



City of Garden Ridge

9400 Municipal Parkway
Garden Ridge, Texas 78266-2600
(210) 651-6632
Fax (210) 651-9638

AGENDA

REGULAR CITY COUNCIL MEETING, SEPTEMBER 7, 2016 AT 6:00 P.M.

The Garden Ridge City Council will meet in a regular session on Wednesday, September 7, 2016 at 6:00 p.m. in the City Council Chambers, 9400 Municipal Parkway, Garden Ridge, Texas. This is an open meeting, open to the public, subject to the Open Meetings Law of the State of Texas, and as required by law, notice is hereby posted on September 2, 2016 before 5:00 p.m., providing time, place, date and agenda thereof. The meeting facility is wheelchair accessible and accessible parking spaces are provided. Requests for accommodations or interpretative services must be made 48 hours prior to this meeting.

1. Call to Order
2. Roll Call
3. Pledge of Allegiance
4. Recognitions and/or events
 - a. Employee recognitions and/or City events
5. Citizen's Participation - Limit remarks to three (3) minutes per citizen

Rules for Citizen's Participation:

The City Council welcomes citizen participation and comments at all of their Council Meetings. As a courtesy to your fellow citizens and out of respect to our elected officials, we request that if you speak, that you please follow these guidelines.

- a) Direct your comments to the entire Council, not to an individual member, nor to the audience.
- b) Show the City Council the same respect and courtesy that you would like to be shown.
- c) Limit remarks to three (3) minutes per citizen during Item 5 and to three (3) minutes per citizen during Item 8.
- d) Citizens' comments will be limited to one (1) hour in Item 5 and thirty (30) minutes in Item 8.
- e) Citizen comments may be deferred to a specific Business Item set forth in Section 7, below, if such comments pertain to such Business Item.

*NOTE: The Texas Open Meetings Act permits a member of the public or a member of the governmental body to raise a subject that has not been included in the notice for the meeting. However, any discussion of the subject **must be limited** to a proposal to place the subject on the agenda for a future meeting and any response to a question*

posed to the Council is limited to either a statement of specific factual information or a recitation of existing policy. TEX. GOV'T CODE § 551.042.

6. Consent Agenda

THE FOLLOWING ITEMS MAY BE ACTED UPON IN A SINGLE MOTION. NO SEPARATE DISCUSSION OR ACTION ON ANY OF THESE ITEMS WILL BE HELD UNLESS REQUESTED BY A MEMBER OF CITY COUNCIL. PUBLIC COMMENT ON CONSENT AGENDA ITEMS MAY BE HEARD DURING CITIZEN'S PARTICIPATION, BUT COMMENTS HEARD DURING CITIZEN'S PARTICIPATION DOES NOT MEAN THAT THE ITEM WILL BE CONSIDERED OUTSIDE THE CONSENT AGENDA.

- a) Approval of Minutes
 - i. August 3, 2016 City Council Regular Meeting
 - ii. August 17, 2016 City Council Special Meeting
 - iii. August 29, 2016 City Council Special Meeting
 - iv. September 1, 2016 City Council Special Meeting

- b) Financial Statement and Investment Report --July 31, 2016

- c) State of the City
 - i. City Administrator Monthly Activity Report
 - Sign approvals since prior Council meeting
 - Community Center usage and financial report
 - Building Permits issued to date for residential, commercial and minor Construction projects

 - ii. Library Monthly Activity Report
 - New Patrons
 - Old Patrons
 - Library activities and classes

 - iii. Water Manager Monthly Activity Report
 - Water pumping/usage from city wells
 - Water system infrastructure maintenance, repairs and/or projects
 - Water and/or Drought Management

 - iv. Public Works Monthly Activity Report
 - Street and Right-Of-Way Maintenance
 - Drainage Facility and Easement Maintenance
 - Animal Control (domestic and wild)
 - Public Works Projects

 - v. Police Department Monthly Activity Report
 - Traffic Enforcement

- Criminal activity within city
- Code Compliance Enforcement

ACTION ON THE CONSENT AGENDA

7. Business Items

The following items are for discussion, consideration and action.

- a) Action on items pulled from the Consent Agenda.
- b) City Engineer Projects Update:
 - i. CIP Project for 2013
 - a) Status report
 - ii. CIP Project for 2015
 - a) Status report
 - b) Trinity Wells pumpage and infrastructure
 - iii. CIP Project for 2016
 - a) Status report
 - b) Prioritization of additional projects
 - iv. Water Master Plan
 - v. Sewer System (FM 2252)
- c) 2016 Tax Rate
 - i. Review and discussion on the 2016 proposed Tax Rate of \$0.318305
 - ii. Motion to ratify the property tax increase of \$0.318305 as reflected in the 2017 Budget for the General Fund and Interest and Sinking Fund of the City of Garden Ridge
 - iii. Motion to approve Ordinance 195-092016 of the City Council of the City of Garden Ridge adopting a Tax Rate of \$0.318305 per one hundred dollars (\$100.00) of assessed valuation for the City of Garden Ridge, Texas to be effective for the Tax Year 2016 (Fiscal Year 2017)
 - a) Motion to adopt \$0.203241 as the 2016 Maintenance and Operation Rate for the City of Garden Ridge; and
 - b) Motion to adopt \$0.115064 as the 2016 Debt Service Rate for the City of Garden Ridge
- d) Update regarding tree trimming in the City of Garden Ridge
 - i. Code compliance notices
 - ii. Consider adoption of Ordinance No. 107-092016 of the City Council of the City of Garden Ridge amending Ordinance No. 107-032012 establishing additional measures for regulating overhanging trees, brush and shrubs to avoid interference with public use of city right-of-ways and easements; prohibiting nuisances; providing for notice and abatement; providing for cost recovery; amending penalties;

providing that this Ordinance shall be cumulative of all Ordinances; providing a severability clause; providing a savings clause; and providing an effective date.

- e) Update regarding policy for postings/messages on City Signs, Grapevine, Web page and social media
 - i. Review and discuss
 - ii. Consider approval of policy for posting/messages

- f) Planning and Zoning Commission Recommendations
 - i. Receive and consider the recommendation regarding the entrance and sign design for The Woods of Garden Ridge at Misty Arbor and Bindseil Lane.
 - ii. Receive and consider the recommendation for reappointment of Planning and Zoning Commissioners Place 2- Kay Bower, Place 3- Sam Stocks and Place 7- Kitty Owen, to a two year term of office expiring September 30, 2018.

- g) Quarry Commission Recommendations and Possible Action:
 - i. Receive and consider the recommendation for reappointment of Quarry Commissioners Johnell Holly and Jerry Barucky to a two year term of office expiring September 30, 2018.

- h) Water Commission recommendations and Possible Action:
 - i. Receive and consider the recommendation for the request for Water Service by Gary Miller for property located in the City of Garden Ridge ETJ and CCN, known as Lot 1, Miller Estates and located at the Northeast corner of FM 3009 and Schoenthal Road.
 - ii. Receive and consider the recommendation for reappointment of Water Commissioners Place 3- Pat Ramirez, and Place 4- Raymond Pitzen to a two year term of office expiring September 30, 2018.

- i) City Council Communication Projects
 - i. City Council Idea/Suggestions
 - ii. Citizen Concern/Input Process

- j) Status Reports:
 - i. Animal Control Ordinance amendments
 - ii. Sign Ordinance amendments
 - iii. Personnel Policy
 - iv. Comprehensive Master Land Use Plan (vision for the future of Garden Ridge)

- k) Update from the Garden Ridge Parks Committee
 - i. City Parks plan

ii. Christmas Tree Lighting Event

l) Update on Deer Management

m) Update on Oak Wilt in Garden Ridge

q) Future Agenda Items requested by City Council

i. Rolling Agenda

8. Citizen's Participation – Limit remarks to three (3) minutes per citizen
See "Rules for Citizen's Participation" under Item 5.

9. Reports and Comments from Mayor and City Councilmembers

The Mayor and/or City Councilmembers may comment, make general announcements and/or provide progress reports on events, activities and/or committees/board meetings concerning the following:

Northeast Partnership
Schertz-Seguin Local Government Corporation ("SSLGC")
Cibolo Valley Local Government Corporation ("CVLGC")
City Water Commission
City Quarry Commission
City Planning & Zoning Commission
Garden Ridge Police Academy Alumni Association
Citizens on Patrol
Garden Ridge Lion Club
Comal County
Comal ISD/Garden Ridge Elementary
Guadalupe County
Bexar County
Alamo Area Metropolitan Planning Organization ("MPO")
TXDOT
Joint Base Land Use Study-Randolph
Greater Bexar County Council of Cities
Lonestar Light Rail
Northeast Lakeview Friends of Nighthawk
Boy Scouts and/or Girl Scouts

10. Executive Session

The City Council will recess its open meeting and reconvene in Executive Session:

a. Pursuant to Texas Government Code § 551.071, (legal advice) discussion with legal counsel concerning the location for a future High School in or near Garden Ridge and the possible impacts on the City of Garden Ridge.

11. Reconvene

The City Council will reconvene into Regular Session upon conclusion of the Executive Session and may take action as necessary.

12. Adjournment

AGENDA NOTICES:

Decorum Required:

Any disruptive behavior, including shouting or derogatory statements or comments may be ruled out of order by the Presiding Officer. Continuation of this type of behavior could result in a request by the Presiding Officer that the individual leave the meeting, and if refused, an order of removal.

Action by Council Authorized:

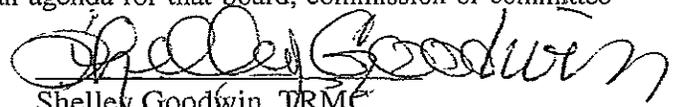
The City Council may vote and/or act upon any item within this Agenda. The Council reserves the right to retire into executive session concerning any of the items listed on this Agenda, pursuant to and in accordance with Texas Government Code Section 551.071, to seek the advice of its attorney about pending or contemplated litigation, settlement offer or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas conflict with the Open Meetings Act and may invoke this right where the City Attorney, the Mayor or a majority of the Governing Body deems an executive session is necessary to allow privileged consultation between the City Attorney and the governing body, if considered necessary and legally justified under the Open Meetings Act. The City Attorney may appear in person, or appear in executive session by conference call in accordance with applicable state law.

Executive Sessions Authorized:

This agenda has been reviewed and approved by the City's legal counsel and the presence of any subject in any Executive Session portion of the agenda constitutes a written interpretation of Texas Government Code Chapter 551 by legal counsel for the governmental body and constitutes an opinion by the attorney that the items discussed therein may be legally discussed in the closed portion of the meeting considering available opinions of a court of record and opinions of the Texas Attorney General known to the attorney. This provision has been added to this agenda with the intent to meet all elements necessary to satisfy Texas Government Code Chapter 551.144(c) and the meeting is conducted by all participants in reliance on this opinion.

Attendance By Other Elected or Appointed Officials:

It is anticipated that members of other city board, commissions and/or committees may attend the meeting in numbers that may constitute a quorum of the other city boards, commissions and/or committees. Notice is hereby given that the meeting, to the extent required by law, is also noticed as a meeting of the other boards, commissions and/or committees of the City, whose members may be in attendance. The members of the boards, commissions and/or committees may participate in discussions on the same items listed on the agenda, which occur at the meeting, but no action will be taken by such in attendance unless such item and action is specifically provided for on an agenda for that board, commission or committee subject to the Texas Open Meetings Act.


Shelley Goodwin, JRM
City Secretary

This is to certify that I, Shelley Goodwin, posted this Agenda at 2:15 p.m. on September 2, 2016 on the bulletin board located at the entrance to the Garden Ridge City Hall, 9400 Municipal Parkway, Garden Ridge, Texas.



Shelley Goodwin, TRMC
City Secretary

City Administrator

From: Mayor
Sent: Tuesday, August 09, 2016 9:44 AM
To: City Administrator
Subject: FW: Thank you!

Please put on the recognition agenda item.

Nadine L. Knaus
Mayor
City of Garden Ridge
9400 Municipal Parkway
Garden Ridge, Texas 78266
210-651-6632

From: Talcott, Cathy C. [talcoc@co.comal.tx.us]
Sent: Tuesday, August 09, 2016 9:01 AM
To: Mayor
Subject: Thank you!

Good Morning Mayor,

I wanted to thank you for the thoughtful email of thanks you sent my Chief Deputy Sharon Carlson on July 28 regarding the TNT process. As you said, she works very hard to get the pertinent info to the 17 entities for which we collect in a timely manner, but because of Nancy Cain's experience and knowledge of the process, Garden Ridge is the easiest and most pleasurable entity we work with, and I just wanted to send accolades to you regarding the work that Nancy does! As they say, she is one sharp cookie!

We missed you at the City-County luncheon yesterday, but Garden Ridge was well represented. Please let me know if there is ever anything I can help you and the City of Garden Ridge with!

Sincerely,

Cathy C. Talcott, PCC
Tax Assessor-Collector
Comal County
205 N. Seguin Ave.
New Braunfels, TX 78130
830-221-1353
talcoc@co.comal.tx.us

City Administrator

From: Councilpl2
Sent: Sunday, August 07, 2016 5:13 PM
To: City Administrator
Subject: FW: Drainage

Nancy,

You and Steven were the main force in getting this matter resolved but I think there is something in Mr. Inselmann's comments that everyone would enjoy reading.

Thanks,

Shelby

From: Don Inselmann [inselmann@att.net]
Sent: Sunday, August 07, 2016 6:10 AM
To: Councilpl2
Subject: Re: Drainage

Our family thanks you for your quick attention to our drainage issue. It has been a long time since I have attended a council meeting and I was impressed with the knowledge, skill, and attention to detail by professional individuals that the council demonstrated. It was impressive to see all needed parties present to provide information needed to make and resolve ongoing and future decisions.

When I was young I traveled home by school bus through this area which was primarily farm and undeveloped land, before this area was even called Garden Ridge. I have watched it grow from a few individual homes into a thriving community, made possible by intelligent individuals who had the knowledge, grit, and vision to help it evolve. It is good to see that this Mayor, this council and all those who assist are continuing that tradition. Thanks again The Inselmann's on Bat Cave and Schoenthal

On Thursday, August 4, 2016 6:43 AM, Councilpl2 <Councilpl2@ci.garden-ridge.tx.us> wrote:

Mrs. Inselmann,

Good morning! Thank you for attending last night's City Council meeting. I hope the discussion on the drainage issue met your expectations. I expect our Public Works department to check with you after the next significant rainfall so as to ensure that the actions they have taken are working.

I am always available to help you in any way that I can but using the 'Citizen Concern Form' (<https://tx-gardenridge.civicplus.com/PublicLogin.aspx?txtRedirect=RequestTracker.aspx&dn=www.ci.garden-ridge.tx.us&strAction=Login&newURL=/forms.aspx?fid=65>) on the City's website (<http://www.ci.garden-ridge.tx.us/>) is designed to respond to residents within 48 hours. Using this form guarantees that the City Administrator, Mayor, and the City Council are all made aware of an issue and that the issue is being addressed. You can help us out if you can make your neighbors aware of this service that the City provides.

