



THE CITY OF

JARRELL

**City of Jarrell
Public Hearing and
Regular City Council Meeting
Jarrell City Council Chambers
161 Town Center Blvd. Jarrell, Texas 76537
Tuesday, March 22, 2022, at 7:00 p.m.**

MINUTES

Mayor Larry Bush – Present
Alderman Place 1, Daniel Klepac – Present
Alderman Place 2, Jeff Seidel - Present

Mayor Pro-Tem Place 3, Tanya Clawson – Present
Alderman Place 4, Rusty Bryson - Present
Alderman Place 5, Robin Barfield - Present

1. **CALLED MEETING TO ORDER AT 7:53 P.M.**

2. **PUBLIC COMMENTS - NONE**

Those wishing to speak to the City Council must complete the appropriate color card listed below and present the card to the Municipal Clerk prior to the beginning of the meeting. Please wait to be invited to approach the podium and observe a **three-minute** time limit when speaking.

Orange Sign in Card – Items not listed on the agenda

An individual may speak; however, the topics presented are considered informational only and may result in placement on a future agenda. No formal discussion or action will be conducted at this time.

Yellow Sign in Card – Item listed on the agenda

An individual may speak once the regular agenda item is announced for consideration and/or when the speaker is invited to approach the podium.

3. **PUBLIC HEARINGS**

3.1 Opened Public Hearing #1 regarding an amendment to Chapter 4 of the Code of Ordinances to set minimum standards to safeguard the public safety, health, and welfare, insofar as they are affected by building construction, through structural strength, adequate means of egress facilities, stability, sanitary equipment, light and ventilation, energy conservation, fire safety, and in general to promote safety to life and property with the consideration of adoption of the International Building Code 2021.

Closed Public Hearing.

3.2 Consideration and possible action regarding the recommendation of the Planning and Zoning Commission and consider approval of Ordinance Number 2022-0322-01, An Ordinance Of Of The City Of Jarrell, Texas, Amending The City Of Jarrell, Texas Code Of Ordinances, Chapter 4, Regarding The Adoption Of The International Building Code, 2021 Edition, The International Residential Code, 2021 Edition, The International Plumbing Code 2021 Edition, International Mechanical Code, 2021 Edition, International Code Council Electrical Code, 2021 Edition,

International Fuel Gas Code, 2021 Edition, International Energy Conservation Code, 2021 Edition, International Fire Code, 2021 Edition, International Existing Building Code, 2021 Edition, International Property Maintenance Code, 2021 Edition, International Swimming Pool And Spa Code, 2021 Edition, And The National Electrical Code, 2020 Edition, With Amendments To Meet Local Conditions, And The Penalty Provision; Establishing Penalties Not To Exceed \$2000.00 Per Offense; Providing That This Ordinance Shall Be Cumulative; Repealing All Ordinances To The Extent They Are In Conflict; Providing For Severability; And Providing An Effective Date.

Robin Barfield made a motion to accept the recommendation of the Planning and Zoning Commission and approve Ordinance Number 2022-0322-01, An Ordinance Of The City Of Jarrell, Texas, Amending The City Of Jarrell, Texas Code Of Ordinances, Chapter 4, Regarding The Adoption Of The International Building Code, 2018 Edition, The International Residential Code, 2018 Edition, The International Plumbing Code 2018 Edition, International Mechanical Code, 2018 Edition, International Code Council Electrical Code, 2020 Edition, International Fuel Gas Code, 2018 Edition, International Energy Conservation Code, 2018 Edition, International Fire Code, 2018 Edition, International Existing Building Code, 2018 Edition, International Property Maintenance Code, 2018 Edition, International Swimming Pool And Spa Code, 2018 Edition, And The National Electrical Code, 2020 Edition, With Amendments To Meet Local Conditions, And The Penalty Provision; Establishing Penalties Not To Exceed \$2000.00 Per Offense; Providing That This Ordinance Shall Be Cumulative; Repealing All Ordinances To The Extent They Are In Conflict; Providing For Severability; And Providing An Effective Date. Second by Jeff Seidel. The motion was approved by a unanimous vote.

Jeff Seidel made a motion to approve the modified motion. Second by Robin Barfield. The motion was approved by a unanimous vote.

3.3 Opened Public Hearing #2 to consider the request of Jay Brazos on behalf of Lighthouse Travel Plex LLC for a conditional use permit to allow limited vehicle service at Block A Lot 28 of the Rolling Hills Meadow Subdivision in Jarrell, Texas.

Closed Public Hearing.

3.4 Consideration and possible action regarding the recommendation of the Planning and Zoning Commission and consider approval of Ordinance Number 2022-0322-02, an Ordinance Amending the Zoning Ordinance of the City of Jarrell by Allowing Limited Vehicle Service with a Conditional Use Permit for the Parcel Located at the Rolling Hills Meadow Subdivision, Lot 28, Block A.

Rusty Bryson made a motion to accept the recommendation of the Planning and Zoning Commission and disapprove the request. Second by Daniel Klepac. The motion was approved by a unanimous vote.

3.5 Opened Public Hearing #3 to consider the request of Jay Brazos for a conditional use permit to allow limited vehicle service at Block A Lot 27 of the Rolling Hills Meadow Subdivision in Jarrell, Texas.



Closed Public Hearing.

- 3.6 Consideration and possible action regarding the recommendation of the Planning and Zoning Commission and consider approval of Ordinance Number 2022-0322-03, an Ordinance Amending the Zoning Ordinance of the City of Jarrell by Allowing Limited Vehicle Service with a Conditional Use Permit for the Parcel Located at the Rolling Hills Meadow Subdivision Lot 27, Block A.

