

**DRAFT - MINUTES
OF THE NEW BRAUNFELS CITY COUNCIL
REGULAR MEETING OF MONDAY, JULY 14, 2025**

Amended 07-10-2025

CALL TO ORDER

Mayor Linnartz called the meeting to order at 6:00 p.m.

CALL OF ROLL: CITY SECRETARY

Present: 5 - Mayor Neal Linnartz, Councilmember Michael Capizzi, Mayor Pro Tem Lawrence Spradley, Councilmember Mary Ann Labowski, and Councilmember April Ryan

Absent: 2 - Councilmember Toni Carter, and Councilmember D. Lee Edwards

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

INVOCATION: COUNCILMEMBER LABOWSKI

Councilmember Labowski provided the invocation.

PLEDGE OF ALLEGIANCE & SALUTE TO THE TEXAS FLAG

Mayor Linnartz led the Pledge of Allegiance and the Salute to the Texas Flag.

PROCLAMATIONS:

A) Parks and Recreation Month

Mayor Linnartz read the aforementioned proclamation.

Members of the Parks Foundation, New Braunfels Parks & Recreation Department, and the Parks & Recreation Advisory Board accepted the proclamation and addressed council.

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. Individuals desiring to speak at citizen's communications should line up behind the podium and be ready to speak.

The following individuals spoke at this time: Bob King

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.

Action Items

- A) Approval of the June 23,2025 regular and June 30,2025 special city council meeting minutes.
- B) Approval of a budget amendment to the Police Department Facility and the Contingencies projects in the 2019 Bond Fund to address various facility maintenance projects.
- C) Approval of a recommended change to the New Braunfels Downtown Board Bylaws.
- D) Approval of a contract with Kimley-Horn and Associates to update the Roadway Impact Fee Study.
- E) Approval of expenditures with Vortex Doors for preventative maintenance and repairs to station doors and gates for the Fire Department.
- F) Approval of an amendment to the Professional Service Agreement with Quiddity Engineering, LLC for the San Antonio St and Water Ln project and authorization for the City Manager to execute contract modifications following the established purchasing policy.

- G) Approval of Multi-Agency Mutual Aid Agreement with the New Braunfels Fire Department and Fire and Emergency Districts within Hays and Travis Counties.
- H) Approval of a contract with Cognizant for professional services related to continued implementation of Workday software.
- I) Approval of a contract with C.H. Johnson Consulting, Inc. for the development of market viability study of an expansion to the New Braunfels Civic/Convention Center, demand analysis for an adjacent hotel and conceptual site planning services.
- J) Approval of an agreement between City of New Braunfels and Radish Health Medical Group to administer an employee onsite health clinic.

Resolutions

- K) Approval of a resolution recommended by the New Braunfels Economic Development Corporation (NBEDC) approving a project expenditure, of up to \$1,200,000, to Alamo Colleges District - Northeast Lakeview College for a primary job training facility and career center, pursuant to Sections 501.101 and 501.105 of the Texas Local Government Code.

Ordinances

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

- L) Approval of the second and final reading of an ordinance to add a local historic landmark designation and rezone approximately 0.21 acres of Lot 5, New City Block 3019 from R-2 HD (Single Family and Two-Family District with a Historic District overlay) to R-2 HD HL (Single Family and Two-Family District with Historic District and Historic Landmark overlays), currently addressed at 648 West Mill Street. (HST25-134)
- M) Approval of the second and final reading of an ordinance to rezone approximately 5 acres out of the John Thompson Survey 21, Abstract 608, from C-3 (Commercial District) and APD (Agricultural/Pre-Development District) to C-1B (General Business District), currently addressed at 4001 IH 35 S.
- N) Approval of the second and final reading of an ordinance regarding proposed amendments to the City's Code of Ordinances: Chapter 144,

regarding sidewalk requirements.

- O) Approval of the second and final reading of an ordinance amending the New Braunfels Code of Ordinances, Appendix D, Fee Schedule, by adding an Extraterritorial Jurisdiction (ETJ) Release Petition filing fee.

Approval of the Consent Agenda

Mayor Linnartz read the aforementioned resolutions and ordinances of the consent agenda.

Mayor Pro Tem Spradley made a motion to approve the consent agenda. Councilmember Ryan seconded the motion which passed unanimously.

Absent:

Councilmember Carter, and Councilmember Edwards

2. INDIVIDUAL ITEMS FOR CONSIDERATION

Individuals desiring to speak to any individual item should line up behind the podium and be ready to speak when public comment is recognized.

- A) Discuss and consider approval of an ordinance authorizing the issuance of city of New Braunfels, Texas general obligation and refunding bonds in one or more series; levying an ad valorem tax in support of the bonds; approving a paying agent/registrar agreement, an official statement, a purchase agreement, and an escrow agreement as needed for the sale of bonds; establishing procedures for selling and delivery of one or more series of the bonds; and authorizing other matters relating to the bonds.

Mayor Linnartz read the aforementioned item.

Sandy Paulos presented this item with a powerpoint presentation.

Councilmember Ryan motioned to approve this item. Councilmember Labowski seconded the motion which passed unanimously.

Absent:

Councilmember Carter, and Councilmember Edwards

- B) Public hearing regarding the U.S. Department of Housing and Urban Development Community Development Block Grant 2025-2029 Consolidated Plan, Fair Housing Plan, and Annual Action Plan,

including funding recommendations for Program Year 2025.

Mayor Linnartz read the aforementioned item.

Jen Gates presented this item to council using a powerpoint presentation.

The following individuals spoke at this time: Nicole Douglas, Kellie Stallings, Mario Obledo

3. PRESENTATIONS

A) Presentation and update on the City of New Braunfels Fiscal Year 2026 Capital Improvement Plan.

Mayor Linnartz read the aforementioned item.

Brenadette Faust presented this item to council using a pdf presentation.

B) Presentation on a proposed economic development incentive to Northeast Lakeview College at New Braunfels for an expansion project to promote workforce training and education.

Mayor Linnartz read the aforementioned item.

Johnathan Packard introduced this item and Dr. Veronica Garcia, who presented to council with a powerpoint presentation.

4. EXECUTIVE SESSION

In accordance with the Open Meetings Act, Texas Government Code, Ch. 551.071, 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 issues regarding economic development negotiations in accordance with Section 551.087 of the Texas Government Code:

1. Northeast Lakeview College at New Braunfels
2. Lefko USA, Inc.
3. The Neue
4. HD Supply

The aforementioned item took place in executive session at 5:00 p.m.

5. IF NECESSARY, RECONVENE INTO OPEN SESSION AND TAKE ANY ACTION RELATING TO THE EXECUTIVE SESSION AS DESCRIBED ABOVE.

No action was taken at this time.

ADJOURNMENT

Mayor Linnartz adjourned at 7:07 p.m.

By: _____
NEAL LINNARTZ, MAYOR

Attest:

GAYLE WILKINSON, CITY SECRETARY