Thank You,



City of Garden Ridge

9400 Municipal Parkway
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MINUTES OF CITY COUNCIL REGULAR MEETING, August 3, 2016

Members Present:

Mayor Nadine Knaus
Mayor Pro-Tem John McCaw
Councilmember Todd Arvidson
Councilmember Bryan Lantzoy
Councilmember Larry Thompson
Councilmember Shelby Trial

Member Absent:

None

City Staff Present:

Nancy Cain, City Administrator
Cynthia Trevino, City Attorney
Ron Eberhardt, Police Chief
Royce Goddard, Water Department Manager
Steven Steinmetz, Public Works Director
Shelley Goodwin, City Secretary

Commission Chairs Present:

David Heier, Water Commission Chair

1. Call to Order

With a quorum of the City Council members present, Mayor Knaus called the regular meeting of the Garden Ridge City Council to order at 6:00 p.m. on Wednesday, August 3, 2016, in the City Council Chambers of the Garden Ridge City Hall, 9400 Municipal Parkway, Garden Ridge, Texas 78266.

2. Pledge of Allegiance

Councilmember Thompson led the Pledge of Allegiance.

3. Presentation

a. CASA of Central Texas

Laura Torres, CASA Volunteer Recruit Coordinator, played Volunteering Makes a Difference video. She also gave some statistics regarding children and volunteers, and then she introduced Norma Castilla-Blackwell, CASA Executive Director. Ms. Blackwell provided statistics regarding budget.

The City Council discussed ways to help CASA of Central Texas.

b. National Payroll Week Proclamation

Mayor Knaus proclaimed the week in which Labor Day falls as National Payroll Week.

c. Employee recognitions and/or City events

Mayor Knaus stated the City had received a thank you from Nancy and Jay Feibelman for honoring them with a plaque at the Library. She also stated the City received a thank you for the work the Police Department does.

4. Citizen's Participation- 3 minute limit per citizen

Cheslee Inselmann, 21855 Bat Cave Rd., read a letter regarding water issues. She also thanked Councilmember Trial and Steve Steinmetz, Public Works Director, for their assistance with their drainage issues.

Joe Morton, 21835 Bat Cave Rd., stated he feels the City should be slowing down traffic on Bat Cave Rd. He also encouraged the City Council to lower the speed limit in that area.

5. Consent Agenda

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a) Approval of Minutes

- i. June 6, 2016 City Council Regular Meeting**
- ii. June 20, 2016 City Council Special Meeting**
- iii. June 25, 2016 City Council Special Meeting**

b) Termination of Employment, Daniel DeLaRosa, Police Officer effective July 28, 2016

c) Recognition of Employee completing probationary period and receipt of 5% salary increase fee for:

- i. Holly McKay, Police Officer effective August 24, 2016**

d) Financial Statement and Investment Report –June 30, 2016

e) State of the City

i. City Administrator Monthly Activity Report

- Sign approvals since prior Council meeting**
- Community Center usage and financial report**
- Building Permits issued to date for residential, commercial and minor Construction projects**
- Recognition of employees and/or city events**

ii. Library Monthly Activity Report

- New Patrons**
- Old Patrons**
- Library activities and classes**

- iii. **Water Manager Monthly Activity Report**
 - Water pumping/usage from city wells
 - Water system infrastructure maintenance, repairs and/or projects
 - Water and/or Drought Management
- iv. **Public Works Monthly Activity Report**
 - Street and Right-Of-Way Maintenance
 - Drainage Facility and Easement Maintenance
 - Animal Control (domestic and wild)
 - Public Works Projects
- v. **Police Department Monthly Activity Report**
 - Traffic Enforcement
 - Criminal activity within city
 - Code Compliance Enforcement

Councilmember Thompson asked that items 5. a) i., 5 c) i., 6 e)iii., and 6. e)iv. be pulled to be discussed separately.

Councilmember Trial asked that items 5.a) ii and 5.a) iii be pulled to be discussed separately.

Motion: A motion was made by Councilmember Lantzy, seconded by Councilmember Arvidson, to approve the Consent Agenda items 5 .b), 5.d), 5. e) i, 5. e) ii, and 5. e) v, remaining items to be considered separately. The City Council voted five (5) for and none (0) opposed. The motion carried unanimously.

6. Business Items

The following items are for discussion, consideration and action.

a) Action on items pulled from the Consent Agenda

5. a) Approval of Minutes

i. June 6, 2016 City Council Regular Meeting

Councilmember Thompson stated the street addresses on item 5) c) iv. on page 9 should be 9111 and 9112 Garden Ridge Dr.

5. a) Approval of Minutes

ii. June 20, 2016 City Council Special Meeting

iii. June 25, 2016 City Council Special Meeting

Councilmember Trial stated the three sets of minutes were from July not June.

The City Council agreed by consensus to postpone item 5. a) until the City Council Special Meeting on August 17, 2016.

5. c). Recognition of Employee completing probationary period and receipt of 5% salary increase fee for:

i. Holly McKay, Police Officer effective August 24, 2016

Councilmember Thompson stated he pulled this agenda item to congratulate Officer McKay on her completion of her probationary period.

5. e) iii. Water Manager Monthly Activity Report

- Water pumping/usage from city wells

- **Water system infrastructure maintenance, repairs and/or projects**
- **Water and/or Drought Management**

Councilmember Thompson stated he has done some research and believes there is a more cost effective way to get the Water Quality Report to the water customers.

The City Council discussed the dates on the bottom of the Water Quality Report, different ways to notify residents of the Water Quality Report, and the City of Garden Ridge information on the TCEQ website.

Councilmember Trial stated he also wanted this item pulled to discuss the water loss percentage on the Water Manager's Monthly Usage Report. He stated he feels that percentage is high compared to the surrounding cities losses.

The City Council discussed the age of the pumps and issues that could cause water losses.

Nancy Cain, City Administrator, stated she will have the Water Manager look into all these items, and report the findings at the City Council Special Meeting on August 17, 2016.

iv. Public Works Monthly Activity Report

- **Street and Right-Of-Way Maintenance**
- **Drainage Facility and Easement Maintenance**
- **Animal Control (domestic and wild)**
- **Public Works Projects**

Councilmember Thompson stated he pulled this item for an update on Hickory Bend Project.

Garry Montgomery, River City Engineering, stated he has met with a third contractor and is expecting him to bid. He stated once he receives that bid, he has met the requirements for bidding and then the bid can be awarded and the project can begin.

Councilmember Trial stated he also wished for this item to be pulled to get an update on Bat Cave Road and Bindseil.

Steven Steinmetz, Public Works Director, stated a channel was created on Bat Cave Road that should help with the drainage issues. He also stated the grass that also grew over the road was removed.

Garry Montgomery, River City Engineering, stated Public Works has helped with the drainage issue that was occurring in that area. He stated the drainage issue in this area needs to be placed in the Street Master Plan so regular maintenance can occur.

Mr. Montgomery stated the contractor at The Woods is working on the detention pond because it is currently draining down to Oak Meadows and creating issues. He stated he also suggested The Woods grade the middle island at the entrance to help with this drainage issue.

Motion: A motion was made by Councilmember Thompson, seconded by Councilmember Arvidson, to approve items 5. b), 5.c), 5. e). iii and 5. e) iv pulled from the Consent Agenda. The City Council voted five (5) for and none (0) opposed. The motion carried unanimously.

b) Deer Management

Jerry Barucky, 20806 Woodland Cove, encouraged the City Council to continue with the deer management program and the trapping and removing of the recommended quantity from TPW. He stated there is a safety issue with the large deer population in Garden Ridge.

Joe Morton, 21835 Bat Cave Rd., encouraged the City Council to continue with the deer management program. He stated after studying the deer issues in Texas, he realized Garden Ridge has a deer issue that needs to be managed.

Ken Kneupper, 8891 Schoenthal Road, encouraged the City Council to continue with the deer management program. He stated he still sees residents feeding and he has advised them about the Ordinance that prohibits the feeding of deer. He also stated this year most births were twins, so there are more fawns than does and next year the births could be the same.

Martha Stipp, Cedar Branch, stated she participated in the TPW count. She stated the largest count was in Forrest Waters. She stated she feels there needs to be more education regarding the deer management program and also consider looking at alternative means of reducing the population.

Councilmember Arvidson stated he heads up the Deer Management Program and in the past 2 years there have been over 11 meetings and only 175 estimated residents attended the meetings. He provided a new deer count (see attached) which removed the Quarry from the count. He stated Texas A&M is coming to test regarding ticks and chronic waste diseases. He stated 30 deer were tested for the diseases and none came back positive, but if chronic waste diseases shows up then Garden Ridge will end up with no deer.

The City Council discussed the TPW guidelines, meetings held, announcements of the meetings held, and false statements about the management project.

Cindy Segona, Twisted Oaks, stated she completed the questionnaire and when the decision was made to Trap and Remove the deer, she did not realize that meant to cull the deer. She encouraged the City Council to provide education to what the process is for removing the deer.

Councilmember Arvidson stated due to the Chronic Waste Disease TPW would not allow for the deer to be removed to another location, so the City Council approved a different and more cost effective option. He explained the process and the Health and Safety Code provisions.

- c) City Engineer Projects Update:**
 - i. CIP Project for 2013**
 - a) Status report**
 - ii. CIP Project for 2015**
 - a) Status report**
 - b) Trinity Wells pumpage and infrastructure**
 - iii. CIP Project for 2016**
 - a) Status report**
 - b) Prioritization of additional projects**
 - iv. Water Master Plan**
 - v. Sewer System Update (FM 2252)**

Garry Montgomery, River City Engineering, provided a PowerPoint regarding the CIP Projects for 2013 (see attached PowerPoint). He stated the contractor is finalizing the warranty list.

Mr. Montgomery reported the contractor continues to work on waterline installation. He also stated there will be a 3 to 4 week detour for some of Forest Waters Circle.

Mr. Montgomery reviewed the 2016 Projects, cost estimates and schedule for the reviewing of the plans.

Mr. Montgomery stated a draft of the Water Master Plan should be completed in the next 2 to 3 weeks and forwarded to City staff.

Mr. Montgomery provided a Sewer System Update and reported a draft plan will be prepared and forward to City staff for review before the impact fee study can begin.

d) Resolution No. 392-082016 A Resolution relating to establishing the City's intention to reimburse itself for the prior lawful expenditure of funds from the proceeds of tax-exempt obligations to be issued by the City for authorized purposes; authorizing other matters incident and related thereto; and providing an effective date

Nancy Cain, City Administrator, stated this resolution is to allow for reimbursement of lawful expenditures once City Council has gone out for bonds and received the funds.

The City Council discussed the project, the funds needed and proposed name. The City Council agreed by consensus to bring Resolution 392-082016 back to the August 17, 2016 City Council Special Meeting written in plain text that clarifies the need for the resolution.

e) Expenditure of Capital Improvement Funds for improvements to the Garden Ridge Community Center

Councilmember Lantzy stated he has been working with the City Administrator regarding improvements to the Community Center. He stated for now he is proposing to spend \$19,596 on 2 10 ton air conditioning units, \$9,000 for the replacement of the 2 metal roll-up doors on the back wall and adding sheet rock and 2 windows, and \$3,000 for duct work regarding the new air conditioners. He also stated there is \$18,000 remaining in the fund, but if we choose to drop the ceiling to help with the cooling of the building it will require an architect to get involved.

Motion: A motion was made by Councilmember Trial, seconded by Councilmember Thompson, to approve the expenditure for the Community Center in the amount not to exceed \$32,000.00. The City Council voted five (5) for and none (0) opposed. The motion carried unanimously.

f) Employee benefits for fiscal year 2017 and authorize City Administrator to negotiate contracts for:

- i. Health insurance with Texas Municipal League IEBP at \$422.87/month/employee**
- ii. Dental insurance with Texas Municipal League IEBP at \$29.01/month/employee**
- iii. Life insurance with Met Life at \$6.68/month/employee**

Nancy Cain, City Administrator, reviewed the cost for insurances coverage for employees and their dependents.

The City Council discussed the benefits for employees and budgeted amounts for employee insurance.

Motion: A motion was made by Councilmember Trial, seconded by Councilmember Thompson, to approve the City Administrator to negotiate with Texas Municipal League IEBP for health and dental, and Met Life for life insurance. The City Council voted five (5) for and none (0) opposed. The motion carried unanimously.

g) 2016 Tax Rate

- i. Review and discussion on the 2016 Effective and Rollback Tax Rate Calculations**
- ii. City Council proposal to adopt a tax rate of \$0.318305 for the 2016 tax year after compliance with all requirements related to the adoption of the proposed tax rate**

Nancy Cain, City Administrator, reviewed the 2016 Effective and Rollback Tax Rate Calculations. She also stated there will be two public hearings on the proposed 2016 Property Tax Rate on Monday, August 29th at 6:00 p.m. and Thursday, September 1st at 6:00 p.m. and adoption of the 2016 Property Tax Rate on Wednesday, September 7th at 6:00 p.m.

Motion: A motion was made by Councilmember Trial, seconded by Councilmember Lantzy, to adopt a tax rate proposal of \$0.318305 for the 2016 tax year after compliance with all requirements related to the adoption of the proposed tax rate. The City Council voted five (5) for and none (0) opposed. The motion carried unanimously.

h) Planning and Zoning Commission Recommendations and Possible Action:

No report.

i) Quarry Commission Recommendations and Possible Action:

No report.

j) Water Commission recommendations and Possible Action:

- i. Update on request from Evelyn S. Miller, 20011 Cedar Branch, to appear before the Water Commission to discuss concerns with water billing and usage due to water leak and possible leak adjustment**

David Heier, Water Commission Chair, reported the Water Commission received a request from Evelyn S. Miller regarding a water leak and possible adjustment. He stated she was on vacation and her irrigation system leaked and the person watching the house did not handle the situation. He also stated Mrs. Miller thought she had turned off her irrigation system, but did not realize she needed to turn her system off at the meter. The Water Commission reviewed the request and Ordinance 54, and voted unanimously to recommend the denial of the variance for water leak adjustment from Mrs. Miller due to the lack of authority in Ordinance 54 to grant an adjustment.

Motion: A motion was made by Councilmember Trial, seconded by Councilmember Thompson, to approve the Water Commission recommendation to deny Mrs. Miller's variance request for leak adjustment due to the lack of authority in Ordinance 54 to grant an adjustment. The City Council voted five (5) for and none (0) opposed. The motion carried unanimously.

k) Discussion and direction regarding City of Garden Ridge Strategic Plan

The City Council discussed the City of Garden Ridge Strategic Plan.

Motion: A motion was made by Councilmember Trial, seconded by Councilmember Thompson, to approve the City of Garden Ridge Strategic Plan. The City Council voted five (5) for and none (0) opposed. The motion carried unanimously.

l) Discussion and direction regarding tree trimming within the City of Garden Ridge

Mayor Knaus reported over 600 residents were identified that are not in compliance with the tree ordinance by violating the overhanging trees and obtruding bushes.

Nancy Cain, City Administrator, stated several of the tree limbs are tangled in communication lines. She stated CPS will be coming out to cut the limbs out of their lines, but the other communication company wants us to consult with a Certified Arborist.

The City Council discussed the sending of another letter, content of the letter, amending the Ordinance and reviewing the letter before sending it to the Ordinance violators. The City Council also discussed the different ways to notify the violators.

m) Discussion with City Attorney regarding policy for postings/messages on City Signs

Mayor Knaus stated she feels that the City of Garden Ridge needs to establish a policy for posting messages on City Signs.

Nancy Cain, City Administrator, stated she feels the policy should include the Grapevine, City website, City signs and social media.

Cynthia Trevino, City Attorney, stated most municipalities develop a policy regarding public interest.

The City Council discussed issues of concern and potential guidelines. They agreed by consensus that a policy should be drafted by the City Attorney and brought back to them for approval.

n) City Council Communication Projects

- i. City Council Idea/Suggestions**
- ii. Citizen Concern/Input Process**

Nancy Cain, City Administrator, reviewed the new City Council Idea/Suggestions and Citizen Concern/Input.

o) Status Reports:

- i. Animal Control Ordinance amendments**
- ii. Sign Ordinance amendments**
- iii. Personnel Policy**
- iv. Comprehensive Master Land Use Plan**

Cynthia Trevino, City Attorney, reported a meeting is being arranged between the City Administrator, Public Works Director, Animal Control Officer and herself to finalize the Ordinance amendments.

