

City of Meadowlakes
City Council Stated Meeting Minutes
July 18, 2023 – 6:00pm
Totten Hall, Meadowlakes Municipal Offices
177 Broadmoor Street, Meadowlakes, Texas

The City Council of the City of Meadowlakes held their Regular Meeting at Meadowlakes Municipal Building in Totten Hall on July 18, 2023, beginning at 6:00 p.m. in accordance with the duly posted notice of said meeting.

Present:

Mark Bentley, Mayor
Jess Lofgreen, Councilmember
Barbara Peskin, Councilmember
Jerry Drummond, Councilmember
Roxanne Morgan, Councilmember
Garrett Wood, Councilmember

Staff:

Johnnie Thompson, City Manager
Evan Bauer, City Secretary

1. **CALL TO ORDER AND QUORUM DETERMINATION.** Mayor Bentley called the meeting to order at 6:00 pm and announced the presence of a quorum.
2. **PLEDGE OF ALLEGIANCE AND PRAYER.** Mayor Bentley led Council and staff in the Pledge of Allegiance and Councilmember Wood led the prayer.
3. **CITIZEN COMMENTS.** Resident Georgina Christy addressed council regarding agenda item 7-C. She advised council that the POA CC&R's prohibit professional business or commercial activity to which the general public is invited. This includes estate sales. In addition, regarding the issuance of bonds, Ms. Christy inquired as to whether there would be additional town hall meetings to update the community on this project and also asked council to clarify what is covered when they refer to the Hidden Falls Golfing Facility.
4. **MONTHLY STANDARD LIVE REPORTS** (*Progress and Status Reports Only.*)
 - A. Operations in general - City Manager Johnnie Thompson
 1. Ordinance reports – In June, the Ordinance Officer responded to 22 calls. 16 warning notices were issued regarding parking violations in the street/driveway, 3 verbal conversations were held, 35 notes were left and 1 citation was given. 1 warning was left regarding trash cans being left out past the allowed time or being seen from the street and 7 notes were left. 3 warning notices were left regarding grass being over 6" high, 5 verbal conversations were held and 8 notes were left. 3 conversations were held regarding the no solicitation rule in Meadowlakes (all roofing contractors going door to door). 4 verbal conversations were held regarding the operation of a dune buggy on the street, branches that need to be disposed of and a line of sight issue. 35 notes were left regarding trees being less than 14' over the street,

a toilet in the driveway, and a basketball hoop on the curb.

In June, our Animal Control Officer received several calls about skunks. He advised homeowners that this is a busy time for skunks; they are having their litters. 2 calls were received about squirrels either on a porch or in the attic, 1 call was received about a dead bat found in a dryer; the bat was disposed of properly. There were multiple reports of a loose dog with a collar and tags. No rabid animals were reported in June.

2. Patrol Activity Report – In June, Officer Koenning logged 21 hours and 78 miles. There was 1 citation issued for speeding (38mph in a 25mph zone – nonresident) and no warnings were issued.
3. Building Committee Report – In June, the Building Committee issued 3 permits; 1 fence, 1 remodel and 1 new construction (406 Spyglass). Currently, there are 13 ongoing projects within the City.

B. Briefing on Golf Operations – Mr. Thompson reported that golf course operations are running smoothly. They are still extremely busy and continue to set records over previous years. He also reported that the number of rounds in June of 2023, has exceeded the number in June of 2022.

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. June financial reports

After discussion, Councilmember Drummond made a motion to approve the minutes of the June 20th regular meeting, June 20th workshop and the July 10th workshop as presented. The motion was seconded by Councilmember Lofgreen and carried unanimously. Councilmember Peskin made a motion to approve the June financials as presented. The motion was seconded by Councilmember Drummond and carried unanimously.

6. OLD BUSINESS.

- A. **Discussion/Action: Update on Renovation of Sewer Treatment Plant.** Mr. Thompson reported that the renovation project is expected to begin in the spring of 2024. As a reminder, \$422,000 in COVID relief funds are earmarked for the funding of the renovations and improvements.
- B. **Discussion: Fiscal Year 2024 Budget.** Discussion was held on the draft FY24 budget. The next workshop will be held on Tuesday, August 1st at 5pm.

7. NEW BUSINESS

A. **Discussion/Action: Discussion and possible action regarding the City Secretary's findings in certification of a "Citizen Petition Protesting Issuance of Certificate[s] of Obligation and Request for Election" pertaining to bonds.** It was reported that Council authorized staff to draft the required ordinance calling for an election on November 7, 2023, for the possible approval of the sale of \$7.5 million in certificates of obligations for the proposed multipurpose building, swimming pool, and other required improvements. Council issued the intent to issue the

certificates of obligation in May, however, a petition protesting the issuance of the certificates of obligation was filed with the City Secretary in late June. The petition requested that an election be held regarding issuing the certificates. The election will be held on November 7, 2023. After discussion, Councilmember Peskin made the following motion:

"I move to authorize the City Manager and City Secretary to take all actions necessary to present to the City Council an ordinance calling an election to authorize the issuance of certificates of obligation between the statutory deadline of August 9, 2023, and August 21, 2023."

The motion was seconded by Councilmember Wood and carried with votes from Councilmembers Peskin, Wood and Lofgreen. Councilmembers Drummond and Morgan were opposed.

B. Discussion/Action: Nomination to the Directors of the Board of Directors of the Burnet Central Appraisal District. Due to the limited number of votes Meadowlakes has, Council agreed not to nominate a candidate to BCAD. No action was taken.

C. Discussion/Action: Possibility of allowing estate sales within the City. After discussing the POA's restrictions regarding estate sales within the city, it was decided that Councilmember Morgan would present this possibility to the POA board. No action was taken.

D. Discussion/Action: Alternatives to the issuance of Bonds for the repairs and or replacement of fixed improvements of the Hidden Falls golfing facility. Councilmember Drummond discussed adding another option to the November 7th ballot that citizens could vote for regarding the proposed facility. Mayor Bentley informed Council that this would not be possible. No action was taken.

8. ADJOURNMENT/ANNOUNCEMENTS:

Mayor Bentley adjourned the meeting at 7:04 pm.

Approved: _____
Mayor, Mark Bentley

Date: August 15, 2023

Attest: _____
City Secretary, Evan Bauer

Date: August 15, 2023