



**CITY OF HUTTO, TEXAS
REGULAR CITY COUNCIL MEETING
THURSDAY, FEBRUARY 15, 2018 AT 7:00 PM
CITY HALL - CITY COUNCIL CHAMBERS
401 WEST FRONT STREET**

CITY COUNCIL

Doug Gaul, Mayor
Tom Hines, Place 2, Mayor Pro-tem
Scott Rose, Place 1
Nathan Killough, Place 3
Tim Jordan, Place 4
Lucio Valdez, Place 5
Terri Grimm, Place 6

AGENDA

1. **CALL SESSION TO ORDER**

2. **ROLL CALL**

3. **INVOCATION**

4. **PLEDGE OF ALLEGIANCE**

5. **CITY COUNCIL COMMENTS**

5A. General Comments from City Council

6. **PUBLIC COMMENT**

Any citizen wishing to speak during public comment regarding an item on or off the agenda may do so after completing the required registration card. In accordance with the Texas Attorney General's Opinion, any public comment that is made on an item that is not on the published final agenda will only be heard by the City Council. No formal action, discussion, deliberation, or comment will be made by the City Council. Each person providing public comment will be limited to 3 minutes.

6A. Remarks from visitors. *(Three-minute time limit)*

7. **PRESENTATIONS:**

7A. Presentation of the 2017 City of Hutto Racial Profiling and Uniform Crime Report.
(Chief of Police, Bryon Frankland)

8. **CONSENT AGENDA ITEMS:**

All items listed on the consent agenda are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless requested by a Council member in which event, the item will be removed from the consent agenda and considered as a regular agenda item.

- 8A. Consideration and possible action on the meeting minutes for the January 4, 2018 and January 18, 2018 and February 1, 2018 Regular City Council Meetings. (Lisa L. Brown)
- 8B. Consideration and possible action on a resolution approving the proposed Hutto Highlands Section 2 Phase 1 Final Plat, 73.30 acres, more or less, of land, 274 residential lots, located east of FM 1660 North at CR 132. (Carolyn Horner)
- 8C. Consideration and possible action on a resolution approving the proposed Hansons Corner Addition Resubdivision of Lots 3A and 3B Block A Final Plat, 8.201 acres, more or less, of land, four commercial lots, located at the northeast corner of US 79 West and Ed Schmidt Boulevard (in the Home Depot center). (Carolyn Horner)
- 8D. Consideration and possible action on a resolution approving purchase of a storage array network with Freeit Data Solutions for an amount not to exceed \$61,000.00. (David Mason)
- 8E. Consideration and possible action on a resolution concerning the purchase of a John Deere 310L Backhoe from RDO Equipment Company under BuyBoard (TASB) contract # 515-16 for an amount not to exceed \$92,000.00. (David Mason)

REGULAR AGENDA ITEMS

9. ORDINANCES:

- 9A. Consideration of a public hearing and possible action on the first reading of an ordinance amending the Code of Ordinances (2014 Edition), Chapter 16, Article 16.02 Unified Development Code (UDC) Chapter Two, Section 10.203.9. (Carolyn Horner)

10. RESOLUTIONS:

- 10A. Consideration and possible action on a resolution authorizing the City Manager to prepare a Municipal Service Plan for the proposed annexation of the Neal Tracts, 167.375 acres, more or less, of land, out of the William Gatlin Survey, Abstract No. 271, located on the south side of CR 199. (Carolyn Horner)
- 10B. Consideration and possible action on a resolution authorizing the City Manager to prepare a Municipal Service Plan for the proposed annexation of the Wallin Family Hutto Investments Tract, 136.0 acres, more or less, of land, out of the John Dykes Survey, Abstract No. 186, located on the west side of FM 1660 North, along the northern boundary of the Huttotparke Subdivision. (Carolyn Horner)

- 10C. Consideration and possible action on a resolution authorizing the City Manager to prepare a Municipal Service Plan for the proposed annexation of the Overton-Wolter Tracts, 181.33 acres, more or less, of land, out of the John Dykes Survey, Abstract No. 186, located on the east side of CR 119, adjacent to the northeast boundary of the Hutto-parke Subdivision. (Carolyn Horner)
 - 10D. Consideration and possible action on a resolution authorizing the City Manager to prepare a Municipal Service Plan for the proposed annexation of the Packsaddle Tracts, 169.99 acres, more or less, of land located on the east side of FM 1660 North and adjacent to the northern boundary of the Rivers Crossing Subdivision. (Carolyn Horner)
 - 10E. Consideration and possible action on a resolution regarding a Policy for Donations, Grants, Sponsorships, and Fundraising. (Eliska Padilla)
 - 10F. Consideration and possible action on a resolution regarding an amended Policy for Naming Facilities, Events, and Properties. (Eliska Padilla and Larry Foos)
 - 10G. Consideration and possible action on a resolution for the appointment of a City Council Member to represent the City of Hutto on the Clean Air Coalition of the Capital Area Council of Governments. (Eliska Smith Padilla)
 - 10H. Consideration and possible action on a resolution authorizing the City Manager to expend up to \$130,000.00 for safety and necessary improvements to Fritz Park. (Anthony Host)
11. **EXECUTIVE SESSION:**
- 11A. Executive Session, as authorized by Texas Government Code, Section 551.071, regarding consultation with Attorney, and Section 551.072 regarding the Manville Water Contract and public infrastructure.
 - 11B. Executive Seession, as authorized by Texas Government Code, Section 551.071, regarding consulting with an Attorney, and Section 551.087, economic development negotiations.

12. **ADJOURNMENT**

The City Council for the City of Hutto 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 Sections 551.071 [Litigation/Consultation with Attorney], 551.072 [Deliberations regarding real property], 551.073 [Deliberations regarding gifts and donations], 551.074 [Deliberations regarding personnel matters] or 551.076 [Deliberations regarding deployment/implementation of security personnel or devices] and 551.087 [Deliberations regarding Economic Development negotiations].

CERTIFICATION

I certify that this notice of the

February 15, 2018

Hutto City Council meeting was posted on the City Hall bulletin board of the City of Hutto on

February 9, 2018

at

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Original Agenda Signed

Lisa L. Brown, City Secretary

The City of Hutto is committed to comply with the American with Disabilities Act. The Hutto City Council Chamber is wheelchair accessible. Request for reasonable special communications or accommodations must be made 48 hours prior to the meeting. Please contact the City Secretary at (512) 759-4033 or lisa.brown@huttotx.gov for assistance.

**CITY OF HUTTO
CITY COUNCIL AGENDA**

AGENDA ITEM NO.: 7A. **AGENDA DATE:** February 15, 2018

PRESENTED BY: Bryon Frankland, Chief of Police

ITEM: Presentation of the 2017 City of Hutto Racial Profiling and Uniform Crime Report. (Chief of Police, Bryon Frankland)

STRATEGIC GUIDE POLICY: Public Safety

ITEM BACKGROUND:

Article 2.132 (7) of the Texas Code of Criminal Procedure requires the annual reporting to the Hutto Police Department's governing body of data collected on the race or ethnicity of individuals stopped and issued citations or arrested subsequent to traffic stops and whether or not those individuals were searched. Assistant Chief of Police, Paul Hall, will present to the Council the report reflecting this data for the 2017 calendar year.

BUDGETARY AND FINANCIAL SUMMARY:

Not applicable.

RELATED COUNCIL COMMITTEE OR ADVISORY BOARD RECOMMENDATIONS:

Not applicable.

CITY ATTORNEY REVIEW:

Not applicable.

STAFF RECOMMENDATION:

Not applicable.

SUPPORTING MATERIAL:

There are no supporting documents.

**CITY OF HUTTO
CITY COUNCIL AGENDA**

AGENDA ITEM NO.: 8A. **AGENDA DATE:** February 15, 2018

PRESENTED BY: Lisa Brown, City Secretary

ITEM: Consideration and possible action on the meeting minutes for the January 4, 2018 and January 18, 2018 and February 1, 2018 Regular City Council Meetings. (Lisa L. Brown)

STRATEGIC GUIDE POLICY: Leadership

ITEM BACKGROUND:

Consideration and possible action on the meeting minutes for the January 4, 2018 and January 18, 2018 and February 1, 2018 Regular City Council Meetings. (Lisa L. Brown)

BUDGETARY AND FINANCIAL SUMMARY:

Not applicable.

RELATED COUNCIL COMMITTEE OR ADVISORY BOARD RECOMMENDATIONS:

Not applicable.

CITY ATTORNEY REVIEW:

Not applicable.

STAFF RECOMMENDATION:

Staff recommends approval of the City Council meeting minutes.

SUPPORTING MATERIAL:

1. [January 4 Council Meeting Minutes](#)
2. [February 1 Council Meeting Minutes](#)
3. [January 18, 2018 City Council Minutes](#)



**CITY COUNCIL
MEETING MINUTES
JANUARY 4, 2018**

The Hutto City Council met in a regular session on Thursday, January 4, 2018, in the Hutto City Council Chamber, 401 W. Front Street, Hutto, TX 78634.

CALL SESSION TO ORDER

Mayor Gaul called the session to order at 7:00 p.m.

ROLL CALL

Mayor Pro-tem Tom Hines
Councilmember Scott Rose
Councilmember Nathan Killough
Councilmember Tim Jordan
Councilmember Lucio Valdez
Councilmember Terri Grimm

Members of the City Council that were present were Mayor Doug Gaul, Mayor Pro-tem Tom Hines, Councilmember Scott Rose, Councilmember Nathan Killough, Councilmember Tim Jordan, Councilmember Lucio Valdez, and Councilmember Terri Grimm.

Members of staff that were present were Odis Jones, City Manager, Mike Shaunessy, City Attorney, Helen Ramirez, Assistant City Manager, Byron Frankland, Chief of Police, Paul Hall, Assistant Chief of Police, Scot Stromsness, Executive Director of Public Works and Engineering, Matthew Rector, Executive Director of Business and Development Services, Michel Sorrells, Chief Finance Officer, Carolyn Horner, Planning Director, Susan Cates, Executive Director of Economic Development, and Lucretia Alvarez, City Secretary.

INVOCATION

Tonight's invocation is conducted by Pastor Doug Fisher, from Hutto Bible Church.

PLEDGE OF ALLEGIANCE

Mayor Gaul led the Pledge of Allegiance and the Texas Pledge.

CITY COUNCIL COMMENTS

5A. General Comments from City Council

No council comments.

6. **PUBLIC COMMENT**

6A. Steven R. Harris, 1106 Canoe Cove stated that he is pleased with the way Hutto is handling the current city business. The food trucks owners were given short notice that they needed to move from the Co-op area. Mr. Harris requested that in the future they be given more advanced notice.

7. **CONSENT AGENDA ITEMS:**

All items listed on the consent agenda are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless requested by a Council member in which event, the item will be removed from the consent agenda and considered as a regular agenda item.

7A. Consideration and possible action on the meeting minutes for the December 4, 2017 Special Called City Council Meeting, and December 7, 2017 and December 21, 2017 Regular City Council Meetings. (Lucretia Alvarez)

MOTION: Mayor Pro-Tem Tom Hines moved to approve item 7A on the consent agenda, but would like to recall the Ordinance O-17-12-21-9A amending the Code of Ordinances (2014) Chapter 16, Article 16.02 Unified Development Code (UDC) Chapter Two, Section 10.203.9: Minor Modification, at the next regular meeting. Councilmember Nate Killough seconded the motion.

VOTE:

Ayes:	Mayor Doug Gaul Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Lucio Valdez Councilmember Terri Grimm
Nays:	None
Abstain:	None
Absent:	None

ACTION: The motion carried with 7 ayes and 0 nays.

Mayor Doug Gaul recessed from open session to go into executive session at 7:08 p.m., as authorized by Texas Government Code, Section 551.071, regarding consultation with Attorney, and reconvened into open session at 7:46 p.m.

8. **WORK SESSION:**

8A. Work session to discuss wastewater rates.

Michel Sorrells, Chief Finance Officer introduced Matthew Garrett, consultant with NewGen Strategies and Solutions to discuss the steps involved to control debt rates while repairing the burdens of the city's responsibilities and managing a fee structure that council will approve.

REGULAR AGENDA ITEMS

9. ORDINANCES:

- 9A. Consideration of a public hearing and possible action on the first reading of an ordinance approving the zoning change for the property known as 330 Ed Schmidt Boulevard, 4.859 acres, more or less, of land, located on Ed Schmidt Boulevard north of the Hansons Corner Subdivision, from SF-1 (Single Family Residential) to B-2 (General Commercial) zoning district. (Carolyn Horner)

Carolyn Horner, Planning Director, gave the staff report.

A public hearing was opened at 8:27 and closed at 8:28 having no public comments.

MOTION: Mayor Pro-Tem Tom Hines moved to approve item 9A on the first reading of an ordinance approving the zoning change for the property known as 330 Ed Schmidt Boulevard, 4.859 acres, more or less, of land, located on Ed Schmidt Boulevard north of the Hansons Corner Subdivision, from SF-1 (Single Family Residential) to B-2 (General Commercial) zoning district. Councilmember Lucio Valdez seconded the motion.

<u>VOTE:</u>	Ayes:	Mayor Doug Gaul Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Lucio Valdez Councilmember Terri Grimm
	Nays:	None
	Abstain:	None
	Absent:	None

ACTION: The motion carried with 7 ayes and 0 nays.

With all councilmembers present voting affirmatively, council may vote to dispense the second reading.

MOTION: Mayor Pro-Tem Tom Hines moved to dispense of the second reading of an ordinance approving the zoning change for the property known as 330 Ed Schmidt Boulevard, 4.859 acres, more or less, of land, located on Ed Schmidt Boulevard north of the Hansons Corner Subdivision, from SF-1 (Single Family Residential) to B-2 (General Commercial) zoning district. Councilmember Scott Rose seconded the motion.

VOTE:

Ayes:	Mayor Doug Gaul Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Lucio Valdez Councilmember Terri Grimm
Nays:	None
Abstain:	None
Absent:	None

ACTION: The motion carried with 7 ayes and 0 nays.

- 9B. Consideration and possible action on the first reading of an ordinance amending the wastewater rates outlined in the City of Hutto Code of Ordinances (2014 Edition), Appendix A Fee Schedule, Article A5.000 Utilities. (Michel Sorrell)

Michel Sorrells, Chief Financial Officer, gave the staff report.

MOTION: Councilmember Tim Jordan reluctantly moved to approve item 9B the first reading of an ordinance amending the wastewater rates outlined in the City of Hutto Code of Ordinances (2014 Edition), Appendix A Fee Schedule, Article A5.000 Utilities, with amending the rate at 25% for first year and additional language in Section 2.0 that the fees and dues will be reviewed in January 2019. Councilmember Terri Grimm reluctantly seconded the motion.

VOTE:

Ayes:	Mayor Doug Gaul Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Terri Grimm Councilmember Lucio Valdez
Nays:	None
Abstain:	None
Absent:	None

ACTION: The motion carried with 6 ayes and 1 nay.

10. RESOLUTIONS:

10A. Consideration and possible action on a resolution approving the second amendment to the Williamson County Regional Animal Shelter Interlocal Agreement. (Helen Ramirez)

Helen Ramirez, Assistant City Manager, gave the staff report and introduced Cheryl Schneider, Williamson County Regional Animal Shelter Director who discussed the renovations of adding a second story to the existing space. This would allow dogs on the first floor, cats on the second floor, and more surgical space to the facility.

MOTION: Mayor Pro-Tem Tom Hines moved to approve item 10A on a resolution approving the second amendment to the Williamson County Regional Animal Shelter Interlocal Agreement. Councilmember Terri Grimm seconded the motion.

<u>VOTE:</u>	Ayes:	Mayor Doug Gaul Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Lucio Valdez Councilmember Terri Grimm
	Nays:	None
	Abstain:	None
	Absent:	None

ACTION: The motion carried with 7 ayes and 0 nays.

11. EXECUTIVE SESSION:

11A. Executive Session, as authorized by Texas Government Code, Section 551.071, regarding consultation with Attorney, and Section 551.072, regarding real property, for a report by legal counsel regarding status of Williamson County participation in Reinvestment Zone Number One, City of Hutto, Texas, and interlocal agreement to exchange real property between Williamson County and the City of Hutto.

Mayor Doug Gaul recessed from open session at 8:45 p.m. to go into executive session at 8:45 p.m.

Mayor Doug Gaul adjourned from executive session at 9:23 p.m. and reconvened into open session at 9:23 p.m.

12. ACTION RELATIVE TO EXECUTIVE SESSION:

12A. Consider and approve final ordinance to create Reinvestment Zone No. One, City of Hutto, Texas, for the purpose of promoting redevelopment within the corporate limits of the City of Hutto (Co-Op Project).

MOTION: Councilmember Nate Killough moved to approve item 12A approving the final ordinance to create Reinvestment Zone No. One, City of Hutto, Texas, for the purpose of promoting redevelopment within the corporate limits of the City of Hutto (Co-Op Project). Councilmember Terri Grimm seconded the motion.

VOTE:

Ayes:	Mayor Doug Gaul Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Lucio Valdez Councilmember Terri Grimm
Nays:	None
Abstain:	None
Absent:	None

ACTION: The motion carried with 7 ayes and 0 nays.

12B. Consideration and possible action on the adoption of an Interlocal Agreement regarding the Tax Increment Financing by and between Williamson County, the City of Hutto, and the Hutto Reinvestment Zone Number One.

MOTION: Councilmember Nate Killough moved to approve item 12B on the adoption of an Interlocal Agreement regarding the Tax Increment Financing by and between Williamson County, the City of Hutto, and the Hutto Reinvestment Zone Number One. Councilmember Tim Jordan seconded the motion.

VOTE:

Ayes:	Mayor Doug Gaul Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Lucio Valdez Councilmember Terri Grimm
Nays:	None
Abstain:	None
Absent:	None

ACTION: The motion carried with 7 ayes and 0 nays.

13. ADJOURNMENT

There being no further business, the meeting was adjourned at 9:26 p.m.

CITY OF HUTTO, TEXAS

Doug Gaul, Mayor

ATTEST:

Lisa L. Brown, City Secretary



**CITY COUNCIL
MEETING MINUTES
FEBRUARY 1, 2018**

The Hutto City Council met in a regular session on Thursday, February 1, 2018, in the Hutto City Council Chamber, 401 W. Front Street, Hutto, TX 78634.

CALL SESSION TO ORDER

Mayor Gaul called the session to order at 7:00 p.m.

ROLL CALL

*Mayor Doug Gaul
Mayor Pro-tern Tom Hines
Councilmember Scott Rose
Councilmember Nathan Killough
Councilmember Tim Jordan
Councilmember Lucio Valdez
Councilmember Terri Grimm*

Members of the City Council that were present were Mayor Doug Gaul, Mayor Pro-tern Tom Hines, Councilmember Scott Rose, Councilmember Nathan Killough, Councilmember Tim Jordan, and Councilmember Terri Grimm. Councilmember Lucio Valdez was absent.

Members of staff that were present were Odis Jones, City Manager, Mike Shaunessy, City Attorney, Helen Ramirez, Assistant City Manager, Byron Frankland, Chief of Police, Paul Hall, Assistant Chief of Police, Officer Suzanne Glass, Hutto Police Department, Scot Stromsness, Executive Director of Public Works and Engineering, Shauna Willis, Human Resources Director, Eliska Padilla, Executive Director of Communications and Marketing, and Lisa L. Brown, City Secretary.

INVOCATION

The invocation was given by Pastor Bernhard Suppan, New Life Church.

PLEDGE OF ALLEGIANCE

Mayor Gaul led the Pledge of Allegiance and the Texas Pledge.

**Honor the Texas flag; I pledge allegiance to thee, Texas,
one state under God, one and indivisible.**

Mayor Gaul led the Pledge of Allegiance and the Texas Pledge.

CITY COUNCIL COMMENTS

5A. General Comments from City Council

PUBLIC COMMENT

6A. Remarks from visitors.

John McCabe – 111 Town Valley – addressed the city council about reducing noise decibel due to loud noise levels at night emanating from the concrete plant on Chris Kelley Blvd.

PROCLAMATIONS

7A. Proclamation declaring February, 2018, as Love Your Library Month in Hutto, Texas. (Presented to Lisa Riggs)

Mayor Gaul read a proclamation declaring February 2018 as Love Your Library Month in Hutto, Texas, and presented Lisa Riggs of the Hutto Library with a framed copy of the proclamation.

PRESENTATIONS

8A. Recognition of the City of Hutto for receiving the Police-Community Partnerships National Award for 2017 from the National Association of Town Watch for its outstanding participation in ‘America’s Night Out Against Crime.’

Officer Suzanne Glass presented Mayor Gaul with a plaque from the National Association of Town Watch for the 2017 Police-Community Partnerships National Award for its outstanding participation in ‘America’s National Night Out Against Crime.’

PUBLIC HEARINGS

9A. Work Session to discuss City Council governing documents.

- Strategic Plan (Eliska Padilla)
- Magnificent Seven (Helen Ramirez)

CONSENT AGENDA ITEMS

All items listed on the consent agenda are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless requested by a Council member in which event the item will be removed from the consent agenda and considered as a regular agenda item.

10A. Consideration and possible action on a resolution concerning leasing eight (8) Police Department vehicles through American National Leasing Company. (Chief Byron Frankland)

MOTION: Mayor Pro-tem Hines moved to approve item 10A on the consent agenda. Councilmember Killough seconded the motion.

VOTE:

<i>Ayes:</i>	<i>Mayor Doug Gaul</i>
	<i>Mayor Pro-tem Tom Hines</i>
	<i>Councilmember Scott Rose</i>
	<i>Councilmember Nathan Killough</i>
	<i>Councilmember Tim Jordan</i>
	<i>Councilmember Lucio Valdez</i>
	<i>Councilmember Terri Grimm</i>
<i>Nays:</i>	<i>6</i>
<i>Abstain:</i>	<i>None</i>
<i>Absent:</i>	<i>Councilmember Lucio Valdez</i>

ACTION: The motion carried with 6 ayes and 0 nays

REGULAR AGENDA ITEMS

ORDINANCES:

11A. Consideration and possible action on the second and final reading of an ordinance amending the Fiscal Year 2017-18 Budget to reflect organizational restructuring, revision of CIP projects, the update of debt service funds to reflect the October 2017 debt issuance, and other miscellaneous adjustments.

MOTION: Councilmember Killough moved to approve item 11A, consideration and possible action on the second and final reading of an ordinance amending the Fiscal Year 2017-18 Budget to reflect organizational restructuring, revision of CIP projects, the update of debt service funds to reflect the October 2017 debt issuance, and other miscellaneous adjustments. Councilmember Jordan seconded the motion.

VOTE:

Ayes:	Mayor Doug Gaul Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Lucio Valdez Councilmember Terri Grimm
Nays:	None
Abstain:	None
Absent:	Councilmember Lucio Valdez

ACTION: The motion carried with 6 ayes and 0 nays.

RESOLUTIONS:

12A. Consideration and possible action on a resolution amending the Fiscal and Budgetary Policy.

MOTION: Mayor Pro-tem Hines moved to approve item 12A, consideration and possible action on a resolution amending the Fiscal and Budgetary Policy. Councilmember Rose seconded the motion.

VOTE:

Ayes:	Mayor Doug Gaul Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Lucio Valdez Councilmember Terri Grimm
Nays:	None
Abstain:	None
Absent:	Councilmember Lucio Valdez

ACTION: The motion carried with 6 ayes and 0 nays.

12B. Consideration and possible action on a resolution adopting the City's Investment Policy dated February 1, 2018.

MOTION: Councilmember Killough moved to approve item 12B, consideration and possible action on a resolution adopting the City's Investment Policy dated February 1, 2018. Mayor Pro-tem Hines seconded the motion.

VOTE:

Ayes:	Mayor Doug Gaul Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Lucio Valdez Councilmember Terri Grimm
Nays:	None
Abstain:	None
Absent:	Councilmember Lucio Valdez

ACTION: The motion carried with 6 ayes and 0 nays.

12C. Consideration and possible action on a resolution ordering the May 5, 2018, General Election for the purpose of electing City Council, Place 2, and City Council, Place 5.

MOTION: Mayor Pro-tem Hines moved to approve item 12C, consideration and possible action on a resolution ordering the May 5, 2018, General Election for the purpose of electing City Council, Place 2, and City Council, Place 5. Councilmember Grimm seconded the motion.

VOTE:

Ayes:	Mayor Doug Gaul Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Lucio Valdez Councilmember Terri Grimm
Nays:	None
Abstain:	None
Absent:	Councilmember Lucio Valdez

ACTION: The motion carried with 6 ayes and 0 nays.

The City Council recessed into executive session at 7:53 p.m.

EXECUTIVE SESSION:

- 13A. Executive Session, as authorized by Texas Government Code, Section 551.071, regarding consultation with Attorney, and Section 551.072, deliberation regarding real property.
- 13B. Executive Session, as authorized by Section 551.087, Texas Government Code, economic development negotiations.
- 13C. Executive Session, as authorized by Section 551.074, Texas Government Code, Personnel Matters, regarding appointments to the Board of Directors for the 4A and 4B Hutto Economic Development Corporations.

ACTION RELATIVE TO EXECUTIVE SESSION:

The City Council reconvened in regular session at 8:43 p.m.

- 15A. Consideration and possible action relative to Executive Session Item 13A.

MOTION: Mayor Pro-tem Hines moved to approve the Memorandum of Understanding between the City of Hutto and Trak Development, Inc. Councilmember Killough seconded the motion.

VOTE:

<i>Ayes:</i>	<i>Mayor Doug Gaul</i>
	<i>Mayor Pro-tem Tom Hines</i>
	<i>Councilmember Scott Rose</i>
	<i>Councilmember Nathan Killough</i>
	<i>Councilmember Tim Jordan</i>
	<i>Councilmember Lucio Valdez</i>
	<i>Councilmember Terri Grimm</i>
<i>Nays:</i>	<i>None</i>
<i>Abstain:</i>	<i>None</i>
<i>Absent:</i>	<i>Councilmember Lucio Valdez</i>

ACTION: The motion carried with 6 ayes and 0 nays

- 15B. Consideration and possible action relative to Executive Session Item 13C.

MOTION: Councilmember Grimm moved to moved to appoint Christopher Carey to the Economic Development Board. Councilmember Rose seconded the motion.

VOTE:

<i>Ayes:</i>	<i>Mayor Doug Gaul</i> <i>Mayor Pro-tem Tom Hines</i> <i>Councilmember Scott Rose</i> <i>Councilmember Nathan Killough</i> <i>Councilmember Tim Jordan</i> <i>Councilmember Lucio Valdez</i> <i>Councilmember Terri Grimm</i>
<i>Nays:</i>	<i>None</i>
<i>Abstain:</i>	<i>None</i>
<i>Absent:</i>	<i>Councilmember Lucio Valdez</i>

ACTION: *The motion carried with 6 ayes and 0 nays*

The City Council recessed again into executive session at 8:47 p.m.

The City Council reconvened in regular session at 8:56 p.m.

ADJOURNMENT

There being no further business, the meeting was adjourned at 8:57 p.m.

CITY OF HUTTO, TEXAS

Doug Gaul, Mayor

ATTEST:

Lisa L. Brown, City Secretary



**CITY COUNCIL
MEETING MINUTES
JANUARY 18, 2018**

The Hutto City Council met in a regular session on Thursday, January 18, 2018, in the Hutto City Council Chamber, 401 W. Front Street, Hutto, TX 78634.

1. CALL SESSION TO ORDER

Mayor Gaul called the session to order at 7:00 p.m.

2. ROLL CALL

Mayor Pro-tem Tom Hines
Councilmember Scott Rose
Councilmember Nathan Killough
Councilmember Tim Jordan
Councilmember Lucio Valdez
Councilmember Terri Grimm

Members of the City Council that were present were Mayor Doug Gaul; Mayor Pro-tem Tom Hines; Councilmember Scott Rose; Councilmember Nathan Killough; councilmember Tim Jordan; and Councilmember Terri Grimm. Councilmember Lucio Valdez was absent.