She stated she is working on the Sign Ordinance amendments and will soon bring the changes to the Planning and Zoning Commission for a recommendation.

She stated she has provided the draft of the Personnel Policy in sections for review. She stated she is currently working on the “At-Will” section, and will soon have it completed and the index.

Nancy Cain, City Administrator, reported she has met with Dr. Tangram regarding the Comprehensive Master Land Use Plan which is in the final stages. She reported there will be a Town Hall Meeting on September 8th; open house is scheduled from 6:00-7:00 p.m. and discussion of the plan from 7:00-9:00 p.m.

The City Council discussed the process for the Town Hall Meeting and the announcement to the residents.

p) Update from the Garden Ridge Parks Committee

i. City Parks plan

ii. Other items

Councilmember Trial reported the City Parks plan is currently being reviewed by Councilmember Arvidson. He stated there have been several residents expressing the need for another swing and he feels that this purchase should be done with park bond funds.

The City Council discussed the park bond funds, printed map of the trail, and signage within the trail.

q) Future Agenda Items requested by City Council

i. Rolling Agenda

Mayor Knaus reviewed the Rolling Agenda and noted several items that needed to be added to future meetings.

7. Citizen’s Participation – Limit remarks to three (3) minutes per citizen

See “Rules for Citizen’s Participation” under Item 5.

No one wished to speak.

8. Reports and Comments from Mayor and City Councilmembers

The Mayor and/or City Councilmembers may comment, make general announcements and/or provide progress reports on events, activities and/or committees/board meetings concerning the following:

Northeast Partnership

Schertz-Seguín Local Government Corporation (“SSLGC”)

Cibolo Valley Local Government Corporation (“CVLGC”)

City Water Commission

City Quarry Commission

City Planning & Zoning Commission

Garden Ridge Police Academy Alumni Association

Citizens on Patrol

Garden Ridge Lion’s Club

Comal County

Comal ISD/Garden Ridge Elementary

Guadalupe County

**Bexar County
Alamo Area Metropolitan Planning Organization (“MPO”)
TXDOT
Joint Base Land Use Study-Randolph
Greater Bexar County Council of Cities
Lonestar Light Rail
Northeast Lakeview Friends of Nighthawk
Boy Scouts and/or Girl Scouts**

Councilmember Thompson thanked the Police Chief for his efforts in trying to get a secure Post Office box in Garden Ridge.

Councilmember Thompson stated we need to mark our calendars for the Lions Club Fish Fry on October 1st and National Night Out on October 4th.

Councilmember Thompson stated he was proud of the residents who raised over \$30,596 for the family who lost their house do to a fire.

Councilmember Arvidson stated he attended the Comal ISD Legislative Affairs Committee. He asked everyone to contact your Senator and Representatives regarding the Robin Hood Recapture Plan that is being proposed. He stated this plan will create budgetary issues for most school districts.

Councilmember Arvidson stated he encouraged residents who might know of a 100+ acres for sell or is willing to sell in this part of Comal ISD to contact the school district. He stated if not a new High School might be built on the property they currently have, which will not be good for Garden Ridge residents.

Councilmember Trial stated he talked to the Stone family who lost their home in the fire. He stated they have decided to stay in Garden Ridge and rebuild.

9. Executive Session

**The City Council will recess its open meeting and reconvene in Executive Session:
Pursuant to Texas Government Code § 551.071, (legal advice) discussion with legal counsel regarding terms for negotiation of agreement for the extension of water service and installation of a water line to Winco Contractors, 19080 Nacogdoches Loop**

Mayor Knaus announced the City Council will recess into Executive Session at 9:15 pm, in accordance with Section Code 552.071, to consult with legal counsel.

Mayor Knaus adjourned the Executive Session at 10:25 p.m. and the City Council reconvened back into regular session.

10. Reconvene

The City Council will reconvene into Regular Session upon conclusion of the Executive Session and may take action on any item posted for Executive Session, as necessary

Motion: A motion was made by Councilmember Trial, seconded by Councilmember Arvidson, to approve the City Administrator to negotiate with Winco for the price of water installation, cost of clearing land and fencing with City Attorney’s advice. The City Council voted five (5) for and none (0) opposed. The motion carried unanimously.

11. Adjournment

There being no further business, the Wednesday, August 3, 2016 Garden Ridge City Council regular meeting was adjourned at 10:26 p.m. by Mayor Knaus.

Nadine L. Knaus
Mayor

ATTEST

Shelley Goodwin, TRMC
City Secretary

**SIGN IN TO SPEAK AT THE AUGUST 3, 2016
CITY COUNCIL REGULAR MEETING
CITIZEN COMMENT PERIOD**

Rules for Citizen's Participation:

The City Council welcomes citizen participation and comments at all of their Council Meetings. As a courtesy to your fellow citizens and out of respect to our elected officials, we request that if you speak, that you please follow these guidelines.

- a) Direct your comments to the entire Council, not to an individual member, nor to the audience.
- b) Show the City Council the same respect and courtesy that you would like to be shown.
- c) Limit remarks to three (3) minutes per citizen during Item 5 and to three (3) minutes per citizen during Item 8.
- d) Citizens' comments will be limited to one (1) hour in Item 5 and thirty (30) minutes in Item 8.
- e) Citizen comments may be deferred to a specific Business Item set forth in Section 7, below, if such comments pertain to such Business Item.

NOTE: The Texas Open Meetings Act permits a member of the public or a member of the governmental body to raise a subject that has not been included in the notice for the meeting. However, any discussion of the subject must be limited to a proposal to place the subject on the agenda for a future meeting and any response to a question posed to the Council is limited to either a statement of specific factual information or a recitation of existing policy. TEX. GOV'T CODE § 551.042.

Disclaimer:

Any disruptive behavior, including shouting or derogatory statements or comments, will be ruled out of order by the Presiding Officer. Continuation of this type of behavior could result in a request by the Presiding Officer that the individual leave the meeting, and if refused, an order of removal.

NAME	ADDRESS	SUBJECT
1. CHESLEE INSELMANN	21855+21845 BAT CAVE Rd	water runoff
2. JOE MORTON	21835 BAT CAVE Rd	speeding enforcement
3. JERRY BARUCKY	20806 WOODLAND COVE	deer management
4.		
5. JOE MORTON	BAT CAVE	DEER MANAGEMENT
6. KEN KNEUPPER	SCHOENTHAL	DEER MANAGEMENT
7. MARTHA STIPP	CEDAR BRANCH	" "
8. CINDY SEGOLIA	TWISTED OAKS	" "
9.		
10.		



City of Garden Ridge

9400 Municipal Parkway
Garden Ridge, Texas 78266-2600
(210) 651-6632
Fax (210) 651-9638

MINUTES OF CITY COUNCIL SPECIAL MEETING, AUGUST 17, 2016

Members Present:

Mayor Nadine Knaus
Mayor Pro-Tem John McCaw
Councilmember Todd Arvidson
Councilmember Bryan Lantzy
Councilmember Larry Thompson
Councilmember Shelby Trial

Member Absent:

None

City Staff Present:

Nancy Cain, City Administrator
Ron Eberhardt, Police Chief
Royce Goddard, Water Manager
Steven Steinmetz, Public Work Director
Karen Ford, Finance/HR
Shelley Goodwin, City Secretary

1. Call to Order

With a quorum of the City Council Members present, Mayor Knaus called the special meeting of the Garden Ridge City Council to order at 6:00 p.m. on Wednesday, August 17, 2016, in the City Council Chambers of the Garden Ridge City Hall, 9400 Municipal Parkway, Garden Ridge, Texas 78266.

2. Citizen's Participation – Limit remarks to three (3) minutes per citizen
No one wished to speak.

3. Business Items

- a) **Proposed 2017 Fiscal Year Budgets for the City of Garden Ridge General Fund, Water Fund, Interest & Sinking Fund and Capital Improvement Fund.**
 - i. **Public hearing to receive comments**
 - ii. **Discussion on proposed budgets**
 - iii. **Adjustments to proposed budgets**
 - iv. **Adoption of 2017 FY Budget**

Mayor Knaus opened the public hearing at 6:01 p.m.

Nancy Cain, City Administrator, reviewed the proposed 2017 Fiscal Year Budget.

Ron Eberhardt, Chief of Police, stated he has looked into leasing the camera systems. He stated there would have to be a 3rd party financing and does not feel it is cost effective.

The City Council discussed the camera leasing options and the decrease in Municipal Court fines.

Robert Brockman, Schertz, stated he read the tax rate and budget announcements in the paper. He stated he understood the tax rate was going down.

Nancy Cain, City Administrator, explained the tax rate worksheet announcement.

Mayor Knaus asked if anyone else wished to speak. No one did, so she closed the public hearing at 6:17 p.m.

Motion: Upon a motion made by Councilmember Trial, and seconded by Councilmember Thompson, to adopt the 2017 Fiscal Year Budgets for the City of Garden Ridge General Fund, Water Fund, Interest and Sinking Fund and Capital Improvement Fund. The City Council voted five (5) for and none (0) opposed. The motion carried unanimously.

b) Proposed 2016 Property Tax Rate

- i. Announce the date, time and place of the required Public Hearings scheduled for proposed 2016 Property Tax Rate (Monday, August 29, 2016, 6:00 p.m., and Thursday, September 1, 2016, 6:00 p.m., City Council Chambers, 9400 Municipal Parkway, Garden Ridge, Texas)**

Nancy Cain, City Administrator, announced there will be two required Public Hearings for proposed 2016 Property Tax Rate, the first on Monday, August 29, 2016, 6:00 p.m., and second on Thursday, September 1, 2016, 6:00 p.m., City Council Chambers, 9400 Municipal Parkway, Garden Ridge, Texas.

- ii. Announce date, time and place of the City Council vote on the 2016 Tax Rate (Wednesday, September 7, 2016, 6:00 p.m., City Council Chambers, 9400 Municipal Parkway, Garden Ridge, Texas)**

Nancy Cain, City Administrator, announced the City Council will vote on the 2016 Tax Rate on Wednesday, September 7, 2016, 6:00 p.m., in the City Council Chambers at 9400 Municipal Parkway, Garden Ridge, Texas.

c) Approval of Minutes (Item 4c)i-iii (postponed from City Council Regular Meeting on August 3, 2016)

- i. July 6, 2016 City Council Regular Meeting**
- ii. July 20, 2016 City Council Special Meeting**
- iii. July 25, 2016 City Council Special Meeting**

Motion: A motion was made by Councilmember Lantzy, seconded by Councilmember McCaw, to approve the July 6, 2016 City Council Regular Meeting, July 20, 2016 City Council Special Meeting, and July 25, 2016 City Council Special Meeting. The City Council voted five (5) for and none (0) opposed. The motion carried unanimously.

d) Resolution No. 392-082016 A Resolution relating to establishing the City's intention to reimburse itself for the prior lawful expenditure of funds from the proceeds of tax-exempt obligations to be issued by the City for authorized purposes; authorizing

**other matters incident and related thereto; and providing an effective date
(postponed from City Council Regular Meeting on August 3, 2016)**

Cynthia Trevino, City Attorney, stated the Resolution 392-082016 needs to be adopted so any expenditures paid for this project prior to the sale of bonds can be reimbursed. She stated there are two blanks in the Resolution that need to be decided on; project name and an estimated amount for reimbursement.

The City Council discussed the project name and the estimated amount allowed to be expended before the sale of the bonds.

Motion: A motion was made by Councilmember McCaw, seconded by Councilmember Thompson, to approve Resolution 392-082016 relating to establishing the City's intention to reimburse itself for the prior lawful expenditure of funds from the proceeds of tax-exempt obligations to be issued by the City for authorized purposes; authorizing other matters incident and related thereto; and providing an effective date, adding the name of the project as Water and Wastewater Services Project and the amount of expenditures not to exceed \$3,900,000. The City Council voted five (5) for and none (0) opposed. The motion carried unanimously.

e) Update regarding tree trimming in the City of Garden Ridge

- i. Code compliance notices**
- ii. Consider approval of an Ordinance of the City Council of the City of Garden Ridge amending Ordinance No. 107-032012 establishing additional measures for regulating overhanging trees, brush and shrubs to avoid interference with public use of city right-of-ways and easements; prohibiting nuisances; providing for notice and abatement; providing for cost recovery; amending penalties; providing that this Ordinance shall be cumulative of all Ordinances; providing a severability clause; providing a savings clause; and providing an effective date.**

Cynthia Trevino, City Attorney, reviewed the Code compliance notice.

The City Council discussed the notice and the process for handling residents who are not in compliance. Councilmember Trial volunteered to write an article for the Grapevine regarding trimming trees.

The City Council discussed amending Ordinance 107 and assessed the process for the residents who are not in compliance and request for extensions for those residents who cannot make the deadline. The City Council agreed by consensus to bring back Ordinance 107 with changes at the City Council Special Meeting on August 29, 2016.

f) Update regarding policy for postings/messages on City Signs

Mayor Knaus stated this Agenda Item will be discussed at the end of the meeting.

g) Water Department Update

- i. Water Quality Report distribution**
- ii. Information appearing on TCEQ website**
- iii. Water loss**

Nancy Cain, City Administrator, provided an update on the TCEQ Water Quality Report distribution. She stated TCEQ will allow the City to post a message on our utility bill with a direct

URL link to the report and also stated if they need a printed copy to contact the City. She also stated copies will be left in the City Hall Lobby and in the Library.

Royce Goddard, Water Manager, reported he has been in contact with TCEQ regarding our information on their website. He stated he has spoken to several people and completed the necessary form to have the information corrected.

The City Council discussed the different Certifications the Water Department employees hold. They also discussed a timeframe for follow-up on the incorrect information for Garden Ridge on the TCEQ website. The City Council also discussed the dates on the last article on the Water Quality Report first page that reflects 2014 when it should read 2015.

Royce Goddard, Water Manager, reported that when he was amending the Water Usage Reports he deleted the column for water in storage. He stated by doing this all remaining water automatically went into the water loss column. He provided the updated report with corrected water loss of 2.84%.

The City Council discussed the reasons for leaks and oldest water pipes in Garden Ridge.

h) Update on Oak Wilt within City

Nancy Cain, City Administrator, stated another case of Oak Wilt has been located within the City. A meeting with the affected surrounding area homeowners will be held on September 6, 2016 at 6pm.

i) Future Agenda Items requested by City Council

i. Rolling Agenda

Mayor Knaus reviewed the additional items to add to the upcoming agendas.

The City Council recalled Agenda Item f) Update regarding policy for postings/messages on City Signs

The City Council will recess its open meeting and reconvene in Executive Session:

Pursuant to Texas Government Code Chapter 551.071 (legal advice) discussion with legal counsel regarding policy on posting messages on City message board.

Mayor Knaus announced the City Council will recess into Executive Session at 7:30 pm, in accordance with Section Code 552.071, to consult with legal counsel and Section Code 551.071, legal advice.

Mayor Knaus adjourned the Executive Session at 8:20 p.m. and the City Council reconvened back into regular session.

The City Council reconvene into Regular Session upon conclusion of the Executive Session and held a discussion.

Nancy Cain, City Administrator, stated she feels the policy should also include Grapevine, website, Facebook and signs.

The City Council discussed the types of messages that can be posted and what the qualifications are for organizations to be able to advertise.

