

**City of Meadowlakes  
City Council Stated Meeting Minutes  
September 15, 2020 – 6:00pm**

**Tuesday, September 15, 2020 - 6:00 p.m.  
Totten Hall, Meadowlakes Municipal Offices  
177 Broadmoor Street, Meadowlakes, Texas**

The City Council of the City of Meadowlakes held its Regular Meeting at Meadowlakes Municipal Building in Totten Hall on September 15, 2020, beginning at 6:00p.m. in accordance with the duly posted notice of said meeting.

**Present:**

Mary Ann Raesener, Mayor  
Mike Barry, Councilmember  
Barbara Peskin, Councilmember  
Jerry Drummond, Councilmember  
Eddie Wise, Councilmember  
Gerry Mason, Councilmember

**Staff:**

Johnnie Thompson, City Manager  
Evan Bauer, City Secretary  
Debbie Holley, Treasurer

1. **CALL TO ORDER AND QUORUM DETERMINATION.** Mayor Raesener called the meeting to order at 6:00 pm and announced the presence of a quorum.
2. **PLEDGE OF ALLEGIANCE AND PRAYER.** Mayor Raesener led Council and staff in the Pledge of Allegiance. Councilmember Mason led the Council and guests in prayer.
3. **CITIZEN COMMENTS.** Resident Georgina Christy asked council to advise citizens of how the additional revenue from the water & sewer rate increases will be spent. She also inquired as to why the recent vandalism in Meadowlakes was not listed on the patrol report. Last, Ms. Christy asked council about the condition of a residence at 142 Turkey Run. She thinks it might be time to notify the health department for their assistance.

Paul & Linda Breen are new residents of Meadowlakes, and initially moved here because of it's safety. They have some safety concerns dealing with vandalism, dogs being walked off leashes, as well as snakes and skunks.

4. **MONTHLY STANDARD LIVE REPORTS** (*Progress and Status Reports Only.*)
  - A. Operations in general - City Manager Johnnie Thompson
    1. Ordinance and Animal Control Report – In August, our Ordinance/Animal Control Officer responded to 25 calls, issued 128 violation notices, mostly related to visible trash

cans, sign ordinance violations, and tree overhang. There were 9 warning tickets issued for parking infractions, and 3 warning notices issued; two for parking infractions of a boat/jet ski/trailer, and one for allowing a dog to leave the lot line unrestrained and not being registered with the City. There were 5 citations issued. One for storing a jet ski in the drive over 3 days in 7/over 7 days in 30, and 4 for leaving a trash can visible from the street past the allowed timeframe. One dead animal was picked up and removed from the city, 3 of them being skunks. One political sign was removed from the city's right of way. Two loose dogs were caught and returned to their owner.

2. Patrol Activity Report – In August, our patrol officer logged 53 total hours and 195 total miles. He issued 2 citations; one for running a stop sign, and one for speeding (37/25mph zone). He gave 2 written and 5 verbal warnings.
3. Building Committee Report – In August, The Building Committee issued 7 building permits total. There were 4 fence permits issued, 2 pool permits issued and 1 new construction permit issued at 159 Broadmoor.

B. Briefing on Golf and Food & Beverage Operations – Head Golf Pro, David Klotz, was not present to give a live update.

5. **CONSENT ITEMS** (*The items listed are considered to be routine and non-controversial by the City Council and may be approved by a single motion of the Council. No separate discussion or action on any of the items is necessary unless desired by Council; at which time the select item(s) may be discussed separately under consent items and separate motion(s).*)

- A. Minutes of the prior Council Meetings/Workshops
- B. August 2020 Financial Statements

After discussion, Councilmember Mason made a motion to approve the consent items as presented. The motion was seconded by Councilmember Wise and carried with a unanimous vote.

6. **OLD BUSINESS.**

A. **Discussion/Action: Update on COVID – 19 and Related Disaster Declaration.** Mr. Thompson reported that to date, Burnet County has tested 5,580 people for COVID -19, there have been 680 positive cases, with 34 cases still active at this time. There have been 12 deaths recorded in the county. Mayor Raesener's disaster declaration is still in effect.