Members of the staff that were present were Odis Jones, City Manager; Mike Shaunessy, City Attorney; Helen Ramirez, Assistant City Manager; Bryon Frankland, Chief of Police; Paul Hall, Assistant Chief of Police; Scot Stromsness, Executive Director of Public Works and Engineering; Matthew Rector, Executive Director of , Planning Director; Susan Cates, Executive Director of Economic Development; and Lucretia Alvarez, City Secretary.

3. INVOCATION

Tonight's invocation is conducted by Fr. Adrian Chishomba, St. Patrick's Catholic Church.

4. PLEDGE OF ALLEGIANCE

Mayor Gaul led the Pledge of Allegiance and Texas Pledge.

5. CITY COUNCIL COMMENTS

5A. General Comments from City Council

Councilmember Grimm praised the Police department for their excellent work in the community.

Mayor Pro-tem commented that the Commissioners' Court is impressed and in favor of the development in Hutto.

Mayor Gaul suggested a work session be scheduled to review and update city projects and schedules.

6. PUBLIC COMMENT:

Any citizen wishing to speak during public comment regarding an item on or off the agenda may do so after completing the required registration card. In accordance with the Texas Attorney General's Opinion, any public comment that is made on an item that is not on the published final agenda will only be heard by the City Council. No formal action, discussion, deliberation, or comment will be made by the City Council. Each person providing public comment will be limited to 3 minutes.

6A. Jimmy Pierce, a longtime resident, requested the City to address the drainage runoff from the cornfields in Oldtown, that the Council find an alternative to overhead power lines in Oldtown and in new developments for aesthetic reasons, and he inquired if any businesses have been contracted with to occupy space in the new Co-op development.

7. CONSENT AGENDA ITEMS:

All items on the consent agenda are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless requested by a Council member in which event, the item will be removed from the consent agenda and considered as a regular agenda item.

7A. Consideration and possible action on a resolution approving the proposed Jordan Foster Construction Offices Final Plat, 4.97 acres, more or less, of land, one commercial lot, located at 2059 Limmer Loop.

MOTION: Mayor Pro-tem Hines moved to approve item 7A on the consent agenda. Councilmember Killough seconded the motion.

VOTE:

Ayes

Mayor Doug Gaul
Mayor Pro-tem Tom Hines
Councilmember Scott Rose

Councilmember Nathan Killough
Councilmember Tim Jordan
Councilmember Lucio Valdez
Councilmember Terri Grimm

Nays: None
Abstain: None
Absent: Lucia Valdez

ACTION: The motion carried with 6 ayes and 0 nays.

8. ORDINANCES:

8A. Consideration and possible action on the first reading of an ordinance amending the Fiscal Year 2017-18 Budget to reflect organizational restructuring, revision of CIP projects, the update of debt service funds to reflect the October 2017 debt issuance, and other miscellaneous adjustments.

MOTION: Councilmember Killough moved to approve item 8A, the first reading of an ordinance amending the Fiscal Year 2017-2018 Budget to reflect organizational restructuring, revision of CIP projects, the update of debt service funds to reflect October 23017 debt issuance, and other miscellaneous adjustments. Councilmember Jordan seconded the motion.

VOTE:

Ayes	Mayor Doug Gaul Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Lucio Valdez Councilmember Terri Grimm
Nays:	None
Abstain:	None
Absent:	Lucia Valdez

ACTION: The motion carried with 6 ayes and 0 nays.

8B. Consideration and possible action on the second and final reading of an ordinance amending the wastewater rates outlined in the City of Hutto Code of Ordinances (2014 Edition), Appendix A Fee Schedule, Article A5.000 Utilities. (Michel Sorrell)
Consideration and possible action on the second and final reading of an ordinance amending the wastewater rates outlined in the City of Hutto Code of Ordinances (2014 Edition), Appendix A Fee Schedule, Article A5.000 Utilities.

MOTION: Mayor Pro-tem Hines moved to approve item 8B, the second and final reading of an ordinance amending the wastewater rates outlined in the City of Hutto Code of Ordinance (2014 Edition), Appendix A Fee Schedule, Article A5.000 Utilities. Councilmember Rose Seconded the motion.

VOTE:	Ayes	Mayor Doug Gaul Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Lucio Valdez Councilmember Terri Grimm
	Nays:	None
	Abstain:	None
	Absent:	Lucia Valdez

ACTION: The motion carried with 6 ayes and 0 nays.

8C. Consideration and possible action on an ordinance amending the bylaws for the Hutto Economic Development Corporation Type 'B'.

MOTION: Mayor Pro-tem Hines moved to approve item 8C, an ordinance amending the bylaws for the Hutto Economic Development Corporation Type 'B'. Councilmember Killough seconded the motion.

<u>VOTE:</u>	Ayes	Mayor Doug Gaul Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Lucio Valdez Councilmember Terri Grimm
	Nays:	None
	Abstain:	None
	Absent:	Lucio Valdez

ACTION: The motion carried with 6 ayes and 0 nays.

9. RESOLUTIONS:

- 9A. Consideration and possible action on a resolution authorizing the City Manager to engage an engineering firm with CobbFendley and Associates for the design and coordination of the US 79 upgrades associated with the Co-Op Development project.

MOTION: Councilmember Killough moved to approve item 9A to approve a resolution authorizing the City Manager to engage an engineering firm with CobbFendley and Associates for the design and coordination of the US 79 upgrades associated with the Co-Op Development project. Mayor Pro-tem Hines seconded.

VOTE:

Ayes:	Mayor Doug Gaul Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Lucio Valdez Councilmember Terri Grimm
Nays:	None
Abstain:	None
Absent:	Lucio Valdez

ACTION: The motion carried with 6 ayes and 0 nays.

- 9B. Consideration and possible action on a resolution of the City of Hutto, Texas authorizing an extension of the depository agreement with the Wells Fargo Bank through January 18, 2021; finding that the meeting complies with the open meetings act; making other findings and provisions related to the subject; and declaring an effective date.

MOTION: Mayor Pro-tem Hines moved to approve item 9B to approve a resolution of the City of Hutto, Texas authorizing an extension of the depository agreement with the Wells Fargo Bank through January 18, 2021; finding that the meeting complies with the open meetings act; making other findings and provisions related to the subject; and declaring an effective date. Councilmember Grimm seconded the motion.

VOTE:

Ayes:	Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Lucio Valdez Councilmember Terri Grimm
Nays:	Mayor Doug Gaul

Abstain: None
Absent: Lucio Valdez

ACTION: The motion carried with 5 ayes and 1 nay.

9C. Consideration and possible action for a resolution authorizing the city manager to execute a Hotel Occupancy Tax Funding Agreement, not to exceed \$250,000.00, with GAR BROADCASTING, L.L.C., for the 2nd Annual KOKEFEST.

MOTION: Mayor Pro-tem Hines moved to approve item 9C authorizing the city manager to execute a Hotel Occupancy Tax Funding Agreement, not to exceed \$250,000.00, with GAR BROADCASTING, L.L.C., for the 2nd Annual KOKEFEST. Councilmember Grimm seconded the motion.

VOTE:

Ayes:	Mayor Doug Gaul Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Lucio Valdez Councilmember Terri Grimm
Nays:	None
Abstain:	None
Absent:	Lucio Valdez

ACTION: The motion carried with 6 ayes and 0 nays.

9D. Consideration and possible action on a resolution expressing the intent to award a contract for the construction of the Limmer Loop sidewalk as part of the Transportation Alternatives Program.

MOTION: Councilmember Killough moved to approve item 9D, a resolution expressing the intent to award a contract for the construction of the Limmer Loop sidewalk as part of the Transportation Alternatives Program. Councilmember Rose seconded the motion

VOTE:

Ayes:	Mayor Doug Gaul Councilmember Scott Rose Councilmember Nathan Killough Councilmember Lucio Valdez Councilmember Terri Grimm
Nays:	Mayor Pro-tem Tom Hines Councilmember Tim Jordan
Abstain:	None

Absent: Lucio Valdez

ACTION: The motion carried with 4 ayes and 2 nays.

10. CITY MANAGER COMMENTS:

- 10A. Presentation and discussion concerning the City's financial statements and investments as of December 31, 2017.
- 10B. Innovation Business Park update with Charlie Fulton, Titan Development.

11. WORK SESSION:

- 11A. Work Session on Mobility Master Plan with City Council and the Planning and Zoning Commission.

EXECUTIVE SESSION:

- 12A. Executive Session, as authorized by Section 551.074, Texas Government Code, Personnel Matters, to deliberate the appointment, employment, evaluation, or duties of public officer or employees: the appointment of Tax Increment Reinvestment Zone (TIRZ) board members
- 12B. Executive Session as authorized by §551.074, Texas Government Code, Personnel Matters, to deliberate the appointment and reappointment of board members for Building and Standards Commission, Ethics Review Commission, Historic Preservation Commission, Library Advisory Board, Parks Advisory Board, Planning and Zoning Commission, and Zoning Board of Adjustments
- 12C. Executive Session as authorized by Section 551.071, Texas Government Code, Consulting with Attorney: Manville Contract.

Mayor Doug Gaul recessed to executive session and reconvened into open session at 10:21 p.m.

12. ACTION RELATIVE TO EXECUTIVE SESSION:

- 13A. Consideration and possible action regarding the appointment of Tax Increment Reinvestment Zone (TIRZ) board members.

MOTION: Mayor Pro-tem Hines moved to accept the recommendation of the Commissioners' Court as board member, Scott Hazelmeyer and Larry Madson to the Tax Increment Reinvestment Zone board. Councilmember Killough seconded the motion.

<u>VOTE:</u>	Ayes:	Mayor Doug Gaul Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Lucio Valdez Councilmember Terri Grimm None
	Nays:	None
	Abstain:	None
	Absent:	Lucio Valdez

ACTION: The motion carried with 6 ayes and 0 nays.

- 13B. Consideration and possible action regarding appointments of board members to the Building and Standards Commission, Ethics Review Commission, Historic Preservation Commission, Library Advisory Board, Parks Advisory Board, Planning and Zoning Commission, and Zoning Board of Adjustments.

MOTION: Councilmember Grimm moved to appoint board member to the Building and Standards Board. Councilmember Jordan seconded the motion.

Building and Standards: Hope Brown to be reappointed to a 3 year term expiring 2020.
Olinda Ramirez to be reappointed to a 3 year term expiring 2020.
Rick Hudson to be reappointed to a 3 year term expiring 2020.

<u>VOTE:</u>	Ayes:	Mayor Doug Gaul Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Lucio Valdez
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Councilmember Terri Grimm
None
Nays: None
Abstain: None
Absent: Lucio Valdez

ACTION: The motion carried with 6 ayes and 0 nays.

MOTION: Councilmember Rose moved to appoint board member to the Ethics Review Commission. Councilmember Grimm seconded the motion.

Ethics Review Commission: Camille Baptist to be reappointed to a 2 year term expiring 2019.
Lori Brown-Duncan to be reappointed to a 2 year term expiring 2019.

VOTE: Ayes: Mayor Doug Gaul
Mayor Pro-tem Tom Hines
Councilmember Scott Rose
Councilmember Nathan Killough
Councilmember Tim Jordan
Councilmember Lucio Valdez
Councilmember Terri Grimm
None
Nays: None
Abstain: None
Absent: Lucio Valdez

ACTION: The motion carried with 6 ayes and 0 nays.

MOTION: Councilmember Killough moved to appoint board member to the Historic Preservation Board and accept new applications. Councilmember Jordan seconded the motion.

Historic Preservation Commission: Robert Lykins to be reappointed to a 2 year term expiring 2019.

VOTE: Ayes: Mayor Doug Gaul
Mayor Pro-tem Tom Hines
Councilmember Scott Rose
Councilmember Nathan Killough

Councilmember Tim Jordan
Councilmember Lucio Valdez
Councilmember Terri Grimm
None
Nays: None
Abstain: None
Absent: Lucio Valdez

ACTION: The motion carried with 6 ayes and 0 nays.

MOTION: Councilmember Killough moved to appoint board member to the Library Advisory Board. Mayor Pro-tem Hines seconded the motion.

Library Advisory Board: Tara Chappell to be reappointed to a 3 year term expiring 2020.
Della Owen to be appointed to a 3 year term expiring 2020.
Dwight Baker to be appointed to a term expiring 2020.
David Westbrook to be appointed to a term expiring 2018.

VOTE: Ayes: Mayor Doug Gaul
Mayor Pro-tem Tom Hines
Councilmember Scott Rose
Councilmember Nathan Killough
Councilmember Tim Jordan
Councilmember Lucio Valdez
Councilmember Terri Grimm
None
Nays: None
Abstain: None
Absent: Lucio Valdez

ACTION: The motion carried with 6 ayes and 0 nays.

MOTION: Councilmember Killough moved to appoint board member to the Parks Advisory Board. Mayor Pro-tem Hines seconded the motion.

Parks Advisory Board: Rose McMillan to be reappointed to a 3 year term expiring 2020.
Kelly Gaydos to be reappointed to a 3 year term expiring 2020.
Michael Orman to be appointed to a 3 year term expiring 2020.
David Lively to be appointed to a term expiring 2019.

VOTE: Ayes: Mayor Doug Gaul
Mayor Pro-tem Tom Hines

Councilmember Scott Rose
Councilmember Nathan Killough
Councilmember Tim Jordan
Councilmember Lucio Valdez
Councilmember Terri Grimm
None

Nays: None
Abstain: None
Absent: Lucio Valdez

ACTION: The motion carried with 6 ayes and 0 nays.

MOTION: Councilmember Grimm moved to appoint board members to the Planning and Zoning Board. Mayor Pro-tem Hines seconded the motion.

Planning and Zoning Board: Davey Robinson to be reappointed to a 2 year term expiring 2019.
Jessica Romigh to be reappointed to a 2 year term expiring 2019.
Tony Wertz to be reappointed to a 2 year term expiring 2019.
Steven Harris to be appointed to a term expiring 2018.
Linda Ortiz to be appointed to a term expiring 2018.

VOTE:

Ayes: Mayor Doug Gaul
Mayor Pro-tem Tom Hines
Councilmember Scott Rose
Councilmember Nathan Killough
Councilmember Tim Jordan
Councilmember Lucio Valdez
Councilmember Terri Grimm
None

Nays: None
Abstain: None
Absent: Lucio Valdez

ACTION: The motion carried with 6 ayes and 0 nays.

MOTION: Councilmember Grimm moved to appoint board members to the Zoning Board of Adjustment. Mayor Pro-tem Hines seconded the motion.

Zoning Board of Adjustments: Thomas McGowan to be reappointed to a 2 year term expiring 2019.
Randal Clark to be appointed to a 2 year term expiring 2019.
Rick Hudson to be appointed to a 2 year term expiring 2019.
Dana Lively to be appointed to a 2 year term expiring 2019

VOTE:

Ayes:	Mayor Doug Gaul Mayor Pro-tem Tom Hines Councilmember Scott Rose Councilmember Nathan Killough Councilmember Tim Jordan Councilmember Lucio Valdez Councilmember Terri Grimm None
Nays:	None
Abstain:	None
Absent:	Lucio Valdez

ACTION: The motion carried with 6 ayes and 0 nays.

13C. Consideration and possible action regarding the Manville contract.

No action

14. ADJOURNMENT

There being no further business, the meeting was adjourned at 10:34 p.m.

CITY OF HUTTO

Doug Gaul, Mayor

ATTEST:

Lisa L. Brown, City Secretary

**CITY OF HUTTO
CITY COUNCIL AGENDA**

AGENDA ITEM NO.: 8B. **AGENDA DATE:** February 15, 2018

PRESENTED BY: Carolyn Horner, AICP, Planning Director
of Business/Development Services

ITEM:

Consideration and possible action on a resolution approving the proposed Hutto Highlands Section 2 Phase 1 Final Plat, 73.30 acres, more or less, of land, 274 residential lots, located east of FM 1660 North at CR 132. (Carolyn Horner)

STRATEGIC GUIDE POLICY: Well Balanced & Diversified Economy

ITEM BACKGROUND:

The Hutto Highlands Section 2 Phase 1 Final Plat is located east of Hutto Highlands Section 1, along County Road 132. The Final Plat is approximately 73 acres and proposes 274 residential lots, one open space lot, one drainage lot, and approximately 14 acres of right-of-way.

The proposed subdivision is located within the Jonah Special Utility District (SUD) CCN for both water and sewer. Services for water and sewer will be provided by Jonah Special Utility District (SUD).

The proposed Final Plat is in compliance with the approved Preliminary Plat. The phasing as identified on the approved Preliminary Plat is revised with this Final Plat, but the revised phasing is in compliance with the subdivision regulations and fire needs.

A Traffic Impact Analysis study was completed by the applicant with the Preliminary Plat. With that study it was determined that the developer would be required to pay a proportion of future improvements to be constructed by the City or the Texas Department of Transportation. The funds are to be collected on a per lot proportionate basis. The applicant has paid the amount due for this phase of development.

All comments have been addressed.

BUDGETARY AND FINANCIAL SUMMARY:

Not applicable.

RELATED COUNCIL COMMITTEE OR ADVISORY BOARD RECOMMENDATIONS:

The Planning and Zoning Commission recommended approval to City Council on February 6, 2018. The motion passed unanimously.

CITY ATTORNEY REVIEW:

Not applicable.

STAFF RECOMMENDATION:

Staff recommends that the City Council approve the resolution.

SUPPORTING MATERIAL:

1. [Resolution - Hutto Highlands Section 2 Phase 1 Final Plat](#)
2. [Exhibit A - Hutto Highlands Section 2 Phase 1 Final Plat](#)

RESOLUTION NO.

A RESOLUTION APPROVING THE FINAL PLAT KNOWN AS "HUTTO HIGHLANDS SECTION 2 PHASE 1 FINAL PLAT"; IN THE CITY OF HUTTO, WILLIAMSON COUNTY, TEXAS.

WHEREAS, the Texas Local Government Code Chapter 212 and the City of Hutto Subdivision Ordinance requires the Planning and Zoning Commission to take action to recommend to the City Council whether or not to approve or disapprove a subdivision plat within thirty (30) days of the date an application is accepted, and;

WHEREAS, the Texas Local Government Code Chapter 212 and the City of Hutto Subdivision Ordinance requires the City Council take action to approve or disapprove a subdivision plat within thirty (30) days of the date of presentation at Planning and Zoning Commission, and;

WHEREAS, the Development Services Department and the City Engineer have reviewed the above referenced plat for compliance with statute and engineering standards, and;

WHEREAS, if City Council fails to take action on this plat within the prescribed thirty (30) day period, the plat is granted statutory approval, Now therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF HUTTO, TEXAS:

that the Hutto City Council hereby approves the resolution for the final plat known as "Hutto Highlands Section 2 Phase 1 Final Plat", a copy of same being attached hereto as "Exhibit A" and incorporated herein for all purposes.

CONSIDERED and RESOLVED on this the **15th** day of the month **February, 2018**.

THE CITY OF HUTTO, TEXAS

Doug Gaul, Mayor

ATTEST:

Lisa L. Brown, City Secretary

RESOLUTION NO.

A RESOLUTION APPROVING THE FINAL PLAT KNOWN AS "HUTTO HIGHLANDS SECTION 2 PHASE 1 FINAL PLAT"; IN THE CITY OF HUTTO, WILLIAMSON COUNTY, TEXAS.

WHEREAS, the Texas Local Government Code Chapter 212 and the City of Hutto Subdivision Ordinance requires the Planning and Zoning Commission to take action to recommend to the City Council whether or not to approve or disapprove a subdivision plat within thirty (30) days of the date an application is accepted, and;

WHEREAS, the Texas Local Government Code Chapter 212 and the City of Hutto Subdivision Ordinance requires the City Council take action to approve or disapprove a subdivision plat within thirty (30) days of the date of presentation at Planning and Zoning Commission, and;

WHEREAS, the Development Services Department and the City Engineer have reviewed the above referenced plat for compliance with statute and engineering standards, and;

WHEREAS, if City Council fails to take action on this plat within the prescribed thirty (30) day period, the plat is granted statutory approval, Now therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF HUTTO, TEXAS:

that the Hutto City Council hereby approves the resolution for the final plat known as "Hutto Highlands Section 2 Phase 1 Final Plat", a copy of same being attached hereto as "Exhibit A" and incorporated herein for all purposes.

CONSIDERED and RESOLVED on this the **15th** day of the month **February, 2018**.

THE CITY OF HUTTO, TEXAS

Doug Gaul, Mayor

ATTEST:

Lisa L. Brown, City Secretary

**CITY OF HUTTO
CITY COUNCIL AGENDA**

AGENDA ITEM NO.: 8C. **AGENDA DATE:** February 15, 2018

PRESENTED BY: Carolyn Horner, AICP, Planning Director
of Business/Development Services

ITEM:

Consideration and possible action on a resolution approving the proposed Hansons Corner Addition Resubdivision of Lots 3A and 3B Block A Final Plat, 8.201 acres, more or less, of land, four commercial lots, located at the northeast corner of US 79 West and Ed Schmidt Boulevard (in the Home Depot center). (Carolyn Horner)

STRATEGIC GUIDE POLICY: Well Balanced & Diversified Economy

ITEM BACKGROUND:

The Hanson's Corner Addition Resubdivision of Lots 3A and 3B, Block A Final Plat is proposing a 8.201 acre subdivision consisting of 4 non-residential lots. The proposed subdivision is located on the eastern side of Ed Schmidt Boulevard, just north of Highway 79. The lots are part of the Hanson's Corner development.

These new pad sites will connect to the existing Hanson's Corner retail sites with joint access easements. There will be one driveway access point to Ed Schmidt. Utilities within the Hanson's Corner development are private. The existing drainage pond on the southern boundary of the development will be used for this portion of the development.

All comments have been addressed.

BUDGETARY AND FINANCIAL SUMMARY:

Not applicable.

RELATED COUNCIL COMMITTEE OR ADVISORY BOARD RECOMMENDATIONS:

The Planning and Zoning Commission recommended approval to City Council on February 6, 2018. The motion passed unanimously.

CITY ATTORNEY REVIEW:

Not applicable.

STAFF RECOMMENDATION:

Staff recommends that the Council approve the resolution.

SUPPORTING MATERIAL:

1. [Resolution - Hansons Corner Resubdivision of Lots 3A-3B Block A](#)
2. [Exhibit A - Hansons Corner Addition Resubdivision of Lots 3A-3B Block A Final Plat](#)

RESOLUTION NO.

**A RESOLUTION APPROVING THE FINAL PLAT KNOWN AS
"HANSONS CORNER ADDITION RESUBDIVISION OF LOTS 3A AND 3B
BLOCK A"; IN THE CITY OF HUTTO, WILLIAMSON COUNTY, TEXAS.**

WHEREAS, the Texas Local Government Code Chapter 212 and the City of Hutto Subdivision Ordinance requires the Planning and Zoning Commission to take action to recommend to the City Council whether or not to approve or disapprove a subdivision plat within thirty (30) days of the date an application is accepted, and;

WHEREAS, the Texas Local Government Code Chapter 212 and the City of Hutto Subdivision Ordinance requires the City Council take action to approve or disapprove a subdivision plat within thirty (30) days of the date of presentation at Planning and Zoning Commission, and;

WHEREAS, the Development Services Department and the City Engineer have reviewed the above referenced plat for compliance with statute and engineering standards, and;

WHEREAS, if City Council fails to take action on this plat within the prescribed thirty (30) day period, the plat is granted statutory approval, Now therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF HUTTO, TEXAS:

that the Hutto City Council hereby approves the resolution for the final plat known as "Hansons Corner Addition Resubdivision of Lots 3A and 3B Block A", a copy of same being attached hereto as "Exhibit A" and incorporated herein for all purposes.

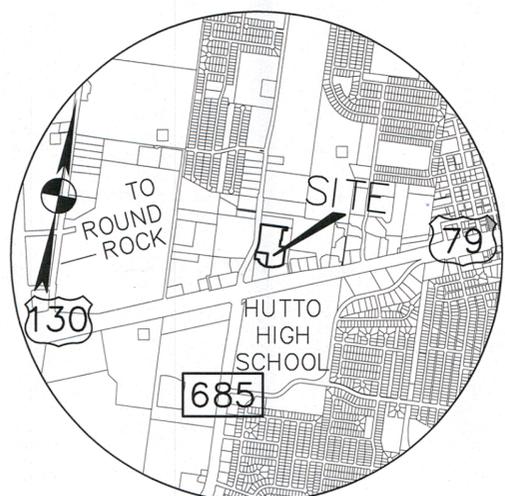
CONSIDERED and RESOLVED on this the **15th** day of the month **February, 2018**.

THE CITY OF HUTTO, TEXAS

Doug Gaul, Mayor

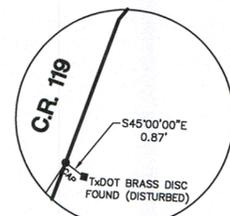
ATTEST:

Lisa L. Brown, City Secretary



VICINITY MAP
1:2000'

LOT 1 BLOCK A
TOWNWEST COMMONS
SECTION FOUR
CAB. CC, SLIDES 291-292



DETAIL "A"

HANSON'S CORNER ADDITION RESUBDIVISION OF LOTS 3A AND 3B, BLOCK "A"

CITY OF HUTTO, COUNTY OF WILLIAMSON, STATE OF TEXAS

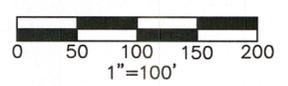
P.O.C.
N14°15'18"W +/-5920'
(APPROXIMATE TIE)
TO NW CORNER OF
NATHANIEL EDWARDS
SURVEY ABSTRACT NO. 225

4.853 ACRES
HIPPO PARTNERS 04, LTD.
DOC. NO. 2005012634

39.34 ACRES
KALOGRIDIS AND
KALOGRIDIS
DEVELOPMENT, LLC
DOCUMENT NO.
2017077907

LEGEND

- CAP 1/2" IRON ROD WITH "BURY"
CAP FOUND (UNLESS NOTED)
- ⊗ CHISELED "X" FOUND
- ▲ PK PK NAIL FOUND
- 1/2" IRON ROD WITH
"STANTEC" CAP SET
- P.U.E. PUBLIC UTILITY EASEMENT
- P.O.C. POINT OF COMMENCEMENT
- P.O.B. POINT OF BEGINNING



BEARING BASIS NOTE:

THE BASIS OF BEARING OF THE SURVEY SHOWN HEREON IS TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 83(96), UTILIZING WESTERN DATA SYSTEMS CONTINUALLY OPERATING REFERENCE STATION (CORS) NETWORK.