The City Council asked that the City Attorney bring back a policy for posting messages on City signs, website, Grapevine and Facebook.

4. Citizen's Participation – Limit remarks to three (3) minutes per citizen
No one wished to speak.

5. Adjournment

There being no further business, the Wednesday, August 17, 2016 Garden Ridge City Council Special Meeting was adjourned at 8:28 p.m. by Mayor Knaus.

Nadine L. Knaus
Mayor

ATTEST

Shelley Goodwin, TRMC
City Secretary



City of Garden Ridge

9400 Municipal Parkway
Garden Ridge, Texas 78266-2600
(210) 651-6632
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MINUTES OF CITY COUNCIL SPECIAL MEETING, AUGUST 29, 2016

Members Present:

Mayor Nadine Knaus
Councilmember Todd Arvidson
Councilmember Bryan Lantzy
Councilmember Larry Thompson
Councilmember Shelby Trial

Member Absent:

Mayor Pro-Tem John McCaw

City Staff Present:

Nancy Cain, City Administrator
Ron Eberhardt, Police Chief
Royce Goddard, Water Manager
Steven Steinmetz, Public Works Director
Karen Ford, Finance/HR
Shelley Goodwin, City Secretary

1. Call to Order

With a quorum of the City Council Members present, Mayor Knaus called the special meeting of the Garden Ridge City Council to order at 6:00 p.m. on Monday, August 29, 2016, in the City Council Chambers of the Garden Ridge City Hall, 9400 Municipal Parkway, Garden Ridge, Texas 78266.

2. Citizen's Participation – Limit remarks to three (3) minutes per citizen
No one wished to speak.

3. Business Items

- a) **Ratify adoption of 2017 Fiscal Year Budgets.**
 - i. **Resolution 394-092016 approving Fiscal Year 2017 Budget for the City of Garden Ridge General Fund for the period of October 1, 2016**
 - ii. **Resolution 395-092016 approving Fiscal Year 2017 Budget for the City of Garden Ridge Water Fund for the period of October 1, 2016**
 - iii. **Resolution 396-092016 approving Fiscal Year 2017 Budget for the City of Garden Ridge Interest and Sinking Fund for the period of October 1, 2016**
 - iv. **Resolution 397-092016 approving Fiscal Year 2017 Budget for the City of Garden Ridge Capital Improvement Fund for the period of October 1, 2016**

Nancy Cain, City Administrator, stated the City Council adopted the 2017 Fiscal Year Budgets at their Special Meeting on August 17, 2016. She also stated the Budget needs to be adopted by Resolution, so the Resolutions 394-397 ratify the budget adoption.

Motion: A motion was made by Councilmember Trial, seconded by Councilmember Thompson, to ratify adoption of Resolution 394-092016 approving Fiscal Year 2017 Budget for the City of Garden Ridge General Fund for the period of October 1, 2016, Resolution 395-092016 approving Fiscal Year 2017 Budget for the City of Garden Ridge Water Fund for the period of October 1, 2016, Resolution 396-092016 approving Fiscal Year 2017 Budget for the City of Garden Ridge Interest and Sinking Fund for the period of October 1, 2016, and Resolution 397-092016 approving Fiscal Year 2017 Budget for the City of Garden Ridge Capital Improvement Fund for the period of October 1, 2016. The City Council voted four (4) for and none (0) opposed. The motion carried unanimously.

b) Proposed 2016 Property Tax Rate

Nancy Cain, City Administrator, provided a presentation regarding proposed 2016 Property Tax Rate of \$.138305.

Karen Ford, Finance/HR Director, provided a presentation on the breakdown of Ad Valorem taxes for the City, County, and CISD. She also provided information regarding Sales Taxes of neighboring municipalities.

i. Hold public hearing to receive comments

Mayor Knaus opened the public hearing at 6:25 p.m. and asked if anyone wished to speak. No one did so she closed the public hearing at 6:26 p.m.

ii. Announce the date, time and place of the required 2nd Public Hearing scheduled for proposed 2016 Property Tax Rate (Thursday, September 1, 2016, 6:00 p.m., City Council Chambers, 9400 Municipal Parkway, Garden Ridge, Texas)

Nancy Cain, City Administrator, announced the second required Public Hearing for the proposed 2016 Property Tax Rate, will be held on Thursday, September 1, 2016, 6:00 p.m., City Council Chambers, 9400 Municipal Parkway, Garden Ridge, Texas.

iii. Announce date, time and place of the City Council vote on the 2016 Tax Rate (Wednesday, September 7, 2016, 6:00 p.m., City Council Chambers, 9400 Municipal Parkway, Garden Ridge, Texas)

Nancy Cain, City Administrator, announced the City Council will vote on the 2016 Tax Rate on Wednesday, September 7, 2016, 6:00 p.m., in the City Council Chambers at 9400 Municipal Parkway, Garden Ridge, Texas.

c) Update regarding tree trimming in the City of Garden Ridge

i. Code compliance notices

ii. Consider approval of an Ordinance No. 107-082016 of the City Council of the City of Garden Ridge amending Ordinance No. 107-032012 establishing additional measures for regulating overhanging trees, brush and shrubs to avoid interference with public use of city right-of-ways and easements; prohibiting nuisances; providing for notice and abatement; providing for cost recovery; amending penalties; providing that this Ordinance shall be cumulative of all Ordinances; providing a

severability clause; providing a savings clause; and providing an effective date.

Cynthia Trevino, City Attorney, reviewed the Code compliance notices and amendments to Ordinance 107.

The City Council discussed the notice and the process for handling residents who are not in compliance. Councilmember Trial wrote an article for the Grapevine regarding trimming trees.

The City Council discussed amending Ordinance 107, extension process and noncompliance process. They also discussed emergency and school bus issues with low hanging tree limbs in gated subdivisions. The City Council agreed by consensus to send a letter requesting compliance, then a warning letter and then a final letter before a ticket for code violation is written. The City Council agreed by consensus to bring back Ordinance 107 with changes at the City Council Regular Meeting on September 7, 2016.

d) Future Agenda Items requested by City Council

i. Rolling Agenda

Mayor Knaus reviewed the additional items to add to the upcoming agendas.

Nancy Cain, City Administrator, reported the City Council will need to hold a Special Meeting or a Joint Meeting with the Quarry Commission to review and possibly approve a Blasting Permit for Orica that expires at the end of September, 2016.

The City Council agreed to hold a Joint Quarry Commission Meeting on September 12, 2016 at 6:00 p.m.

4. Citizen's Participation – Limit remarks to three (3) minutes per citizen
No one wished to speak.

5. Adjournment

There being no further business, the Monday, August 29, 2016 Garden Ridge City Council Special Meeting was adjourned at 7:15 p.m. by Mayor Knaus.

Nadine L. Knaus
Mayor

ATTEST

Shelley Goodwin, TRMC
City Secretary



City of Garden Ridge

9400 Municipal Parkway
Garden Ridge, Texas 78266-2600
(210) 651-6632
Fax (210) 651-9638

MINUTES OF CITY COUNCIL SPECIAL MEETING, SEPTEMBER 1, 2016

Members Present:

Mayor Nadine Knaus
Mayor Pro-Tem John McCaw
Councilmember Todd Arvidson
Councilmember Bryan Lantzy
Councilmember Larry Thompson
Councilmember Shelby Trial

Member Absent:

None

City Staff Present:

Nancy Cain, City Administrator
Ron Eberhardt, Police Chief
Karen Ford, Finance/HR
Shelley Goodwin, City Secretary

1. Call to Order

With a quorum of the City Council Members present, Mayor Knaus called the special meeting of the Garden Ridge City Council to order at 6:00 p.m. on Thursday, September 1, 2016, in the City Council Chambers of the Garden Ridge City Hall, 9400 Municipal Parkway, Garden Ridge, Texas 78266.

2. Citizen's Participation – Limit remarks to three (3) minutes per citizen

No one wished to speak.

3. Business Items

a) Proposed 2016 Property Tax Rate

Nancy Cain, City Administrator, provided a presentation regarding proposed 2016 Property Tax Rate of \$.318305 (attached).

Karen Ford, Finance/HR Director, provided a presentation on the breakdown of Ad Valorem taxes for the City, County, and CISD. She also provided information regarding Sales Taxes of neighboring municipalities (attached).

The City Council discussed the importance of the presentations that tell the story of the future of Garden Ridge unless improvements are made to increase Sales Tax. They also discussed the upcoming Legislative Session regarding the push to cap the percentage of Ad Valorem Tax that can be raised by cities.

i. Hold public hearing to receive comments

Mayor Knaus opened the public hearing at 6:15 p.m. and asked if anyone wished to speak.

David Lefforge, 21919 Castano Cove, stated he feels residents need to know that without commercial businesses and sales tax, the residents will need to pay higher property taxes. He inquired about the amount of sales tax Garden Ridge would need to avoid property tax increases. He also stated he would like to see the commercial businesses but understands others would not.

Jud Early, 9364 Cinchona Trail, stated the City of Garden Ridge is now suffering from the bad planning of 30 years ago. Originally they only wanted to be a bedroom community so they gave up the property from railroad tracks to IH35. He encouraged the commercial development along F.M. 2252.

Ken Kneupper, 8891 Schoenthal Rd., stated he serves on a CISD Advisory Committee. CISD is currently in need of 4 Elementaries and 2 High Schools, but if they were built then CISD couldn't afford the teachers to staff the new schools. He also stated Comal County is the #1 fastest growing county in Texas. He feels with the subdivisions in Garden Ridge almost at capacity, we will need to annex.

Mayor Knaus asked if anyone else wished to speak. No one did so she closed the public hearing at 6:33 p.m.

ii. Announce date, time and place of the City Council vote on the 2016 Tax Rate (Wednesday, September 7, 2016, 6:00 p.m., City Council Chambers, 9400 Municipal Parkway, Garden Ridge, Texas)

Mayor Knaus announced the City Council will vote on the 2016 Tax Rate on Wednesday, September 7, 2016, 6:00 p.m., in the City Council Chambers at 9400 Municipal Parkway, Garden Ridge, Texas.

b) Approval of new employee selection with 6 month probationary period at a salary set at 5% less than salary set for position in the 2016 Budget applicable to said position:

i. Keith Osborn as Patrol Supervisor for the Garden Ridge Police Department effective September 4, 2016

Ron Eberhardt, Police Chief, introduced Keith Osborn and reported after all the interviewing and testing of candidates Keith Osborn finished on top. He stated Mr. Osborn comes to the City of Garden Ridge with 15 years of experience in CID, patrol, policies and knows our computer system.

Keith Osborn introduced his wife Kathryn and step-son Cade.

Motion: A motion was made by Councilmember McCaw, seconded by Councilmember Thompson, to approve the hiring of Keith Osborn as Patrol Supervisor for the Garden Ridge Police Department effective September 4, 2016 with a 6 month probationary period at a salary set at 5% less than salary set for the position in the 2016 Budget. The City Council voted five (5) for and none (0) opposed. The motion carried unanimously.

c) Future Agenda Items requested by City Council

i. Rolling Agenda

Mayor Knaus asked if there were any additional items to add to the upcoming agendas with Council responding no.

4. Citizen's Participation – Limit remarks to three (3) minutes per citizen
No one wished to speak.

5. Adjournment

There being no further business, the Thursday, September 1, 2016 Garden Ridge City Council Special Meeting was adjourned at 6:35 p.m. by Mayor Knaus.

Nadine L. Knaus
Mayor

ATTEST

Shelley Goodwin, TRMC
City Secretary

City of Garden Ridge



2016 PROPOSED TAX RATE

AUGUST 2016

CITY OF GARDEN RIDGE, TEXAS

PROPERTY TAX RATES

Fiscal Year	Basic Rate	Debt Service	Total
2016*	.203241	.115064	0.318305
2015	0.1918	0.1084	0.3002
2014	0.1899	0.0858	0.2757
2013	0.182658	0.100588	0.283246
2012	0.171176	0.097620	0.268796
2011	0.164696	0.098276	0.262972
2010	0.161900	0.092908	0.254808
2009	0.146696	0.062841	0.209537
2008	0.149798	0.071226	0.221024
2007	0.150514	0.081946	0.232460
2006	0.171219	0.061241	0.232460
2005	0.172111	0.060349	0.232460
2004	0.170865	0.064135	0.235000

* PROPOSED 2016 TAX RATE

2015 PROPERTY TAX RATES GARDEN RIDGE AND AREA CITIES

Bulverde	\$0.1357
Selma	\$0.2065
Shavano Park	\$0.287742
Garden Ridge - current	\$0.3002
Fair Oaks	\$0.3073
Garden Ridge – proposed 2016	\$0.318305
Windcrest	\$0.334100
Cibolo	\$0.4454
Live Oak	\$0.467691
Schertz	\$0.4911
New Braunfels	\$0.498230
Converse	\$0.540198
Universal City	\$0.543828
San Antonio	\$0.558270
Kirby	\$0.729376



Garden Ridge

2016 Average Homestead Value

\$432,366

Impact on property owner at:

2015 Tax Rate of \$0.3002 = \$1,297.96

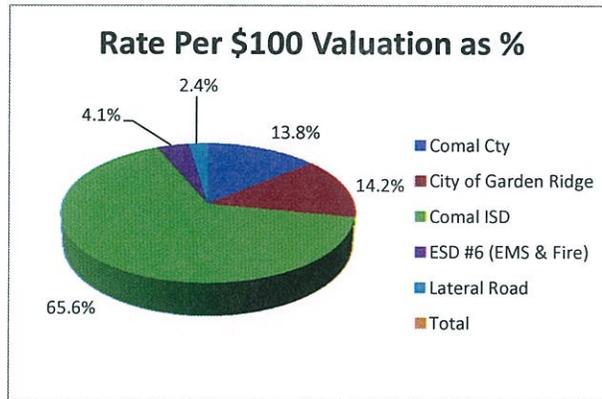
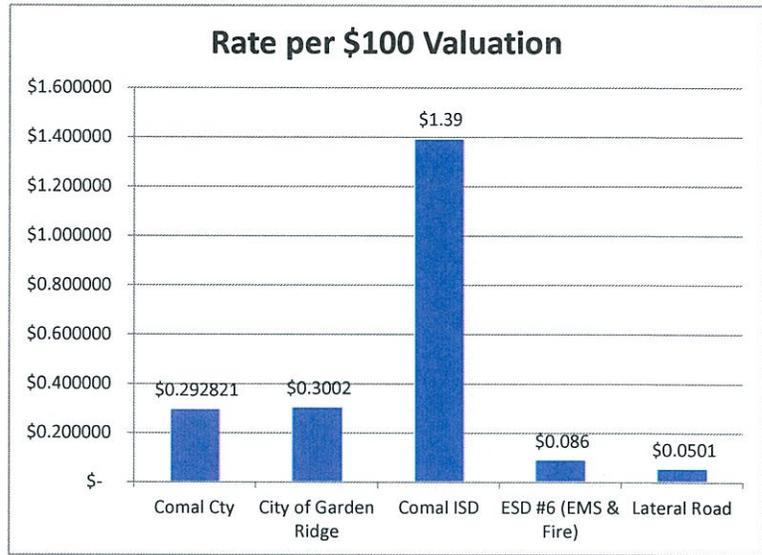
2016 Preliminary Tax Rate of \$0.318305 = \$1,376.24

