



KERRVILLE CITY COUNCIL MEETING AGENDA
MAY 12, 2020 6:00 PM
CITY HALL, COUNCIL CHAMBERS
701 MAIN STREET, KERRVILLE, TEXAS



Council Meeting Procedures during the Disaster Declaration

COVID-19 (Coronavirus) provides a unique concern in that gathering members of the public, City Council, and City staff within a physical setting constitutes a public health risk. On March 16, 2020, the Texas Governor suspended certain requirements of the Open Meetings Act to permit open meetings to occur in a fully virtual setting (e.g., telephonic or videoconference meeting).

In an effort to avoid and mitigate health risks, and limited occupancy levels in Council Chambers, City Council will convene in a virtual forum and attendance will be limited to only those persons essential to holding the meeting. No member of the public will be admitted into City Hall during this time.

Citizens can provide public comment through Zoom. Zoom telephone numbers are toll free: **1-877-853-5247** or **1-888-788-0099**. The Meeting ID is **973-0714-5018#**. (You must enter the pound sign (#) after the Meeting ID.) *See Citizen Participation Guidelines.

A person may also submit written comments on specific agenda items, to include public hearings, and comments will be read into the meeting record. Comments must include a name, address, and a reference to the relevant item. Comments that do not include such information will not be read. The City must receive all comments by 5:45 p.m., May 12, 2020. Comments may be:

- a. dropped off at the City Hall Utility Payments Drop-Box; or
- b. emailed to shelley.mcelhannon@kerrvilletx.gov.

Citizens may view and hear the City Council meetings on Spectrum Channel 2 or by live-streaming via the City's website (www.kerrvilletx.gov). City Council meetings are recorded and the recordings are posted on the City's website.

CALL TO ORDER:

Mayor Bill Blackburn

INVOCATION AND PLEDGE OF ALLEGIANCE:

Led by Councilmember Gary Cochrane

1 CONSENT AGENDA:

These items are considered routine and can be approved in one motion unless a Councilmember asks for separate consideration of an item. It is recommended that the City Council approve the following items which will grant the Mayor or City Manager the authority to take all actions necessary for each approval:

- 1.A. Construction contract with Wagner Materials & Construction for the 2020 Base Repair project in an amount of \$128,000.00.

Attachments:

[20200512_Bid_2020 Base Repair_Received Bids.pdf](#)

[20200512_Contract_2020 Base Repair_Change Order #1.pdf](#)

- 1.B. Minutes for the City Council Regular meeting held April 28, 2020.

Attachments:

[20200414_Minutes_Regular CC on 4-28-20.pdf](#)

- 1.C. Minutes for the City Council special-called meeting held May 05, 2020.

Attachments:

[20200512_Minutes_Special-called 10am on 5-5-20.pdf](#)

END OF CONSENT AGENDA

2 PUBLIC HEARING AND ORDINANCES, FIRST READING:

- 2.A. Ordinance No. 2020-08. (Zoning Change Appeal). An Ordinance to change the zoning from R-1 Single-Family Residential District to R-3 Multifamily Residential District, which includes a proposed amendment to the Future Land Use Plan of the City's Comprehensive Plan, on approximately 3.88 acres out of the Hand Survey No. 115, Abstract A0193; and generally located west of Loop 534 and north of Paragon Place. (NOTE: This is an appeal from a vote by the Planning and Zoning Commission).

Attachments:

[20200512_Ordinance_2020-08 Loop 534 North zone change appeal.pdf](#)

[20200512_documents_applicants appeal Loop 534 North zone change.pdf](#)

- 2.B. Ordinance No. 2020-09. An Ordinance amending Ordinance No. 2003-26, which created a Planned Development District for Retail Trade I and Building Construction-Specialist Development on an approximately 1.93 acre tract of land known as the Martin Addition, Block 1, Lots 1-3, out of the Samuel Wallace Survey No. 112, Abstract No. 360; and more commonly known as 3001 Memorial Boulevard (State Highway 27), as located within the City of Kerrville, Kerr County, Texas; by amending the site plan for the property; amending Chapter 60 of the Code of Ordinances, City of Kerrville, Texas, which adopted zoning regulations, use districts, and a zoning map, such Chapter more commonly known as the City's Zoning Code as appropriate; providing a cumulative clause; providing for severability; providing an effective date; ordering publication; and providing other matters relating to the subject.

Attachments:

[20200512_Ordinance_2020-09 3001 Memorial Blvd zone change.pdf](#)

[20200512_Concept Plan_3001 Memorial Blvd zone change.pdf](#)

- 2.C. Ordinance No. 2020-10. An Ordinance repealing Ordinance No. 2009-08, which created a Planned Development District on an approximate 3.06 acre tract of land out of the Samuel Wallace Survey No. 112, Abstract No. 360, within the City of Kerrville, Texas; and generally located at the southwest corner of Memorial Boulevard (State Highway 27) and Loop 534 (Veterans Highway) intersection; establishing the zoning on the same property as a General Commercial District (C-3) in accordance with Chapter 60 of the Code of Ordinances, City of Kerrville, Texas, which adopted zoning regulations, use districts, and a zoning map pursuant to the City's Comprehensive Plan; such Chapter more commonly known as the City's Zoning Code; providing a cumulative clause; providing for severability; providing an effective date; ordering publication; and providing other matters relating to the subject.