BENCHMARK DATA:

VERTICAL DATUM: NAVD88-GEOID 12A

BENCHMARK "H-2" - CITY OF HUTTO BRASS CAP STAMPED "H-2" SET IN CONCRETE AT AN ANGLE IN NORTH FENCE LINE AT ELEVATED WATER STORAGE TANK AT HUTTO HIGH SCHOOL, ±32' SOUTH OF SOUTH EDGE OF PAVEMENT OF FRONT STREET. OBSERVED GPS ELEVATION=638.71'

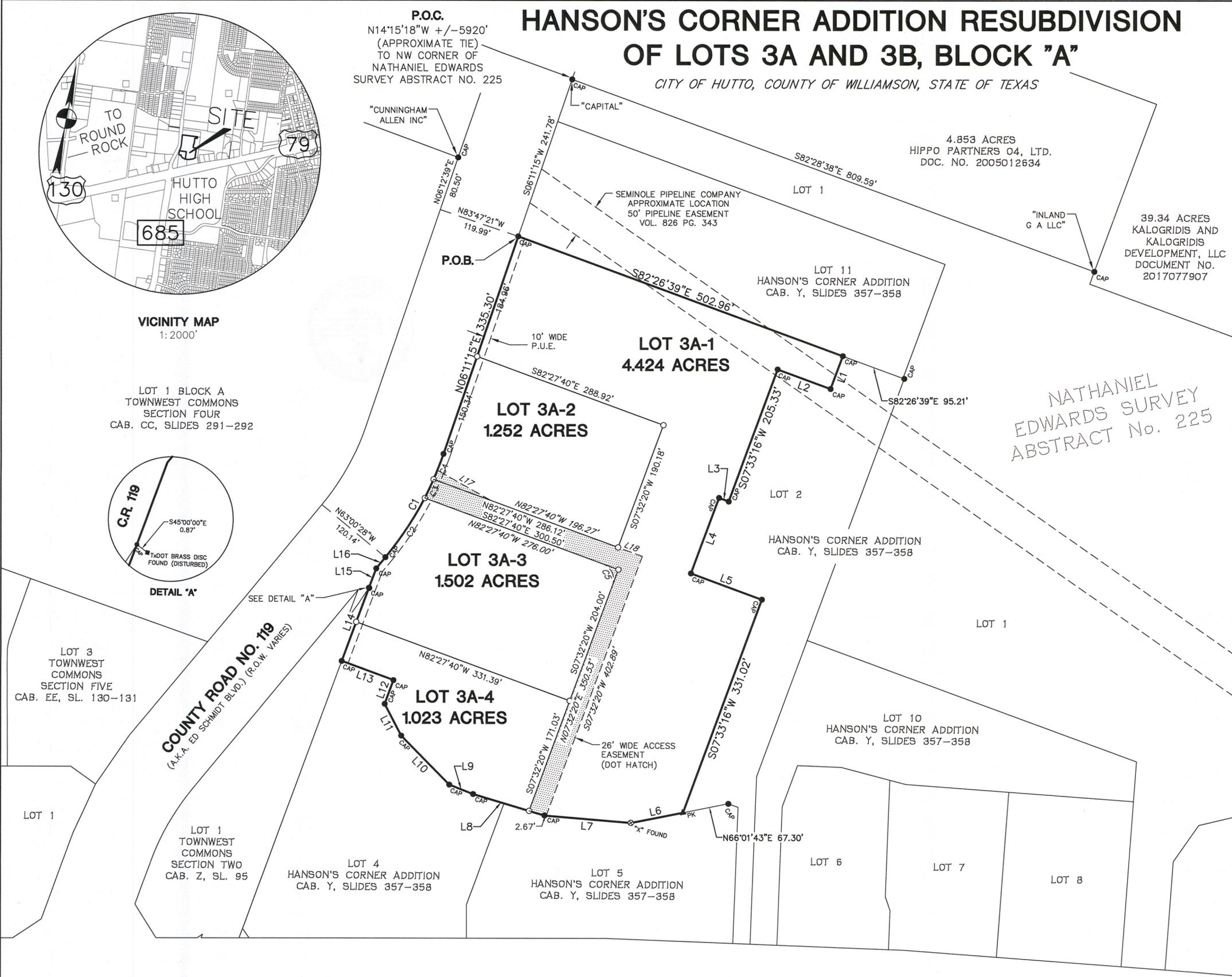
LINE TABLE		
NO.	BEARING	DISTANCE
L1	S7°33'16"W	51.00'
L2	N82°26'39"W	82.00'
L3	N82°26'39"W	15.00'
L4	S7°33'16"W	117.50'
L5	S82°26'39"E	109.98'
L6	S66°01'43"W	77.11'
L7	S82°11'58"W	126.19'
L8	N85°57'33"W	108.57'
L9	N81°17'22"W	37.25'

LINE TABLE		
NO.	BEARING	DISTANCE
L10	N57°10'30"W	100.00'
L11	N40°11'52"W	52.27'
L12	N7°36'25"E	36.94'
L13	N82°23'35"W	80.22'
L14	N7°36'25"E	113.91'
L15	N7°39'38"E	29.95'
L16	N27°00'05"E	20.93'
L17	S73°22'50"E	90.33'
L18	N82°27'40"W	37.62'

CURVE TABLE					
NO.	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C1	173.98'	480.00'	20°46'03"	N16°37'03"E	173.03'
C2	103.95'	480.00'	12°24'27"	N20°47'51"E	103.74'
C3	30.13'	480.00'	3°35'48"	N12°47'43"E	30.13'
C4	39.90'	480.00'	4°45'47"	N08°36'55"E	39.89'
C5	38.48'	24.50'	90°00'00"	N37°27'40"W	34.65'

HANSON'S CORNER ADDITION RESUBDIVISION OF LOTS 3A AND 3B, BLOCK "A"

OWNER: HIPPO PARTNERS 04, LTD
ACREAGE: 8.201
SURVEY: NATHANIEL EDWARDS SURVEY
ABSTRACT NO. 225
NO. OF BLOCKS: 1
NO. OF LOTS: 4
NEW STREETS: NONE
DATE: 12-01-17
SURVEYOR: STANTEC CONSULTING
SERVICES, INC.
ENGINEER: STANTEC CONSULTING
SERVICES, INC.



U.S. HIGHWAY NO. 79
(R.O.W. VARIES)

SHEET
1
OF 2

UNION PACIFIC RAILROAD (100' R.O.W.)



HANSON'S CORNER ADDITION RESUBDIVISION OF LOTS 3A AND 3B, BLOCK "A"

CITY OF HUTTO, COUNTY OF WILLIAMSON, STATE OF TEXAS

OWNER'S CERTIFICATION:

STATE OF TEXAS §
COUNTY OF WILLIAMSON §
KNOW ALL MEN BY THESE PRESENTS

I, HIPPO PARTNERS 04, LTD., A TEXAS LIMITED PARTNERSHIP, ACTING BY AND THROUGH EGP RETAIL MANAGEMENT, L.L.C., A TEXAS LIMITED LIABILITY COMPANY, THROUGH DAVID ROCHE, EXECUTIVE VICE PRESIDENT, BEING THE OWNER OF THE CERTAIN 8.201 ACRE TRACT OF LAND SHOWN HEREON AND BEING A PORTION OF THAT CERTAIN 35.413 ACRE TRACT OF LAND CONVEYED TO HIPPO PARTNERS 04, LTD., BY DEED OF RECORD IN DOCUMENT NO. 2004031090 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, DO HEREBY STATE THAT THERE ARE NO LIEN HOLDERS OF THE CERTAIN TRACT OF LAND, AND DO HEREBY RESUBDIVIDE SAID TRACT AS SHOWN HEREON, AND DO HEREBY CONSENT TO ALL PLAT NOTE REQUIREMENTS SHOWN HEREON, AND DO HEREBY DEDICATE TO THE CITY OF HUTTO THE STREETS, ALLEYS, RIGHTS-OF-WAY, EASEMENTS AND PUBLIC PLACES SHOWN HEREON FOR SUCH PUBLIC PURPOSES AS THE CITY OF HUTTO MAY DEEM APPROPRIATE. THIS SUBDIVISION IS TO BE KNOWN AS "HANSON'S CORNER ADDITION RESUBDIVISION OF LOTS 3A AND 3B BLOCK "A".

TO CERTIFY WHICH, WITNESS BY MY HAND THIS _____ DAY OF _____, 20____.

DAVID ROCHE, EXECUTIVE VICE PRESIDENT DATE

HIPPO PARTNERS 04, LTD.,
A TEXAS LIMITED PARTNERSHIP
500 W 5TH STREET, SUITE 700
AUSTIN, TEXAS 78701

BY: EGP RETAIL MANAGEMENT, L.L.C.,
A TEXAS LIMITED LIABILITY COMPANY
ITS GENERAL PARTNER

STATE OF TEXAS §

COUNTY OF TRAVIS §

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THE _____ DAY OF _____, 2018, BY _____

KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND HAS ACKNOWLEDGED TO ME THAT FOREGOING INSTRUMENT WAS EXECUTED FOR THE PURPOSES THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS _____ DAY OF _____, 2018 A.D.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS.

MY COMMISSION EXPIRES _____

ENGINEER'S CERTIFICATION:

I, LANCE R. ORITI, REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS PLAT IS IN COMPLIANCE WITH THE UNIFIED DEVELOPMENT CODE (UDC) CODES AND ORDINANCES OF THE CITY OF HUTTO, TEXAS

TO CERTIFY WHICH, WITNESS MY HAND AND SEAL AT AUSTIN, TRAVIS COUNTY, TEXAS,

THIS 17th DAY OF January, 2018.

Lance R. Oriti DATE 1-17-18
LANCE R. ORITI, P.E.
TEXAS REGISTRATION NO. 96173
STANTEC CONSULTING SERVICES, INC.
1905 ALDRICH STREET, SUITE 300
AUSTIN, TEXAS 78723



SURVEYOR'S CERTIFICATION:

THE STATE OF TEXAS §

COUNTY OF WILLIAMSON §

THAT I, MARK J. JEZISEK, REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECTLY MADE FROM AN ACTUAL SURVEY MADE ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREON, AND THAT THERE ARE NO APPARENT DISCREPANCIES, CONFLICTS, OVERLAPPING OF IMPROVEMENTS, VISIBLE UTILITY LINES OR ROADS IN PLACE, EXCEPT AS SHOWN ON THE ACCOMPANYING PLAT, AND THAT THE CORNER MONUMENTS SHOWN THEREON WERE PROPERLY PLACED UNDER MY SUPERVISION IN ACCORDANCE WITH THE UNIFIED DEVELOPMENT CODE (UDC) CODES AND ORDINANCES OF THE CITY OF HUTTO, TEXAS.

TO CERTIFY WHICH, WITNESS MY HAND AND SEAL AT AUSTIN, TRAVIS COUNTY, TEXAS, THIS 17th DAY OF January, 2018.

Mark J. Jezisek DATE 1/17/18
MARK J. JEZISEK, R.P.L.S.
TEXAS REGISTRATION NO. 5267
STANTEC CONSULTING SERVICES, INC.
1905 ALDRICH STREET, SUITE 300
AUSTIN, TEXAS 78723



GENERAL NOTES:

- 1) NO BUILDING, FENCING, LANDSCAPING OR STRUCTURES ARE ALLOWED WITHIN ANY DRAINAGE OR WASTEWATER EASEMENT UNLESS EXPRESSLY PERMITTED BY THE CITY OF HUTTO.
- 2) BUILDING SETBACKS SHALL CONFORM TO UDC REQUIREMENTS.
- 3) NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTION IS MADE TO PUBLIC WATER AND WASTEWATER UTILITIES.
- 4) STREET LIGHTING SHALL BE PROVIDED BY THE DEVELOPER IN CONFORMANCE WITH THE UDC REQUIREMENTS.
- 5) UTILITY NOTES
A. WITHIN CCN
1. WATER AND WASTEWATER WILL BE AVAILABLE THROUGH THE CITY OF HUTTO AFTER THE APPROPRIATE WATER AND WASTEWATER SYSTEMS ARE INSTALLED TO THIS SITE. THE CITY OF HUTTO ASSUMES NO OBLIGATIONS FOR INSTALLING ANY WATER AND WASTEWATER IMPROVEMENTS REQUIRED TO SERVE THIS SITE.
- 6) FLOODPLAIN NOTES:
A. ULTIMATE FLOODPLAIN
1. NO PORTION OF THIS TRACT IS ENCLOSED BY THE ULTIMATE 1% ANNUAL CHANCE FLOODPLAIN.
B. EXISTING FLOODPLAIN
1. NO PORTION OF THIS TRACT IS ENCLOSED BY ANY SPECIAL FLOOD HAZARD AREAS INUNDATED BY THE 1% ANNUAL CHANCE FLOODPLAIN AS IDENTIFIED BY THE U.S. FEDERAL EMERGENCY MANAGEMENT AGENCY BOUNDARY MAP (FLOOD INSURANCE RATE MAP) COMMUNITY PANEL NUMBER 48491C0520E, EFFECTIVE DATE SEPTEMBER 26, 2008, FOR WILLIAMSON COUNTY, TEXAS.
- 7) IN ORDER TO PROMOTE DRAINAGE AWAY FROM A STRUCTURE, THE SLAB ELEVATIONS SHALL BE BUILT AT LEAST ONE (1) FOOT ABOVE THE SURROUNDING GROUND AND SHOULD BE GRADED AWAY FROM THE STRUCTURE AT A SLOPE OF 1/2" PER FOOT FOR A DISTANCE OF AT LEAST TEN (10) FEET.
- 9) ALL SUBDIVISION CONSTRUCTION SHALL CONFORM TO THE CITY OF HUTTO UNIFIED DEVELOPMENT CODE, CONSTRUCTION STANDARDS, AND GENERALLY ACCEPTED ENGINEERING PRACTICES.
- 10) ON-SITE STORMWATER DETENTION FACILITIES WERE PROVIDED WITH THE HANSON'S CORNER SITE PLAN TO REDUCE POST-DEVELOPMENT PEAK RATES OF DISCHARGE OF THE 2, 10, 25 AND 100-YEAR STORM EVENTS.
- 11) ALL EASEMENTS ON PRIVATE PROPERTY SHALL BE MAINTAINED BY THE PROPERTY OWNER OR HIS OR HER ASSIGNS.
- 12) ALL DRAINAGE LOTS SHALL BE OWNED AND MAINTAINED AS REGULATED BY THE RESTRICTION AGREEMENT AND GRANT OF EASEMENTS BETWEEN HIPPO PARTNERS 04, LTD., A TEXAS LIMITED PARTNERSHIP AND HOME DEPOT U.S.A., INC. A DELAWARE CORPORATION DATED APRIL 22, 2004, RECORDED IN DOCUMENT NO. 2004031099 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS.
- 13) LOTS IN THIS SUBDIVISION ARE SUBJECT TO THE COVENANT REGARDING UNIFIED DEVELOPMENT AND JOINT ACCESS RECORDED IN DOCUMENT NUMBER 2004037415 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS.
- 14) THIS SUBDIVISION IS SUBJECT TO ALL GENERAL NOTES AND RESTRICTIONS APPEARING ON THE PLAT OF LOTS 1-11, BLOCK "A" HANSON'S CORNER ADDITION, RECORDED IN CABINET Y, SLIDES 357-358, OF PLAT RECORDS OF WILLIAMSON COUNTY, TEXAS.
- 15) ALL PUBLIC UTILITY EASEMENTS THAT ARE REQUIRED AND NOT SHOWN ON THIS PLAT SHALL BE DEDICATED BY SEPARATE INSTRUMENT AND SHALL BE RECORDED BEFORE ACCEPTANCE OF IMPROVEMENTS AND BEFORE A CERTIFICATE OF OCCUPANCY IS ISSUED TO THE LOT CONTAINING THE EASEMENTS.
- 16) MAXIMUM IMPERVIOUS COVER FOR HANSON'S CORNER IS 80%.

COUNTY CLERK CERTIFICATION

STATE OF TEXAS §
COUNTY OF WILLIAMSON §
KNOW ALL MEN BY THESE PRESENTS

I, NANCY RISTER, CLERK OF THE COUNTY COURT OF SAID COUNTY, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT IN WRITING, WITH ITS CERTIFICATION OF AUTHENTICATION, WAS FILED FOR RECORD IN MY OFFICE

ON THE _____ DAY OF _____ A.D., 2018, AT _____ O'CLOCK,

____M. AND DULY RECORDED ON THE _____ DAY OF _____ A.D.,

2018 AT _____ O'CLOCK, ____M. IN THE PLAT RECORDS OF SAID COUNTY, IN

DOCUMENT NO. _____
WITNESS MY HAND AND SEAL OF THE COUNTY COURT OF SAID COUNTY, AT OFFICE IN GEORGETOWN, TEXAS, THE DATE LAST ABOVE WRITTEN.

NANCY RISTER, CLERK, COUNTY COURT
WILLIAMSON COUNTY, TEXAS

BY: _____
DEPUTY

OF 8.201 ACRES OF LAND OUT OF THE NATHANIEL EDWARDS SURVEY ABSTRACT NO. 225, SITUATED IN THE CITY OF HUTTO, WILLIAMSON COUNTY, TEXAS, BEING ALL OF LOT 3A AND LOT 3B, BLOCK "A" OF HANSON'S CORNER ADDITION RESUBDIVISION OF LOT 3 BLOCK A, A SUBDIVISION OF RECORD IN DOCUMENT NO. 2015017853 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS; SAID LOT 3A AND LOT 3B BEING A PORTION OF THAT CERTAIN 34.413 ACRES OF LAND CONVEYED TO HIPPO PARTNERS 04, LTD., BY DEED OF RECORD IN DOCUMENT NO. 2004031090 OF SAID OFFICIAL PUBLIC RECORDS; SAID 8.201 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING, AT A 1/2 INCH IRON ROD WITH CAP STAMPED "CAPITAL" FOUND IN THE EASTERLY RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 119 (ALSO KNOWN AS ED SCHMIDT BOULEVARD)(R.O.W. WIDTH VARIES) BEING THE SOUTHWESTERLY CORNER OF THAT CERTAIN 4.853 ACRE TRACT OF LAND CONVEYED TO HIPPO PARTNERS 04, LTD. BY DEED OF RECORD IN DOCUMENT NO. 2005012634 OF SAID OFFICIAL PUBLIC RECORDS, SAME BEING THE NORTHWESTERLY CORNER OF LOT 1, BLOCK "A" OF HANSON'S CORNER ADDITION A SUBDIVISION OF RECORD IN CABINET Y, SLIDES 357-358 OF THE PLAT RECORDS OF WILLIAMSON COUNTY, TEXAS, FROM WHICH A 1/2 INCH IRON ROD WITH "INLAND G A LLC" CAP FOUND AT THE SOUTHEASTERLY CORNER OF SAID 4.853 ACRE TRACT, BEING AN ANGLE POINT IN THE NORTHERLY LINE OF SAID LOT 1;

THENCE, S06°11'15"W, ALONG THE EASTERLY RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 119, BEING THE WESTERLY LINES OF LOT 11 AND SAID LOT 1 OF HANSON'S CORNER ADDITION, A DISTANCE OF 241.78 FEET TO A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND AT THE SOUTHWESTERLY CORNER OF SAID LOT 11 FOR THE POINT OF BEGINNING AND NORTHWESTERLY CORNER OF SAID LOT 3A AND HEREOF;

THENCE, LEAVING THE EASTERLY RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 119, ALONG THE NORTHERLY AND EASTERLY LINES OF SAID LOT 3A, BEING THE SOUTHERLY AND WESTERLY LINES OF LOTS 11 AND 2 OF SAID HANSON'S CORNER ADDITION, FOR THE NORTHERLY AND EASTERLY LINES HEREOF, THE FOLLOWING EIGHT (8) COURSES AND DISTANCES:

- 1) S82°26'39"E, A DISTANCE OF 502.96 FEET TO A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND FOR THE NORTHEASTERLY CORNER HEREOF, FROM WHICH A 1/2" IRON ROD WITH "BURY" CAP FOUND AT THE NORTHEASTERLY CORNER OF SAID LOT 2, BEARS S82°26'39"E, A DISTANCE OF 95.21 FEET;
 - 2) S07°33'16"W, A DISTANCE OF 51.00 FEET TO A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND FOR AN ANGLE POINT;
 - 3) N82°26'39"W, A DISTANCE OF 82.00 FEET TO A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND FOR AN ANGLE POINT;
 - 4) S07°33'16"W, A DISTANCE OF 205.33 FEET TO A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND FOR AN ANGLE POINT;
 - 5) N82°26'39"W, A DISTANCE OF 15.00 FEET TO A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND FOR AN ANGLE POINT;
 - 6) S07°33'16"W, A DISTANCE OF 117.50 FEET TO A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND FOR AN ANGLE POINT;
 - 7) S82°26'39"E, A DISTANCE OF 109.98 FEET TO A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND FOR AN ANGLE POINT;
 - 8) S07°33'16"W, A DISTANCE OF 331.02 FEET TO A PK NAIL FOUND IN THE NORTHERLY LINE OF LOT 5 OF SAID HANSON'S CORNER ADDITION, FOR THE SOUTHEASTERLY CORNER HEREOF, FROM WHICH A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND AT AN ANGLE POINT IN SAID NORTHERLY LINE OF LOT 5, BEARS N66°01'43"E, A DISTANCE OF 67.30 FEET;
- THENCE, ALONG THE NORTHERLY LINES OF LOT 5 AND LOT 4 OF SAID HANSON'S CORNER ADDITION, BEING THE SOUTHERLY LINE OF SAID LOT 3A AND LOT 3B, FOR THE SOUTHERLY LINES HEREOF, THE FOLLOWING EIGHT (8) COURSES AND DISTANCES:
- 1) S66°01'43"W, A DISTANCE OF 77.11 FEET TO A CUT "X" FOUND FOR AN ANGLE POINT;
 - 2) S82°11'58"W, A DISTANCE OF 126.19 FEET TO A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND FOR AN ANGLE POINT;
 - 3) N85°57'33"W, PASSING A 1/2 INCH IRON ROD WITH "RPLS 2133" CAP FOUND AT THE COMMON NORTHERLY CORNER OF SAID LOTS 4 AND 5 A DISTANCE OF 108.57 FEET TO A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND FOR AN ANGLE POINT;
 - 4) N81°17'22"W, A DISTANCE OF 37.25 FEET TO A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND FOR AN ANGLE POINT;
 - 5) N57°10'30"W, A DISTANCE OF 100.00 FEET TO A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND FOR AN ANGLE POINT;
 - 6) N40°11'52"W, A DISTANCE OF 52.27 FEET TO A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND FOR AN ANGLE POINT;
 - 7) N07°36'25"E, A DISTANCE OF 36.94 FEET TO A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND FOR AN ANGLE POINT;
 - 8) N82°23'35"W, A DISTANCE OF 80.22 FEET TO A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND IN THE EASTERLY LINE OF LOT 1 TOWNWEST COMMONS SECTION TWO, A SUBDIVISION OF RECORD IN CABINET Z, SLIDE 95 OF SAID PLAT RECORDS, BEING THE NORTHWESTERLY CORNER OF SAID LOT 4, FOR THE SOUTHWESTERLY CORNER OF SAID LOT 3B AND HEREOF;

THENCE, N07°36'25"E, ALONG THE WESTERLY LINE OF SAID LOT 3B, BEING THE EASTERLY LINE OF SAID LOT 1 TOWNWEST COMMONS SECTION TWO, FOR A PORTION OF THE WESTERLY LINE HEREOF, A DISTANCE OF 113.91 FEET TO A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND FOR THE NORTHERNMOST CORNER OF SAID LOT 1 TOWNWEST COMMONS SECTION TWO, BEING A POINT IN THE EASTERLY RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 119, FROM WHICH A DISTURBED TxDOT BRASS DISC IN CONCRETE FOUND BEARS S45°00'00"E, A DISTANCE OF 0.87 FEET;

THENCE, CONTINUING ALONG THE EASTERLY RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 119, BEING THE WESTERLY LINE OF SAID LOT 3B AND LOT 3A, FOR THE REMAINDER OF THE WESTERLY LINE HEREOF, THE FOLLOWING FOUR (4) COURSES AND DISTANCES:

- 1) N07°39'38"E, A DISTANCE OF 29.95 FEET TO A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND FOR AN ANGLE POINT;
- 2) N27°00'05"E, A DISTANCE OF 20.93 FEET TO A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND FOR THE POINT OF CURVATURE OF A TANGENT CURVE TO THE LEFT;
- 3) ALONG SAID CURVE WITH AN ARC LENGTH OF 173.98 FEET, A RADIUS OF 480.00 FEET, A CENTRAL ANGLE OF 20°46'03", THE CHORD OF WHICH BEARS N16°37'03"E FOR A DISTANCE OF 173.03 FEET TO A 1/2 INCH IRON ROD WITH "BURY" CAP FOUND FOR THE END OF SAID CURVE;
- 4) N06°11'15"E, A DISTANCE OF 335.30 FEET TO THE POINT OF BEGINNING, CONTAINING AN AREA OF 8.201 ACRES (357,252 SQ. FT.) OF LAND, MORE OR LESS, WITHIN THESE METES AND BOUNDS.

CITY MAYOR AND CITY SECRETARY SIGNATURES:

THIS PLAT WAS APPROVED FOR RECORDING BY THE HUTTO CITY COUNCIL ON THE _____ DAY OF _____, 20____.

DOUG GAUL, MAYOR DATE LUCRETIA ALVAREZ, CITY SECRETARY DATE

**HANSON'S CORNER ADDITION
RESUBDIVISION OF LOTS 3A
AND 3B, BLOCK "A"**

Stantec
1905 Aldrich Street, Suite 300
Austin, Texas 78723
Tel. (512) 328-0011 Fax (512) 328-0325
TBPE # F-6324 TBPLS # 10194230
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Received 1/22/18
 HUTTO CITY OF
WWW.HUTTOTX.GOV

**CITY OF HUTTO
CITY COUNCIL AGENDA**

AGENDA ITEM NO.:

8D.

AGENDA DATE: February 15, 2018

PRESENTED BY:

ITEM:

Consideration and possible action on a resolution approving purchase of a storage array network with Freeit Data Solutions for an amount not to exceed \$61,000.00. (David Mason)

STRATEGIC GUIDE POLICY: Infrastructure & Growth

ITEM BACKGROUND:

This continues the upgrade of our core network, following the new switches last fall. Our current storage array is nearing end-of-life, and this new storage array will work faster and more efficiently. It will triple our data storage capacity and will also include "snapshots" of data we can schedule for backup and disaster recovery. It is scalable and should take us well into the foreseeable future. It was approved in this year's budget, and is within the budget for this item. This is a DIR contract quote, which meets bid requirements.

BUDGETARY AND FINANCIAL SUMMARY:

This will expend \$43,200.00 from account 10-010-005-6605, \$15,224.74 from account 10-010-005-6412, and \$2,125.00 from account 10-010-005-6405. All of these amounts are available in the budget.

RELATED COUNCIL COMMITTEE OR ADVISORY BOARD RECOMMENDATIONS:

N/A

CITY ATTORNEY REVIEW:

N/A

STAFF RECOMMENDATION:

Staff recommends approval of this purchase.

SUPPORTING MATERIAL:

1. [Bid](#)
2. [Resolution](#)



Contract No: DIR-TSO-2716
TAX ID#: 27-2209002
Term: NET 30
FOB: Destination

City of Hutto
 David Reeves
 401 W Front St
 Hutto, TX 78634-4203
 Ph: (512) 759-4026
 david.reeves@huttotx.gov

Quote Number: 120815821
Quote Date: 1/8/2018
Expiration Date: 2/7/2018

Freeit Data Solutions, Inc.
 1214 W. 6th St., Ste. 210
 Austin, TX 78703
 PH: (800) 478-5161 / FAX: (888) 416-0471

Freeit Contact: Joe White
 (216) 235-7816 Joe@freeitdata.com

Qty	Part Number	Description	Unit Price	Ext Price
Nimble CS1000 Adaptive Flash Array - 5yr Support				
Hardware/ Software				
1	C1K-QG-42T-E	CS1000, 2X10GBASET, QUAD 1GBE (QTY. 1 PAIR), 21 X 2TB HDD, QTY 1 X 3 X 960GB SSDS Capacity: 42TB Raw/ Approx. 33.27-49.9TB Usable <u>INCLUDED SOFTWARE CAPABILITIES:</u> - Thin Provisioning, Zero Copy Cloning, Inline Compression - Efficient Snapshots, Efficient Replication with Compression - VMWare Integration – Plugins, VAAI, Snap/Restore integration - NPM: Nimble Protection Manager - Microsoft Integration – HyperV, SQL, Exch, SP, VSS, Snap/Restore integration	\$43,200.00	\$43,200.00
Support				
1	SLA-4HR	4HR PARTS DEL, SW SUP & INFOSIGHT - NEXTGEN ARRAYS Support Period Duration: 60 Months	\$15,224.74	\$15,224.74
Services				
1	FDS-SMTRSRT	Freeit Smart Start Installation	\$2,125.00	\$2,125.00

List Total: \$121,627.84
 DIR Discounted Total: \$112,318.25
 Shipping and Tax not applicable: \$0.00
 Additional Discount: (\$51,768.51)
Grand Total: \$60,549.74

Customer Signature of Acceptance

PO#

By issuance of a PO, I acknowledge that I have the authority on behalf of my company to make purchasing decisions to order the items in this quote and to begin project initiation. This quote is subject to and will be governed by the terms and conditions and RMA policy located at www.freeitdata.com and will govern our relationship and any PO issued in relation to this quote. Any and all competing or conflicting terms and conditions are hereby unconditionally rejected.