Increase of \$78.28 annually

City of Garden Ridge

Rate per \$100 Valuation

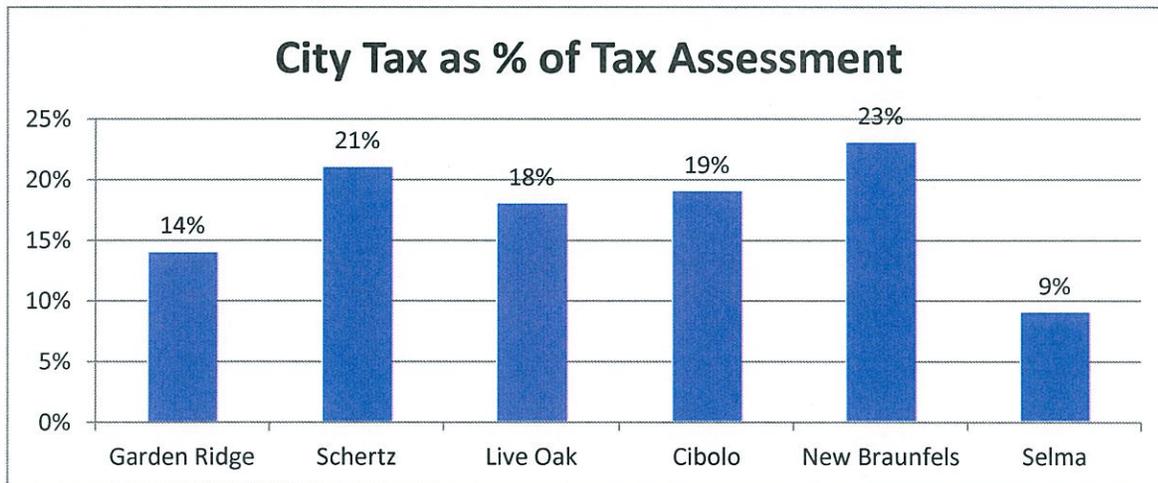
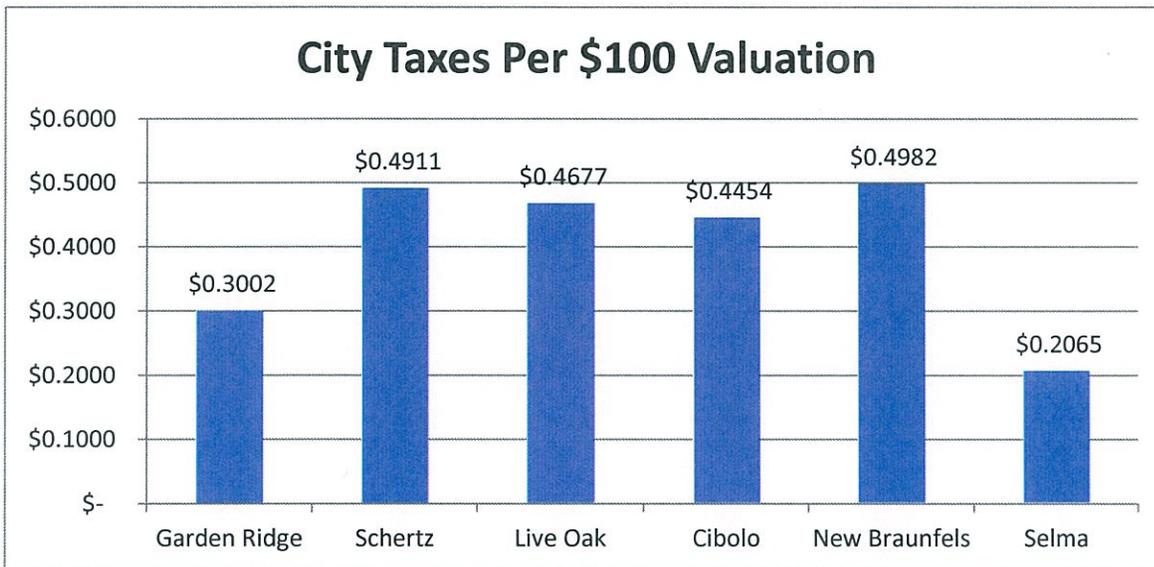
Taxing Entity	Rate per \$100	%
Comal Cty	\$ 0.292821	13.8%
City of Garden Ridge	\$ 0.3002	14.2%
Comal ISD	\$ 1.39	65.6%
ESD #6 (EMS & Fire)	\$ 0.086	4.1%
Lateral Road	\$ 0.0501	2.4%
Total	\$ 2.119121	



City of Garden Ridge

Neighboring Cities Comparison - \$100 Valuation

Garden Ridge	\$ 0.3002	14%
Schertz	\$ 0.4911	21%
Live Oak	\$ 0.4677	18%
Cibolo	\$ 0.4454	19%
New Braunfels	\$ 0.4982	23%
Selma	\$ 0.2065	9%

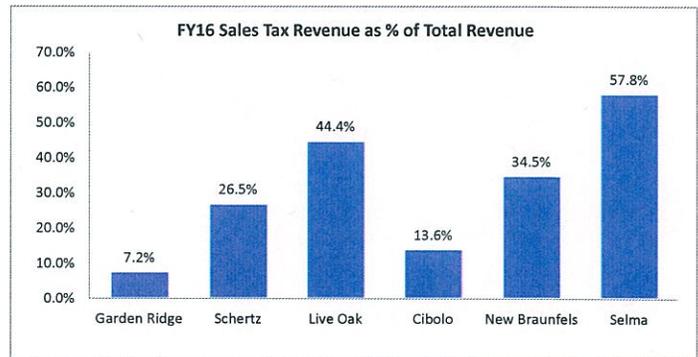
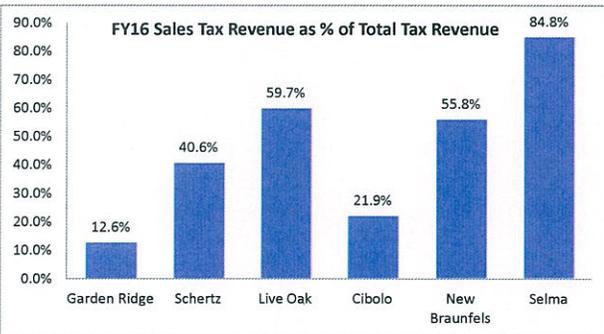
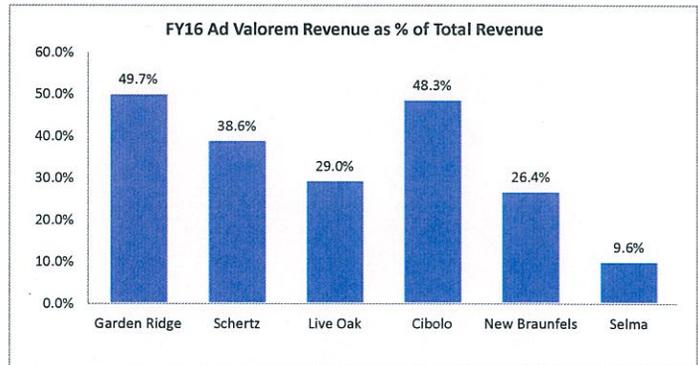
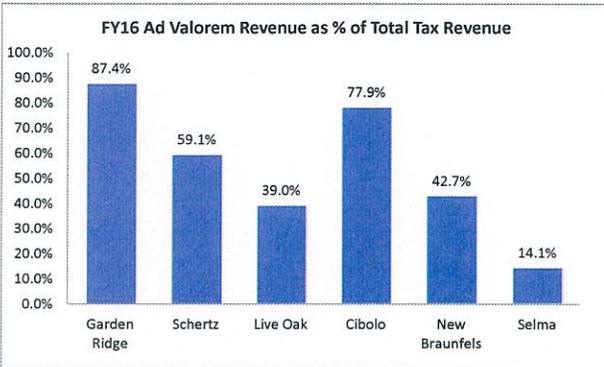


City of Garden Ridge

Neighboring Cities Comparison

City	Ttl Ad Valorem Tax Revenue	Sales Tax Revenue	Other Tax Revenue	Total Tax Revenue	Ttl Revenue All Sources	Ad Valorem Revenue as a % of Ttl Tax Revenue	Sales Tax Revenue as a % of Ttl Tax Revenue	Other Tax Revenue as a % of Ttl Tax Revenue	Ad Valorem Revenue as a % of Ttl Revenue Sources	Sales Tax Revenue as a % of Ttl Revenue Sources	Other Tax Revenue as a % of Ttl Revenue Sources	Total of All Other Revenue Sources as a %
Garden Ridge	1,291,684	186,000	200	1,477,884	2,596,705	87.4%	12.6%	0.01%	49.7%	7.2%	0.01%	43.1%
Schertz	10,252,766	7,036,724	46,100	17,335,590	26,559,477	59.1%	40.6%	0.27%	38.6%	26.5%	0.17%	34.7%
Live Oak	3,552,330	5,435,618	115,000	9,102,948	12,254,653	39.0%	59.7%	1.26%	29.0%	44.4%	0.94%	25.7%
Cibolo	4,727,500	1,330,000	7,500	6,065,000	9,792,281	77.9%	21.9%	0.12%	48.3%	13.6%	0.08%	38.1%
New Braunfels	14,298,805	18,678,278	482,580	33,459,663	54,201,323	42.7%	55.8%	1.44%	26.4%	34.5%	0.89%	38.3%
Selma	1,010,950	6,060,606	75,000	7,146,556	10,488,486	14.1%	84.8%	1.05%	9.6%	57.8%	0.72%	31.9%
Universal City**	8,175,560			8,175,560	11,279,629	100.0%	0.0%	0.00%	72.5%	0.0%	0.00%	27.5%

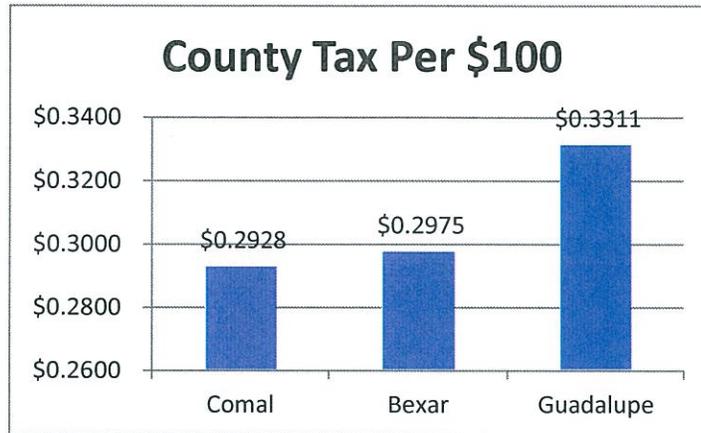
**No breakdown of Ad Valorem Taxes and Sales Tax on the Universal City Website. Therefore Universal City has been eliminated from the charts below.



City of Garden Ridge

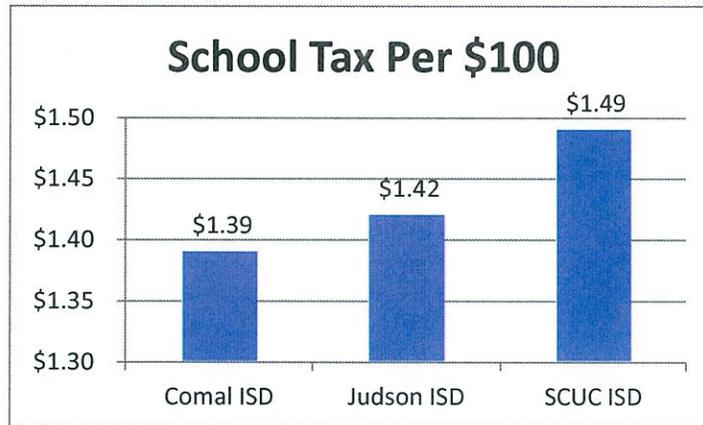
County Comparison - \$100 Valuation

County	Per \$100
Comal	\$ 0.2928
Bexar	\$ 0.2975
Guadalupe	\$ 0.3311



School District Comparison - \$100 Valuation

District	Per \$100
Comal ISD	\$ 1.39
Judson ISD	\$ 1.42
SCUC ISD	\$ 1.49



CITY OF GARDEN RIDGE

MONTHLY ACCOUNT BALANCES & INTEREST RATES

PERIOD ENDED AS OF 7/31/2016

CITY FUNDS	BALANCE	CURRENT INTEREST RATE
GF OPERATING ACCOUNT	\$ 119,712.10	0.0000%
GF MONEY MARKET	327,237.20	0.1500%
TEXPOOL INVESTMENTS	1,234,510.20	0.3690%
ASSET/FORFEITURE - STATE	97.63	0.0000%
ASSET/FORFEITURE - FED	70,890.75	0.1000%
2009 REFI	70,974.08	0.1000%
2009 I&S	112,806.41	0.1500%
2012 REFI	156,320.04	0.1500%
2012 I&S	117,840.56	0.1500%
2012 CIP PROJECT	267,696.59	0.1500%
2015 I&S	104,957.00	0.1500%
2015 CIP PROJECT	6,569,037.13	0.1500%
STREET IMPACT FEES	38,811.23	0.0500%
CONSTRUCTION BOND	312,804.52	0.3000%
TEXPOOL STREET IMPROV	16,267.34	0.3690%
PEG CAPITAL FEES	81,890.56	0.0000%
TOTAL CITY FUNDS	\$ 9,601,853.34	
AVERAGE INTEREST RATES - CITY		0.1515%

WATER FUNDS	BALANCE	CURRENT INTEREST RATE
WATER IMPACT FEES	\$ 146,169.59	0.0500%
TEXPOOL WATER INVEST	1,702,533.02	0.3690%
TEXPOOL IMPACT FEES	177,529.64	0.3690%
TEXPOOL WATER RIGHTS	4,918.37	0.3690%
WATER SURCHARGE	144,598.73	0.1500%
OPERATING ACCOUNT	393,149.60	0.1500%
TOTAL WATER FUNDS	\$ 2,568,898.95	
AVERAGE INTEREST RATES - WATER		0.2428%

TOTAL ALL ACCOUNTS	\$ 12,170,752.29	
AVERAGE INTEREST RATES - ALL ACCOUNTS		0.1803%

CITY OF GARDEN RIDGE
CASH & INVESTMENTS STATEMENT
PERIOD ENDED AS OF 7/31/2016

GENERAL FUND	BALANCE
GF Operational Checking	\$ 119,712.10
GF Money Market	327,237.20
TexPool Investments	1,234,510.20
TOTAL General Fund Reserves	<u>\$ 1,681,459.50</u>

WATER FUND	BALANCE
Operational Checking	\$ 393,149.60
TexPool Water Invest	1,702,533.02
TOTAL Water Company Reserves	<u>\$ 2,095,682.62</u>

CITY OF GARDEN RIDGE
 STATEMENT OF ACTIVITIES
 CURRENT AND YEAR TO DATE AS OF 7/31/2016

GENERAL FUND	JUL 16	YTD	AMEND #1 BUDGET	% OF BUDGET	BUDGET BALANCE
REVENUES	\$ 84,536.90	\$ 2,211,017.97	\$ 2,596,660.00	85.1%	\$ 385,642.03
EXPENDITURES					
ADMINISTRATION	54,525.90	486,989.76	695,986.00	70.0%	208,996.24
COURT	8,234.36	61,445.69	79,088.00	77.7%	17,642.31
POLICE	78,984.21	897,843.07	1,206,761.00	74.4%	308,917.93
PUBLIC FACILITIES	24,786.18	313,501.99	437,601.00	71.6%	124,099.01
COMMUNITY CENTER	3,702.99	54,888.96	64,561.00	85.0%	9,672.04
LIBRARY	2,541.51	26,589.09	37,381.00	71.1%	10,791.91
TOTAL EXPENDITURES	<u>172,775.15</u>	<u>1,841,258.56</u>	<u>2,521,378.00</u>	<u>73.0%</u>	<u>680,119.44</u>
NET POSITION	<u>\$ (88,238.25)</u>	<u>\$ 369,759.41</u>	<u>\$ 75,282.00</u>		<u>\$ (294,477.41)</u>

WATER FUND	JUL 16	YTD	AMEND #1 BUDGET	% OF BUDGET	BUDGET BALANCE
REVENUES	\$ 401,792.66	\$ 1,200,736.47	\$ 1,496,567.00	80.2%	\$ 295,830.53
EXPENDITURES	71,064.75	876,924.82	1,553,852.00	56.4%	676,927.18
NET POSITION	<u>\$ 330,727.91</u>	<u>\$ 323,811.65</u>	<u>\$ (57,285.00)</u>		<u>\$ (381,096.65)</u>

CITY OF GARDEN RIDGE
STATEMENT OF ACTIVITIES - COMMUNITY CENTER
YEAR TO DATE PERIOD ENDED AS OF 7/31/2016

REVENUES	YTD
RENTALS	\$ 30,830.00
DEPOSITS	20,250.00
DEPOSITS REFUNDED	(12,175.00)
DONATIONS	500.00
TOTAL REVENUES	<u>39,405.00</u>
EXPENDITURES	
MANAGER FEES	14,585.20
TELEPHONE	470.00
UTILITIES	6,870.53
MAINTENANCE	5,091.57
SUPPLIES	1,263.73
CLEANING	3,615.00
EQUIPMENT	71.89
MARKETING	-
DONATION EXPENDITURES	149.99
FACILITY ENHANCEMENTS	10,596.05
TOTAL EXPENDITURES	<u>42,713.96</u>
NET POSITION	<u><u>\$ (3,308.96)</u></u>

City Administrator

From: City Administrator
Sent: Monday, August 29, 2016 12:40 PM
To: 'Luanne Schuetze'
Subject: RE: Sign Request

Ms. Schuetze,

The Bracken United Methodist Church sign request is approved as requested.

