

MINUTES OF THE MEETING OF THE VILLAGE OF BEAR CREEK COMMISSIONERS August 16, 2022

1) Call to Order

The meeting was called to order at 7:03 PM

2) Roll Call

Mayor Bohm, Commissioner Brushwood and Commissioner Brackenridge are present.

3) Citizens Comments will be taken from the audience on Non-Agenda related topics. No action may be taken by the City during Citizens Comments.

Mayor Bohm shares a few weeks ago they had a house fire. They weren't home at the time, and a neighbor saw the smoke and called the fire department. Fortunately, was a grass fire caused by an old electric water to the well pump house. Kudos to neighbors and Hays County Fire rescue for acting quickly and putting the fire out.

West Travis County Public Utility (WTCPU) has tagged the fire hydrants, in an effort to prohibit other entities from filling their trucks with WTCPU water.

4) Approval of Minutes from April 19, 2021 Commissioners Meeting.

Table, minutes are not complete

5) Approval of Minutes from April 19, 2022 Commissioners Meeting.

Table, minutes are not complete

6) Approval of Minutes from July 16, 2022 Commissioners Meeting.

Mayor Bohm requests two corrections: 1) Correct meeting date from July 16,

2022 to July 19, 2022. 2) #8.B Capitalize the month of march to "March". Mayor Bohm

makes a motion to approve the July 19, 2022 minutes with the two corrections mentioned.

Commissioner Brushwood seconds. Motion is approved unanimously. Commissioner

Brackenridge abstains.

7) Discussion and possible action in regard to reviewing 2021- 2022 budget and actual expenditures.

No action required.

8) Consent Agenda- the following may be acted upon in one motion. A

Commissioner, Mayor or a Citizen may request items be pulled for separate discussion and/or action.

- a. Approve payment to Friendship Creekside Fellowship \$50.00 for 8/16/2022 VOBC Commissioners meeting in the Annex.**

- b. Approve payment to The News Dispatch \$73.00 for Public Notice of VOBC proposed Tax Rate.**
- c. Approve payment to Texas Road Repair Inc \$2,000.00 for repair of road shoulders and alligatored areas on Niles Cove, Bear Creek Dr and N Madrone Trail. Invoice #1577 dated 8/2/2022.**
- d. Approve payment to The News Dispatch \$35.50 for 8/3/2022 Public Notice of VOBC Budget Hearing. Invoice dated 8/2/2022.**
- e. Approve payment to Knight Law Firm \$1,830.00 for April 2022 attorney services. Invoice #4039 dated 7/22/2022.**
- f. Approve payment to Knight Law Firm \$135.00 for May 2022 attorney services. Invoice #4117 dated 8/5/2022.**

Mayor Bohm makes a motion to approve the Consent Agenda as read. Commissioner Brushwood seconds. Motion is approved unanimously.

9)New Business

A) PUBLIC BUDGET HEARING: VOBC BUDGET 10/1/2022 – 9/30/2023.

Public Hearing is opened. No citizens in attendance. Commissioners review the proposed 10/1/2022 – 9/30/2023 VOBC Budget from the VOBC Budget Workshop. No updates and/or changes required. Public Hearing is closed.

B) Discussion and possible action to approve VOBC Budget 10/1/2022 – 9/30/2023 Ordinance #220816.001.

Commissioner Brushwood makes a motion to approve the VOBC Budget 10/1/2022 – 9/30/2023 Ordinance #220816.001 as presented. Commissioner Brackenridge seconds. Motion is approved unanimously.

C) Discussion regarding the VOBC 2022 proposed tax rate of \$0.0800 cents per \$100.00 valuation.

Council has an open discussion regarding 2022 Hays County Appraisal valuation and Property Tax calculations. 2021 VOBC tax rate was \$0.0800 cents per \$100.00 valuation. Due to the substantial increase in property values, VOBC will lower the tax rate to avoid a roll back. Because of the increase in property values a lowered tax rate will yield similar property tax revenue. Hays County Tax Office confirmed \$0.0677 cents per \$100.00

valuation avoids a roll back. Commissioners have approved the budget based on \$0.0677 cents per \$100.00 valuation and request the Short Form Tax Notice be prepared at \$0.0677 cents per \$100.00. Tax Rate Ordinance will be prepared for discussion and approval at the next Commissioners meeting.

D) Discussion and possible action regarding November 8, 2022 General Election of VOBC Mayor and City Commissioners. Including but not limited to: Order the General Election, Hays County Contract for Election Services, Joint Election Agreement and the November 8, 2022 Election Law Calendar.

Council has an open discussion regarding November 8, 2022 VOBC General Election, Hays County Contract for Election Services and Joint Election Agreement. Mayor Bohm makes a motion to Order the November 8, 2022, General Election for VOBC Mayor and two City Commissioners. Trent Brackenridge seconds. Motion is approved unanimously. Mayor Bohm makes a motion to approve Hays County Contract for Election Services and Joint Election Agreement. Trent Brackenridge seconds. Motion is approved unanimously. City Secretary will post the VOBC November 8, 2022 General Election Notice and forward to Hays County Elections Division along with the Hays County Contract for Election Services. City Secretary states VOBC web site has an “Elections” page. The page contains how to submit a place on the ballot along with deadline for filing and applications for a place on the ballot.