RESOLUTION NO. R-_____

A RESOLUTION AUTHORIZING PURCHASE OF STORAGE ARRAY NETWORK WITH FREEIT DATA SOLUTIONS FOR A TOTAL AMOUNT OF \$60,549.74

WHEREAS, City of Hutto desires to continue the upgrading of our core network, as the current storage array is nearing the end-of-life and a new storage array will work faster and more efficiently; and

WHEREAS, the upgrade of a storage array will triple the City's data storage capacity and is scalable and will support the City well into the foreseeable future; and

WHEREAS, the purchase a storage array network from Freeit Data Solutions is within the budget and meets bid requirements;

NOW THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF HUTTO, TEXAS,

The bid by Freeit Data Solutions is approved for the purchase described on quote number 120815821 for a total amount of \$60,549.74.

RESOLVED on this the 15th day of the month of February, **2018**.

CITY OF HUTTO, TEXAS

DOUG GAUL, MAYOR

ATTEST:

Lisa L. Brown, City Secretary

**CITY OF HUTTO CITY
COUNCIL AGENDA**

AGENDA ITEM NO.: 9D. **AGENDA DATE:** November 02, 2017

PRESENTED BY: Odis Jones, City Manager

ITEM: Consideration and possible action on a resolution authorizing the City Manager to negotiate and execute a Certificate of Convenience and Necessity (CCN) agreement with Jonah Water Special Utility District (Odis Jones)

STRATEGIC GUIDE POLICY: Infrastructure & Growth

ITEM BACKGROUND:

BUDGETARY AND FINANCIAL SUMMARY:

Not applicable.

RELATED COUNCIL COMMITTEE OR ADVISORY BOARD RECOMMENDATIONS:

Not applicable.

CITY ATTORNEY REVIEW:

Not applicable.

STAFF RECOMMENDATION:

Staff recommends approval of the resolution.

SUPPORTING MATERIAL:

1. [Resolution - CCN Agreement with Jonah](#)

**CITY OF HUTTO
CITY COUNCIL AGENDA**

AGENDA ITEM NO.:

8E.

AGENDA DATE: February 15, 2018

PRESENTED BY:

ITEM:

Consideration and possible action on a resolution concerning the purchase of a John Deere 310L Backhoe from RDO Equipment Company under BuyBoard (TASB) contract # 515-16 for an amount not to exceed \$92,000.00. (David Mason)

STRATEGIC GUIDE POLICY: Infrastructure & Growth

ITEM BACKGROUND:

This authorizes the purchase of a John Deere 310 L backhoe for use by the Streets and Drainage Department. This purchase will be under an BuyBoard Contract 515-16 and meets bidding requirements as allowed by LGC 271.102 and GC 791 Interlocal Cooperation Contracts.

BUDGETARY AND FINANCIAL SUMMARY:

This item will expend no more than \$91,600.00 from budgeted line item 62-040-060-6603 Capital Equipment.

RELATED COUNCIL COMMITTEE OR ADVISORY BOARD RECOMMENDATIONS:

N/A

CITY ATTORNEY REVIEW:

N/A

STAFF RECOMMENDATION:

Staff recommends the purchase of this backhoe.

SUPPORTING MATERIAL:

1. [Quote](#)
2. [Resolution](#)



Investment Proposal (Quote)

RDO Equipment Co.
 16415 N IH-35
 Pflugerville TX, 78660
 Phone: (512) 272-4141 - Fax: (512) 272-9365

Proposal for:
 CITY OF HUTTO
 401 W FRONT ST
 HUTTO, TX, 786344203
 WILLIAMSON

Investment Proposal Date: 5/15/2017
Pricing Valid Until: 6/14/2017
Deal Number: 974031
Customer Account#: 1011014
Sales Professional: Laurie Bush
Phone: (512) 272-4141
Fax: (512) 272-9365
Email: LBUSH@rdoequipment.com

Comments

Buyboard Contract #515-16

This machine does not have aux. hyd. on the front.
 I had to add a valve for the 2 way flow for the swinger coupler price increased because of that.

Equipment Information

Quantity	Serial Number	Hours (approx.)	Status / Year / Make / Model Additional Items	Cash Price
1	TBD	0	New 2018 JOHN DEERE 310L Freight In frt. in Prep / Reconditioning pdi Other TASB DIS. 46% Warranty -John Deere MFG. Base-12 Months, 1000 Hours,Deductible: 0, Exp Date: 1/22/2019	\$157,460.00 \$1,800.00 \$943.21 (\$72,431.60) \$0.00
1	TBD	0	Attachment - New 2017 WAIN-ROY INC 310SJCPLR	\$2,600.00
1	TBD	0	Attachment - New 2017 TAG MANUFACTURING 2430Q2 24" tag bkt.	\$0.00
1	TBD	0	Attachment - New 2018 JOHN DEERE AT194368 Auxiliary Backhoe Hydraulic Plumbing Kit	\$1,225.20
Equipment Subtotal:				\$91,596.81

Purchase Order Totals

Balance:	\$91,596.81
Tax Rate 3: (TXEG 0%)	\$0.00
Sales Tax Total:	\$0.00
Sub Total:	\$91,596.81
Cash with Order:	\$0.00
Balance Due:	\$91,596.81

Equipment Options

Qty	Serial Number	Year / Make / Model	Description
1	TBD	2018 JOHN DEERE 310L	0A60T 310L BACKHOE LOADER 1065 ENGINE FT4 170C JDLINK 5YR TEMP LICENSE 50HR 2035 CAB STANDARD 2401 DECAL ENG W/ENG PACKET 3065 AXLE MFWD W/LIMITED SLIP 4464 TIRE GAL 19.5L24 12.5/80-18 5285 CONTROL PILOT 5400 COUPLER LESS 5500 BUCKET BHO LESS 6020 DIPPER EXTENDABLE 6240 HYD AUX W/ONE & TWO WAY FLOW 7025 LDR 1 LEVER HYD NO AUX 7635 LDR BKT 1.12CY LG LIP BUCKET 8485 COUNTERWEIGHT 1250LB 8635 BATTERY SINGLE W/JUMP POST 9095 MACHINE SECURITY 9110 RIDE CONTROL 9505 GUARD FULL MFWD 9515 OIL SAMPLING PORTS 9917 RADIO BASIC PACKAGE 9919 SUN VISOR
1	TBD	2017 WAIN-ROY INC 310SJCPLR	1001921 wr swinger coupler.
1	TBD	2017 TAG MANUFACTURING 2430Q2 24" tag bkt.	2430Q2 24" tag bkt 2430Q2 24" tag bkt
1	TBD	2018 JOHN DEERE AT194368 Auxiliary Backhoe Hydraulic Plumbing Kit	AT194368 Auxiliary Backhoe Hydraulic PI Backhoe Hydraulic Plumbing Kit (2 way) for Thumb, Clamp, Swinger or Jaw Bucket

RESOLUTION NO. _____

**A RESOLUTION REGARDING THE PURCHASE OF
EQUIPMENT FOR THE CITY OF HUTTO, TEXAS.**

WHEREAS, City of Hutto desires to enter into Purchase Agreement with RDO Equipment Company for the purchase of a John Deere Backhoe.

**NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF
HUTTO, TEXAS:**

SECTION 1. That the City will enter into a Purchase Agreement with RDO Equipment Company for the Purchase of a John Deere Backhoe

SECTION 2: That the City Manager or his designee is hereby authorized and directed to issue on behalf of the City of Hutto a Purchase Order to RDO Equipment Company not to exceed \$91,600.

CONSIDERED AND RESOLVED on this the **15th** day of the month of **February, 2018.**

THE CITY OF HUTTO, TEXAS

Doug Gaul, Mayor

ATTEST:

Lisa Brown, City Secretary

**CITY OF HUTTO
CITY COUNCIL AGENDA**

AGENDA ITEM NO.: 9A. **AGENDA DATE:** February 15, 2018

PRESENTED BY: Carolyn Horner, AICP, Planning Director
of Business & Development Services

ITEM: Consideration of a public hearing and possible action on the first reading of an ordinance amending the Code of Ordinances (2014 Edition), Chapter 16, Article 16.02 Unified Development Code (UDC) Chapter Two, Section 10.203.9. (Carolyn Horner)

STRATEGIC GUIDE POLICY: Well Balanced & Diversified Economy

ITEM BACKGROUND:

The following is a City initiated amendment of the Code of Ordinances (2014 edition), Chapter 16, Article 6.02 Unified Development Code (UDC), Chapter Two, Section 10.203.9: Minor Modification to revise the approval authority.

On December 21, 2017, the City Council voted to approve an amendment to Chapter Two, Section 10.203.9: Minor Modification, of the Unified Development Code (UDC). This amendment was intended to simplify the approval process for Minor Modifications (previously known as Warrants). Prior to this amendment, a Minor Modification, which was similar to a Specific Use Permit, was approved by different authorities. With the amendment in December, City Council streamlined this process so that Minor Modifications and Specific Use Permits are approved by the same authority.

In the December amendment, staff proposed approval of Minor Modifications in the Old Town Historic District by the Planning and Zoning Commission (PZ) with recommendation from the Historic Preservation Commission (HPC). Any appeals of this decision would be made to City Council.

Summary of Changes

At the request of City Council, Chapter Two, Section 10.203.9 further refines the approval process for a Minor Modification in Old Town. Since the majority of Minor Modifications in Old Town are use related, HPC has been removed as a recommending body. In the case where PZ would like to hear a recommendation from HPC, Section 10.208.5.4 of the UDC allows for PZ to require HPC review.

Staff also reorganized the section and amended some language to make further clarify the types of Minor Modifications, but no other approval authorities have been amended.

The following is a summary of the types of Minor Modifications that can be requested and the approval authority.

- If the request is for a deviation from a numerical value of less than 10%, it can be approved by the Planning Director or designee.
- If the request is for a deviation from a numerical value of more than 10%, a variance is required.
- All other types of deviations, other than numerical, will be considered by PZ.
- Appeals to determinations made by staff or PZ will be to City Council.

BUDGETARY AND FINANCIAL SUMMARY:

Not applicable.

RELATED COUNCIL COMMITTEE OR ADVISORY BOARD RECOMMENDATIONS:

The Planning and Zoning Commission recommended approval to City Council on February 6, 2018. The motion passed unanimously.

CITY ATTORNEY REVIEW:

Not applicable.

STAFF RECOMMENDATION:

Staff recommends that the Council approve the ordinance. The Council may dispense with the second reading of the ordinance.

SUPPORTING MATERIAL:

1. [Notice Posted](#)
2. [Ordinance - Unified Development Code Amendment](#)
3. [Exhibit A - UDC ordinance amendment language](#)

**PUBLIC NOTICE
NOTICE OF A PUBLIC HEARING**

NOTICE IS HEREBY GIVEN TO ALL INTERESTED PERSONS THAT THE HUTTO CITY COUNCIL WILL HOLD A PUBLIC HEARING REGARDING:

AN ORDINANCE OF THE CITY OF HUTTO, TEXAS AMENDING THE CODE OF ORDINANCES (2014 EDITION), CHAPTER 16, ARTICLE 16.02 UNIFIED DEVELOPMENT CODE (UDC) CHAPTER TWO SECTION 10.203: DEVELOPMENT REVIEW PROCESS; REPEALING CONFLICTING ORDINANCES AND RESOLUTIONS, AND ESTABLISHING AN EFFECTIVE DATE.

A public hearing will be held on February 15, 2018 at 7:00 p.m.

Hutto City Hall
401 W. Front St., Hutto, Texas

For additional information the public may contact Development Services at 512-759-3479 or planning@huttotx.gov

ORDINANCE NO.

AN ORDINANCE OF THE CITY OF HUTTO, TEXAS AMENDING THE CODE OF ORDINANCES (2014 EDITION), CHAPTER 16, ARTICLE 16.02 UNIFIED DEVELOPMENT CODE (UDC) CHAPTER TWO, SECTION 10.203.9: MINOR MODIFICATION; REPEALING CONFLICTING ORDINANCES AND RESOLUTIONS, AND ESTABLISHING AN EFFECTIVE DATE.

WHEREAS, an amendment has been presented to the City Council of the City of Hutto, Texas to amend the Code of Ordinances (2014 Edition), Chapter 16, Article 16.02 Unified Development Code (UDC), incorporating amendments into Chapters Two, Section 10.203.9, and;

WHEREAS, the Planning and Zoning Commission recommended approval of the proposed amendment on the 6th day of February, 2018, and;

WHEREAS, on the 15th day of February, 2018, after proper notification, the City Council held a public hearing on the proposed amendment, and;

WHEREAS, the City Council determines that the amendment provided for herein promotes the health, safety, morals and protects and preserves the general welfare of the community, and;

WHEREAS, each and every requirement set forth in Chapter 211, Sub-Chapter A., Texas Local Government Code concerning public notices, hearings, and other procedural matters has been fully complied with, Now therefore

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HUTTO, TEXAS:

SECTION I.

That the Code of Ordinances (2014 Edition), Chapter 16, Article 16.02 Hutto Unified Development Code (UDC), Chapter Two, Section 10.203.9 is hereby amended, is being attached hereto and incorporated herein, as **Exhibit "A"**.

SECTION II. Publication Clause

The City Secretary of the City of Hutto is hereby authorized and directed to publish the caption of this ordinance in the manner and for the length of time prescribed by law.

SECTION III. Severability Clause

The provisions of this ordinance are severable, and if any sentence, section, or other parts of this ordinance should be found to be invalid, such invalidity shall not affect the remaining provisions, and the remaining provisions shall continue in full force and effect.

SECTION IV. Repealing Clause

All ordinances and resolutions and parts thereof in conflict herewith are hereby expressly repealed insofar as they conflict.

SECTION V. Open Meeting Clause

The City Council hereby finds and declares that written notice of the date, hour, place, and subject of the meeting at which this ordinance was adopted was posted and that such meeting was open to the public as required by law at all times during which this ordinance and the subject hereof were discussed, considered, and formerly acted upon, all as required by the Open Meetings Act, Chapter 551, Texas Government Code, as amended.

SECTION VI. Effective Date

This ordinance shall take effect and be in force from and after its passage.

READ and APPROVED on first reading on this the **15th** day of **February, 2018** at a meeting of the Hutto, Texas City Council; there being a quorum present.

By motion duly made, seconded and passed with an affirmative vote of all the Councilmembers present, the requirement for reading this ordinance on two separate days was dispensed with.

READ, PASSED and ADOPTED on first reading of ordinance this **15th** day of **February, 2018** at a meeting of the Hutto, Texas City Council; there being a quorum present.

THE CITY OF HUTTO, TEXAS

Doug Gaul, Mayor

Attest:

Lisa L. Brown, City Secretary

UDC Amendment for Minor Modification Approval Authority

10.203 Development review process

10.203.1 Applicability

The following is a general review structure for this Section:

Type of: Application / Permit / Request	Planning	Engineering	Building	HPC	PZ	CC	ZBA
Minor Modification – OT zoning district	RV ^{†††}			R	D	A	

A=Appeal D=Decision I=Inspection R=Recommendation RV=Review

^{†††} = See Section 10.203.9 for administrative approval requirements

10.203.9 Minor Modification

10.203.9.2 OT Old Town

10.203.9.2.1 Definition

A minor modification shall be a small modification to any established standard that still meets the purpose and intent of the District but is needed to address a site specific condition or context. ~~shall be a small deviation from specific provisions in this zoning district but are wholly in keeping with the purpose and intent.~~

10.203.9.2.2 Approval Authority

10.203.9.2.2.1 Staff Approval: Any minor modification that is 10% or less of a numerical standard shall be reviewed and approved by the Planning Director or designee.

10.203.9.2.2.2 Planning and Zoning Commission Approval: All other types of minor modifications, such as use, shall be considered by the Planning and Zoning Commission (PZ) subject to the criteria below. ~~with a recommendation from the Historic Preservation Commission (HPC)~~. PZ may impose conditions on a minor modification.

Minor Modification Criteria (shall meet all the criteria below):

- The proposed use will not generate traffic levels that are higher than the adjacent roadways are designed for;
- The proposed use will not disturb nearby uses with excessive noise, lighting, or obnoxious odors;

- For new construction and redevelopment, the densities proposed and scale of the building will not conflict with that of the surrounding area;
- The proposed building and use meets the Purpose and Intent of this District, the Old Town Hutto Master Plan, and Building Design and Architectural Standards, and other adopted city policies;
- Where applicable, a Certificate of Appropriateness has been approved or is being considered by the Historic Preservation Commission.

10.203.9.2.3 If the minor modification is specific to use, its approval does not run with the land and expires at the end of the approved use.

10.203.9.2.4 Appeals: All appeals to a determination made on a minor modification request by Development Services or PZ shall be made to the City Council.

10.203.9.2.5 Revocation for Minor Modifications: ~~(Use only):~~ A minor modification for a use may be revoked if it is found the use violates the conditions imposed by PZ.

10.203.9.2.6 ~~All other modifications to any established standards in this Section, other than Minor Modifications,~~ Minor Modifications over 10% of a numerical development standard, shall be processed as Variances per Section 10.203.24 of the UDC.

**CITY OF HUTTO
CITY COUNCIL AGENDA**

AGENDA ITEM NO.: 10A. **AGENDA DATE:** February 15, 2018

PRESENTED BY: Carolyn Horner, AICP, Planning Director,
Business & Development Services

ITEM:

Consideration and possible action on a resolution authorizing the City Manager to prepare a Municipal Service Plan for the proposed annexation of the Neal Tracts, 167.375 acres, more or less, of land, out of the William Gatlin Survey, Abstract No. 271, located on the south side of CR 199. (Carolyn Horner)

STRATEGIC GUIDE POLICY: Well Balanced & Diversified Economy

ITEM BACKGROUND:

Per the Texas Local Government Code, a Municipal Service Plan (MSP) is required to be prepared for proposed annexation areas. This MSP essentially states that the annexed land will receive services from the City, including but not limited to Police and patrol services, utility service, planning and building inspection services, code enforcement, library privileges, and street maintenance. Only annexed land into the city limits is entitled to full services by the City. This MSP has gone through the applicable departments for review.

BUDGETARY AND FINANCIAL SUMMARY:

Not applicable.

RELATED COUNCIL COMMITTEE OR ADVISORY BOARD RECOMMENDATIONS:

Not applicable.

CITY ATTORNEY REVIEW:

Not applicable.

STAFF RECOMMENDATION:

Staff recommends that the Council approve the resolution.

SUPPORTING MATERIAL:

1. [Resolution - Neal Tracts Annexation \(167.375 acres\) - Municipal Service Plan](#)
2. [Exhibit A - Property Description](#)
3. [Exhibit B - Municipal Service Plan](#)

RESOLUTION NO.

A RESOLUTION AUTHORIZING THE CITY MANAGER TO PREPARE A MUNICIPAL SERVICE PLAN FOR THE ANNEXATION OF THE PROPERTY KNOWN AS THE “NEAL TRACTS” (167.375 ACRES), MORE OR LESS, OF LAND, MORE PARTICULARLY DESCRIBED IN EXHIBIT “A”, AND ATTACHED HERETO.

WHEREAS, Section 43.065(a) of the Texas Local Government Code requires that, within certain specified statutory timeframes, the Hutto City Council must authorize the City Manager to prepare a service plan that provides for the extension of full municipal services to the areas which are proposed for annexation, and;

WHEREAS, the service plan has been prepared and described in **Exhibit “B”**, and attached hereto.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF HUTTO, TEXAS, hereby authorizes the City Manager to immediately prepare a service plan that provides for the extension of full municipal services, and described in **Exhibit “B”**, a copy of same being attached hereto and incorporated herein for all purposes.

The City Council hereby finds and declares that written notice of the date, hour, place and subject of the meeting at which this Resolution was adopted was posted and that such meeting was open to the public as required by law at all times during which this Resolution and the subject matter hereof were discussed, considered and formally acted upon, all as required by the Open Meetings Act, Chapter 551, Texas Government Code, as amended.

RESOLVED this **15th** day of **February, 2018**.

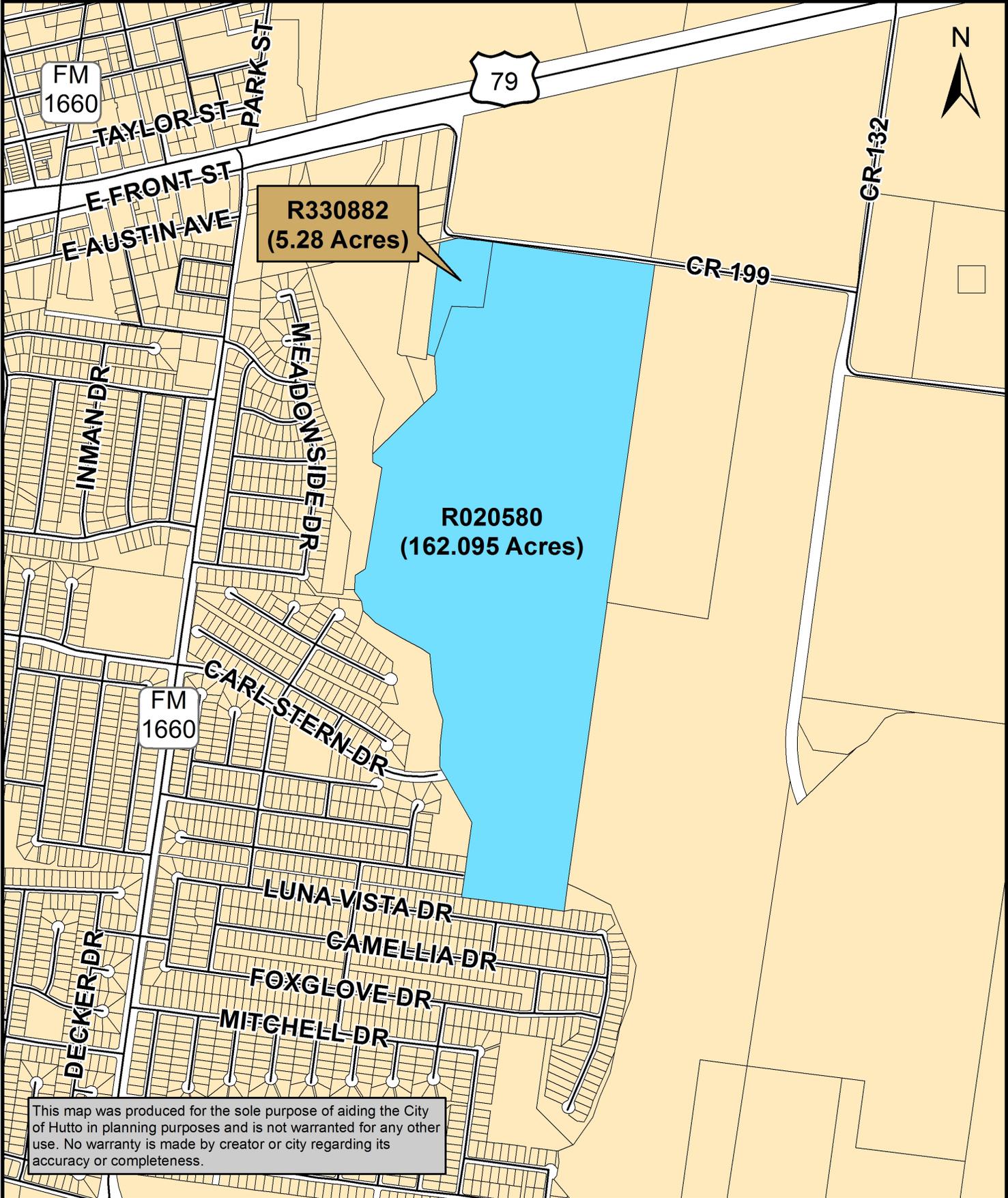
CITY OF HUTTO, TEXAS

Doug Gaul, Mayor

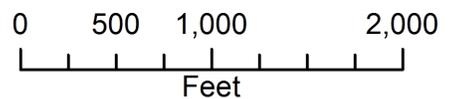
ATTEST:

Lisa L. Brown, City Secretary

Neal Tracts Annexation (167.375 acres)



This map was produced for the sole purpose of aiding the City of Hutto in planning purposes and is not warranted for any other use. No warranty is made by creator or city regarding its accuracy or completeness.





Baseline Land Surveyors, Inc.