Thanks,
Nancy Cain
City Administrator
City of Garden Ridge
administrator@ci.garden-ridge.tx.us
210-651-6632

From: Luanne Schuetze [<mailto:luanne1205@gmail.com>]
Sent: Monday, August 29, 2016 12:35 PM
To: City Administrator
Subject: Sign Request

The Bracken United Methodist Church semi-annual rummage sale will be Saturday, September 10, from 8:00am – 1:00pm.

We request permission to place a rummage sale sign at the corner of 3009 and 2252 on Mr. Wetz's fence, approximately one week prior to the sale, to stay up thru that Saturday. Mr. Wetz has granted his permission.

We would also like to place one in the ground at 19831 FM 2252. We have the Eastman family's permission.

Thank you,

Luanne Schuetze

UMW Communications

Bracken United Methodist Church

210-722-7522

City Administrator

From: judithadabelle@aol.com
Sent: Monday, August 29, 2016 12:35 PM
To: City Administrator
Cc: russellbistline@yahoo.com; gloserjogs@aol.com; admin@bracken-umc.org
Subject: Re: Placement of Pumpkin Patch signs for Bracken UMC

Thank you, Nancy.
Have a Great Day!
Steve for the Pumpkin Patch

-----Original Message-----

From: City Administrator <administrator@ci.garden-ridge.tx.us>
To: judithadabelle <judithadabelle@aol.com>
Sent: Mon, Aug 29, 2016 11:30 am
Subject: Placement of Pumpkin Patch signs for Bracken UMC

Mr. Rice,

The request for placement of Pumpkin Patch signs for Bracken UMC is approved for the location at the northeast corner FM 2252 and FM 3009 for a period of 30 days beginning October 1, 2016. Since the other two locations are not in the Garden Ridge city limits they are not included in this approval. Please feel free to contact me any questions you may have.

Thanks,
Nancy Cain
City Administrator
City of Garden Ridge
administrator@ci.garden-ridge.tx.us
210-651-6632

This email has been scanned for email related threats and delivered safely by Mimecast.
For more information please visit <http://www.mimecast.com>



Senior Pastor
Chris Bistline

Associate Pastor
Rev., Dr. Brad DeHaven

20377 FM 2252
San Antonio, TX 78266

Office
830-606-6717
Fax
830-606-2368
Preschool
830-624-1429

Email
Admin@bracken-umc.org

Website
www.bracken-umc.org

Administrative Assistant
Janie Franz

Youth & Contemporary
Worship Director
Kyle Lanford

Preschool Director
Michelle DeLeo

Music Ministries
Director
Kathy Roden

Traditional Music Director
Mark Hall

Children's Ministry Director
Nicole Powell

Bracken United Methodist Church

21 August 2016

Ms. Nancy Cain
City Administrator
City of Garden Ridge
9400 Municipal Parkway
Garden Ridge, Texas 78266

Subject: Placement of Pumpkin Patch signs for Bracken UMC

Dear Ms. Cain:

As Chair of the 2016 Bracken UMC Pumpkin Patch, Bracken UMC is requesting approval from the City of Garden Ridge for the placement of promotional signs for this year's Patch. As in the years past, we will be placing the signs on or in the front of Church member's properties, with their permission. The signage will be up for thirty (30) days, starting Saturday, October 1st (our first delivery truck scheduled on Monday evening the 19th of September, first sales 20th).

We will place a banner on the fence on the northeast corner of FM 2252 and FM 3009. This property is owned by Dennis Wetz. The banner will be placed next to the permanent Bracken UMC sign currently in place there.

A second Pumpkin shaped wooden sign will be placed in front of the home of Annette Hawkins at 19831 FM 2252. The third sign will be located in front of the home of Greg and Nancy Rathburn at 20218 FM 2252.

Thank you for your consideration of our request for the City's approval of the placement of these signs for our 2016 Pumpkin Patch.

Respectfully,


Steve Rice (256) 533-5996
2016 Pumpkin Patch Chair

email: judithadabelle@aol.com

City Administrator

From: City Administrator
Sent: Wednesday, August 24, 2016 10:11 AM
To: 'Bill Foote'
Subject: RE: Lions Club Fish Fry Banners

Mr. Foote,

The Lions Club Fish Fry Banner request is approved as requested.

Thanks,
Nancy Cain
City Administrator
City of Garden Ridge
administrator@ci.garden-ridge.tx.us
210-651-6632

From: Bill Foote [<mailto:b1bill@hotmail.com>]
Sent: Wednesday, August 24, 2016 10:00 AM
To: City Administrator
Subject: RE: Lions Club Fish Fry Banners

Ms. Cain -- 30 days will be perfect (Sep 1 thru Oct 2). Appreciate the help! Bill Foote

From: City Administrator [<mailto:administrator@ci.garden-ridge.tx.us>]
Sent: Wednesday, August 24, 2016 8:42 AM
To: William Foote <b1bill@hotmail.com>
Subject: RE: Lions Club Fish Fry Banners

Mr. Foote,

Signage as requested can only be displayed a maximum of 30 days therefore the time period that can be approved is September 1 through October 2, 2016. Please let me know if this time period is agreeable and then I will be able to approve the sign request.

Thanks,
Nancy Cain
City Administrator
City of Garden Ridge
administrator@ci.garden-ridge.tx.us
210-651-6632

From: William Foote [<mailto:b1bill@hotmail.com>]
Sent: Wednesday, August 24, 2016 12:39 AM
To: City Administrator
Subject: Lions Club Fish Fry Banners
Importance: High

Ms. Cain --

City Administrator

From: City Administrator
Sent: Friday, September 02, 2016 8:28 AM
To: 'Dennis&Mary'
Subject: RE: Triumphant Lutheran Church Oktoberfest Banners

Ms. Feuge,

The sign request is approved as requested.

Thanks,
Nancy Cain
City Administrator
City of Garden Ridge
administrator@ci.garden-ridge.tx.us
210-651-6632

From: Dennis&Mary [<mailto:d-mfeuge@satx.rr.com>]
Sent: Thursday, September 01, 2016 8:07 PM
To: City Administrator
Subject: RE: Triumphant Lutheran Church Oktoberfest Banners

Correction, scheduled for October 15th, and put the signs up beginning September 20th. Sorry.
//Mary Feuge

From: Dennis&Mary [<mailto:d-mfeuge@satx.rr.com>]
Sent: Wednesday, September 09, 2015 10:21 AM
To: 'Nancy Cain'
Subject: Triumphant Lutheran Church Oktoberfest Banners

Dear Ms Cain,

Triumphant Lutheran Church requests permission from the City of Garden Ridge to place an approximate 4 foot by 10 foot banner at three locations announcing our Oktoberfest celebration scheduled for October 17th. We request to put these signs up beginning September 21st, complying with the 30 days prior to event rule.

- The first of these is on our own property at 21315 Bat Cave Road.
- The intersection of FM2252 and FM3009 on Mr. Monroe Wetz' property. We have spoken to the Wetz family and they agree to our having a sign there.
- On FM2252 near the city's marquee.

We value our relationship with the City of Garden Ridge and invite all who care to attend to join us for our celebration. An article for the October Grapevine will follow shortly. Thank you for your assistance.

Sincerely,

Mary Feuge
Evangelism Team, Triumphant Lutheran Church
210-599-4812

**GARDEN RIDGE COMMUNITY CENTER
MONTHLY REPORT**

2016

July 21st thru August 20th, 2016

New Events Booked in Current Month	Charged	3
	No Charge	0

2015-2016

Total Number of Events for the Month	3
Events cancelled in for the Month	0
Total Number of Days in Use for the Month	3
Wildflower Room Only	

2013-2014

Total Number of Events for the Year	81
Total Number of days Used for the Year	261
Total Number cancelled for the Year	4
Wildflower and Bluebonnet Room	

Past years	# of Events	# of Days
2011-2012	76	257
2010-2011	72	241
2009-2010	65	208
2008-2009	67	199
2008	53	190
2007	58	183
2006		139
2005		116
2004		81

CITY OF GARDEN RIDGE BUILDING REPORT

7/21/2015 THRU 8/20/2016

MAJOR PERMITS

Permit #	Address	Builder	Sq Ft.	Value \$	Permit Fees
TOTAL			0	\$ -	\$ -

MINOR PERMITS

Permit #	Address	Builder	Project	Permit Fees
1045 -16	21370 Osage Trail	Mr. Electric of S. A.	Minor Electric	\$ 125.00
1046 -16	20526 Cedar Canyon	Sal Varvaro	Outbuilding	\$ 100.00
1047 -16	19531 Creekview Oaks	Tuff Shed	Outbuilding	\$ 100.00
1048 -16	21425 Fairview Cir	Permier Solar Solutions	Minor Electric	\$ 125.00
1049 -16	9011 Cinnabar Court	AAA Fence Pro	Fence	\$ 125.00
1050 -16	22220 Regency Oaks	Kustom Fence	Fence	\$ 125.00
1051 -16	20214 Regency Oaks	Kustom Fence	Fence	\$ 125.00
1052 -16	9316 Berean Way	Robert Friedel	Carport	\$ 100.00
1053 -16	9944 Michel Hill	O. C. Electric	Minor Electric	\$ 125.00
1054 -16	19511 Creekview Oaks	Laden Pools	Pool, Spa, Deck	\$ 635.00
1055 -16	9610 Aster Circle	River City Deck & Patio	Arbor	\$ 100.00
1056 -16	21559 Forest Waters Cir	DNA Sheds	Outbuilding	\$ 200.00
TOTAL				\$ 1,985.00

TOTAL MAJOR FEES FOR THE MONTH	\$ -
TOTAL MINOR FEES FOR THE MONTH	\$ 1,985.00
TOTAL ALL PERMIT FEES FOR THE MONTH	\$ 1,985.00

TOTAL MAJOR PROJECTS VALUE FOR THE YEAR	\$ 7,503,467.40
TOTAL MAJOR PROJECTS SQ FT. FOR THE YEAR	60,983

TOTAL MAJOR PERMIT FEES FOR THE YEAR	\$ 50,247.07
TOTAL MINOR PERMIT FEES FOR THE YEAR	\$ 20,113.61
TOTAL ALL PERMIT FEES FOR THE YEAR	\$ 70,360.68

Library Report, September 2016

Activities between July 14 and August 15:

- ~There were 706 visits to the library.*
- ~There were 1,076 items checked out.*
- ~23 eBooks were checked out.*
- ~We added 21 new patrons.*
- ~110 new items were added to the Library Collection.*

Classes and Activities

<i>1. Pre-school Story hour 7/14/16</i>	<i>8</i>
<i>2. GRES Story hour 7/18/16</i>	<i>13</i>
<i>3. Open House</i>	<i>57</i>
<i>4. Pre-school Story hour 7/21/16</i>	<i>9</i>
<i>5. GRES Story hour 7/25/16</i>	<i>17</i>
<i>6. Pre-school Story hour 7/28/16</i>	<i>13</i>
<i>7. Story hour 8/4/16</i>	<i>7</i>
<i>8. GRES Story hour 8/8/16</i>	<i>14</i>
<i>9. Pre-school Story hour 8/11/16</i>	<i>21</i>

			August			
<i>Sunday</i>	<i>Monday</i>	<i>Tuesday</i>	<i>Wednesday</i>	<i>Thursday</i>	<i>Friday</i>	<i>Saturday</i>
14	15	16	17 Lunch-n-Learn, 12:00 Plant Propagation	18	19	20
21	22	23	24	25	26 1:30 – Class on Handmade Cards	27
28	29	30	31			
			Sept.			
				1	2	3
4	5	6	7 Lunch-n-Learn, 12:00 CASA presentation (Child Advocacy)	8	9	10
11	12 3:00, Science Club Begins	13	14	15	16	17
18	19 3:00 Science Club	20	21	22	23	24
25	26 3:00 Science Club	27	28 Lunch-n-Learn, 12:00 Topic to Be Decided	29	30	
			October			1
2	3 3:00 Science Club	4	5	6	7	8
9	10 3:00 Science Club	11	12	13	14	15

**Water Managers
Monthly Department Report
Aug-16**

	2015						2016						Report Date Actual Month	
	Edwards		Trinity		Total	Quarterly	Edwards		Trinity		Total	Quarterly		
	Gallons	Acre Feet	Gallons	Acre Feet	Acre Feet	Acre Feet	Gallons	Acre Feet	Gallons	Acre Feet	Acre Feet	Acre Feet		
January	2,633,000	8.08	11,167,000	34.27	42.35		15,309,000	46.98	431,000	1.32	48.30		Actual	
February	324,000	0.99	14,774,000	45.34	46.33		512,000	1.57	19,825,000	60.84	62.41		Actual	
March	14,394,000	44.17	1,922,000	5.90	50.07	138.76	3,234,000	9.92	16,359,000	50.20	60.13	170.84	Actual	
April	17,561,000	53.89	327,000	1.00	54.90		494,000	1.52	18,620,000	57.14	58.66		Actual	
May	8,147,000	25.00	8,066,000	24.75	49.76		4,348,000	13.34	14,693,000	45.09	58.43		Actual	
June	1,394,000	4.28	20,378,000	62.54	66.82	171.47	29,247,000	89.76	1,608,000	4.93	94.69	211.78	Actual	
July	38,650,000	118.61	10,880,000	33.39	152.00		38,544,000	118.29	12,725,000	39.05	157.34		Actual	
August	29,573,000	90.76	30,889,000	94.79	185.55		24,439,000	75.00	7,880,000	24.18	99.18		Actual	
September	13,883,000	42.61	28,345,000	86.99	129.59	467.15	0	0.00	0	0.00	0.00	256.52	Actual	
October	29,538,000	90.65	7,472,000	22.93	113.58		0	0.00	0	0.00	0.00		Actual	
November	16,496,000	50.62	1,000	0.00	50.63		0	0.00	0	0.00	0.00		Actual	
December	15,997,000	49.09	0	0.00	49.09	213.30	0	0.00	0	0.00	0.00	0.00	Actual	
TOTAL	188,590,000	578.76	134,221,000	411.91	990.67		116,127,000	356.38	92,141,000	282.77	639.15		Total EAA Allocations 882.77	
	<i>EAA Stage 3, -35%, Available 630.14 Ac/Ft, Unused 134.96 Ac/Ft</i>							<i>EAA Stage 0, Available 882.77 Ac/Ft, Unused 526.39 Ac/Ft</i>						

