



**CITY OF NEW BRAUNFELS, TEXAS  
WATER AND WASTEWATER IMPACT FEE  
ADVISORY COMMITTEE MEETING  
CITY HALL - COUNCIL CHAMBERS  
550 LANDA STREET**



**TUESDAY, FEBRUARY 4, 2025 at 5:30 PM**

**AGENDA**

**1. CALL TO ORDER**

**2. ROLL CALL**

**3. APPROVAL OF MINUTES**

A) Approval of the October 2, 2024 Regular Meeting [25-143](#) Minutes.

[October 2, 2024 Minutes](#)

**4. CITIZENS' COMMUNICATIONS**

*This time is for citizens to address the Water and Wastewater Impact Advisory Fee Committee on any issues or items NOT on the agenda. It is a violation of the Texas Open Meetings Act for the Committee to address, discuss or take action on any items not on the agenda. In addition to this venue, citizens may also email any comments to [planning@nbtexas.org](mailto:planning@nbtexas.org). Emailed comments will be distributed to the Committee.*

**5. DISCUSSION AND ACTION ITEM**

A) Consider a report from New Braunfels Utilities regarding [25-177](#) Water and Wastewater Impact Fees for the period of July 1, 2024 through January 1, 2025 and make a recommendation to City Council.

[NBU Impact Fee Letter](#)

**6. ADJOURNMENT**

**CERTIFICATION**

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

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Board Liaison

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.



**Water and Wastewater Impact Fee Advisory Committee  
Agenda Item Report**

550 Landa Street  
New Braunfels, TX

**2/4/2025**

Agenda Item No. A)

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**DRAFT - MINUTES  
OF THE NEW BRAUNFELS WATER AND WASTEWATER IMPACT FEE ADVISORY  
REGULAR MEETING OF WEDNESDAY, OCTOBER 2, 2024**

**1. CALL TO ORDER**

**Chair Sonier called the meeting to order at 5:30pm.**

**2. ROLL CALL**

**The following Committee Members were present:**

**Angela Allen, Randall Allsup, Ben Miedema, Chad Nolte, Vicky Rudy, Jessica Schaefer, Jerry Sonier, Chase Taylor, Ryan Kelso, & Wayne Peters.**

**The following Committee Members were absent:**

**Taylor Chafin & Ben Miedema.**

**3. APPROVAL OF MINUTES**

A) Approval of the September 6, 2023 and the February 6, 2024 Regular Meeting Minutes.

**Motion by Vice-Chair Nolte, seconded by Member Taylor, to approve the September 6, 2023 and the February 6, 2024 Regular Meeting Minutes. Motion carried unanimously.**

**4. CITIZENS' COMMUNICATIONS**

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**No one spoke.**

**5. DISCUSSION AND ACTION ITEM**

A) Consider a report from New Braunfels Utilities regarding Water and Wastewater Impact Fees for the period of January 1, 2024 through June 30, 2024 and make a recommendation to City Council.

**John Warren presented the aforementioned item.**

**Chair Sonier asked if there were any further discussion or motion.**

Motion by Vice-Chair Nolte, seconded by Member Taylor, to recommend approval of the item to City Council. Motion carried unanimously.

6. **ADJOURNMENT**

There being no further business Chair Sonier adjourned the meeting at 5:35pm.

By: \_\_\_\_\_  
COMMITTEE CHAIR

Attest:

\_\_\_\_\_  
COMMITTEE LIAISON



# Water and Wastewater Impact Fee Advisory Committee Agenda Item Report

550 Landa Street  
New Braunfels, TX

**2/4/2025**

Agenda Item No. A)

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January 27, 2025

Mr. Christopher Looney, AICP  
Director of Planning and Development Services  
City of New Braunfels  
550 Landa Street  
New Braunfels, TX 78130

Re: New Braunfels Utilities Impact Fee Advisory Committee Report for the period of July 1, 2024 through December 31, 2024

Dear Mr. Looney:

According to Chapter 395 of the State Government Code, a report should be filed semiannually with the New Braunfels Impact Fee Advisory Committee (“Advisory Committee”) that was established to advise the New Braunfels City Council on the Impact Fee program. Pursuant to this report filing requirement, New Braunfels Utilities submits this report to the Advisory Committee for the City of New Braunfels.