8333 Cross Park Drive

Austin, Texas 78754

Office: 512.374.9722

Registered Firm #10015100

METES AND BOUNDS DESCRIPTION

BEING 167.39 ACRES OF LAND OUT OF THE WILLIAM GATLIN SURVEY, ABSTRACT NUMBER 271 IN WILLIAMSON COUNTY, TEXAS, AND BEING THAT SAME TRACT OF LAND CALLED 167.375 ACRES AS CONVEYED TO ROBERT DERRELL NEAL, TRUSTEE BY INSTRUMENT OF RECORD IN VOLUME 2481, PAGE 383 OF THE OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a 1/2" rebar found for the northwest corner of said 167.375 acre tract, being the northeast corner of a 4.46 acre tract of land conveyed to the City of Hutto, Texas by instrument of record in Document Number 2003018508 of the Official Public Records of Williamson County, Texas and also being in the south right-of-way line of Williamson County Road Number 199 (R.O.W. unspecified);

THENCE along the north line of the 167.375 acre tract and the south right-of-way line of said Williamson County Road Number 199 the following two (2) courses:

1. North 77°10'16" East a distance of 105.46 feet (record: North 79°21'45" East a distance of 105.46 feet) to a 1/2" set with plastic cap, stamped "BASELINE, INC.";
2. South 82°37'14" East a distance of 1534.95 feet (record: South 80°25'45" East a distance of 1534.95 feet) to a 1/2" rebar set with plastic cap, stamped "BASELINE, INC." for the northeast corner of the 167.375 acre tract, being the northwest corner of a 46.14 acre tract of land conveyed in percentage to Leschber Investments, LP by instrument of record in Document Number 2010007503 and to Myron Thomas Johnston, II by instrument of record in Document Number 2011057142; both of the Official Public Records of Williamson County, Texas; from which a 1/2" rebar found with an illegible cap bears North 47°53'50" East a distance of 55.20 feet;

THENCE South 07°45'57" West (record: South 09°56'45" West), along the east line of the 167.375 acre tract and the west line of said 46.14 acre tract, passing at a distance of 2590.62 feet (record: 2604.35 feet) a 1/2" rebar set with plastic cap, stamped "Baseline, Inc." for the southwest corner of the 46.14 acre tract, being an angle point in the west line of the remainder of a 372.72 acre tract of land conveyed in percentage to Hutto 372, Ltd. by instruments of record in Documents Numbered 2003097296, 2003097297 and 2003219598; all of the Official Public Records of Williamson County, Texas and continuing along the east line of the 167.375 acre tract and the west line of the remainder of a 372.72 acre tract for a total distance of 4156.71 feet (record: 4157.08 feet) to a 1/2" rebar set with plastic cap, stamped "BASELINE, INC." for an angle point in the east line of the 167.375 acre tract, being in the west line of said remainder of a 372.72 acre tract;

THENCE South 07°32'42" West (record: South 09°43'30" West), along the east line of the 167.375 acre tract and the west line of the remainder of a 372.72 acre tract, passing at a distance of 643.33 feet (record: 643.49 feet) a 1/2" rebar found for the northwest corner of Lot 32, Block L, Glenwood

Phase 5; a subdivision of record in Document Number 2015064417 of the Official Public Records of Williamson County, Texas and continuing for a total distance of 854.58 feet (record: 854.58 feet) to a 1/2 rebar found with cap, stamped "RJ" for the southeast corner of the 167.375 acre tract, being the southwest corner of said Lot 32, Block L, Glenwood Phase 5 and being the northwest corner of Lot 26, Block L, Glenwood Phase 5 and also being the northeast corner of Lot 25, Block L, Glenwood Phase 6A; a subdivision of record in Document Number 2014095379 of the Official Public Records of Williamson County, Texas;

THENCE North 82°12'38" West (record: North 80°00'45" West), along the south line of the 167.375 acre tract and the north line of Lots 18 through said Lot 25, Block L of said Glenwood Phase 6A and the north line of the remainder of a 35.444 acre tract of land conveyed to FB, Ltd. by instrument of record in Document Number 2005027389 of the Official Public Records of Williamson County, Texas a distance of 791.28 feet (record: 791.27 feet) to a 1/2" rebar found with cap, stamped "RJ" for the southwest corner the 167.375 acre tract, being in the north line of said remainder of a 35.444 acre tract, and being the southeast corner of a 20' wide Public Roadway dedicated to the public of Williamson County, Texas by instrument of record in Volume 271, Page 110 of the Deed Records of Williamson County, Texas;

THENCE North 07°49'21" East (record: North 10°00'00" East), along the west line of the 167.375 acre tract and the east line of said 20' wide Public Roadway a distance of 20.45 feet (record: 20') to a 1/2" rebar found with cap, stamped "RJ" for the northeast corner of the 20' wide Public Roadway, being the southeast corner of Lot 14, Block "K", Creek Bend, Section Two; a subdivision of record in Document Number 2003111865 of the Official Public Records of Williamson County, Texas and being the southerly terminus of a line described by metes and bounds in that certain Boundary Agreement between Larry W. Beran and wife, Sharon A. Beran ("Owner One") and Helmer Dahl and wife Kathryn Dahl ("Owner Two") of record in Volume 2481, Page 376 of the Official Records of Williamson County, Texas ;

THENCE continue North 07°49'21" East (record: North 10°00'00" East), along the west line of the 167.375 acre tract, as defined per said Boundary Agreement and the east line of said Lot 14, Block "K", Creek Bend, Section Two, passing at a distance of 120.15 feet (record: 119.97 feet) a 1/2" rebar found with cap, stamped "LENZ & ASSOC." for the northeast corner of Lot 14, Block "K", Creek Bend, Section Two and being the southeast corner of the area designated as right-of-way for Mossy Rock Drive (50' R.O.W.) and continuing along the west line of the 167.375 acre tract as defined per Boundary Agreement and the east line of the right-of-way of said Mossy Rock Drive, passing at an additional distance of 49.77 feet (record: 50.00') a 1/2" rebar found with cap, stamped "G&R SURVEYING" for the northeast corner of the area designated as right-of-way for Mossy Rock Drive, being the southeast corner of Lot 1, Block "G", Creek Bend, Section Two and continuing 120.30 feet further (record: 120.00 feet) to an iron pipe found for the northeast corner of said Lot 1, Block "G", Creek Bend, Section Two, being the southeast corner of Lot 12, Block "G", Creek Bend Section Two and continuing for a total distance of 558.30 feet (record: 558.24 feet) to a 1/2" rebar set with plastic cap, stamped "BASELINE, INC" for an angle point in the west line of the 167.375 acre tract, being the northeast corner of said Lot 12, Block "G" Creek Bend, Section Two;

THENCE North 30°05'39" West (record: North 27°55'00" West), along the west line of the 167.375 acre tract as defined per Boundary Agreement and the northeast line of Lot 12, Block "G", Creek Bend, Section Two, the east line of the area designated as right-of-way for Carl Stern Drive (R.O.W. varies) and the east line of Lot 28, Block "B", Creek Bend, Section Five; a subdivision of record in Document Number 2007058323 of the Official Public Records of Williamson County, Texas a distance of 499.67 feet (record: 499.67 feet) to a 1/2" rebar set with plastic cap, stamped

“BASELINE, INC.” for an angle point in the east line of said Lot 28, Block “B”, Creek Bend, Section five;

THENCE continue along the west line of the 167.375 acre tract as defined per Boundary Agreement and the east and north lines of said Lot 28, Block “B”, Creek Bend, Section Five the following nine (9) courses:

1. North 01°41'29" East a distance of 187.78 feet (record: North 03°20'20" East a distance of 187.09 feet) to a 1/2" rebar set with plastic cap, stamped “BASELINE, INC.”;
2. North 06°15'17" East a distance of 175.60 feet (record: North 08°22'30" East a distance of 175.60 feet) to a 1/2" rebar found;
3. North 18°52'13" West a distance of 226.12 feet (record: North 16°45'00" West a distance of 226.20 feet) to a 1/2" rebar found;
4. North 05°31'43" West a distance of 296.90 feet (record: North 03°28'00" West a distance of 297.08 feet) to a 1/2" rebar found for the northeast corner of Lot 28, Block “B”, Creek Bend, Section Five;
5. North 58°02'33" West a distance of 73.65 feet (record: North 55°58'50" West a distance of 73.65 feet) to a 1/2" rebar set with plastic cap, stamped “BASELINE, INC.”;
6. North 62°13'27" West a distance of 172.45 feet (record: North 60°30'40" West a distance of 173.13 feet) to a 1/2" rebar found with cap, stamped “M MEADOWS RPLS 1966”;
7. North 62°02'37" West a distance of 132.71 feet (record: North 59°45'00" West a distance of 132.69 feet) to a 1/2" rebar found;
8. North 60°06'13" West a distance of 94.63 feet (record: North 57°59'40" West a distance of 94.64 feet) to a 1/2" rebar found;
9. North 46°10'55" West a distance of 133.46 feet (record: North 44°31'00" West a distance of 133.67 feet) to a 1/2" rebar found for the northwest corner of Lot 28, Block “B”, Creek Bend, Section Five, being an angle point in the east line of Lot 16, Block “B”, Creek Bend Section Four; a subdivision of record in Document Number 2005093870 of the Official Public Records of Williamson County, Texas ;

THENCE continue along the west line of the 167.375 acre tract as defined per Boundary Agreement and the east line of said Lot 16, Block “B”, Creek Bend, Section Four the following two (2) courses:

1. North 10°27'56" West a distance of 73.65 feet (record: North 08°14'40" West a distance of 73.46 feet) to a 1/2" rebar set with plastic cap, stamped “BASELINE, INC.”;
2. North 36°23'16" West a distance of 4.89 feet (record: North 34°10'00" West a distance of 4.89 feet) to a 1/2" rebar found for the northerly terminus of the line described by metes and bounds per the Boundary Agreement, being the northeast corner of Lot 16, Block “B”, Creek Bend, Section Four and being the southeast corner of Lot 21, Block “B”, Creekside Estates Section One; a subdivision of record in Document Number 199984644 of the Official Public Records of Williamson County, Texas;

THENCE continue along the west line of the 167.375 acre tract, departing the east line of said Lot 21 and Lot 22, Block "B", Creekside Estates Section One the following two (2) courses:

1. North 19°34'16" West a distance of 73.44 feet (record: North 17°13'45" West a distance of 73.44 feet) to a 1/2" rebar set with plastic cap, stamped "BASELINE, INC.";
2. North 12°18'31" West a distance of 120.00 feet (record: North 09°58'00" West a distance of 120.00 feet) to a 1/2" rebar set with plastic cap, stamped "BASELINE, INC." for an angle point in the west line of the 167.375 acre tract and being an angle point in the east line of said Lot 22, Block "B", Creekside Estates Section One;

THENCE North 60°41'53" East (record: North 63°00'00" East), along the west line of the 167.375 acre tract and the east line of Lot 22, Block "B", Creekside Estates Section One a distance of 95.67 feet (record: 96.00 feet) to a 1/2" rebar found for an angle point in the west line of the 167.375 acre tract and the east line of Lot 22, Block "B", Creekside Estates Section One;

THENCE continue along the west line of the 167.375 acre tract, departing the east line of Lot 22, Block "B", Creekside Estates Section One the following two (2) courses:

1. North 23°05'09" East a distance of 95.15 feet (record: North 25°11'00" East a distance of 95.00 feet) to a 1/2" rebar set with plastic cap, stamped "BASELINE, INC.";
2. North 07°20'43" East a distance of 701.65 feet (record: North 09°32'15" East a distance of 701.65 feet) to a 1/2" rebar set with plastic cap, stamped "BASELINE, INC." for an angle point in the west line of the 167.375 acre tract and the east line of Lot 22, Block "B", Creekside Estates, Section One;

THENCE continue along the west line of the 167.375 acre tract and the east line of Lot 22, Block "B", Creekside Estates Section One and the east line of the 60.738 acre tract the following two (2) courses:

1. North 59°29'47" West a distance of 79.15 feet (record: North 57°18'15" West a distance of 79.15 feet) to a 1/2" rebar found;
2. North 02°11'55" East a distance of 69.50 feet (record: North 04°14'00" East a distance of 69.18 feet) to a 1/2" rebar found for an angle point in the west line of the 167.375 acre tract and being the southwest corner of a 14.463 acre tract of land conveyed to the City of Hutto, Texas by instrument of record in Document Number 2010009249 of the Official Public Records of Williamson County, Texas;

THENCE North 44°58'10" East (record: North 47°06'45" East), along the west line of the 167.375 acre tract, the south line of said 14.463 acre tract and the south line of the remainder of a 15.52 acre tract of land conveyed to the City of Hutto, Texas by instrument of record in Volume 875, Page 443 of the Deed Records of Williamson County, Texas a distance of 678.63 feet (record: 678.63 feet) to a 1/2" rebar set with plastic cap, stamped "BASELINE, INC." for an angle point in the west line of the 167.375 acre tract and being the southeast corner of said remainder of a 15.52 acre tract;

THENCE continue along the west line of the 167.375 acre tract and the east and north lines of the remainder of a 15.52 acre tract the following three (3) courses:

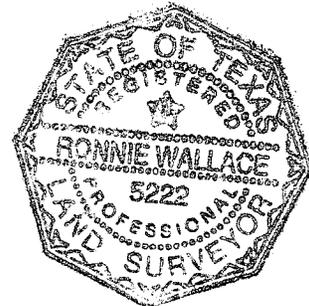
1. North 17°07'13" East a distance of 35.11 feet (record: North 19°29'15" East a distance of 35.39 feet) to a 1/2" rebar found;
2. North 03°27'42" West a distance of 217.99 feet (record: North 01°17'45" West a distance of 218.23 feet) to a 1/2" rebar set with plastic cap, stamped "BASELINE, INC." for the northeast corner of the remainder of a 15.52 acre tract;
3. North 77°02'29" West a distance of 66.00 feet (record: North 74°51'00" West a distance of 66.00 feet) to a 1/2" rebar found for an angle point in the west line of the 167.375 acre tract, and being the southeast corner of said 4.46 acre tract;

THENCE North 06°32'01" East (record: North 08°43'30" East), along the west line of the 167.375 acre tract and the east line of the 4.46 tract a distance of 890.76 feet (record: 891.12 feet) to the POINT OF BEGINNING.

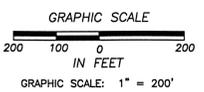
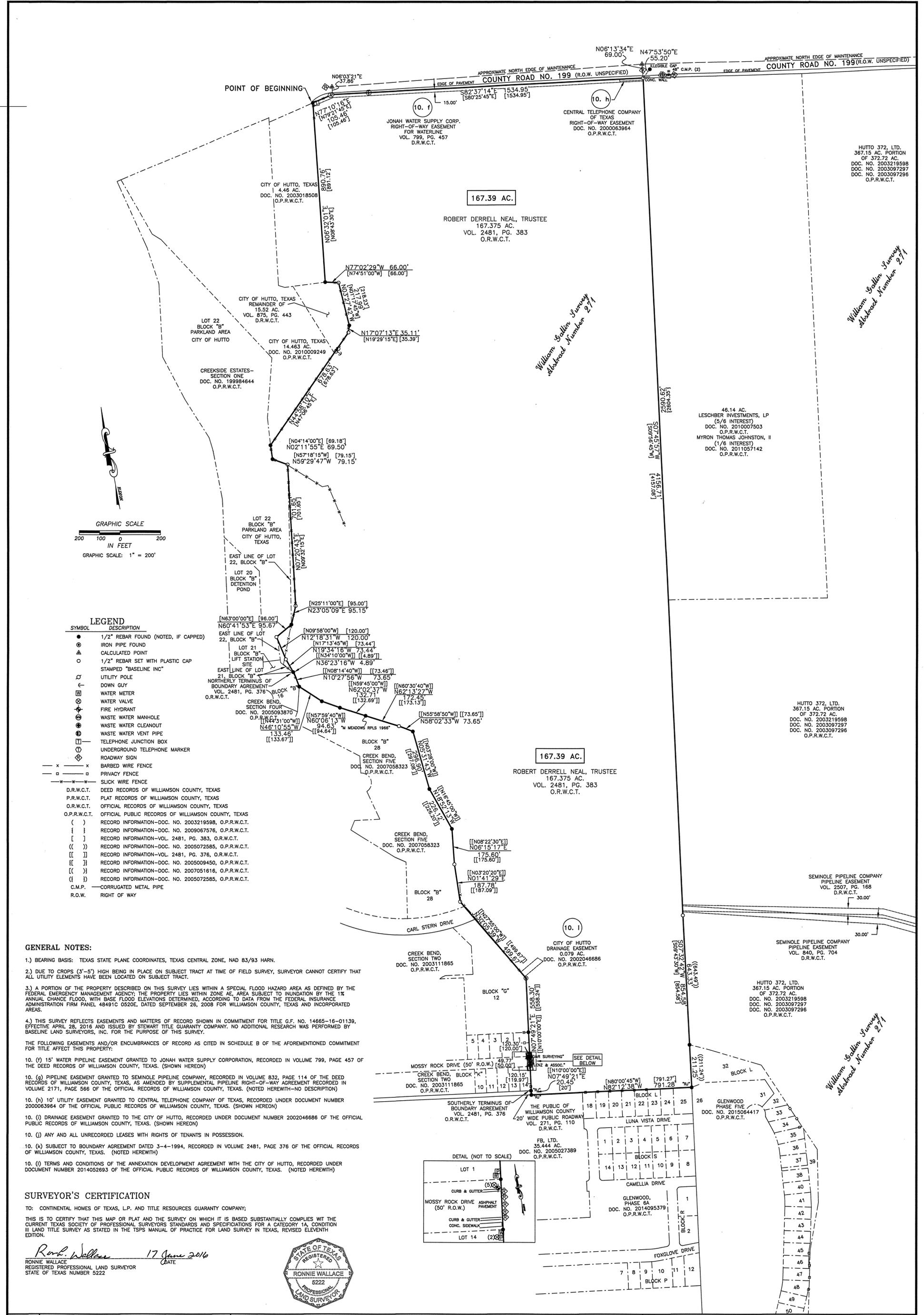
This tract contains 167.39 acres of land, more or less, out of the William Gatlin Survey, Abstract Number 271 in Williamson County, Texas.

Bearing Basis: Texas State Plane Coordinates, Central Zone, NAD 83\96CORS.

Ronnie Wallace 17 June 2016
Ronnie Wallace Date
Registered Professional Land Surveyor
State of Texas No. 5222



File: S:\Projects\Hutto East\Docs\Fieldnotes\Boundary Neal_fn.doc



LEGEND

SYMBOL	DESCRIPTION
●	1/2" REBAR FOUND (NOTED, IF CAPPED)
○	IRON PIPE FOUND
△	CALCULATED POINT
○	1/2" REBAR SET WITH PLASTIC CAP
—	STAMPED "BASELINE INC"
⊕	UTILITY POLE
—	DOWN GUY
⊕	WATER METER
⊕	WATER VALVE
⊕	FIRE HYDRANT
⊕	WASTE WATER MANHOLE
⊕	WASTE WATER CLEANOUT
⊕	WASTE WATER VENT PIPE
⊕	TELEPHONE JUNCTION BOX
⊕	UNDERGROUND TELEPHONE MARKER
⊕	ROADWAY SIGN
—	BARBED WIRE FENCE
—	PRIVACY FENCE
—	SUCK WIRE FENCE
D.R.W.C.T.	DEED RECORDS OF WILLIAMSON COUNTY, TEXAS
P.R.W.C.T.	PLAT RECORDS OF WILLIAMSON COUNTY, TEXAS
O.R.W.C.T.	OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS
O.P.R.W.C.T.	OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS
()	RECORD INFORMATION—DOC. NO. 2003219598, O.P.R.W.C.T.
{ }	RECORD INFORMATION—DOC. NO. 2009067576, O.P.R.W.C.T.
[]	RECORD INFORMATION—VOL. 2481, PG. 383, O.R.W.C.T.
(())	RECORD INFORMATION—DOC. NO. 2005072585, O.P.R.W.C.T.
[()]	RECORD INFORMATION—VOL. 2481, PG. 376, O.R.W.C.T.
[()]	RECORD INFORMATION—DOC. NO. 2005009450, O.P.R.W.C.T.
[()]	RECORD INFORMATION—DOC. NO. 2007051616, O.P.R.W.C.T.
[()]	RECORD INFORMATION—DOC. NO. 2005072585, O.P.R.W.C.T.
C.M.P.	CORRUGATED METAL PIPE
R.O.W.	RIGHT OF WAY

GENERAL NOTES:

- 1.) BEARING BASIS: TEXAS STATE PLANE COORDINATES, TEXAS CENTRAL ZONE, NAD 83/93 HARN.
- 2.) DUE TO CROPS (3'-5') HIGH BEING IN PLACE ON SUBJECT TRACT AT TIME OF FIELD SURVEY, SURVEYOR CANNOT CERTIFY THAT ALL UTILITY ELEMENTS HAVE BEEN LOCATED ON SUBJECT TRACT.
- 3.) A PORTION OF THE PROPERTY DESCRIBED ON THIS SURVEY LIES WITHIN A SPECIAL FLOOD HAZARD AREA AS DEFINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY; THE PROPERTY LIES WITHIN ZONE AE, AREA SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD, WITH BASE FLOOD ELEVATIONS DETERMINED, ACCORDING TO DATA FROM THE FEDERAL INSURANCE ADMINISTRATION FIRM PANEL 48491C 0520C, DATED SEPTEMBER 26, 2008 FOR WILLIAMSON COUNTY, TEXAS AND INCORPORATED AREAS.
- 4.) THIS SURVEY REFLECTS EASEMENTS AND MATTERS OF RECORD SHOWN IN COMMITMENT FOR TITLE C.F. NO. 14665-16-01139, EFFECTIVE APRIL 28, 2016 AND ISSUED BY STEWART TITLE GUARANTY COMPANY. NO ADDITIONAL RESEARCH WAS PERFORMED BY BASELINE LAND SURVEYORS, INC. FOR THE PURPOSE OF THIS SURVEY.

THE FOLLOWING EASEMENTS AND/OR ENCUMBRANCES OF RECORD AS CITED IN SCHEDULE B OF THE AFOREMENTIONED COMMITMENT FOR TITLE AFFECT THIS PROPERTY:

10. (f) 15' WATER PIPELINE EASEMENT GRANTED TO JONAH WATER SUPPLY CORPORATION, RECORDED IN VOLUME 799, PAGE 457 OF THE DEED RECORDS OF WILLIAMSON COUNTY, TEXAS. (SHOWN HEREON)
10. (g) PIPELINE EASEMENT GRANTED TO SEMINOLE PIPELINE COMPANY, RECORDED IN VOLUME 832, PAGE 114 OF THE DEED RECORDS OF WILLIAMSON COUNTY, TEXAS, AS AMENDED BY SUPPLEMENTAL PIPELINE RIGHT-OF-WAY AGREEMENT RECORDED IN VOLUME 2171, PAGE 566 OF THE OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS. (NOTED HEREWITH—NO DESCRIPTION)
10. (h) 10' UTILITY EASEMENT GRANTED TO CENTRAL TELEPHONE COMPANY OF TEXAS, RECORDED UNDER DOCUMENT NUMBER 2000063964 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS. (SHOWN HEREON)
10. (i) DRAINAGE EASEMENT GRANTED TO THE CITY OF HUTTO, RECORDED UNDER DOCUMENT NUMBER 2002046686 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS. (SHOWN HEREON)
10. (j) ANY AND ALL UNRECORDED LEASES WITH RIGHTS OF TENANTS IN POSSESSION.
10. (k) SUBJECT TO BOUNDARY AGREEMENT DATED 3-4-1994, RECORDED IN VOLUME 2481, PAGE 376 OF THE OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS. (NOTED HEREWITH)
10. (l) TERMS AND CONDITIONS OF THE ANNEXATION/DEVELOPMENT AGREEMENT WITH THE CITY OF HUTTO, RECORDED UNDER DOCUMENT NUMBER 2014052693 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS. (NOTED HEREWITH)

SURVEYOR'S CERTIFICATION

TO: CONTINENTAL HOMES OF TEXAS, L.P. AND TITLE RESOURCES GUARANTY COMPANY;

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 1A, CONDITION III LAND TITLE SURVEY AS STATED IN THE TSPS MANUAL OF PRACTICE FOR LAND SURVEY IN TEXAS, REVISED ELEVENTH EDITION.

Ronnie Wallace 17 June 2016
 RONNIE WALLACE
 REGISTERED PROFESSIONAL LAND SURVEYOR
 STATE OF TEXAS NUMBER 5222



File: S:\Projects\Hutto East\Title Survey NEAL.dwg
Layer State: Date: 06/17/16
Scale (Hor.): 1"=200' Scale (Vert.):
Drawn By: RLW Checked By: JSL
Revision 1:
Revision 2:
Revision 3:
Revision 4:

LAND TITLE SURVEY OF 167.39 ACRES OF LAND
 OUT OF THE WILLIAM GATLIN SURVEY, ABSTRACT NUMBER 271 IN
 WILLIAMSON COUNTY, TEXAS AND BEING THAT SAME TRACT OF LAND
 CALLED 167.375 ACRES AS CONVEYED TO ROBERT DERREL NEAL,
 TRUSTEE BY INSTRUMENT OF RECORD IN VOLUME 2481, PAGE 383
 OF THE OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS

BASELINE LAND SURVEYORS, INC.
 PROFESSIONAL LAND SURVEYING SERVICES
 8333 CROSS PARK DRIVE
 AUSTIN, TEXAS 78754
 TELE: 512.374.9722
 REGISTERED FIRM #10015100
 ron-baseline@austin.rr.com

01 of 01

**CITY OF HUTTO
MUNICIPAL SERVICE PLAN
FOR PROPOSED ANNEXATION OF**

EXHIBIT “B”

**167.375 acres, more or less, of land, out of the
William Gatlin Survey, Abstract No. 271, in Williamson County, Texas.**

The City of Hutto, Texas will provide for the extension of full municipal services into the area proposed to be annexed in accordance with Texas Local Government Code §43.056.

FIRE

Existing Services: Williamson County Emergency Service District #3

Services to be Provided:

Provides fire suppression and emergency services to the area. Primary fire response will be provided by Williamson County Emergency Service District #3, located at the following address: 501 Exchange Boulevard. Fire code inspections and enforcement will be handled by Williamson County Emergency Services District #3 on behalf of the City of Hutto.

POLICE

Existing Services: Williamson County Sheriff’s Department

Services to be Provided:

Upon annexation, the City of Hutto Police Department will extend regular and routine patrols to the area. It is anticipated that the implementation of police patrol activities can be effectively accommodated within the current budget and staff appropriations.

BUILDING INSPECTION

Existing Services: None

Services to be Provided:

The Development Services Department will provide Code Enforcement Services upon annexation. This includes issuing building, electrical and plumbing permits for any new construction and remodeling, and enforcing all other applicable codes that regulate building construction within the City of Hutto. Fire code inspections and enforcement will be handled by Williamson County Emergency Services District #3 on behalf of the City of Hutto.

PLANNING AND ZONING

Existing Services: Review of subdivision development plans under City’s Subdivision Ordinance. No municipal zoning or land use controls except for those imposed by State Law.

Services to be Provided:

The Hutto Development Services Department has responsibility for regulating development and land use through the administration of the City of Hutto’s Zoning Ordinance, and this will extend to the area on the effective date of the annexation. The property will also continue to be regulated under the requirements of the City of Hutto’s Subdivision Ordinance. These services may be provided within the departments’ current budgets with additional staffing as needed.

LIBRARY

Existing Services: None

Services to be Provided:

City Library privileges will be available to future residents in this area.

HEALTH DEPARTMENT - HEALTH CODE ENFORCEMENT SERVICE

Existing Services: Williamson Cities and County Health District

Services to be Provided:

Williamson Cities and County Health District will continue to implement enforcement of the health districts regulations on the effective date of annexation. Animal control services will also be provided to the area as needed by Hutto Animal Control Division of the Police Department.

STREET MAINTENANCE

Existing Services: Williamson County

Services to be Provided:

Maintenance and access to adjacent existing street facilities will be provided/overseen by appropriate City of Hutto departments.

STORM WATER MANAGEMENT

Existing Services: Williamson County Flood Plain Administrator

Services to be Provided

Developers will provide storm water drainage facilities as required of their development at their own expense and such will be inspected by the City's engineers at time of completion. The City of Hutto will then maintain the drainage in public rights of way upon approval of the construction. Property owners and/or Home Owner's Associations or similar entities will maintain drainage facilities located on private property. All construction within the flood plain will be through the appropriate Hutto department(s) and will meet FEMA Flood Plain regulations.

STREET LIGHTING

Existing Services: Oncor Electric Delivery

Services to be Provided:

There are no existing street lights in this area. The Developer will be responsible for initial installation and maintenance of street lighting, if required, within the development until such time as any internal streets have been accepted by the City Council.

TRAFFIC ENGINEERING

Existing Services: None

Services to be Provided:

The City of Hutto, through its appropriate departments, will be able to provide any necessary additional traffic control devices after the effective date of annexation.

WATER SERVICE

Existing Services: None

Services to be Provided:

Water service to the properties will be provided by City of Hutto.

SANITARY SEWER SERVICE

Existing Services: None

Services to be Provided:

Sanitary sewer service to the properties will be provided by City of Hutto.

SOLID WASTE SERVICES

Existing Services: None

Services to be Provided:

Solid waste collection shall be provided to the area of annexation in accordance with current ordinances. Service shall comply with existing City of Hutto policies, beginning with occupancy of structures.

PARKS AND TRAILS

Existing Service: None

Services to be Provided:

All City operated parks and trail systems will be available to the residents of this area upon annexation.

MISCELLANEOUS

Existing Services: None

Services to be Provided:

All other applicable municipal services will be provided to the area in accordance with the City of Hutto's established policies governing extension of municipal services to newly-annexed areas.

**CITY OF HUTTO
CITY COUNCIL AGENDA**

AGENDA ITEM NO.: 10B. **AGENDA DATE:** February 15, 2018

PRESENTED BY: Carolyn Horner, AICP, Planning Director,
Business & Development Services

ITEM:

Consideration and possible action on a resolution authorizing the City Manager to prepare a Municipal Service Plan for the proposed annexation of the Wallin Family Hutto Investments Tract, 136.0 acres, more or less, of land, out of the John Dykes Survey, Abstract No. 186, located on the west side of FM 1660 North, along the northern boundary of the Hutto parke Subdivision. (Carolyn Horner)

STRATEGIC GUIDE POLICY: Well Balanced & Diversified Economy

ITEM BACKGROUND:

Per the Texas Local Government Code, a Municipal Service Plan (MSP) is required to be prepared for proposed annexation areas. This MSP essentially states that the annexed land will receive services from the City, including but not limited to Police and patrol services, utility service, planning and building inspection services, code enforcement, library privileges, and street maintenance. Only annexed land into the city limits is entitled to full services by the City. This MSP has gone through the applicable departments for review.