10) Old Business

A) Discussion and possible action to renew and extend Pedernales Electric Cooperative (PEC) franchise agreement for a five-year term. PEC provided Ordinance #220816.002 granting a five-year extension to Ordinance #170821.002 establishing PEC 2% Franchise Fee to VOBC to use VOBC streets, and other rights-of-way for purpose of erecting, constructing, maintaining operating, using extending removing, replacing and repairing PEC electrical distribution facilities serving customers within the boundaries of VOBC; term expires 8/21/2022. Ordinance #220816.002 would renew all terms of Ordinance #170821.002 effective 8/16/2022 and expiring 8/16/2027.

Mayor Bohm shares that legal counsel reviewed the PEC franchise agreement extension and found it in compliance. No changes or alterations required. Mayor Bohm makes a motion to approve PEC 5 year franchise fee extension; Ordinance #220816.002. Commissioner

Brushwood seconds. Motion is approved unanimously.

B) Discussion and possible action regarding these potential dates for the 2023 annual VOBC/TDS Trash Clean Up: Saturday March 25, Saturday April 22, and Saturday April 29.

City Secretary provided Frankie Bates, TDS Representative, with our selected dates for 2023. Bates confirmed their scheduling department isn't yet scheduling for 2023. He's 99% confident we'll get our 1st choice. City Secretary will follow up with Bates in a few months.

C) Discussion and possible action with regards to transcribing city meetings to written minutes via a service or an automated process.

Mayor Bohm was pointed to a transcription service that works with the IBM Watson team; the impression was that Watson was free. Turns out they quoted \$10,000.00 a year to set up and maintain. Researching further he located two online services that provide the same thing for much less. One is free and believes that includes 300 minutes recording per month. Council agrees in the value of a transcription services at low to minimal cost.

D) Discussion and possible action regarding, and not limited to, the sale and development of Lang Family Ranches properties: Lot 5, Section 3, Bear Creek Oaks (5.06 acres) and the adjoining Lot 8, Silver Spur Ranchettes (39.13 acres) both in Hays County.

City Secretary received a call from the title company with a HOA question; leading her to believe the closing for the sale of these tracks will be soon.

E) Discussion and possible action regarding the Cononavirus Local Fiscal Discussion Recovery Fund (CLFRF) program and VOBC use of allocated funds.

Mayor Bohm spoke to Chad Gilpin, City Engineer in regard to working with West Travis County Public Utility (WTCPU) on our Fire Hydrant/Water Study. We were initially told the fee would be \$5,000.00. Chad said the \$5,000.00 would be a deposit toward the actual engineering fee could be anywhere from \$1,000.00 to \$19,000.00. He's working with WTCPU to finalize the details and get a written quote. If they come back on the higher end +\-\$19,000.00 the Mayor suggested we work directly Chad Engineering. Chad may provide us with a proposal of his own.

Mayor Bohm is having difficulty updating the SAM registration. Sam issued a 60 day extension. Previous log in will work for another 60 days; which buys a little time to get Sam updated.

F) Discussion and possible action regarding Village of Bear Creek roads and Right of Way.

Mayor Bohm had a conversation with Chad Gilpin about companies that seal coat roads. Chad is skeptical of coatings; he's had a reputable company's seal coat. All look good until the Texas summer. In the heat the coating starts breaking down. The performance over a period of time, was poorer than if you had spent the additional money and put down a new chip and seal or asphalt. He's reached out to Cody Chamblis with Egon Asphalt and Emulsion to learn about their products.

G) Discussion and possible action regarding improving traffic safety at the two VOBC intersections FM1826 at N Madrone Trl and Bear Creek Dr and FM1826 and 45 W.

1) Including but not limited to 1826 Neighborhood Coalition. (Commissioner Brushwood)

Commissioner Brushwood shares BCOPOA forward an update from 1826 Neighborhood Coalition. TX Dot added delineators on FM 1826 between Friendswood Lane and Nutty Brown as well as additional 50mps Traffic signs. Friendship Ranch authorized the purchase or a radar pole in the vicinity of FM 1826 and Nutty Brown. Recent completion of the roundabout at Hays Store Café.

H) Discussion and possible action regarding Driveway Ordinance #190218.001.

Mayor Bohm is sending Chad Gilpin a copy of the Driveway Ordinance Addendum for his review. Once approved the Addendum would identify Gilpin Engineering as a Driveway Authority.

I) Discussion and possible action regarding Covid-19 Hays County Disaster Order, the Governors Orders and VOBC.

Mayor Bohm shares no significant change in the Hays County Covid-19 cases.

J) Discussion and possible action regarding VOBC records and fire recovery.

(Mayor Bohm)

Mayor Bohm spoke to the City of Wood Creek City Secretary who said they have a record recovery ordinance and plan. They use the schedule from the State Archive approx 68 pgs.

Which they only use some portions of. His first look over and it appears pretty straight forward; maybe we can draft off what they're doing?

K) Discussion and possible action regarding Village of Bear Creek web site maintenance.

No new information.

11) Announcements

A) Next VOBC Commissioners Meeting is Tuesday, September 20, 2022 at 7:00 PM at Friendship Creekside Fellowship, 14455 FM 1826, Austin, TX 78737.

12) Adjournment

The meeting adjourned at 8:41 PM

Submitted on October, 18 2022 by Kathryn Rosenbluth

Approved on 10/18/2022

By *Kathryn Rosenbluth*

Kathryn Rosenbluth, City Secretary