Attachments:

[20200512_Ordinance_2020-10 3135 Memorial Blvd zone change.pdf](#)

- 2.D. Ordinance No. 2020-11. An Ordinance amending Chapter 60 of the Code of Ordinances, City of Kerrville, Texas, which adopted zoning regulations, use districts, and a zoning map in accordance with the City's Comprehensive Plan, such Chapter more commonly known as the City's Zoning Code; by changing the zoning and classification of a property located on the Northwest corner of and adjacent to the intersection of Harper Road (State Highway

FM 783) and Lois Street, more commonly known as 1104 Lois Street; comprising approximately 3.97 acres; from a Single-family Residential zoning district (R-1) to a Residential Transition zoning district (RT); providing a cumulative clause; providing for severability; providing an effective date; ordering publication; and providing other matters relating to the subject.

Attachments:

[20200512_Ordinance_2020-11 1104 Lois Street zone change.pdf](#)

[20200512_Land Use Table_R-1-RT.pdf](#)



- 2.E. Ordinance No. 2020-12. An Ordinance repealing Ordinance No. 2006-04, which created a Planned Development District on an approximate 7.47 acre tract of land out of the Samuel Wallace Survey No. 112, Abstract No. 360, within the City of Kerrville, Texas; said tract located between Meeker Road and Beech Street; establishing the zoning on this same property as Medium Density Residential District (R-2) in accordance with Chapter 60 of the Code of Ordinances, City of Kerrville, Texas, which adopted zoning regulations, use districts, and a zoning map pursuant to the City's Comprehensive Plan; such Chapter more commonly known as the City's Zoning Code; providing a cumulative clause; providing for severability; providing an effective date; ordering publication; and providing other matters relating to the subject.

Attachments:

[20200512_Ordinance_2020-12 Meeker Street zone change.pdf](#)

[20200512_Conceptual Layout_Meeker_Project.pdf](#)

3 CONSIDERATION AND POSSIBLE ACTION:

- 3.A. Briefing and possible action as to the City's ongoing preparedness and response to COVID-19 (Coronavirus).

4 EXECUTIVE SESSION:

City Council may, as permitted by law, adjourn into executive session at any time to discuss any matter listed above including if they meet the qualifications in Sections 551.071 (consultation with attorney), 551.072 (deliberation regarding real property), 551.073 (deliberation regarding gifts), 551.074 (personnel/officers), 551.076 (deliberation regarding security devices), and 551.087 (deliberation regarding economic development negotiations) of Chapter 551 of the Texas Government Code.

5 ACTION ON ITEMS DISCUSSED IN EXECUTIVE SESSION, IF ANY:

ADJOURN.

The facility is wheelchair accessible, and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this event. Please contact the City Secretary's Office at 830-257-8000 for further information.

I hereby certify that this agenda was posted as notice of the meeting on the bulletin board at the City Hall of the City of Kerrville, Texas, and on the City's website on the following date and time: May 08, 2020 at 3:00 p.m. and remained posted continuously for at least 72 hours preceding the scheduled time of the meeting.

Shelley McElhannon

Shelley McElhannon, City Secretary, City of Kerrville, Texas



ALTERNATIVE CITIZEN/PUBLIC PARTICIPATION GUIDELINES (Due to COVID-19 Pandemic Disaster Declaration)



Despite the necessity to restrict public access to Kerrville City Council meetings in the interest of public health during the COVID-19 pandemic, citizens and visitors are welcome to participate in Kerrville City Council meetings in several alternative ways as outlined below.

Instructions for callers:

Dial one of the following numbers:

877 853 5247 (Toll Free) or

888 788 0099 (Toll Free)

If you cannot get through on one of the numbers due to network congestion, call the other number.

When your call is answered you will hear “**Welcome to Zoom, enter your Meeting ID followed by pound.**” Enter in the Meeting ID below followed by the pound sign (#).

The Meeting ID is **973-0714-5018#**

If the moderator has not started the meeting yet, you will hear “The meeting has not started yet, please hold or call back later.”

Once you have called into the meeting, your microphone will be placed on mute and your call will be placed in the call queue. At this point, you will hear silence on the phone. Do not hang up. The moderator will unmute your microphone as he/she is going down the list. Once the meeting has started, you will be able to listen to proceedings even if your microphone is muted.

The moderator will be accepting calls starting at 5:00 p.m.

For items 1A, 1B, 1C, and 3A place your call before 5:45 p.m. in order to participate. Callers seeking to speak on these items and who call after this time will not be allowed.

However, for Public Hearing items 2A, 2B, 2C, 2D, and 2E, a caller seeking to speak on these items may call at any time prior to the item being introduced at the meeting. All callers are encouraged to call between 5:00 p.m. and 5:45 p.m. to be registered by the moderator. A caller must use the “raise your hand” feature on Zoom in order to be called upon for the Public Hearing. On a computer, tablet, or mobile phone click on “Participants” and click on “Raise Hand” button. By landline telephone press *9.

Instructions for written comments:

Written comments will be accepted for any agenda items, including Public Hearing.

Written comments will be read into record, and can be provided in two different ways:

OPTION 1 by hard copy – Comments may be dropped off at the City Hall Utility Payments Drop-Box on the north side of City Hall by 5:45 p.m. the evening of the Council meeting. You are required to provide your first and last name, address, and identify the item you wish to comment on.

OPTION 2 by email - Comments can be emailed to shelley.mcelhannon@kerrvilletx.gov and must be received by 5:45 p.m. the evening of the Council meeting. You are required to provide your first and last name, address, and identify the item you wish to comment on. In addition, anyone may email Councilmembers via their City email addresses as specified on the City’s website.

For either option, provide **all required information** in order for your comments to be accepted. Thank you for your participation!