Rusty Bryson made a motion to accept the recommendation of the Planning and Zoning Commission and disapprove the request. Second by Robin Barfield. The motion was approved by a unanimous vote.

4. CONSENT AGENDA ITEMS

The Consent Agenda items listed below 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 Councilmember, in which event, the item will be removed from the Consent Agenda and considered as a Regular Agenda item.

- 4.1 Consideration and possible action regarding the approval of the Minutes for the City Council meeting on February 22, 2022.
- 4.2 Consideration and possible action regarding the February 2022 Financials.

Daniel Klepac made a motion to approve the consent agenda items. Second by Robin Barfield. The motion was approved by a unanimous vote.

5. REGULAR AGENDA ITEMS

- 5.1 Consideration and possible action regarding the recommendation of the Planning and Zoning Commission and consider approval of the Preliminary Plat for Muirfield Village.

Rusty Bryson made a motion to accept the recommendation of the Planning and Zoning Commission and approve the preliminary plat. Second by Daniel Klepac. The motion was approved by a unanimous vote.

- 5.2 Consideration and possible action regarding the recommendation of the Planning and Zoning Commission and consider approval of the Final Plat for Park at Sonterra.

Robin Barfield made a motion to accept the recommendation of the Planning and Zoning Commission and approve the final plat. Second by Tanya Clawson. The motion was approved by a unanimous vote.



- 5.3 Consideration and possible action regarding the recommendation of the Planning and Zoning Commission and consider approval of the Final Plat for Sonterra 313 Commercial Phase II.

Robin Barfield made a motion to accept the recommendation of the Planning and Zoning Commission and approve the final plat. Second by Tanya Clawson. The motion was approved by a unanimous vote.

- 5.4 Consideration and possible action regarding the recommendation of the Planning and Zoning Commission and consider approval of the Final Plat for Terrace at Limestone.

Robin Barfield made a motion to accept the recommendation of the Planning and Zoning Commission and approve the final plat. Second by Tanya Clawson. The motion was approved by a unanimous vote.

- 5.5 Consideration and possible action regarding the awarding of the bid for the 1st Street and Double Creek Lift Station Improvement Projects.

Jeff Seidel made a motion to modify the budget. Second by Rusty Bryson. The motion was approved by a unanimous vote.

Robin Barfield made a motion to award the bid to Royal Vista, Inc. Second by Jeff Seidel. The motion was approved by a unanimous vote.

- 5.6 Consideration and possible action regarding appointments to the Planning and Zoning Commission.

Rusty Bryson made a motion to approve the appointments. Second by Tanya Clawson. The motion was approved by a unanimous vote.

- 5.7 Consideration and possible action regarding Resolution No. 2022-0322-04, A Resolution Setting A Date, Time, And Place For Two Public Hearings On The Proposed Annexation Of Certain Property By The City Of Jarrell, Texas, And Authorizing And Directing The Mayor To Publish Notice Of Such Public Hearings On The Proposed For Annexation Of The Williamson County Sheriff's Posse 20.0-Acre Tract Of Land Out Of The Davis, E Survey No. 172, Located At 1600 County Road 305, Jarrell, Tx 76537 In Jarrell, Williamson County, Texas.

The Resolution caption was read by Mayor Larry Bush. Robin Barfield made a motion approve Resolution No. 2022-0322-04. Second by Daniel Klepac. The motion was approved by a unanimous vote.

- 5.8 Consideration and possible action regarding the Proposal for Professional Services between the City of Jarrell and MRB Group for the CR 305 Waterline Project.

This item was pulled from the agenda.



- 5.9 Consideration and possible action regarding the renewal and extension of the current Jarrell Schwertner Water Corporation Operation Support and Management Services Agreement.

Rusty Bryson made a motion to approve. Second by Daniel Klepac. The motion was approved by a unanimous vote.

- 5.10 Consideration and possible action regarding the adoption of a Mental Health Policy, per S.B. 1359, which amends the Government Code to require each law enforcement agency to develop and adopt a policy allowing the use of mental health leave by the peace officers employed by the agency who experience a traumatic event in the scope of that employment.

Daniel Klepac made a motion to approve. Second by Rusty Bryson. The motion was approved by a unanimous vote.

- 5.11 Police Chief Updates
No Formal Action Taken.

- 5.12 Mayor Updates
No Formal Action Taken.

- 5.13 City Manager Updates
No Formal Action Taken.

ADJOURNED INTO EXECUTIVE SESSION AT 8:20 P.M.

6. **EXECUTIVE SESSION:** At any time during the meeting the Council reserves the right to adjourn into executive session on any of the above posted agenda items in accordance with the sections 551.071 [litigation and certain consultation with attorney], 551.072 [deliberations about real property], 551.073 [deliberations about gifts and donations to city], 551.074 [deliberations on certain personnel matters] or 551.076 [deliberations about deployment/ implementation of security personnel or devices] and 551.087 [Economic Development].

- 6.1 Adjourn into Executive Session pursuant to Texas Government Code Section 551.071 regarding litigation and consultation with attorney, to wit: Jarrell v. BE Theon East Partnership No. 3 Ltd., Docket No. 03-21-00651-CV, in the Third Court of Appeals, Austin, Texas.

RECONVENED INTO THE OPEN MEETING AT 8:54 P.M.:

- 6.2 Consideration and possible action regarding litigation and consultation with attorney, to wit: Jarrell v. BE Theon East Partnership No. 3 Ltd., Docket No. 03-21-00651-CV, in the Third Court of Appeals, Austin, Texas.

No Formal Action Taken.

7. **ADJOURNED THE MEETING AT 8:54 P.M.**



PASSED AND APPROVED on **26th** day of **April 2022**.

CITY OF JARRELL, TEXAS



Larry Bush, Mayor



Attest:



Dianne Peace, Municipal Clerk