Current Edwards Permits

Allocated Pumpage	CO00139	P100-767	**	511.951	Acre Feet	Year Comparison: January/December – January/December	
Purchase	BE 00109I	P100-327		2.000	Acre Feet	2015 2016	
Purchase	ME 00417D	P101-185		1.301	Acre Feet	Edwards: 112,679,000 gals 345.80 ac/ft. 116,127,000 gals 356.38 ac/ft.	
Purchase	ME 00479I	P101-315		3.895	Acre Feet	Trinity: 98,403,000 gals 301.98 ac/ft. 92,141,000 gals 282.77 ac/ft.	
Purchase	UV 00437I	P101-699		2.000	Acre Feet	Total: 211,082,000 gals 647.78 ac/ft. 208,268,000 gals 639.15 ac/ft.	
Purchase	UV 00461I	P101-752		4.000	Acre Feet		
Purchase	UV 00478I	P101-801		2.000	Acre Feet	Difference from 2015 – 2016: 2,814,000 gals 8.63 ac/ft. less usage	
Purchase	UV 00537H	P101-959		2.000	Acre Feet		
Purchase	UV 00576I	P102-040		14.000	Acre Feet	Water Connections: 2015 – 1560 2016 - 1573	
Purchase	UV 00630G	P102-146		1.760	Acre Feet		
Purchase	BE 00081AE	P100-200		62.000	Acre Feet	Avg. usage per connection for August 2016: 20,546.09 gals	
Transfer	CO00119AA	P102-564		0.660	Acre Feet		
Transfer		P103-312		4.500	Acre Feet	Average usage per day for August 2016: 1,042,548.30 gals	
Transfer		P102-416		2.000	Acre Feet		
Transfer	Keith Zar Pools	P106-186		1.000	Acre Feet	Avg. connections 2015: 1550 Avg. usage per connection for 2015: 208,265.161 gals	
Lease	City of Schertz			200.000	Acre Feet		
Lease	M. Friesenhahn	P100-745		65.000	Acre Feet	** Add 27.88 Ac/Ft from Woods of GR	
Lease	Lloyd Loehman	P107-429		3.000	Acre Feet		
Lease	BVFD	P102-302		-0.300	Acre Feet		

Total Edwards Allocations Available 882.77 Acre Feet

Monthly Well Progress Report

Trinity Well Status:	Static Level:	Aug 1 st : 186.3'	Aug 31 st : 187.2'	Diff. of: .9'
	GPM: 848	Pumping Level: Aug 8 st : 152.1'	Aug 14 th : 150.3'	Diff. of: .9'
Edwards Wells Status:	Static Level:	Aug 1 st : 122.4'	Aug 31 st : 128.7	Diff. of: 6.3'

New Meter Installations	4	Meter Replacement	10	Main Breaks	0
New Service Line Inspections	3	Service Line Replacement	0	Service Line Leak Repair	3
Irrigation System Inspections	5	Fire Hydrant Maintenance	15	Leak Adjustment	0
Toilet Rebates	0	Washing Machine Rebates	0	Water Heater Safety Inspections	2

Projects:

CIP. CIP is underway. Water line on Osage Trail and Osage Circle is in service. Water line on Goldenrod Lane has been laid, working on corner in Forest Waters and Goldenrod Circle. Water line has been pressured tested and awaiting bac "T" tests.

Public Works

July 20, 2016—August 20, 2016

Street and Right of Way Maintenance

Potholes repaired:	6
Medians mowed:	3
Right ways mowed	4

Storm water Drainage Facility and Easement Maintenance

Outfalls inspected:	19
Detention/Retention ponds inspected:	18
Detention pond mowed:	1
Drainage mowed	3

Grade work on Bat Cave Rd. shoulder.

Drainage channel washout repair on Bluebell.

Park and City Facility/Property Maintenance

City Hall/Community Center mowed	2
Parks mowed:	2
Library:	Roof repair (installed flashing)
Community center:	4 outside ceiling fans installed

Animal Control

Domestic Animal Apprehensions:	Dogs 7	Cats 1	YTD Dogs 37	Cats 27
Nuisance Complaint Calls :	0		YTD 0	
Animal Bite Calls :	0		YTD 0	
Deer Carcass Disposals:	20		YTD 115	
Raccoon :	2		YTD 23	
Opossum :	4		YTD 30	
Skunks :	2		YTD 12	
Other:	8 Armadillo, 1 fox, 1 turtle, 2 bat, 4 snakes		YTD 51	

Hunters for the hungry animal donations : Deer /Wild Hogs	YTD 4
Total animal control apprehensions/pickups for 2016:	YTD 295
Animal transferred to adoption agency:	0 YTD 7
Animals returned to owners:	6 YTD 22
Animals' adopted:	Dogs. 1 Cats 3 YTD 3
Current animals in city's care:	Dogs. 1 Cats. 6
Animals ready for adoption:	Dogs. 0 Cats. 0

Special Note

Oak wilt: A representative from the Texas Forest Service was called to investigate a possible tree with Oak Wilt at 21229 Forest Waters Circle on August 15. From what he observed, he confirmed that the tree has Oak Wilt. The homeowner requested samples from the tree to be sent to a lab for testing.



GARDEN RIDGE POLICE DEPARTMENT

SEPTEMBER JULY 21ST – AUGUST 20TH CALLS FOR SERVICE

Location	Calls	Code	Water	Total
ARROWOOD	1	0	0	1
BAT CAVE ROAD	2	1	0	3
BINDSEIL	0	1	0	1
COUNTRY OAK ESTATES	4	0	0	4
ENCLAVE AT GARDEN RIDGE	3	0	0	3
FM 2252	9	0	0	9
FM 3009	18	0	0	18
FOREST WATERS	3	1	0	4
GARDEN RIDGE ESTATES	24	0	0	24
GEORG RANCH	13	2	0	15
MUNICIPAL COMPLEX	3	0	0	3
NACOGDOCHES LOOP	0	0	0	0
OAK MEADOW ESTATES	1	0	0	1
PARK LANE ESTATES	4	0	0	4
REGENCY OAKS	6	0	0	6
SCHOENTHAL ROAD	2	0	0	2
THE FOREST OF GARDEN RIDGE	0	0	0	0
THE PARK AT GARDEN RIDGE	2	0	0	2
TROPHY OAKS	6	4	0	10
TWISTED OAKS	1	0	0	1
WILD WIND	4	0	0	4
WOODLANDS OF GARDEN RIDGE	1	0	0	1
COUNTY	8	0	0	8
OTHER	3	0	0	3
TOTALS	118	9	0	127

ARRESTS – 8
ALARM PERMITS – 3
CRASHES – 9

ALARMS – 24
SOLICITOR PERMITS – 1

Location	Units	Injury	Fatal	Type
19600 BLK FM 3009	2 vehicles	0	0	CR3
19500 BLK FM 2252	2 vehicles	0	0	CR3
19500 BLK FM 2252	2 vehicles	0	0	CR3
19800 BLK FM 2252	vehicle vs. deer	0	0	CR3
9300 BLK Gloxinia Drive	vehicle vs. mailbox	0	0	CR3
9100 BLK Schoenthal Road	vehicle vs. fence	0	0	CR2
8400 BLK Twisted Oaks	unknown to driver	0	0	CR2
19500 BLK FM 3009	2 vehicles	0	0	CR2
21400 BLK FM 3009	2 vehicles	0	0	CR2

INCIDENTS and ARRESTS

- 7/25/2016- While conducting a crash investigation, Ofc. McMahan arrested Mason Le Blanc for Driving While License Invalid with an Alcohol Related Suspension.
- 7/26/2016- Ofc. McMahan arrested Estaban Hernandez for a DWI warrant out of Bexar County after responding to a verbal disturbance and trespassing call.
- 7/28/2016- Ofc. Pelata arrested Peter Morales for Possession of Marijuana after finding him smoking it behind a business office.
- 7/30/2016- After being stopped for speeding 57/40, Ofc. McKay arrested Ashley Caldera for Driving While License Invalid with an Alcohol Related Suspension.
- 7/31/2016- After being stopped for speeding 62/50, Ofc. McMahan arrested William White for Driving While License Invalid with an Alcohol Related Suspension.
- 8/5/2016- After being stopped for failing to signal intent to turn, Lt. Bellinger arrested Edmund Castillo for Driving While License Invalid.
- 8/19/2016- Officers were dispatched to investigate a suspicious person soliciting door to door. Investigation revealed they did not have a soliciting permit. Ofc. Pelata arrested David Cajchun for Driving While License Invalid with Previous Convictions.
- 8/19/2016- Officers were dispatched to investigate the report of an active disturbance between a boyfriend and girlfriend, which resulted in Sgt. Dennis arresting Brandon Kamka for Assault Causing Bodily Injury-Family Violence.

TRAINING

- ♦ **“Shotgun Armorer Course”**
 - Sgt. Dennis
- ♦ **“Defensive Tactics: Canine Encounters”**
 - Ofc. Oehler
 - Ofc. McMahan
 - Ofc. Pelata
 - Ofc. Hackenberg
 - Ofc. McKay
- ♦ **“Advanced Human Trafficking”**
 - Ofc. Sanchez
- ♦ **“Firearms Proficiency”**
 - Lt. Bellinger
 - Sgt. Cox
 - Sgt. Dennis
 - Ofc. Hackenberg
 - Ofc. McKay
 - Ofc. McMahan
 - Ofc. Oehler
 - Ofc. Pelata
 - Ofc. Sanchez
 - Cpl. Spiller



MEMORANDUM

DATE: AUGUST 30, 2016
TO: CITY OF GARDEN RIDGE – CITY COUNCIL
FROM: RIVER CITY ENGINEERING (RCE) 
RE: PROJECT UPDATES FOR SEPTEMBER 2016 COUNCIL MEETING

2013 CIP Project – Warranty Repairs

RCE exchanged emails and held a conference call with the Contractor and sub-contractor the week of August 22. The materials for the seal coat have been ordered. The delivery and application date has not been confirmed at this time. The contractor will give us one week notice once the materials are delivered and scheduled for application.

2015 CIP Project – Waterlines, Street and Drainage

Rain delays have slowed the progress of the project. The contractor has made progress on waterline installation in the Forest Waters/Sorrel/Timber Rose area of the project. The contractor is currently working on the drainage improvements at the Forest Waters intersection. Street/curb work will begin on Fairview Circle within the next two weeks and progress towards Goldenrod.

Easements have been prepared for the Club at Garden Ridge property to avoid removal of trees to install the waterline. Easements will be recorded in the Comal County Records for waterline and drainage improvements.

Two pay requests have been approved for this project totaling \$187,555.50. No change orders have been requested or approved at this time.

Action Items: Continue progress on the construction project, record easements for Forest Waters waterline and begin construction of curbing/roadway improvements on the section of the project where the new waterline has been accepted.

2016 CIP Project – Street improvements

The surveyors are preparing their base files and will be contacting the utility locators within the next two weeks. Design will begin as soon as survey is complete. RCE has requested a proposal for core drilling and geotechnical recommendations.

Well 9 & 10 Site Development

We have submitted the plans to TCEQ for their review of the project. Letters to residents along FM 3009 in Georg Ranch were sent via USPS on Tuesday, August 30 to notify them of utility locators and surveyors that will be accessing easements on their property over the next two weeks.

Action Items: Finalize bid set of plans, complete topographic survey and easement verification on properties with Georg Ranch fronting FM 3009 where the 12-inch distribution line will be installed, finalize electrical plans and coordination with CPS, TxDOT, SCADA contractor and City Staff.

Commercial Wastewater Service Planning

The Wastewater Master Plan is 80% complete. RCE met with the Mayor and City Administrator on August 30 to review the plan and impact fee study. RCE will address comments from staff and finalize the report with recommendations.

Once the plan is complete we will coordinate with the Financial Advisor to prepare the plan for financing the project.

RCE staff are pulling easements, deeds and plats within the project area to prepare for surveying the project area and establishing easement routing. We will coordinate a meeting with Cibolo Creek Municipal Authority (CCMA) and TxDOT to brief them on the project. The agreement between CCMA and the City will become a priority as the City moves forward with financing the project.

Action Items:

- Establish Impact Fee Committee

- Finalize report and address comments from Committee

- Begin design and establish agreement with CCMA

- Verify TxDOT right-of-way expansion limits

Water Master Plan Update

The update for the Water Master Plan is 60% complete. We have identified several projects that are impact fee eligible and will prepare the updated impact fee study based on staff comments in the coming month.

This plan update will be divided in two parts: projects that are impact fee eligible and projects that will need to be funded through the utilities rate structure.

AN ORDINANCE ADOPTING A TAX RATE OF \$0.318305 PER
ONE HUNDRED DOLLARS (\$100.00) OF ASSESSED VALUATION
FOR THE CITY OF GARDEN RIDGE, TEXAS TO BE EFFECTIVE
FOR THE TAX YEAR 2016 (FISCAL YEAR 2017)

WHEREAS, the City Council of the City of Garden Ridge, Texas has duly approved a General Fund Budget for maintenance and operation for Fiscal Year 2017 and an Interest and Sinking Budget for Fiscal Year 2017 beginning October 1, 2016 and ending September 30, 2017.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GARDEN RIDGE, TEXAS:

THAT, the City Council of the City of Garden Ridge, Texas does hereby adopt the tax rate of \$0.318305 per one hundred dollars (\$100.00) of assessed valuation for the tax year 2016 with said rate being composed of the following elements:

- a. A tax rate of \$0.203241 per one hundred dollars (\$100.00) of assessed valuation for the General Fund maintenance and operations:

**THIS TAX RATE WILL RAISE MORE TAXES FOR
MAINTENANCE AND OPERATIONS THAN LAST
YEAR'S TAX RATE.**

and

**THE TAX RATE WILL EFFECTIVELY BE RAISED BY 8
PERCENT AND WILL RAISE TAXES FOR
MAINTENANCE AND OPERATIONS ON A \$100,000
HOME BY APPROXIMATELY \$15.06.**

- b. A tax rate of \$0.115064 per \$100.00 of assessed valuation for the retirement of debt service through the Interest and Sinking Fund.

THAT, all other Ordinances or parts of other Ordinances in conflict herewith are hereby repealed to the extent that they are in conflict; and

THAT, if any part of Ordinance 195-092016 shall be held void or unconstitutional, it is hereby provided that all other parts remain in full force and effect; and

THAT, this Ordinance shall become effective immediately upon its passage.

Ordinance 195-092016
City of Garden Ridge

PASSED, APPROVED AND ADOPTED by the City Council of the City of Garden Ridge,
Texas, this 7th day of September, 2016.