BUDGETARY AND FINANCIAL SUMMARY:

Not applicable.

RELATED COUNCIL COMMITTEE OR ADVISORY BOARD RECOMMENDATIONS:

Not applicable.

CITY ATTORNEY REVIEW:

Not applicable.

STAFF RECOMMENDATION:

Staff recommends that the Council approve the resolution.

SUPPORTING MATERIAL:

1. [Resolution - Wallin Family Hutto Investments Tract Annexation \(136.0 acres\) - Municipal Service Plan](#)
2. [Exhibit A - Property Description](#)
3. [Exhibit B - Municipal Service Plan](#)

RESOLUTION NO.

A RESOLUTION AUTHORIZING THE CITY MANAGER TO PREPARE A MUNICIPAL SERVICE PLAN FOR THE ANNEXATION OF THE PROPERTY KNOWN AS THE “WALLIN FAMILY HUTTO INVESTMENTS TRACT” (136.0 ACRES), MORE OR LESS, OF LAND, MORE PARTICULARLY DESCRIBED IN EXHIBIT “A”, AND ATTACHED HERETO.

WHEREAS, Section 43.065(a) of the Texas Local Government Code requires that, within certain specified statutory timeframes, the Hutto City Council must authorize the City Manager to prepare a service plan that provides for the extension of full municipal services to the areas which are proposed for annexation, and;

WHEREAS, the service plan has been prepared and described in **Exhibit “B”**, and attached hereto.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF HUTTO, TEXAS, hereby authorizes the City Manager to immediately prepare a service plan that provides for the extension of full municipal services, and described in **Exhibit “B”**, a copy of same being attached hereto and incorporated herein for all purposes.

The City Council hereby finds and declares that written notice of the date, hour, place and subject of the meeting at which this Resolution was adopted was posted and that such meeting was open to the public as required by law at all times during which this Resolution and the subject matter hereof were discussed, considered and formally acted upon, all as required by the Open Meetings Act, Chapter 551, Texas Government Code, as amended.

RESOLVED this **15th** day of **February, 2018**.

CITY OF HUTTO, TEXAS

Doug Gaul, Mayor

ATTEST:

Lisa L. Brown, City Secretary

Wallin Family Hutto Investments LP (136.0 Acres)



R020383

**FM
1660**

SAUL ST

BROWN ST

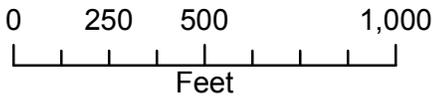
ALMQUIST ST

GARRINGTON ST

PIERCE ST

WILEY ST

This map was produced for the sole purpose of aiding the City of Hutto in planning purposes and is not warranted for any other use. No warranty is made by creator or city regarding its accuracy or completeness.



All those three certain tracts or parcels of land, a part of the JOHN DYCHES SURVEY in Williamson County, Texas, known as Blocks Numbers 3, 4 and 5 of the Elizabeth C. McElroy Subdivision of said John Dyches Survey; being 45 acres of land in Block No. 3 and 91 acres of land in Blocks Nos. 4 and 5; the tract herein conveyed being described by metes and bounds as follows, to-wit:

BEGINNING at the S. E. corner of Block No 2 of said Sub-division;

THENCE South 71 West, 944 varas to the Southwest corner of said Block No 2;

THENCE South 19 East, 568-1/2 varas to a stake for corner in the North line of road, same being a corner of Block No 5;

THENCE South 80-1/2 East, 982 varas to a stake in road 7 varas North 10 East from McElroy's Southeast corner;

THENCE North 10 East, 165 varas to another corner of said McElroy's tract;

THENCE North 19 West, 892-1/2 varas to the place of BEGINNING and containing 136 acres of land; and being the same land heretofore conveyed to F. P. Walker by C. O. Johnson and wife, Selma Johnson, by deed dated January 13th 1922 and recorded in VOL 204, PAGE 400, Deed Records, Williamson County, Texas, to which said deed and record reference is here made for all pertinent purposes.

This conveyance is made subject to existing public utility easements now of record over, under and upon the above described tract of land.

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Nancy E. Rister

07-10-2003 11:29 AM 2003064875
CARRILLO \$13.00
NANCY E. RISTER, COUNTY CLERK
WILLIAMSON COUNTY, TEXAS

EXHIBIT "A"

**CITY OF HUTTO
MUNICIPAL SERVICE PLAN
FOR PROPOSED ANNEXATION OF**

EXHIBIT “B”

**136.0 acres, more or less, of land, out of the
John Dykes Survey, Abstract No. 186, in Williamson County, Texas.**

The City of Hutto, Texas will provide for the extension of full municipal services into the area proposed to be annexed in accordance with Texas Local Government Code §43.056.

FIRE

Existing Services: Williamson County Emergency Service District #3

Services to be Provided:

Provides fire suppression and emergency services to the area. Primary fire response will be provided by Williamson County Emergency Service District #3, located at the following address: 501 Exchange Boulevard. Fire code inspections and enforcement will be handled by Williamson County Emergency Services District #3 on behalf of the City of Hutto.

POLICE

Existing Services: Williamson County Sheriff’s Department

Services to be Provided:

Upon annexation, the City of Hutto Police Department will extend regular and routine patrols to the area. It is anticipated that the implementation of police patrol activities can be effectively accommodated within the current budget and staff appropriations.

BUILDING INSPECTION

Existing Services: None

Services to be Provided:

The Development Services Department will provide Code Enforcement Services upon annexation. This includes issuing building, electrical and plumbing permits for any new construction and remodeling, and enforcing all other applicable codes that regulate building construction within the City of Hutto. Fire code inspections and enforcement will be handled by Williamson County Emergency Services District #3 on behalf of the City of Hutto.

PLANNING AND ZONING

Existing Services: Review of subdivision development plans under City’s Subdivision Ordinance. No municipal zoning or land use controls except for those imposed by State Law.

Services to be Provided:

The Hutto Development Services Department has responsibility for regulating development and land use through the administration of the City of Hutto’s Zoning Ordinance, and this will extend to the area on the effective date of the annexation. The property will also continue to be regulated under the requirements of the City of Hutto’s Subdivision Ordinance. These services may be provided within the departments’ current budgets with additional staffing as needed.

LIBRARY

Existing Services: None

Services to be Provided:

City Library privileges will be available to future residents in this area.

HEALTH DEPARTMENT - HEALTH CODE ENFORCEMENT SERVICE

Existing Services: Williamson Cities and County Health District

Services to be Provided:

Williamson Cities and County Health District will continue to implement enforcement of the health districts regulations on the effective date of annexation. Animal control services will also be provided to the area as needed by Hutto Animal Control Division of the Police Department.

STREET MAINTENANCE

Existing Services: Williamson County

Services to be Provided:

Maintenance and access to adjacent existing street facilities will be provided/overseen by appropriate City of Hutto departments.

STORM WATER MANAGEMENT

Existing Services: Williamson County Flood Plain Administrator

Services to be Provided

Developers will provide storm water drainage facilities as required of their development at their own expense and such will be inspected by the City's engineers at time of completion. The City of Hutto will then maintain the drainage in public rights of way upon approval of the construction. Property owners and/or Home Owner's Associations or similar entities will maintain drainage facilities located on private property. All construction within the flood plain will be through the appropriate Hutto department(s) and will meet FEMA Flood Plain regulations.

STREET LIGHTING

Existing Services: Oncor Electric Delivery

Services to be Provided:

There are no existing street lights in this area. The Developer will be responsible for initial installation and maintenance of street lighting, if required, within the development until such time as any internal streets have been accepted by the City Council.

TRAFFIC ENGINEERING

Existing Services: None

Services to be Provided:

The City of Hutto, through its appropriate departments, will be able to provide any necessary additional traffic control devices after the effective date of annexation.

WATER SERVICE

Existing Services: None

Services to be Provided:

Per the executed Development Agreement, water service to the properties will be provided by City of Hutto.

SANITARY SEWER SERVICE

Existing Services: None

Services to be Provided:

Per the executed Development Agreement, sanitary sewer service to the properties will be provided by City of Hutto.

SOLID WASTE SERVICES

Existing Services: None

Services to be Provided:

Solid waste collection shall be provided to the area of annexation in accordance with current ordinances. Service shall comply with existing City of Hutto policies, beginning with occupancy of structures.

PARKS AND TRAILS

Existing Service: None

Services to be Provided:

All City operated parks and trail systems will be available to the residents of this area upon annexation.

MISCELLANEOUS

Existing Services: None

Services to be Provided:

All other applicable municipal services will be provided to the area in accordance with the City of Hutto's established policies governing extension of municipal services to newly-annexed areas.

NOTE:

Capital improvements sufficient for providing municipal services for the annexed area are in place such that the costs associated with the extension of service lines to proposed building sites within the area will be borne by owners and/or developers.

**CITY OF HUTTO
CITY COUNCIL AGENDA**

AGENDA ITEM NO.: 10C. **AGENDA DATE:** February 15, 2018

PRESENTED BY: Carolyn Horner, AICP, Planning Director,
Business & Development Services

ITEM:

Consideration and possible action on a resolution authorizing the City Manager to prepare a Municipal Service Plan for the proposed annexation of the Overton-Wolter Tracts, 181.33 acres, more or less, of land, out of the John Dykes Survey, Abstract No. 186, located on the east side of CR 119, adjacent to the northeast boundary of the Hutto-parke Subdivision. (Carolyn Horner)

STRATEGIC GUIDE POLICY: Well Balanced & Diversified Economy

ITEM BACKGROUND:

Per the Texas Local Government Code, a Municipal Service Plan (MSP) is required to be prepared for proposed annexation areas. This MSP essentially states that the annexed land will receive services from the City, including but not limited to Police and patrol services, utility service, planning and building inspection services, code enforcement, library privileges, and street maintenance. Only annexed land into the city limits is entitled to full services by the City. This MSP has gone through the applicable departments for review.

BUDGETARY AND FINANCIAL SUMMARY:

Not applicable.

RELATED COUNCIL COMMITTEE OR ADVISORY BOARD RECOMMENDATIONS:

Not applicable.

CITY ATTORNEY REVIEW:

Not applicable.

STAFF RECOMMENDATION:

Staff recommends that the Council approve the resolution.

SUPPORTING MATERIAL:

1. [Resolution - Overton-Wolter Tracts Annexation \(181.33 acres\) - Municipal Service Plan](#)
2. [Exhibit A - Property Description](#)
3. [Exhibit B - Municipal Service Plan](#)

RESOLUTION NO.

A RESOLUTION AUTHORIZING THE CITY MANAGER TO PREPARE A MUNICIPAL SERVICE PLAN FOR THE ANNEXATION OF THE PROPERTY KNOWN AS THE “OVERTON-WOLTER TRACTS” (181.33 ACRES), MORE OR LESS, OF LAND, MORE PARTICULARLY DESCRIBED IN EXHIBIT “A”, AND ATTACHED HERETO.

WHEREAS, Section 43.065(a) of the Texas Local Government Code requires that, within certain specified statutory timeframes, the Hutto City Council must authorize the City Manager to prepare a service plan that provides for the extension of full municipal services to the areas which are proposed for annexation, and;

WHEREAS, the service plan has been prepared and described in **Exhibit “B”**, and attached hereto.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF HUTTO, TEXAS, hereby authorizes the City Manager to immediately prepare a service plan that provides for the extension of full municipal services, and described in **Exhibit “B”**, a copy of same being attached hereto and incorporated herein for all purposes.

The City Council hereby finds and declares that written notice of the date, hour, place and subject of the meeting at which this Resolution was adopted was posted and that such meeting was open to the public as required by law at all times during which this Resolution and the subject matter hereof were discussed, considered and formally acted upon, all as required by the Open Meetings Act, Chapter 551, Texas Government Code, as amended.

RESOLVED this **15th** day of **February, 2018**.

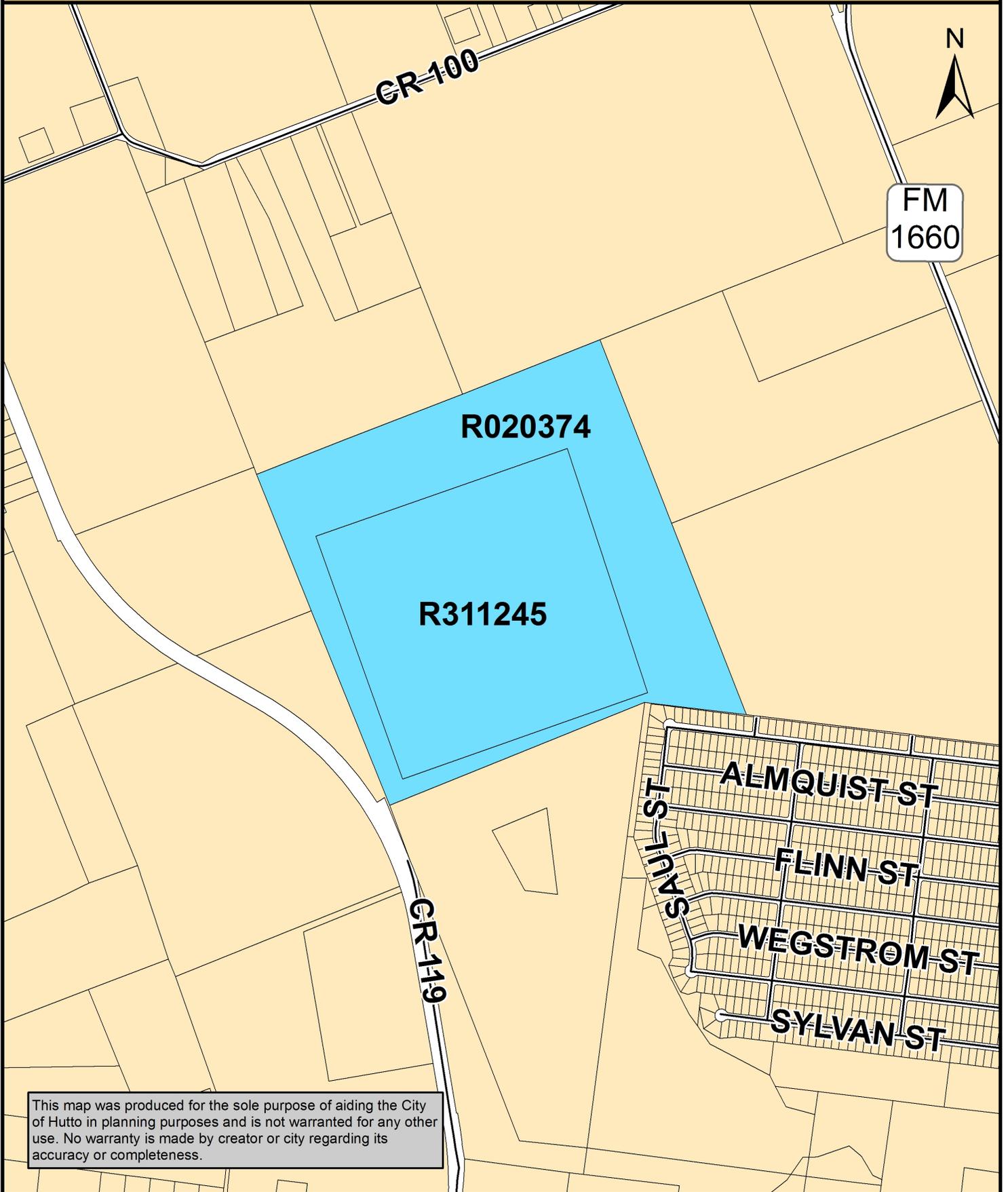
CITY OF HUTTO, TEXAS

Doug Gaul, Mayor

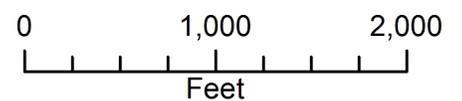
ATTEST:

Lisa L. Brown, City Secretary

Overton-Wolter (181.33 Acres)



This map was produced for the sole purpose of aiding the City of Hutto in planning purposes and is not warranted for any other use. No warranty is made by creator or city regarding its accuracy or completeness.



June 1, 2005

181.329 ACRES

These notes describe that certain tract of land located in the **JOHN C. DYKES SURVEY, ABSTRACT NO. 186**, subject tract being all of the following: a 25% Interest conveyed in a Surface Only Warranty Deed from Louise Saul Overton to Frances Overton Wolter, dated 9-26-84 and recorded in Volume 1082, Page 425, of the Official Records of Williamson County, Texas, (ORWC); a 25% Interest conveyed in a Correction Surface Only Warranty Deed from Louise Saul Overton to Patsy Overton Williams, dated 12-5-84 and recorded in Volume 1109, Page 854, (ORWC); an 18% Interest conveyed in a Surface Only Warranty Deed from Louise Saul Overton to Patsy Overton Williams, dated 1-17-85 and recorded in Volume 1132, Page 155, (ORWC); an 18% Interest conveyed in a Surface Only Warranty Deed from Louise Saul Overton to Frances Overton Wolter, dated 1-17-85 and recorded in Volume 1132, Page 159, (ORWC); a 7% Interest conveyed in a Surface Only Warranty Deed from Louise Saul Overton to Frances Overton Wolter, dated 1-2-87 and recorded in Volume 1469, Page 714, (ORWC); a 7% Interest conveyed in a Surface Only Warranty Deed from Louise Saul Overton to Patsy Louise Overton, dated 1-2-87 and recorded in Volume 1469, Page 716, (ORWC); also, being the same tract of land referenced as "181.6 Acres", conveyed in a Gift Mineral Deed from Louise Saul Overton to Josephine Overton Kirk, et al, dated 5-26-88 and recorded in Volume 1665, Page 296, (ORWC); being surveyed on the ground under the direct supervision of Bruce Lane Bryan, Registered Professional Land Surveyor No. 4249, on June 1, 2005; subject tract being more fully described as follows:

BEGINNING at a 3/8" Iron Rod found, being the apparent Northwest corner of said "181.6 Acres", same being the apparent Southwest corner of a called "44.7 Acres" conveyed in a Warranty Deed with Vendor's Lien from Hutto State Bank to Ronald Albert Smith, et ux, dated 3-4-93 and recorded in Volume 2267, Page 16, (ORWC); same being in the East line of a called "57.901 Acres", conveyed in a Warranty Deed from Ella Kruger Kokel, et al, to Kruger Subdivision, LTD., dated 6-3-98 and recorded in Document No. 9838804, (ORWC); same being the Northwest corner of subject tract;

THENCE North 68°37'05" East, with a line for the common line of said "181.6 Acres" and said "44.7 Acres", a distance of **722.95 feet**, to a 3/8" Iron Rod found (not recorded), being in the North line of said "181.6 Acres" (as fenced), same being in the South line of said "44.7 Acres" (as fenced), same being an exterior corner of subject tract;

THENCE North 68°44'31" East, with a line for the common line of said "181.6 Acres" and said "44.7 Acres" (as fenced), a distance of **983.32 feet**, to a 1/2" Iron Rod found, being in the apparent North line of said "181.6 Acres", same being the Southeast corner of said "44.7 Acres", same being for the Southwest corner of a called "200.00 Acres", owned presently or formerly by Howard Leon Peterson, recorded in Volume 662, Page 162, of the Deed Records of Williamson County, Texas, (DRWC); same being an exterior corner of subject tract;

THENCE North 68°24'48" East, with a line for the common line of said "181.6 Acres" and said "200.00 Acres", a distance of **1138.59 feet**, to a 1 1/2" Iron Pipe found, being for the Northeast corner of said "181.6 Acres", same being in the South line of said "200.00 Acres", same being the apparent Northwest corner of a called "62.956 Acres", conveyed in a Deed with

Vendor's Lien from Valborg R. Anderson to Marvin Sturm, et ux, dated 5-2-85 and recorded in Volume 1174, Page 282, (ORWC); same being the Northeast corner of subject tract;

THENCE South 21°19'57" East, with a line for the common line of said "181.6 Acres" and said "62.956 Acres", a distance of **1521.97 feet**, to a 1" Iron Pipe found, being in the East line of said "181.6 Acres", same being the Southwest corner of said "62.956 Acres", same being the Northwest corner of a called "136 Acres" conveyed in a Warranty Deed from Doris Gwendolyn Wallin to Wallin Family Hutto Investments, L.P., dated 6-11-03 and recorded in Document No. 2003064877, of the Official Public Records of Williamson County, Texas, (OPRWC); same being an exterior corner of subject tract;

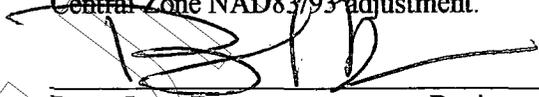
THENCE South 21°19'57" East, with a line for the common line of said "181.6 Acres" and said "136 Acres", passing at a distance of 1577.80 feet, a ½" Iron Rod set (with cap), being in the East line of said "181.6 Acres", same being the Southwest corner of said "136 Acres", same being the Northwest corner of a called "1.209 Acres" (surveyed this date); and continuing for a total distance of **1588.82 feet**, to a ½" Iron Rod set (with cap), being the Easternmost corner of said "181.6 Acres", same being a 19.44' wide centerline beginning point of said "1.209 Acres", same being in the North line of a called "164.266 Acres" conveyed in a Warranty Deed with Vendor's Lien from Hugh S. Davenport, Jr., Executor, to Hutto Development, LTD., dated 9-21-01 and recorded in Document No. 2001071798, (OPRWC); same being the Easternmost corner of subject tract;

THENCE North 83°13'11" West, with a line for the common line of said "181.6 Acres" and said "164.266 Acres", a distance of **789.25 feet**, to a ½" Iron Rod found, being an interior corner of said "181.6 Acres", same being the Northwest corner of said "164.266 Acres", same being the Northeast corner of a called "103.4 Acres" conveyed in a Deed from S. G. Downing, et ux, to Harry E. Hanson, dated 12-11-11 and recorded in Volume 147, Page 32, (DRWC); same being an interior corner of subject tract;

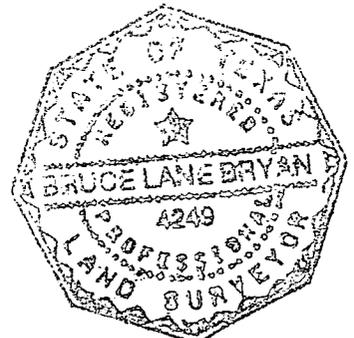
THENCE South 68°08'30" West, with a line for the common line of said "181.6 Acres" and said "103.4 Acres", a distance of **2121.21 feet**, to a Concrete Monument found, being the Southwest corner of said "181.6 Acres", same being the Northwest corner of said "103.4 Acres", same being in the East line of a called "101.8 Acres" conveyed in a Deed of Gift from A. M. Oleander, et ux, to Gary Oleander, et al, dated 12-29-97 and recorded in Document No. 9728013, (OPRWC); same being the Southwest corner of subject tract;

THENCE North 21°54'23" West, with the West line of said "181.6 Acres", same being with the East line of said "101.8 Acres", same being with the aforementioned East line of said "57.901 Acres", a distance of **2754.09 feet**, to the **PLACE OF BEGINNING**, containing according to the dimensions herein stated, an area of **181.329 Acres**.

Surveyor's Note: Attention is invited to accompanying plat for location of improvements, adjoiners, visible utilities and roadways. Bearings are based on Texas State plane coordinates, Central Zone NAD83/93 adjustment.


Bruce Lane Bryan

Registered Professional Land Surveyor No. 4249



**CITY OF HUTTO
MUNICIPAL SERVICE PLAN
FOR PROPOSED ANNEXATION OF**

EXHIBIT “B”

**181.33 acres, more or less, of land, out of the
John Dykes Survey, Abstract No. 186, in Williamson County, Texas.**

The City of Hutto, Texas will provide for the extension of full municipal services into the area proposed to be annexed in accordance with Texas Local Government Code §43.056.

FIRE

Existing Services: Williamson County Emergency Service District #3

Services to be Provided:

Provides fire suppression and emergency services to the area. Primary fire response will be provided by Williamson County Emergency Service District #3, located at the following address: 501 Exchange Boulevard. Fire code inspections and enforcement will be handled by Williamson County Emergency Services District #3 on behalf of the City of Hutto.

POLICE

Existing Services: Williamson County Sheriff’s Department

Services to be Provided:

Upon annexation, the City of Hutto Police Department will extend regular and routine patrols to the area. It is anticipated that the implementation of police patrol activities can be effectively accommodated within the current budget and staff appropriations.

BUILDING INSPECTION

Existing Services: None

Services to be Provided:

The Development Services Department will provide Code Enforcement Services upon annexation. This includes issuing building, electrical and plumbing permits for any new construction and remodeling, and enforcing all other applicable codes that regulate building construction within the City of Hutto. Fire code inspections and enforcement will be handled by Williamson County Emergency Services District #3 on behalf of the City of Hutto.

PLANNING AND ZONING

Existing Services: Review of subdivision development plans under City’s Subdivision Ordinance. No municipal zoning or land use controls except for those imposed by State Law.

Services to be Provided:

The Hutto Development Services Department has responsibility for regulating development and land use through the administration of the City of Hutto’s Zoning Ordinance, and this will extend to the area on the effective date of the annexation. The property will also continue to be regulated under the requirements of the City of Hutto’s Subdivision Ordinance. These services may be provided within the departments’ current budgets with additional staffing as needed.

LIBRARY

Existing Services: None

Services to be Provided:

City Library privileges will be available to future residents in this area.

HEALTH DEPARTMENT - HEALTH CODE ENFORCEMENT SERVICE

Existing Services: Williamson Cities and County Health District

Services to be Provided:

Williamson Cities and County Health District will continue to implement enforcement of the health districts regulations on the effective date of annexation. Animal control services will also be provided to the area as needed by Hutto Animal Control Division of the Police Department.

STREET MAINTENANCE

Existing Services: Williamson County

Services to be Provided:

Maintenance and access to adjacent existing street facilities will be provided/overseen by appropriate City of Hutto departments.

STORM WATER MANAGEMENT

Existing Services: Williamson County Flood Plain Administrator

Services to be Provided

Developers will provide storm water drainage facilities as required of their development at their own expense and such will be inspected by the City’s engineers at time of completion. The City of Hutto will then maintain the drainage in public rights of way upon approval of the construction. Property owners and/or Home Owner’s Associations or similar entities will maintain drainage facilities located on private property. All construction within the flood plain will be through the appropriate Hutto department(s) and will meet FEMA Flood Plain regulations.

STREET LIGHTING

Existing Services: Oncor Electric Delivery

Services to be Provided:

There are no existing street lights in this area. The Developer will be responsible for initial installation and maintenance of street lighting, if required, within the development until such time as any internal streets have been accepted by the City Council.

TRAFFIC ENGINEERING

Existing Services: None

Services to be Provided:

The City of Hutto, through its appropriate departments, will be able to provide any necessary additional traffic control devices after the effective date of annexation.

WATER SERVICE

Existing Services: None

Services to be Provided:

Per the executed Development Agreement, water service to the properties will be provided by City of Hutto.

SANITARY SEWER SERVICE

Existing Services: None

Services to be Provided:

Per the executed Development Agreement, sanitary sewer service to the properties will be provided by City of Hutto.

SOLID WASTE SERVICES

Existing Services: None

Services to be Provided:

Solid waste collection shall be provided to the area of annexation in accordance with current ordinances. Service shall comply with existing City of Hutto policies, beginning with occupancy of structures.

