martin Emergency Group LLC for changes to a New Braunfels Fire Department Fire Engine built by Pierce [24-575](#)

Manufacturing.

Matthew Bushnell, Assistant Fire Chief

- L) Approval of a resolution authorizing the City Manager to [24-579](#) execute an agreement with TxDOT for the temporary closure of SH 46 Business for the 2024 Saengerfest Celebration on May 4, 2024.

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.)

- M) Approval of a second and final reading of an ordinance to [24-467](#) amend New Braunfels Code of Ordinances, Chapter 30 Section 30-52 by adopting new rental fees at the New Braunfels Civic & Convention Center

Jeff Jewell, Economic and Community Development Director

2. INDIVIDUAL ITEMS FOR CONSIDERATION

- A) Second public hearing and consideration regarding the [24-417](#) adoption of a Strategic Partnership Agreement between the City of New Braunfels, Texas, and the Comal County Water Improvement District No. 3 (“Mayfair Development”)

Jeff Jewell, Economic and Community Development Director

- B) Discuss and consider approval of an interlocal [24-574](#) agreement between the City of New Braunfels and the Comal County Water Improvement District No. 3, which encompass the Mayfair development, concerning sales and use tax collection revenue sharing and use of capital improvements for fire and emergency services

Jared Werner, Assistant City Manager

- C) Public hearing and first reading of an ordinance to [24-489](#) rezone approximately 5 acres consisting of Lot 2 of the William E. Field Subdivision, from R-2 AH (Single-Family and Two-Family with Airport Hazard Overlay District) to C-4A AH (Resort Commercial with Airport Hazard Overlay District), currently addressed at 1493 Gruene Road.

Matthew Simmont, AICP Planning Manager

- D) Public hearing and first reading of an ordinance [24-504](#) regarding amendments to Chapter 144 Zoning, Section 5.1 Parking, loading, stacking, and vehicular circulation.

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

- E) Discuss and Consider approval of a resolution relating to [24-573](#) establishing the City's intention to reimburse itself for the prior lawful expenditure of funds relating to park land acquisitions from the proceeds of tax-exempt obligations to be issued by the City for authorized purposes; authorizing other matters incident and related thereto; and providing an effective date

Jared Werner, Assistant City Manager

3. **EXECUTIVE SESSIONS**

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 below. Any final action or vote on any executive session item will be taken in open session.

The City Council reserves the right to retire into executive session concerning any of the items listed on this Agenda whenever it is considered necessary and legally justified under the Open Meetings Act (Chapter 551 of the Texas Government Code).

- A) Deliberate pending/contemplated litigation, settlement [24-567](#) 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:

- Proposed development agreement with Rockspring Saur, LLC, and related development and roadway matters.

- Municipal Utility Districts; Texas statutes and municipal subdivision development ordinances - NB West.

- B) Deliberate issues regarding economic development [24-596](#) negotiations in accordance with Section 551.087 of the Texas Government Code:

- Public Facility Corporation/Housing Finance Corporation project with Paravel Capital

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.