7. **NEW BUSINESS.**

A. **Public Hearing on Establishment of Ad Valorem Tax Rate for 2020.** Discussion was held over the proposed tax rate for 2020. City Manager, Johnnie Thompson, gave a presentation over the uses of ad valorem taxes, what property owner's taxes are used for, and how this will affect the average homeowner. A copy of this presentation can be viewed at City Hall. There were no public comments regarding this item.

B. **Public Hearing on Fiscal Year 2021 Budget.** City Manager, Johnnie Thompson, gave a brief presentation over the FY21 proposed budget. A copy of his presentation can be viewed at City Hall. There were no public comments regarding this item.

- C. Discussion/Action: ORDINANCE 2020-06 - AN ORDINANCE OF THE CITY OF MEADOWLAKES, TEXAS, AMENDING ORDINANCE 2019-06 WHICH ADOPTED THE FISCAL YEAR 2019-2020 MUNICIPAL BUDGET FOR THE CITY OF MEADOWLAKES, TEXAS; EFFECTIVE DATE; REPEALER; SEVERABILITY; AND PROPER NOTICE AND MEETING.** This Ordinance formalizes actions previously approved by council such as the purchase of the sewer vacuum/jetter truck and funding for water treatment plant renovations. It also includes the transfer of approximately \$56,000 from the General Fund to the Recreation Fund and a short term loan, if needed, to the Recreation Fund. After discussion, Councilmember Drummond made the following motion: *“I move to approve Ordinance 2020-06, which amends the fiscal year 2020 budget and also authorizes the City Manager to make a temporary loan not to exceed \$33,000 to the Recreation Fund from the General Fund, with the condition that the temporary loan is repaid within 180 days.”* The motion was seconded by Councilmember Mason and carried with a unanimous vote.
- D. Action/Discussion: ORDINANCE 2020-07 - AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MEADOWLAKES, TEXAS, ADOPTING THE OFFICIAL BUDGET FOR THE 2021 FISCAL YEAR BEGINNING OCTOBER 1, 2020 AND ENDING SEPTEMBER 30, 2021; APPROPRIATING THE VARIOUS AMOUNTS THEREOF, PROVIDING FOR THE INVESTMENT OF FUNDS; AUTHORIZING EXPENDITURES; PROVIDING FOR THE FOLLOWING: FINDINGS OF FACT; ENACTMENT; FILING OF THE BUDGET; EFFECTIVE DATE; REPEALER; SEVERABILITY; AND PROPER NOTICE AND MEETING.** The FY21 budget is identical to the one filed on July 30<sup>th</sup>, with the exception of an error regarding tips paid in and their payout to the employees in the Recreation Fund, all revenues and expenses have been updated, all cash flow for each fund, as well as proposed amendments to the FY20 budget. After discussion, Councilmember Drummond made the following motion: *“I move to ratify that the fiscal year 2021 budget will raise \$27,400 more in ad valorem tax income than last year; I move to approve Ordinance 2020-07 which adopts the fiscal year 2021 budget.”* The motion was seconded by Councilmember Wise and carried with a unanimous vote.
- E. Discussion/Action: ORDINANCE 2020-08 - AN ORDINANCE LEVYING AD VALOREM TAXES FOR THE USE AND SUPPORT OF THE MUNICIPAL GOVERNMENT OF THE CITY OF MEADOWLAKES, TEXAS, FOR THE 2021 FISCAL YEAR BEGINNING OCTOBER 1, 2020 AND ENDING SEPTEMBER 30, 2021, TAX YEAR 2020; PROVIDING FOR AND APPORTIONING EACH LEVY FOR A SPECIFIC PURPOSE; PROVIDING A DATE ON WHICH TAXES SHALL BECOME DELINQUENT IF UNPAID; PROVIDING FOR A LIEN ON ALL TAXABLE PROPERTY TO SECURE THE PAYMENT OF TAXES DUE THEREON; PROVIDING FOR PENALTIES, INTEREST AND COLLECTION COSTS, IF ANY, FOR ALL DELINQUENT TAXES; PROVIDING FOR FINDINGS OF FACT; SAVINGS CLAUSE; SEVERABILITY; PUBLICATION; EFFECTIVE DATE, AND PROPER NOTICE AND MEETING.** Ordinance 2020-08 adopts the proposed tax rate off \$0.287 per \$100 taxable valuation, which is the same rate as last year. A breakdown of the proposed tax rate is below:  
 \$0.1569 – maintenance & operation  
 \$0.1301 – debt service  
 \$0.287- total tax rate  
 After discussion, Councilmember Peskin made the following motion: *“I move to approve Ordinance 2020-08, which adopts a total ad valorem tax rate for 2020 of \$0.287 per one hundred dollars taxable value.”* The motion was seconded by Councilmember Wise and carried with a unanimous vote.