PARKS AND TRAILS

Existing Service: None

Services to be Provided:

All City operated parks and trail systems will be available to the residents of this area upon annexation.

MISCELLANEOUS

Existing Services: None

Services to be Provided:

All other applicable municipal services will be provided to the area in accordance with the City of Hutto's established policies governing extension of municipal services to newly-annexed areas.

NOTE:

Capital improvements sufficient for providing municipal services for the annexed area are in place such that the costs associated with the extension of service lines to proposed building sites within the area will be borne by owners and/or developers.

**CITY OF HUTTO
CITY COUNCIL AGENDA**

AGENDA ITEM NO.: 10D. **AGENDA DATE:** February 15, 2018

PRESENTED BY: Carolyn Horner, AICP, Planning Director,
Business & Development Services

ITEM:

Consideration and possible action on a resolution authorizing the City Manager to prepare a Municipal Service Plan for the proposed annexation of the Packsaddle Tracts, 169.99 acres, more or less, of land located on the east side of FM 1660 North and adjacent to the northern boundary of the Rivers Crossing Subdivision. (Carolyn Horner)

STRATEGIC GUIDE POLICY: Well Balanced & Diversified Economy

ITEM BACKGROUND:

Per the Texas Local Government Code, a Municipal Service Plan (MSP) is required to be prepared for proposed annexation areas. This MSP essentially states that the annexed land will receive services from the City, including but not limited to Police and patrol services, utility service, planning and building inspection services, code enforcement, library privileges, and street maintenance. Only annexed land into the city limits is entitled to full services by the City. This MSP has gone through the applicable departments for review.

BUDGETARY AND FINANCIAL SUMMARY:

Not applicable.

RELATED COUNCIL COMMITTEE OR ADVISORY BOARD RECOMMENDATIONS:

Not applicable.

CITY ATTORNEY REVIEW:

Not applicable.

STAFF RECOMMENDATION:

Staff recommends that the Council approve the resolution.

SUPPORTING MATERIAL:

1. [Resolution - Packsaddle Tracts Annexation \(169.99 acres\) - Municipal Service Plan](#)
2. [Exhibit A - Property Description](#)
3. [Exhibit B - Municipal Service Plan](#)

RESOLUTION NO.

A RESOLUTION AUTHORIZING THE CITY MANAGER TO PREPARE A MUNICIPAL SERVICE PLAN FOR THE ANNEXATION OF THE PROPERTY KNOWN AS THE “PACKSADDLE TRACTS” (169.99 ACRES), MORE OR LESS, OF LAND, MORE PARTICULARLY DESCRIBED IN EXHIBIT “A”, AND ATTACHED HERETO.

WHEREAS, Section 43.065(a) of the Texas Local Government Code requires that, within certain specified statutory timeframes, the Hutto City Council must authorize the City Manager to prepare a service plan that provides for the extension of full municipal services to the areas which are proposed for annexation, and;

WHEREAS, the service plan has been prepared and described in **Exhibit “B”**, and attached hereto.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF HUTTO, TEXAS, hereby authorizes the City Manager to immediately prepare a service plan that provides for the extension of full municipal services, and described in **Exhibit “B”**, a copy of same being attached hereto and incorporated herein for all purposes.

The City Council hereby finds and declares that written notice of the date, hour, place and subject of the meeting at which this Resolution was adopted was posted and that such meeting was open to the public as required by law at all times during which this Resolution and the subject matter hereof were discussed, considered and formally acted upon, all as required by the Open Meetings Act, Chapter 551, Texas Government Code, as amended.

RESOLVED this **15th** day of **February, 2018**.

CITY OF HUTTO, TEXAS

Doug Gaul, Mayor

ATTEST:

Lisa L. Brown, City Secretary

EXHIBIT 'A'

METES AND BOUNDS DESCRIPTION

BEING 169.99 ACRES OF LAND OUT OF THE JOHN DYKES SURVEY, ABSTRACT NO. 186, WILLIAMSON COUNTY, TEXAS. BEING A PORTION OF THE REMAINDER OF THAT CERTAIN 238 ACRE TRACT, CALLED TRACT 1, AND THE REMAINDER OF THAT CERTAIN 100 ACRE TRACT, CALLED TRACT 2, CONVEYED TO IVER E. WALLIN IN DOCUMENT 2001059720 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS. THE SAID 169.99 ACRES OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT AN IRON PIPE FOUND IN THE EAST RIGHT-OF-WAY LINE OF FARM TO MARKET ROAD 1660, BEING THE NORTHWEST CORNER OF THAT CERTAIN 0.50 OF AN ACRE TRACT CONVEYED TO JONAH WATER SPECIAL UTILITY DISTRICT IN DOCUMENT 2000040392 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS AND THE SOUTHWEST CORNER OF SAID REMAINDER OF TRACT 1, BEING THE **POINT OF BEGINNING** OF THE HEREIN DESCRIBED TRACT;

THENCE, NORTH 22°34'00" WEST, ALONG SAID EAST RIGHT-OF-WAY LINE OF FARM TO MARKET ROAD, AND THE WEST LINE OF SAID REMAINDER OF TRACT 1, FOR A DISTANCE OF 937.19 FEET TO CONCRETE MONUMENT FOUND FOR AN ANGLE POINT OF THE HEREIN DESCRIBED TRACT;

THENCE, CONTINUING ALONG SAID EAST RIGHT-OF-WAY LINE, NORTH 20°53'50" WEST, A DISTANCE OF 1585.78 FEET TO AN IRON ROD FOUND IN SAID EAST RIGHT-OF-WAY LINE, BEING THE SOUTHWEST CORNER OF THAT CERTAIN 65.00 ACRE TRACT CONVEYED TO HUTTO ISD IN DOCUMENT 2009044814 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, AND BEING THE NORTHWEST CORNER OF SAID REMAINDER OF TRACT 1 AND THE HEREIN DESCRIBED TRACT (FROM WHICH A TXDOT CONCRETE RIGHT-OF-WAY MONUMENT BEARS NORTH 21°31'02" WEST, AT A DISTANCE OF 1767.21 FEET);

THENCE, LEAVING SAID EAST RIGHT-OF-WAY LINE, NORTH 68°21'20" EAST, ALONG THE SOUTH LINE OF SAID HUTTO ISD TRACT AND ALONG THE NORTH LINE OF THE SAID REMAINDER OF TRACT 1 AND TRACT 2, FOR A DISTANCE OF 2,601.32 FEET TO AN IRON ROD FOUND IN THE WEST LINE OF THAT CERTAIN 41.36 ACRE TRACT CONVEYED TO HOWARD SLADEK IN VOLUME 866, PAGE 661 (27.36 ACRES) AND VOLUME 867, PAGE 747 (14.00 ACRES) BOTH OF THE DEED RECORDS OF WILLIAMSON COUNTY, TEXAS, BEING THE SOUTHEAST CORNER OF SAID HUTTO ISD TRACT, AND THE NORTHEAST CORNER OF SAID REMAINDER OF TRACT 2 AND THE HEREIN DESCRIBED TRACT (FROM WHICH AN IRON ROD FOUND AT THE NORTHEAST CORNER OF SAID HUTTO ISD TRACT BEARS NORTH 21°41'15" WEST, FOR A DISTANCE OF 1,087.61 FEET);

THENCE, SOUTH 21°38'22" EAST, ALONG THE WEST LINES OF SAID SLADEK TRACT, AND THE REMAINDER OF A CERTAIN 107 ACRE TRACT CONVEYED TO HARVEY I. JOHNSON IN VOLUME 309, PAGE 269, OF THE DEED RECORDS OF WILLIAMSON COUNTY, TEXAS (W.C.A.D SHOWS CURRENT OWNERS AS ALBERT JOHNSON AND NANCY WENDLAND), AND THAT CERTAIN 10.00 ACRE TRACT CONVEYED TO LEANN PERROW IN DOCUMENT 2008053240 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS ALSO BEING ALONG THE EAST LINE OF SAID REMAINDER OF TRACT 1 AND SAID REMAINDER OF TRACT 2, FOR A DISTANCE OF 3370.41 FEET TO AN IRON ROD FOUND IN THE NORTH LINE OF RIVERS CROSSING SUBDIVISION PHASE 3 RECORDED IN CABINET X, SLIDE 249

OF THE PLAT RECORDS OF WILLIAMSON COUNTY, TEXAS, BEING THE SOUTHWEST CORNER OF SAID PERROW TRACT, AND THE SOUTHEAST CORNER OF SAID REMAINDER OF TRACT 1 AND THE HEREIN DESCRIBED TRACT (FROM WHICH AN IRON ROD FOUND IN THE NORTH RIGHT-OF-WAY LINE OF COUNTY ROAD 132, BEING THE NORTHEAST CORNER OF SAID RIVERS CROSSING SUBDIVISION, PHASE 3 BEARS SOUTH 82°25'10" EAST, FOR A DISTANCE OF 510.52 FEET);

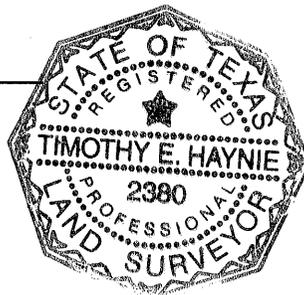
THENCE, ALONG THE NORTH LINE OF SAID RIVERS CROSSING SUBDIVISION PHASE 3 AND SAID JONAH WATER SPECIAL UTILITY DISTRICT TRACT, ALSO BEING THE SOUTH LINE OF SAID REMAINDER OF TRACT 1 AND THE HEREIN DESCRIBED TRACT, THE FOLLOWING FOUR (4) COURSES AND DISTANCES:

- 1) NORTH 82°25'10" WEST, FOR A DISTANCE OF 653.47 FEET TO AN IRON ROD FOUND;
- 2) NORTH 83°19'35" WEST, FOR A DISTANCE OF 452.97 FEET TO AN IRON ROD FOUND;
- 3) SOUTH 79°28'28" WEST, FOR A DISTANCE OF 895.03 FEET TO AN IRON ROD FOUND;
- 4) SOUTH 78°53'12" WEST, FOR A DISTANCE OF 772.35 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 169.99 ACRES, MORE OR LESS.

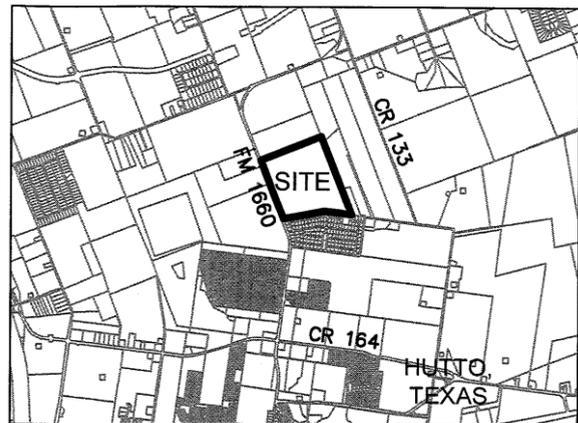
THE UNDERSIGNED DOES HEREBY CERTIFY THAT THE PROPERTY DESCRIBED HEREIN WAS DETERMINED BY A SURVEY MADE ON THE GROUND, TOGETHER WITH RECORD INFORMATION, UNDER MY SUPERVISION. THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS.



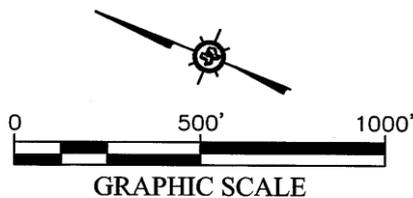
TIMOTHY E. HAYNIE
R.P.L.S. No. 2380, State of Texas
Haynie Consulting, Inc.
Engineers – Surveyors
1010 Provident Lane
Round Rock, Texas 78664
TBPLS Firm No. 100250-00



10-02-17
Date



LOCATION MAP



DATE: OCTOBER 2, 2017

OWNER/DEVELOPER:
 PACKSADDLE PARTNERS, LLC
 AGENT: SCOTT REMPE
 12306 TECHNOLOGY BLVD.
 AUSTIN, TEXAS 78727
 PHONE: 512 250-5888
 CELL: 512 801-0408
 EMAIL: scott@packsaddlepartners.com

HOWARD SLADEK
 41.36 ACRES
 VOLUME 866, PAGE 661
 (27.36 ACRES)
 VOLUME 867, PAGE 747
 (14.00 ACRES)
 D.R.W.C.TX.

HARVEY I. JOHNSON
 REMAINDER OF 107 ACRES
 VOLUME 309, PAGE 269
 D.R.W.C.TX.
 (W.C.A.D. SHOWS CURRENT
 OWNERS AS ALBERT
 JOHNSON & NANCY
 WENDLAND)

LEANN PERROW
 10 ACRES
 DOC. 2008053240
 O.P.R.W.C.TX.

HUTTO ISD
 65.00 ACRES
 DOC. 2009044814
 O.P.R.W.C.TX.

PACKSADDLE PARTNERS, LLC
 169.99 ACRES
 Doc. #2001059720
 o.p.r.w.c.

RIVERS CROSSING
 SUBDIVISION PHASE 3
 CABINET X, SLIDE 249
 P.R.W.C.TX.

JONAH WATER SPECIAL
 UTILITY DISTRICT
 0.50 OF AN ACRE
 DOC. 2000040392
 O.P.R.W.C.TX.

N21°31'02"W 1767.21'

N20°53'50"W 1585.78'
 FARM TO MARKET 1660
 (80' RIGHT-OF-WAY)

N22°34'00"W 937.19'

POINT OF BEGINNING

N21°41'15"W 1087.61'

S21°38'22"E 3370.41'

N68°21'20"E 2601.32'

N83°19'35"W 452.97'

S79°28'28"W 895.03'

S78°53'12"W 772.35'

S82°25'10"E 510.52'

N82°25'10"W 853.47'

J. DYMES SURVEY, ABS 106

CANTILLO COL DITCH CO. SURVEY, ABS 003

RED RIVER DRIVE

JOSIAS J. BEALLE SURVEY, ABS 07

SURVEYOR'S CERTIFICATE

THE UNDERSIGNED, BEING A REGISTERED SURVEYOR OF THE STATE OF TEXAS DOES HEREBY CERTIFY THAT THE PROPERTY SHOWN HEREON WAS DETERMINED BY A SURVEY ON THE GROUND, AND UNDER MY DIRECTION AND SUPERVISION, AND THAT ALL CORNERS ARE MARKED AS DESCRIBED.

Timothy E. Haynie

10-02-17
 DATE

TIMOTHY E. HAYNIE,
 TEXAS REGISTERED
 PROFESSIONAL LAND
 SURVEYOR NO. 2380



- CONCRETE MONUMENT FOUND
- IRON ROD FOUND
- IRON PIPE FOUND
- O.P.R.W.C.TX. OFFICIAL PUBLIC RECORDS WILLIAMSON COUNTY, TEXAS
- P.R.W.C.TX. PLAT RECORDS WILLIAMSON COUNTY, TEXAS
- D.R.W.C.TX. DEED RECORDS WILLIAMSON COUNTY, TEXAS

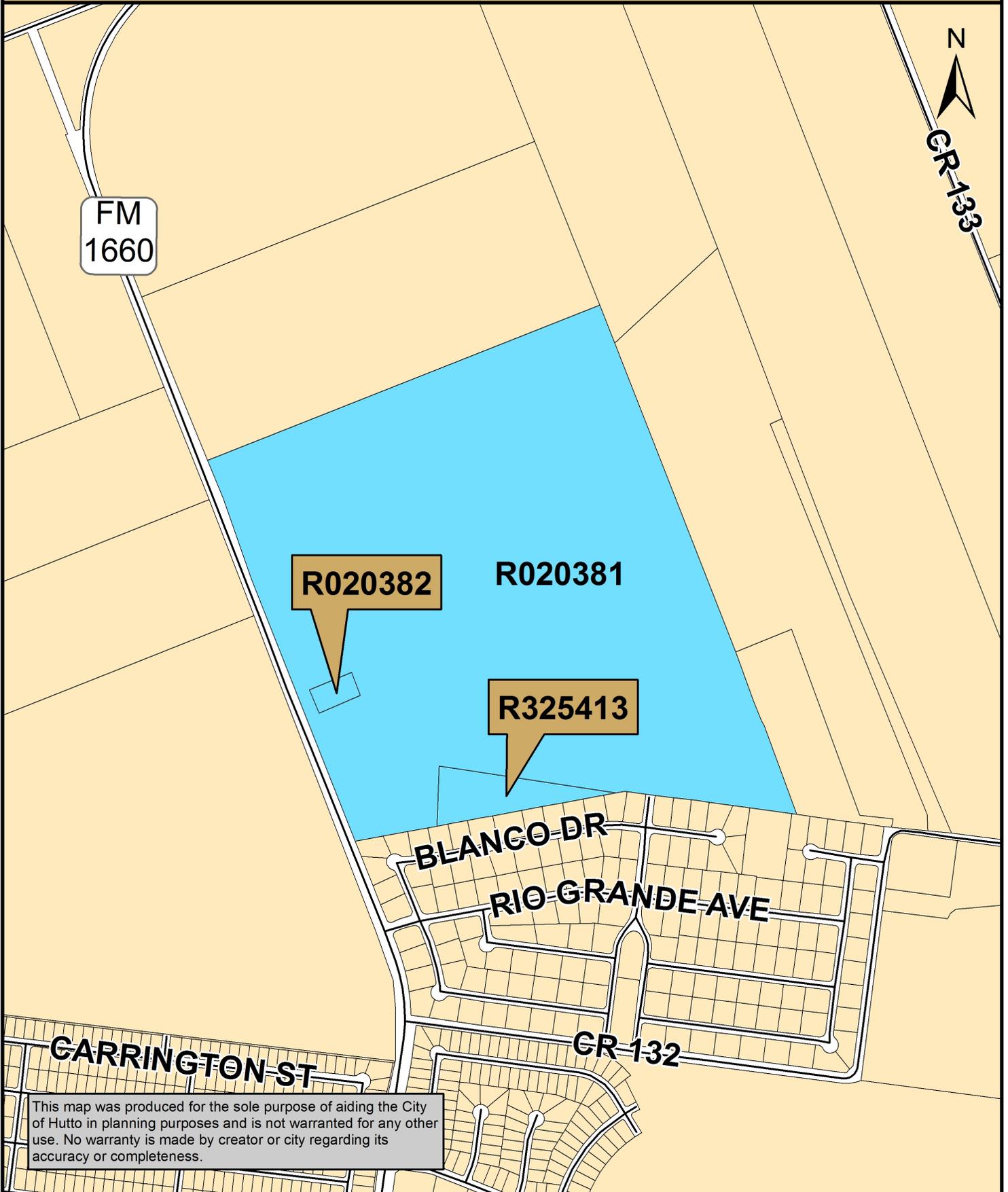
HAYNIE CONSULTING, INC.
 Civil Engineers and Land Surveyors
 1010 Provident Lane
 Round Rock, Texas 78664-3276
 Ph: 512-837-2446 Fax: 512-837-9463
 TBPE FIRM # F-002411, TBPLS FIRM # 100250-00

BOUNDARY SURVEY
169.99 ACES
HUTTO, WILLIAMSON COUNTY, TX

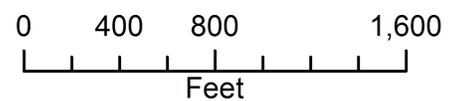
JOB NUMBER: 783-17-01
JOB DATE: 10-2-17
SHEET: _____
TECH: JW
CHECK BY: CHECKER
SHEET NO. 3 OF 3

X:\783 SUNDANCE CANYON\783-17-01 PACKSADDLE - HUTTO.DWG\PACKSADDLE SURVEY.DWG\PACKSADDLE Boundary Survey.dwg Oct 02, 17 1:23 pm

Packsaddle Tracts Annexation (169.99 Acres)



This map was produced for the sole purpose of aiding the City of Hutto in planning purposes and is not warranted for any other use. No warranty is made by creator or city regarding its accuracy or completeness.



**CITY OF HUTTO
MUNICIPAL SERVICE PLAN
FOR PROPOSED ANNEXATION OF**

EXHIBIT “B”

**169.99 acres, more or less, of land, out of the
John Dykes Survey, Abstract No. 186 and the Canutillo Colony Ditch Co. Survey, Abstract No.
693, Williamson County, Texas.**

The City of Hutto, Texas will provide for the extension of full municipal services into the area proposed to be annexed in accordance with Texas Local Government Code §43.056.

FIRE

Existing Services: Williamson County Emergency Service District #3

Services to be Provided:

Provides fire suppression and emergency services to the area. Primary fire response will be provided by Williamson County Emergency Service District #3, located at the following address: 501 Exchange Boulevard. Fire code inspections and enforcement will be handled by Williamson County Emergency Services District #3 on behalf of the City of Hutto.

POLICE

Existing Services: Williamson County Sheriff’s Department

Services to be Provided:

Upon annexation, the City of Hutto Police Department will extend regular and routine patrols to the area. It is anticipated that the implementation of police patrol activities can be effectively accommodated within the current budget and staff appropriations.

BUILDING INSPECTION

Existing Services: None

Services to be Provided:

The Development Services Department will provide Code Enforcement Services upon annexation. This includes issuing building, electrical and plumbing permits for any new construction and remodeling, and enforcing all other applicable codes that regulate building construction within the City of Hutto. Fire code inspections and enforcement will be handled by Williamson County Emergency Services District #3 on behalf of the City of Hutto.

PLANNING AND ZONING

Existing Services: Review of subdivision development plans under City’s Subdivision Ordinance. No municipal zoning or land use controls except for those imposed by State Law.

Services to be Provided:

The Hutto Development Services Department has responsibility for regulating development and land use through the administration of the City of Hutto’s Zoning Ordinance, and this will extend to the area on the effective date of the annexation. The property will also continue to be regulated under the requirements of the City of Hutto’s Subdivision Ordinance. These services can be provided within the departments’ current budgets.

LIBRARY

Existing Services: None

Services to be Provided:

City Library privileges will be available to future residents in this area.

HEALTH DEPARTMENT - HEALTH CODE ENFORCEMENT SERVICE

Existing Services: Williamson Cities and County Health District

Services to be Provided:

Williamson Cities and County Health District will continue to implement enforcement of the health districts regulations on the effective date of annexation. Animal control services will also be provided to the area as needed by Hutto Animal Control Division of the Police Department.

STREET MAINTENANCE

Existing Services: Williamson County

Services to be Provided:

Maintenance and access to adjacent existing street facilities will be provided/overseen by appropriate City of Hutto departments.

STORM WATER MANAGEMENT

Existing Services: Williamson County Flood Plain Administrator

Services to be Provided

Developers will provide storm water drainage facilities as required of their development at their own expense and such will be inspected by the City's engineers at time of completion. The City of Hutto will then maintain the drainage in public rights of way upon approval of the construction. Property owners and/or Home Owner's Associations or similar entities will maintain drainage facilities located on private property. All construction within the flood plain will be through the appropriate Hutto department(s) and will meet FEMA Flood Plain regulations.

STREET LIGHTING

Existing Services: Oncor Electric Delivery

Services to be Provided:

There are no existing street lights in this area. The Developer will be responsible for initial installation and maintenance of street lighting, if required, within the development until such time as any internal streets have been accepted by the City Council.

TRAFFIC ENGINEERING

Existing Services: None

Services to be Provided:

The City of Hutto, through its appropriate departments, will be able to provide any necessary additional traffic control devices after the effective date of annexation.

WATER SERVICE

Existing Services: None

Services to be Provided:

Water service to the properties will be provided by Jonah S.U.D.

SANITARY SEWER SERVICE

Existing Services: None

Services to be Provided:

Sanitary sewer service to the properties will be provided by Jonah S.U.D.

SOLID WASTE SERVICES

Existing Services: None

Services to be Provided:

Solid waste collection shall be provided to the area of annexation in accordance with current ordinances. Service shall comply with existing City of Hutto policies, beginning with occupancy of structures.

PARKS AND TRAILS

Existing Service: None

Services to be Provided:

All City operated parks and trail systems will be available to the residents of this area upon annexation.

MISCELLANEOUS

Existing Services: None

Services to be Provided:

All other applicable municipal services will be provided to the area in accordance with the City of Hutto's established policies governing extension of municipal services to newly-annexed areas.

NOTE:

Capital improvements sufficient for providing municipal services for the annexed area are in place such that the costs associated with the extension of service lines to proposed building sites within the area will be borne by owners and/or developers.

**CITY OF HUTTO
CITY COUNCIL AGENDA**

AGENDA ITEM NO.: 10E.

AGENDA DATE: February 15, 2018

PRESENTED BY:

ITEM:

Consideration and possible action on a resolution regarding a Policy for Donations, Grants, Sponsorships, and Fundraising. (Eliska Padilla)

STRATEGIC GUIDE POLICY: Fiscal Responsibility

ITEM BACKGROUND:

The Library is partnering with Downtown Events & Tourism, and Parks & Recreation departments in fundraising to allow donors to support the City's facilities, events, and properties. This policy is necessary to encourage and support not only these departments, but any department at the City in developing partnerships to aid in revenue generation, fundraising and sponsorship efforts that are consistent with existing City policies and procedures.

The policy has general provisions that outline circumstances under which the City may want to accept donations. It also has a provision giving the City Manager the authority to accept donations, grants, and sponsorships not exceeding \$50,000.00. Contributions greater than \$50,000.00 would require City Council approval, and financial services will bring budget amendments to Council showing the additional revenue source.

BUDGETARY AND FINANCIAL SUMMARY:

Not applicable.

RELATED COUNCIL COMMITTEE OR ADVISORY BOARD RECOMMENDATIONS:

Library Advisory Board recommends approval.

CITY ATTORNEY REVIEW:

Not applicable.

STAFF RECOMMENDATION:

Staff recommends approval.

SUPPORTING MATERIAL:

1. [Policy for donations](#)
2. [Resolution for donations](#)

City of Hutto

Donations, Grants, Sponsorships & Fundraising Policy

Purpose:

To encourage and support departments in the development of partnerships to aid in revenue generation, fundraising and sponsorship efforts that are consistent with existing City policies and procedures.

Definitions:

1. Donations and Grants: a contribution made to the City without expectation of goods, services, or significant benefit or recognition in return. Donations and grants may be in the form of money or in-kind contributions of products, services, investment securities, real property (land), or any combination thereof. A donation or grant may be unrestricted, where the donor has placed no limitation on its use, or restricted, where the donor has restricted its use to a specified purpose. Donations that, if accepted, would obligate the City to enter into a service, procurement, or other agreement shall not be considered a donation.
2. Donor: Any organization or individual who provides the City with a donation.
3. Donation Agreement: An agreement between the City and the donor that details any restrictions on a donation as well as the respective obligations of the donor and the City.
4. Fundraising: Any activity conducted with the intent of generating donations to the City. Fundraising activities may include, but are not limited to, promoting giving, program adoption or pledge drives, and contacting individuals, companies, foundations, or other entities with a request for a donation to the City.
5. Sponsorship: A "Sponsorship" typically means a person or entity that provides the City with financial support for an activity, City program or City facility, typically in exchange for the City providing more than nominal recognition of its financial support, which distinguishes a Sponsorship from a Donation. Financial assistance provided by a Sponsor may consist of cash and/or in-kind contributions.

General Provisions:

1. The City welcomes donations, grants and sponsorships that enhance City services, reduce costs that the City would incur in the absence of the donation, or that otherwise provide a benefit to the City. The City may decline any donation without comment or cause.
2. Donors shall not expect, nor shall the City grant, any extra consideration to the donor in relation to City procurement, regulatory matters, or any other business, services, or operations of the City.