Impact Fee balances and activity for the six months ended December 31, 2024 are shown on the following page.

If there are any questions regarding this report, please do not hesitate to call me at 830-629-8468.

Sincerely,

A handwritten signature in blue ink that reads 'Dawn Schriewer'.

Dawn Schriewer  
Chief Financial Officer  
New Braunfels Utilities





Table for Impact Fee Letter to P&Z Committee

	Water	Sewer	Total
<b>Impact Fee Balance at 06/30/2024</b>	<b>\$ 10,606,215.53</b>	<b>\$ 3,101.11</b>	<b>\$ 10,609,316.64</b>
<i>(Includes net interest income since inception)</i>			
<i>Impact Fee Activity for the period 07/01/2024 to 12/31/2024:</i>			
<i>Receipts:</i>			
Impact Fees Collected	\$ 9,704,206.43	\$ 3,858,449.50	\$ 13,562,655.93
Interest Earned	\$278,252.60	25,408.83	303,661.43
<b>Net Receipts</b>	<b>\$ 9,982,459.03</b>	<b>\$ 3,883,858.33</b>	<b>\$ 13,866,317.36</b>
<i>Expenditures:</i>			
FM 1101 Pump Station & GST	\$ (2,494,779.02)		\$ (2,494,779.02)
Conrads EST	\$ (2,245,052.11)		\$ (2,245,052.11)
I-35 Water Line (Downtown)	\$ (1,023,138.22)		\$ (1,023,138.22)
Goodwin Lane Water Main	\$ (419,932.70)		\$ (419,932.70)
FM 1044 EST	\$ (321,657.82)		\$ (321,657.82)
Solms Pump Station and Ground Storage Tank	\$ (271,792.14)		\$ (271,792.14)
SWTP Expansion - Water Supply Facilities	\$ (80,229.09)		\$ (80,229.09)
FM 306 Pump Station and Discharge Pipeline	\$ (21,133.86)		\$ (21,133.86)
Well 4-Grandview Pump Station	\$ (16,443.58)		\$ (16,443.58)
Weltner Rd GST & PS-Phase 1	\$ (1,633.76)		\$ (1,633.76)
24" McQuenney Rd Water Line	\$ (257.94)		\$ (257.94)
Veramendi Water IF Rebate	\$ (1,858,296.98)		\$ (1,858,296.98)
Mayfair Water IF Rebate	\$ (762,949.50)		\$ (762,949.50)
GBRA MIDBASIN	\$ (2,255,179.17)		\$ (2,255,179.17)
IF Reimbursements	\$ (710,743.38)		\$ (710,743.38)
McKenzie WRF Expansion		\$ (2,524,446.51)	\$ (2,524,446.51)
Solms Lift Station Expansion		\$ (610,529.70)	\$ (610,529.70)
McKenzie Interceptor Upgrade		\$ (189,302.53)	\$ (189,302.53)
North Kuehler Interceptor - Segment 3		\$ (96,178.52)	\$ (96,178.52)
South Kuehler Interceptor Phase 1		\$ (57,577.84)	\$ (57,577.84)
Gruene Rd Sewer Main		\$ (50,373.36)	\$ (50,373.36)
I-35 Interceptor Upgrade		\$ (24,549.61)	\$ (24,549.61)
Saengerhalle North Interceptor		\$ (21,345.89)	\$ (21,345.89)
Rio Lift Station Expansion		\$ (2,415.66)	\$ (2,415.66)
N Kuehler 42" Interceptor Upgr		\$ (134.96)	\$ (134.96)
N Kuehler 30 & 33" Interceptor		\$ 5.97	\$ 5.97
<b>Net Expenditures</b>	<b>\$ (12,483,219.27)</b>	<b>\$ (3,576,848.62)</b>	<b>\$ (16,060,067.89)</b>
<b>Net Change in Impact Fee Balance</b>	<b>\$ (2,500,760.24)</b>	<b>\$ 307,009.71</b>	<b>\$ (2,193,750.53)</b>
<b>Impact Fee Balance at 12/31/2024</b>	<b>\$ 8,105,455.29</b>	<b>\$ 310,110.82</b>	<b>\$ 8,415,566.11</b>