- F. **Discussion/Action: Authorizing the purchase of approximately \$200,000 in new golf course maintenance equipment via a municipal lease/purchase agreement.** Mr. Thompson discussed with council about several pieces of golf course equipment that need to be replaced. Some of the pieces are inoperable, and some are over 10 years old. The City is prohibited, by law, from borrowing money, so the only way to obtain the needed equipment is through a municipal lease/purchase program. At the end of the contract, the City will own the equipment. Mr. Thompson has obtained a quote based on a 5-year payout with a 2.75% interest rate.
- G. **Discussion/Action: Resolution 2020-05 - A RESOLUTION REGARDING A FINANCING CONTRACT FOR THE PURPOSE OF PROCURING "GOLF COURSE MAINTENANCE EQUIPMENT."** After discussion, Councilmember Wise made the following motion, subject to the contract being reviewed and approved by the city's legal counsel: *"I move to approve Resolution 2020-05, which authorizes the City Manager to obtain financing of \$198,600 for the purchase of equipment for the golf course."* The motion was seconded by Councilmember Mason and carried with a unanimous vote.
- H. **Discussion/Action: Ordinance 2020-09 - AN ORDINANCE OF THE CITY OF MEADOWLAKES, TEXAS AMENDING APPENDIX A, SECTION A50, SUBSECTIONS A1.1 (WATER RATES); B (SEWER RATES) AND C (GARBAGE RATES) PROVIDING A SEVERABILITY CLAUSE; PROVIDING AN EFFECTIVE DATE; AND PROVIDING AN OPENING CLAUSE.** As discussed in previous budget workshops, the minimum water rate would be increased by \$5 a month, and each usage tier would increase by \$0.20 per thousand gallons used, and sewer rates would increase by \$10 per month. Mr. Thompson stated that he is still working with Waste Management on the details of the proposed solid waste contract, but did state that the contract includes a garbage rate increase for 2021 of 3% effective January 1, 2021. A flat rate of \$22 for solid waste collection will be added to all occupied homes of residential customers January 1, 2021. After discussion, Councilmember Wise made the following motion: *"I move to approve Ordinance 2020-09, which amends the current water, sewer, and solid waste collection fees."* The motion was seconded by Councilmember Mason and carried with a unanimous vote.
- I. **Discussion regarding a review of the restaurant operations.** At the request of Councilmembers Barry and Drummond, this item was not discussed.
- J. **Discussion reinstating a juvenile curfew within the City.** Due to recent vandalism and minor theft within the city, this item was placed on the agenda for discussion. Several years ago, the city had a curfew, however, it was allowed to expire because the city had little means of enforcing it. It should be enforced by a peace officer, rather than an ordinance officer. In order to have a curfew, State law requires council to hold public hearings and review the Ordinance before extending it. This process could take up to several months. After discussion, this item was tabled since the City has no means to enforce a juvenile curfew at this time.

## 8. ANNOUNCEMENTS:

The next City Council meeting will be held October 20, 2020.

9. **ADJOURNMENT:** Mayor Raesener adjourned the meeting at 7:08 pm.

**Approved:** \_\_\_\_\_  
Mayor, Mary Ann Raesener

**Date:** October 13, 2020

**Attest:** \_\_\_\_\_  
City Secretary, Evan Bauer

**Date:** October 13, 2020