3. Donations, grants and sponsorships must be directly related to providing goods or services to the public or for another valid public purpose. Donations may not be used for personal financial gain of any City elected or appointed official or employee.
4. The net benefit of a donation should be considered when determining whether to accept a donation. Net benefit includes all lifecycle costs of ownership, including maintenance, repair, clean-up, administrative, and any potential liability or expenses that may be associated with the donation.
5. Any Department considering acceptance of a donation, grant or sponsorship contribution shall consult with other departments that could be affected by acceptance of the contribution. For example, other departments may incur costs to provide management, support, maintenance, and repair or enforcement activity in relation to a donation, grant or sponsorship.

Authority to Accept Contributions

1. All donations, grants and sponsorships must be directly related to providing goods or services to the public or for another valid public purpose.
2. The City may accept donations, grants and sponsorships that enhance services or reduce costs.
3. The City Manager is authorized to accept donations, grants and sponsorships not exceeding \$50,000. The City Council must accept donations, grants and sponsorships of greater than \$50,000.
4. Since sponsorships, grants, and sponsorships constitute additional receipt of funds, the revenue must be approved by Council via an amended budget.
5. Upon notification of funds, Financial Services will create a revenue and expense line item to receive and expend funds.
6. It will be the responsibility of the respective Department Director to ensure that proper City officials are informed of donations, grants and sponsorships, and that such contributions are properly acknowledged, that timely reports are made, and that proper recognition is afforded the donor.

Sponsorship Recognition may include the following:

1. Placement of logos and/or company names in signage and publicity, including press releases and materials posted on social media and/or websites maintained by the City.
2. Certificates, plaques / memorials affixed on a donated item, on a Donor wall, on a paving stone or memorial bench.

3. Public recognition and thanking of contributors by the City Council or City Staff at public meetings or events.
4. Other acknowledgements, public or private, including media release and online recognition.

Accounting and Record Keeping

1. All revenue, products, donations, grants, sponsorships and services received from Donors and Sponsors by the City of Hutto, shall be recorded and maintained.
2. A record of all grants, sponsorships and Donations including name, type, contact name if a company, amount, and disposition of contribution shall be kept up-to-date and accurate by both the receiving Department and the Finance Department.
3. Donations, grants, or sponsorships paid for with a monetary contribution shall not be paid to staff in cash unless approved, in advance, by the Department Director and receipt of cash is properly documented.

Disclaimers

1. Any accepted donation, grant or sponsorship which would obligate the City to enter into a service or procurement agreement should be reviewed under the City procurement process and shall not be considered a donation.
2. The City encourages donations and grants of materials with the understanding that such items have a useful life, and that the City assumes no responsibility for replacement or upkeep. Once a contribution is accepted, it becomes City property and the City may maintain, replace or dispose of the item unless the Donation is explicitly restricted.
3. The City cannot guarantee the tax deductibility of a donation, but may provide the donating party with a letter of acknowledgement and a statement of the City's intended use.
4. City employees who have primary responsibility for the procurement of services, supplies, materials and equipment and/or Finance Departments, should not engage in fundraising solicitations.

RESOLUTION NO. _____

**A RESOLUTION FOR THE ACCEPTANCE AND APPROVAL
OF A POLICY FOR DONATION, GRANTS, SPONSORSHIPS &
FUNDRAISING FOR THE CITY OF HUTTO, TEXAS.**

WHEREAS, City Council of the City of Hutto in its desire to encourage and support departments in the development of partnerships to aid in the revenue generation and fundraising efforts for the City; and

WHEREAS, the City Council welcomes donations, grants, sponsorships that enhance City services, reduce costs that the City would incur in the absence of a donation, or that would otherwise provide a benefit to the City.

WHEREAS, the City Council desires to create a Donation, Grants, Sponsorship & Fundraising to include general provisions, authority to accept contributions, and ways to recognize our donor partners;

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF HUTTO, TEXAS: that the Hutto City Council hereby accepts and approves the Policy for Donations, Grants, Sponsorships & Fundraising.

CONSIDERED AND RESOLVED on this the **15th** day of the month of **February, 2018.**

THE CITY OF HUTTO, TEXAS

Doug Gaul, Mayor

ATTEST:

Lisa L. Brown, City Secretary

**CITY OF HUTTO
CITY COUNCIL AGENDA**

AGENDA ITEM NO.: 10F.

AGENDA DATE: February 15, 2018

PRESENTED BY:

ITEM: Consideration and possible action on a resolution regarding an amended Policy for Naming Facilities, Events, and Properties. (Eliska Padilla and Larry Foos)

STRATEGIC GUIDE POLICY: Quality of Life & Services

ITEM BACKGROUND:

In 2009, by Resolution No. 2009-006-00, the City Council approved a resolution for naming of the Parks and Recreation Facilities for the City of Hutto. Parks and Recreation, Downtown Events and Tourism, and the Hutto Public Library are collaborating on seeking community support to sponsor events and name spaces in the new City of Hutto City Hall and Library. A revised naming policy is needed to be more inclusive and establish policy for how we manage and approve naming rights for those who contribute significantly monetarily or in kind.

BUDGETARY AND FINANCIAL SUMMARY:

No budgetary implications.

RELATED COUNCIL COMMITTEE OR ADVISORY BOARD RECOMMENDATIONS:

Recommended for approval from the Parks & Recreation Advisory Board and the Library Advisory Board.

CITY ATTORNEY REVIEW:

Not applicable.

STAFF RECOMMENDATION:

Staff recommends approval.

SUPPORTING MATERIAL:

1. [Redline Naming Policy Amendment](#)
2. [Clean Naming Policy Amendment](#)
3. [Resolution - Naming Policy for Facilities, Events & Properties](#)

CITY OF HUTTO

POLICY FOR NAMING FACILITIES, EVENTS AND PROPERTIES

(Approved By Hutto City Council per Resolution #2009-006-00)
PROPOSED Amendment to City Council 2/15/2018

PURPOSE

To establish a systematic, fair, and consistent policy and process for the official naming of City facilities, events and properties, such as public parklands, KOKEFEST, recreational areas, the library, rooms, municipal buildings, and property. The policy provides for citizen input, recommendations from a diverse committee, and City Council approval to adopt all names.

No commercial activity as defined or allowed by this policy shall be associated in any way with, among other things, the sale of tobacco, alcohol, illegal drugs, or weapons; contain vulgar and plainly offensive, obscene, or sexually explicit language; advocate the violation of law or City policy; advance any religious or political organization; promote, favor, or oppose a candidate for elected office or a ballot measure; or be associated with any company or individual whose actions are otherwise in violation of law.

The City has the exclusive discretion to determine whether to pursue, accept or decline an opportunity to name facilities. The factors to be considered by the City include, but are not limited to:

- The extent to which a naming opportunity limits or restrains the City's discretion or its ability to pursue other opportunities;
- The duration of the arrangement or agreement and the City's ability/discretion to terminate the arrangement/agreement;
- The extent to which the naming opportunity imposes any obligation on the City, either presently or in the future, financial or otherwise and whether the opportunity is subject to conditions acceptable to the City;
- The extent to which the naming opportunity constitutes a conflict of interest or creates the appearance of or potential for a conflict of interest; and
- The extent to which the naming opportunity affects the appearance of City property or disrupts the operation of the City.

PROCEDURES TO ESTABLISH NAMING RIGHTS

The City Manager or his designee, City Council, Board or Commission, City Council Subcommittee (if constituted) may submit proposed naming rights to be implemented as approved by resolution of the City Council.

- All requests for naming and renaming city facilities, events, and properties shall be made in writing to the respective City Board, Commission, City Manager or his designee.
- The Chairman of the respective board, i.e. Hutto Parks and Recreation Advisory Board, Library Advisory Board, Economic Development Corporation Board, shall name a sub-committee that will be responsible for recommending a name for the park lands, facilities, event, and/or properties to the Board.
- The committee shall be responsible for research, study and recommendation of a proposed name to the Advisory Board. Rationale for the selection of the recommended name shall be given in writing.
- The respective Board shall approve or disapprove of the name recommended by the sub-committee.

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5. If the sub-committee’s recommendation is disapproved by the Advisory Board, then the matter may be referred back to the sub-committee for further action.
6. Upon approval, the recommended name will be forwarded to the City Council for their final consideration and action.

NAMING CRITERIA

For Parks

1. Regional / City level parks may be named after a geographical designation, a predominant physical feature of the land, a historical name, historical event, organizations, or the name of an individual.
2. Community and neighborhood level parks should be named after the subdivision, which dedicated the land, the name of the neighborhood, organizations, or the name of an individual.
3. The suffix “park” should be added to the name of the park.
4. Areas, facilities, and accessories such as playgrounds, pavilions or sport fields within a park can be named differently using the above stated criteria.

For Facilities & Properties

1. Consideration is given for naming for financial contributions, sponsorship or other commercial transactions, including the provision or supply of equipment, materials, land or services.
2. The City may partner with other community organizations, or Boards, to raise funds.
3. Major donations/sponsorships for physical spaces are given consideration, including, but not limited to: Amphitheaters/Auditoriums/Theaters, Libraries, Park Amenities, Gardens/Walks/City-owned streets and ways, Classrooms, Meeting Rooms, Conference Rooms, and Foyers.
4.

Other criteria may be based on the following:

1. A monetary, grant, donation or bequest to the City;
2. A substantial community service that has had a major impact or benefit to a large sector of the City from an individual who:
 - a. Demonstrates dedication to service in ways that brings special credit to the City, or
 - b. Volunteers and gives extraordinary help to individuals, families, groups, or community service;

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3. Memoriam for an individual, who may be considered only after he/she has been deceased for a minimum of one year;
4. Honoring a living individual which will be subject to the most careful examination; and/or
5. Honoring City officials, management, staff or appointed public officials who may be considered after the employment or public service has concluded for a minimum of one year.

DURATION OF NAMING RIGHTS

The duration of naming rights shall be decided or negotiated on a case-by-case basis. However, all naming rights may be approved for a specific term, which shall not be longer than the useful life of the property or facility, as determined by the City Council, unless otherwise established in the contract with the donor and approved by the City Council and the donor. The duration of naming rights shall be proportionate to the value of a donation, endowment or other significant contributions to the City.

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RENAMING OF A CITY FACILITIES OR PARK LANDS

Renaming of a City facility or parkland is strongly discouraged. Once it is named after an individual, the name of the public property should not be changed unless there are compelling reasons presented for the change. Requests to change a name should be subject to the most critical examination so as not to diminish the original justification for the name or discount the value of the prior contributors.

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Physical Display of Naming Rights

The physical display of the naming rights shall be decided or negotiated on a case-by-case basis. In the case of buildings, the physical display of the naming rights will take into account the identification of the City and comply with all applicable laws and regulations including, but not limited to, zoning and sign requirements.

Transferability

Naming rights may only be transferred to any other naming rights by mutual agreement between all the named parties.

Assignment

"Naming Rights in Consideration" may be assigned by mutual agreement between all parties. Assigned is defined as "to exchange one naming right for another." For example when a company changes its name the naming right may be changed to reflect the new name.

LIMIT OF NAMING RIGHTS

On the part of the City

The City's right to use the name and other brand elements of the named party shall only be permitted by express agreement with the named party.

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On the part of the Named Party

The named party after whom a building or part of a building is named shall have no right to use or control the use of that building or part of the building. Use will ordinarily be determined consistent with the City's facility use policy. The use of that building or part of the building may, however, be the subject of negotiated agreement in the specific contract between the parties. The City will not agree to any condition in a contract that could unnecessarily limit the following: progress towards the City's mission and purpose, statutory obligations, or the local authority of the City Council for the City of Hutto.

In turn, the named party shall bear no liability in respect of that building or part of a building unless provided for in a specific contract between the parties. Any limits should be included in any Naming Rights agreement.

EARLY TERMINATION OF NAMING RIGHTS

In the event of this policy and any specific contract entered into being breached, the parties may terminate a naming rights agreement in advance of the scheduled date, under the following conditions:

Termination by the City

The City reserves the right, in accordance with the terms of the applicable contract, to terminate naming rights without refund of consideration, prior to the scheduled termination date, should it feel it is necessary to do so to avoid the City being brought into disrepute.

Termination by the Named Party

The named party may without refund of consideration, in accordance with the terms of the applicable contract, terminate its acceptance of the naming rights prior to the scheduled termination date, in the event that the City directly brings the named party into disrepute.

In accordance with the terms of the applicable contract and this policy, the City Council shall have discretionary authority to rescind a naming right at any time based on any action by a private individual or corporate entity that is deemed by the City Council to be inappropriate and/or in conflict with the City's values.

GENERAL

1. When naming a City facility, event, or property, consideration must be given to any legal agreement or promises made when originally named.
2. City facilities, events, and property shall not be given the same name as existing school or public facility sites except where sites are adjacent to one another.
3. A recommendation to name a City facility, event, or property after an individual(s) should not be publicized (or assumed to be approved) until final action has been taken by the City Council.
4. Names, whenever possible, should be concise, easy to spell, and easily understood.
5. City facilities, events, and property previously named for individuals should not be renamed.
6. City facilities, events, and property may be named or renamed for deceased or living persons. For a living person to be considered, they must have established the most credible service to the community and the City of Hutto.

NAMING RIGHTS AS SPONSORSHIP OF CITY FACILITIES

The City of Hutto reserves the right to seek sponsorship for the naming rights to a City facility, event, or property such as a park or athletic facility, structure, playground or entire park, amphitheater, auditoriums, library, classroom, meeting room, conference room, and foyer as a method of obtaining funds to aid in the maintenance and operation of said facility, property, or event. This process may be done through a RFP (Request For Proposal) that is coordinated through the City. If a Board or Commission Chairperson is solicited with the request to obtain these naming rights, the Chairperson must notify the Staff Liaison of said interest. The existing committee will be utilized as well as City staff members to evaluate potential corporate and/or local sponsors if naming rights are sought. Careful scrutiny will be used in this process and a

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| recommendation from the sub-committee to the Advisory Board as well as an evaluation and approval by City Council will be necessary for such action to occur.

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**CITY OF HUTTO
POLICY FOR NAMING FACILITIES, EVENTS AND
PROPERTIES**

*(Approved By Hutto City Council per Resolution #2009-006-00)
PROPOSED Amendment to City Council 2/15/2018*

PURPOSE

To establish a systematic, fair, and consistent policy and process for the official naming of City facilities, events and properties such as public parklands, KOKEFEST, recreational areas, the library, rooms, municipal buildings, and property. The policy provides for citizen input, recommendations from a diverse committee, and City Council approval to adopt all names.

No commercial activity as defined or allowed by this policy shall be associated in any way with, among other things, the sale of tobacco, alcohol, illegal drugs, or weapons; contain vulgar and plainly offensive, obscene, or sexually explicit language; advocate the violation of law or City policy; advance any religious or political organization; promote, favor, or oppose a candidate for elected office or a ballot measure; or be associated with any company or individual whose actions are otherwise in violation of law.

The City has the exclusive discretion to determine whether to pursue, accept or decline an opportunity to name facilities. The factors to be considered by the City include, but are not limited to:

- The extent to which a naming opportunity limits or restrains the City's discretion or its ability to pursue other opportunities;
- The duration of the arrangement or agreement and the City's ability/discretion to terminate the arrangement/agreement;
- The extent to which the naming opportunity imposes any obligation on the City, either presently or in the future, financial or otherwise and whether the opportunity is subject to conditions acceptable to the City;
- The extent to which the naming opportunity constitutes a conflict of interest or creates the appearance of or potential for a conflict of interest; and
- The extent to which the naming opportunity affects the appearance of City property or disrupts the operation of the City.

PROCEDURES TO ESTABLISH NAMING RIGHTS

The City Manager or his designee, City Council, Board or Commission, City Council Subcommittee (if constituted) may submit proposed naming rights to be implemented as approved by resolution of the City Council.

1. All requests for naming and renaming city facilities, events, and properties shall be made in writing to the respective City Board, Commission, City Manager or his designee.
2. The Chairman of the respective board, i.e. Hutto Parks and Recreation Advisory Board, Library Advisory Board, Economic Development Corporation Board, shall name a sub-committee that will be responsible for recommending a name for the park lands, facilities, event, and/or properties to the Board.
3. The committee shall be responsible for research, study and recommendation of a proposed name to the Advisory Board. Rationale for the selection of the recommended name shall be given in writing.
4. The respective Board shall approve or disapprove of the name recommended by the sub-

- committee.
5. If the sub-committee's recommendation is disapproved by the Advisory Board, then the matter may be referred back to the sub-committee for further action.
 6. Upon approval, the recommended name will be forwarded to the City Council for their final consideration and action.

NAMING CRITERIA

For Parks

1. Regional / City level parks may be named after a geographical designation, a predominant physical feature of the land, a historical name, historical event, organizations, or the name of an individual.
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3. The suffix "park" should be added to the name of the park.
4. Areas, facilities, and accessories such as playgrounds, pavilions or sport fields within a park can be named differently using the above stated criteria.

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2. The City may partner with other community organizations, or Boards, to raise funds.
3. Major donations/sponsorships for physical spaces are given consideration, including, but not limited to: Amphitheaters/Auditoriums/Theaters, Libraries, Park Amenities, Gardens/Walks/City-owned streets and ways, Classrooms, Meeting Rooms, Conference Rooms, and Foyers.
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Other criteria may be based on the following:

1. A monetary, grant, donation or bequest to the City;
2. A substantial community service that has had a major impact or benefit to a large sector of the City from an individual who:
 - a. Demonstrates dedication to service in ways that brings special credit to the City, or
 - b. Volunteers and gives extraordinary help to individuals, families, groups, or community service;
3. Memoriam for an individual, who may be considered only after he/she has been deceased for a minimum of one year;
4. Honoring a living individual which will be subject to the most careful examination; and/or
5. Honoring City officials, management, staff or appointed public officials who may be considered after the employment or public service has concluded for a minimum of one year.

DURATION OF NAMING RIGHTS

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Physical Display of Naming Rights

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Transferability

Naming rights may only be transferred to any other naming rights by mutual agreement between all the named parties.

Assignment

"Naming Rights in Consideration" may be assigned by mutual agreement between all parties. Assigned is defined as "to exchange one naming right for another." For example when a company changes its name the naming right may be changed to reflect the new name.

LIMIT OF NAMING RIGHTS

On the part of the City

The City's right to use the name and other brand elements of the named party shall only be permitted by express agreement with the named party.

On the part of the Named Party

The named party after whom a building or part of a building is named shall have no right to use or control the use of that building or part of the building. Use will ordinarily be determined consistent with the City's facility use policy. The use of that building or part of the building may, however, be the subject of negotiated agreement in the specific contract between the parties. The City will not agree to any condition in a contract that could unnecessarily limit the following: progress towards the City's mission and purpose, statutory obligations, or the local authority of the City Council for the City of Hutto.

In turn, the named party shall bear no liability in respect of that building or part of a building unless provided for in a specific contract between the parties. Any limits should be included in any Naming Rights agreement.

EARLY TERMINATION OF NAMING RIGHTS

In the event of this policy and any specific contract entered into being breached, the parties may terminate a naming rights agreement in advance of the scheduled date, under the following conditions:

Termination by the City

The City reserves the right, in accordance with the terms of the applicable contract, to terminate naming rights without refund of consideration, prior to the scheduled termination date, should it feel it is necessary to do so to avoid the City being brought into disrepute.

Termination by the Named Party

The named party may without refund of consideration, in accordance with the terms of the applicable contract, terminate its acceptance of the naming rights prior to the scheduled termination date, in the event that the City directly brings the named party into disrepute.

In accordance with the terms of the applicable contract and this policy, the City Council shall have discretionary authority to rescind a naming right at any time based on any action by a private individual or corporate entity that is deemed by the City Council to be inappropriate and/or in conflict with the City's values.

GENERAL

1. When naming a City facility, event, or property, consideration must be given to any legal agreement or promises made when originally named.
2. City facilities, events, and property shall not be given the same name as existing school or public facility sites except where sites are adjacent to one another.
3. A recommendation to name a City facility, event, or property after an individual(s) should not be publicized (or assumed to be approved) until final action has been taken by the City Council.
4. Names, whenever possible, should be concise, easy to spell, and easily understood.
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RESOLUTION NO. _____

**A RESOLUTION FOR THE ACCEPTANCE AND APPROVAL
OF A POLICY FOR NAMING FACILITIES, EVENTS, AND
PROPERTIES FOR THE CITY OF HUTTO, TEXAS.**

WHEREAS, City Council of the City of Hutto in its desire to improve and enhance facilities, events and property assets of the City; and

WHEREAS, the City Council desires to provide buildings, events, spaces, and resources to meet the community needs into the next decade and beyond; and

WHEREAS, the City Council desires to amend the Parks and Recreation Facility Naming Policy to include not only the naming of facilities and parks, but all City facilities, events, and properties both existing and in the future;

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF HUTTO, TEXAS: that the Hutto City Council hereby accepts and approves the Policy for Naming Facilities, Events, and Properties.

CONSIDERED AND RESOLVED on this the **15th** day of the month of **February, 2018**.

THE CITY OF HUTTO, TEXAS

Doug Gaul, Mayor

ATTEST:

Lisa L. Brown, City Secretary

**CITY OF HUTTO
CITY COUNCIL AGENDA**

AGENDA ITEM NO.: 10G. **AGENDA DATE:** February 15, 2018

PRESENTED BY: Lisa L. Brown, City Secretary

ITEM:

Consideration and possible action on a resolution for the appointment of a City Council Member to represent the City of Hutto on the Clean Air Coalition of the Capital Area Council of Governments. (Eliska Smith Padilla)

STRATEGIC GUIDE POLICY: Leadership

ITEM BACKGROUND:

The City of Hutto has been a member of the Capitol Area Council of Governments. Representatives of the CAPCOG are typically elected officials, and Mayor Doug Gaul had represented the City of Hutto on the Clean Air Coalition. That current appointment term ended in December; therefore, the City Council will need to appoint a new member to serve as representative on the Clean Air Coalition as part of the CAPCOG.

BUDGETARY AND FINANCIAL SUMMARY:

Not applicable.

RELATED COUNCIL COMMITTEE OR ADVISORY BOARD RECOMMENDATIONS:

Not applicable.

CITY ATTORNEY REVIEW:

Not applicable.

STAFF RECOMMENDATION:

Not applicable.

SUPPORTING MATERIAL:

1. [Resolution appotinting a council member to CAPCOG Clean Air Coalition](#)

RESOLUTION NO. R-

**A RESOLUTION APPOINTING _____, TO THE
CAPITAL AREA COUNCIL OF GOVERNMENTS CENTRAL TEXAS
CLEAN AIR COALITION.**

WHEREAS, the Capital Area Council of Governments (CAPCOG) developed a group composed of official representatives of all member organizations which include cities, counties, school districts, chambers of commerce, non-profits and other organizations that have an interest in the Council of Governments' programs and regionalism; and

WHEREAS, the population of each entity determines the number of General Assembly representative seats that they may fill; and

WHEREAS, the City of Hutto has a representative on the Central Texas Clean Air Coalition which was previously held by Mayor Doug Gaul, whose term has expired; and

WHEREAS, the Hutto City Council wishes to appoint _____ to fill the current CAPCOG Central Texas Clean Air Coalition seat for the City of Hutto,

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF HUTTO, TEXAS:

That _____ is hereby appointed to fill the vacancy on the Central Texas Clean Air Coalition of the Capital Area Council of Governments effective February 15, 2018.

RESOLVED this the **15th** day of **February**, 2018.

CITY OF HUTTO, TEXAS

Doug Gaul, Mayor

ATTEST:

Lisa L. Brown, City Secretary

**CITY OF HUTTO
CITY COUNCIL AGENDA**

AGENDA ITEM NO.: 10H.

AGENDA DATE: February 15, 2018

PRESENTED BY:

ITEM:

Consideration and possible action on a resolution authorizing the City Manager to expend up to \$130,000.00 for safety and necessary improvements to Fritz Park. (Anthony Host)

STRATEGIC GUIDE POLICY: Infrastructure & Growth

ITEM BACKGROUND:

Fritz Park softball, baseball complex needs to have upgrades to handle youth baseball programs, ages 13-14. At this present time, the Hutto Youth Baseball Association does not have fields large enough to accommodate this age group. Additionally, the ball field needs an outfield net to prevent softballs and baseballs from entering Hwy. 79 for health and safety reasons.

BUDGETARY AND FINANCIAL SUMMARY:

Unspent bond proceeds.

RELATED COUNCIL COMMITTEE OR ADVISORY BOARD RECOMMENDATIONS:

Not applicable.

CITY ATTORNEY REVIEW:

Not applicable.

STAFF RECOMMENDATION:

Staff recommends approval.

SUPPORTING MATERIAL:

1. [Resolution - Fritz Park Improvements](#)
2. [Softball Proposal](#)
3. [Netting Proposal](#)

RESOLUTION NO _____

A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXPEND UP TO \$130,000.00 FOR SAFETY AND NECESSARY IMPROVEMENTS TO FRITZ PARK.

WHEREAS, the City of Hutto (“City”) desires to improve quality of life for its citizens by having park facilities that can be utilized for Youth Softball and Baseball programs; and

WHEREAS, the City desires to purchase netting for necessary health and safety improvements, and

WHEREAS, the City desires to contract for services to extend the existing field turf and soil to accommodate 13 and 14 youth baseball and softball, men’s, women’s and co-ed softball.

NOW THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF HUTTO, TEXAS,

Authorizes the City Manager to expend up to \$130,000 for safety and necessary improvements to Fritz Park.

RESOLVED this the 15th day of February, 2018.

CITY OF HUTTO, TEXAS

Doug Gaul, Mayor

ATTEST:

Lisa L. Brown, City Secretary



WOOLERY CUSTOM FENCE CO.

P.O. BOX 986
ELGIN, TX 78621

PROPOSAL

DATE	PROPOSAL #
2/6/2018	6469

NAME / ADDRESS
CITY of HUTTO 401 West Front Street Hutto, TX 78634 p: 512-759-4033

P.O.# or W.O.#	ATT:	PROJECT
	Anthony	Hutto Fritz Park

DESCRIPTION	QTY
Backstop Net w/ 6" Black Posts @ 20' O.C. - (LS) (from Right Field Line to Left Center Field) (posts will be 33' out of ground w/ the net starting @ 8' above ground / net will be a 25' net) (TOTAL of 33' coverage w/ net & existing fence)	1

Thank you for the opportunity to quote!

TOTAL \$73,075.00

SIGNATURE: _____

Phone #	Fax #	E-mail	Web Site
512-281-2186	512-233-5396	bids@wooleryfence.com	www.woolerycustomfence.com

**CITY OF HUTTO
CITY COUNCIL AGENDA**

AGENDA ITEM NO.:

11A.

AGENDA DATE: February 15, 2018

PRESENTED BY:

ITEM:

Executive Session, as authorized by Texas Government Code, Section 551.071, regarding consultation with Attorney, and Section 551.072 regarding the Manville Water Contract and public infrastructure.

STRATEGIC GUIDE POLICY:

ITEM BACKGROUND:

BUDGETARY AND FINANCIAL SUMMARY:

RELATED COUNCIL COMMITTEE OR ADVISORY BOARD RECOMMENDATIONS:

CITY ATTORNEY REVIEW:

STAFF RECOMMENDATION:

SUPPORTING MATERIAL:

There are no supporting documents.

**CITY OF HUTTO
CITY COUNCIL AGENDA**

AGENDA ITEM NO.:

11B.

AGENDA DATE: February 15, 2018

PRESENTED BY:

ITEM:

Executive Seession, as authorized by Texas Government Code, Section 551.071, regarding consulting with an Attorney, and Section 551.087, economic development negotiations.

STRATEGIC GUIDE POLICY:

ITEM BACKGROUND:

BUDGETARY AND FINANCIAL SUMMARY:

RELATED COUNCIL COMMITTEE OR ADVISORY BOARD RECOMMENDATIONS:

CITY ATTORNEY REVIEW:

STAFF RECOMMENDATION:

SUPPORTING MATERIAL:

There are no supporting documents.