Nadine L. Knaus
Mayor

ATTEST:

Shelley Goodwin, TRMC
City Secretary

Prepared for Garden Ridge City Council Meeting September 2016

From: Garden Ridge Planning and Zoning Commission
Regular Session Tuesday August 9, 2016

To: Garden Ridge City Council

Subjects:

- a. Entrance and sign design for The Woods of Garden Ridge at Misty Arbor and Bindseil Lane
- b. Discuss and possible recommendation of reappointment of Commissioners Bower, Stocks and Owen due to expiring terms of office (September 30, 2016)
- c. Proposed revisions to Sign Ordinance 55 establishing, regulating and restricting the size, use, height, and the location of signs in the City of Garden Ridge and the extraterritorial jurisdiction area of the City of Garden Ridge, prescribing procedures for requesting sign variances; prescribing an application fee for all signs with the exclusion of residential real estate signs.

Commission Discussion and Recommendation on a. The Woods of Garden Ridge Bindseil Entrance and Sign Design. Entrance sign is similar to existing front entrance. There is room for about 3 automobiles from gate to Bindseil road.

Moved and seconded to recommend approval to City Council. Unanimous vote of the 5 Commissioners present.

Recommend approval by City Council.

Commission Discussion and Recommendation on b. Reappointment of Commissioners Bower, Stocks, and Owen. Commissioners Bower, Stocks, and Owen each expressed a willingness to serve two year terms October 2016-September 2018.

Moved and seconded to recommend approval to City Council. Unanimous vote of the 5 Commissioners present.

Recommend reappointment for each Commissioner.

Commission Discussion Only on c. Revisions to Sign Ordinance 55.

Supreme Court decision Reed v. Gilbert requires content neutral regulations for signs. City cannot regulate signs based on what the signs say (content) on First Amendment grounds but can regulate

- sign size, ● sign location ● number of signs ● lighting
- fixed message ● adjustable message ● electronic message
- time restrictions on one time events
- and can place reasonable restrictions without curtailing free speech

Regulation of political signs on private real property with consent of owner
City may not

- prohibit sign ● require a permit or approval or a fee
- restrict the size of the sign with certain exceptions

Prepared for Garden Ridge City Council Meeting September 2016

A few of the many additional factors to be considered are: Businesses in Residential Areas, Distance of Signs from Street, Wall, Fence, Roof Murals and “street art”, Sizes for Temporary and Permanent Signs, Fence and other Construction Placards, Reflectivity of Signs, Flags, Banners, Pennants (sports and others).

Using a draft Ordinance 55, Version 7 supplied by the City Administrator each member of the P&Z Commission is to apply above guidelines and additional guidelines provided by City Attorney as reflected in paper copies of presentation given to Commission at July 12, 2016 meeting. Each Commissioner will provide their recommendations to the City Administrator by September 3, 2016. A revised draft Ordinance 55 will then be sent to each Commissioner 3 days before the September 13, 2016 P&Z Regular Meeting for their review.

Desired result is to remove all content based sign regulation within Ordinance 55 and replace it with neutral regulation based on number, size, location, zoning, etc.

Samuel E. Stocks
Chairman

Attachments:

Agenda P&Z August 9, 2016 w/petitioner supplied materials

City Administrator

From: City Administrator
Sent: Monday, July 18, 2016 9:27 AM
To: 'David Rittenhouse'
Subject: RE: Woods of Garden Ridge (REVISED) PERMITTING drawings

Received and you will be placed on the August 9th Planning and Zoning Commission meeting.

Thanks,
Nancy Cain
City Administrator
City of Garden Ridge
administrator@ci.garden-ridge.tx.us
210-651-6632

-----Original Message-----

From: David Rittenhouse [<mailto:David@bitterblue.com>]
Sent: Thursday, July 14, 2016 11:19 AM
To: City Administrator
Cc: Lacey Haggerty; Eugene Patillo
Subject: Woods of Garden Ridge (REVISED) PERMITTING drawings

Nancy,

Attached is the revised set of drawings for the entryway at The Woods of Garden Ridge. This is intended for review by your staff and to be on the next P&Z meeting (which you informed me is August 9th).

If you could please confirm that you received this attachment and that we are on the agenda for the 9th, then we would certainly appreciate it.

Thank you,
David

David Rittenhouse | Land Acquisition & Development Coordinator
P. 210.828.6131 (EXT.123) F. 210.828.0504 11 Lynn Batts Lane #100 San Antonio, TX 78218
RESIDENTIAL COMMUNITIES
dentoncommunities.com

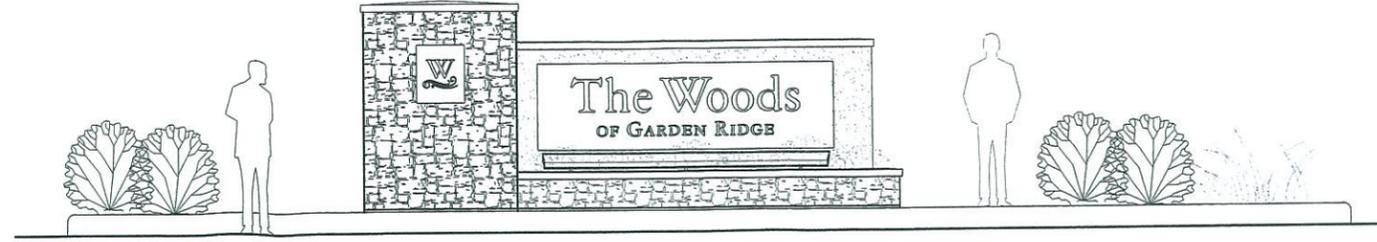
COMMERCIAL PROPERTIES
thepowellcompanies.com

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MONUMENTS FOR GARDEN RIDGE SUBDIVISION

MISTY ARBOR ST.
GARDEN RIDGE, TX 78266



LUNA
ARCHITECTURE
DESIGN

1775 W. BITTERS #101
SAN ANTONIO, TEXAS 78214
210.495.4611 PHONE
210.495.4650 FAX
LUNAARCHITECTURE.COM



ENTRANCE
MONUMENT
FOR GARDEN
RIDGE
SUBDIVISION

Misty Arbor St.
Garden Ridge, TX
78266

REVISIONS

INDEX

DESCRIPTION SHEET NO.

CIVIL
KFW ENGINEERS & SURVEYING
14603 HUEBNER RD. BLDG. 40
SAN ANTONIO, TX 78230
210.919.8444 ph.

CONTACT: TORRY HURT, P.E.

N/A

STRUCTURAL
SPAULDING STRUCTURAL ENGINEERING, INC.
10935 WURZBACH RD. STE. 302
SAN ANTONIO, TX 78230
210.189.1452 ph.

CONTACT: CHESTER L. SPAULDING III, P.E.

FOUNDATION PLANS S1
STRUCTURAL DTLs. S2

ARCHITECTURAL
LUNA ARCHITECTURE + DESIGN
1775 W. BITTERS RD. SUITE 101
SAN ANTONIO, TX 78214
210.496.6611 ph.
210.496.6680 fax

CONTACT: JOSE YANEZ

COVER SHEET CS1.1
OVERALL SITE PLAN A0.1
ENLARGED SITE PLAN - MISTY ARBOR ENTRANCE A0.2
ENLARGED MONUMENT PLAN AND DETAILS A2.1
WALL SECTIONS A4.1

LANDSCAPING
BEST LANDSCAPES
3400 NACOGDOCHES, BLDG. 6
SAN ANTONIO, TX 78217
210.593.2600 ph.

CONTACT: LANCE EICHHOLTZ, TCLP #148
CONTACT: LAURIE CASIAS, LP #240

LANDSCAPING & IRRIGATION PLAN 001

GENERAL CONSTRUCTION NOTES

1. CONTRACTOR IS ADVISED TO VISIT THE EXISTING SITE AND VERIFY ALL EXISTING DIMENSIONS AND CONDITIONS BEFORE COMMENCING WORK. FOR THE PURPOSES OF DETERMINING THE EXTENTS OF DEMOLITION, PATCHING, REPAIRING, AND NEW WORK REQUIRED BY THE DRAWINGS OR SPECIFIED HERE IN AND TO FAMILIARIZE HIMSELF WITH THE CONDITIONS UNDER WHICH HE MUST WORK, NOTIFY THE ARCHITECT IMMEDIATELY OF ANY NOTED DISCREPANCIES. NO ADDITIONAL COMPENSATION WILL BE ALLOWED BY THE OWNER AS AN EXTRA FOR WORK SHOWN, SPECIFIED, IMPLIED, AND REQUIRED DUE TO THE SEQUENCE OF WORK FOR THE MEANS OF CONSTRUCTION. ANY PATCHING REQUIRED AS NECESSARY DUE TO THE SCOPE OF RENOVATION OR NEW WORK SHALL ALSO BE AT NO EXTRA COST.

2. CONTRACTOR SHALL MODIFY, REMOVE AND/OR RELOCATE ALL MATERIALS AND ITEMS INDICATED ON THE DRAWINGS OR REQUIRED BY THE INSTALLATION OF NEW FACILITIES.

3. CONTRACTOR SHALL BE RESPONSIBLE FOR EVALUATING ALL EXISTING SITE CONDITIONS INCLUDING LOCATIONS OF EXISTING UTILITIES.

4. **PARKING:** PARKING BY CONTRACTOR'S WORKERS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR AND SHALL HOLD THE OWNER & ARCHITECT HARMLESS FOR ANY VEHICLE EQUIPMENT AND MATERIALS NOT PROPERLY SECURED ON AND OFF OF THE SITE.

5. **STORAGE:** CONSTRUCTION MATERIALS MAY BE STORED WITHIN THE CONSTRUCTION AREA AS DESIGNATED BY THE OWNER. EXITS SHALL REMAIN CLEAR AT ALL TIMES. AT NO TIME SHALL CORRIDORS, EXIT WAYS OR EXIT DOORS BE BLOCKED OR OBSTRUCTED BY STORED MATERIALS. FLOORS WITHIN THE BUILDING WHERE MATERIALS ARE STORED SHALL BE PROTECTED USING 1/2" PLYWOOD SHEETS. REPAIR ANY DAMAGE TO EXISTING FLOORS DUE TO MATERIALS STORAGE AT NO EXPENSE TO THE OWNER. IN NO CASE SHALL STORED MATERIALS BE ALLOWED TO EXCEED 10 LBS. PER SQ. FT. OF FLOOR AREA.

6. **TRAFFIC CONTROL:** BARRICADES AND WARNING SIGNS SHALL CONFORM TO THE TEXAS MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES AND GENERALLY BE LOCATED TO AFFORD MAXIMUM PROTECTION TO THE PUBLIC AS WELL AS CONSTRUCTION PERSONNEL AND EQUIPMENT AND TO ASSURE AN EXPEDITIOUS TRAFFIC FLOW AT ALL TIMES DURING CONSTRUCTION. DURING THE PROGRESS OF THE WORK THE CONTRACTOR SHALL PROVIDE ACCESS FOR LOCAL TRAFFIC.

7. ALL SITE AREAS DISTURBED BY NEW CONSTRUCTION ARE TO BE RETURNED TO ORIGINAL CONDITION UNLESS OTHERWISE NOTED.

8. CONTRACTOR AGREES THAT HE SHALL ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE CONSTRUCTION OF THE PROJECT, INCLUDING THE SAFETY OF ALL PERSONS AND PROPERTY. THAT THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO WORKING HOURS, AND THAT THE CONTRACTOR SHALL DEFEND, INDEMNIFY AND HOLD THE OWNERS, ARCHITECTS, AND THE ENGINEER HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF THE WORK ON THIS PROJECT, EXCEPTING FROM LIABILITY ARISING FROM SOLE NEGLIGENCE OF THE OWNER OR ENGINEER.

9. **EXTENT OF WORK:** THE INFORMATION INCLUDED ON THESE DRAWINGS DEFINES THE THE EXTENT OF WORK FOR THIS PROJECT. OTHER INCIDENTAL WORK MAY BE REQUIRED TO EXECUTE THE PROJECT THAT IS NOT SHOWN ON THE DRAWINGS (I.E. WORK IN THE BUILDINGS DESIGNATED ELECTRICAL ROOMS TO MODIFY AN ELECTRICAL PANEL BOARD THAT SUPPORTS THE PROJECT) ALL OTHER WORK IS SPECIFICALLY EXCLUDED. AMERICAN'S WITH DISABILITY ACT (ADA) ISSUES AND LIFE-SAFETY ISSUES ASSOCIATED WITH AREAS OUTSIDE OF THE WORK AREA OR FOR THE REMAINDER OF THE BUILDING WHICH MAY IMPACT THE WORK OF THIS PROJECT WILL BE HANDLED BY THE OWNER, AS A SEPARATE PROJECT.

10. **COORDINATION:** EXTENSIVE DETAILS AND SPECIFICATIONS ARE NOT PROVIDED FOR ALL ITEMS OF WORK. CONTRACTOR SHALL COORDINATE WITH OWNER ANY ITEMS REQUIRING ADDITIONAL CLARIFICATION. SUCH ITEMS INCLUDED FINISHES, DOORS/HARDWARE, ELECTRICAL CIRCUITING, AND OTHER MECHANICAL AND SECURITY DEVICES.

11. **PROTECTION:** CONTRACTOR SHALL PROTECT ALL EXISTING SITE IMPROVEMENTS AND ADJACENT PROPERTY THAT IS TO REMAIN. CONTRACTOR IS LIABLE FOR ANY DAMAGES TO THE EXISTING IMPROVEMENTS.

12. **CLEANUP:** SITE AND WORK AREA SHALL BE KEPT CLEAR OF ALL DEBRIS AND TRASH AT ALL TIMES. DO NOT ALLOW DEBRIS TO ACCUMULATE. CLEAN UP SHALL BE DONE DAILY.

13. **SECURITY:** CONTRACTOR IS RESPONSIBLE FOR SECURING THE BUILDING AGAINST INTRUSION AND ELEMENTS DURING THE DURATION OF CONSTRUCTION.

14. **CODES:** ALL WORK SHALL BE DONE IN COMPLIANCE WITH LOCAL CODES AND REGULATIONS.

15. **BUILDING STANDARDS:** UNLESS NOTED OTHERWISE ON THE DRAWINGS, ALL PRODUCTS, MATERIALS, DEVICES, FIXTURES AND EQUIPMENT SHOWN TO BE PROVIDED AS PART OF THIS PROJECT SHALL BE NEW.

16. **DEMOLITION:** ALL DEMOLITION THAT TAKES PLACE MUST ACCOMMODATE THE NEW WORK DESIGN LAYOUT. CONTRACTOR TO VERIFY, PRIOR TO BEGINNING WORK, ANY ADDITIONAL

17. **DIMENSIONS:** ALL DIMENSIONS SHOWN ARE BASED ON EXISTING CONDITIONS. SOME MINOR VARIATIONS ARE TO BE EXPECTED. THE CONTRACTOR SHALL LAY OUT ALL NEW CONSTRUCTION TO COORDINATE THESE DRAWINGS WITH ACTUAL CONDITIONS. PLUS AND MINUS (+) DIMENSIONS ARE PROVIDED WHERE CONSTRUCTION TOLERANCE OF LESS THAN 2 INCHES IS ALLOWED. IF ACTUAL JOBSITE DIMENSION IS 2 INCHES GREATER OR 2 INCHES LESS THAN DIMENSION SHOWN ON PLANS, CONSULT ARCHITECT PRIOR TO INSTALLATION OF NEW WALLS. DO NOT SCALE THESE DRAWINGS WITHOUT REFERRING TO THE DIMENSIONS. DIMENSIONS ARE FROM FACE OF STUD TO FACE OF STUD, UNLESS OTHERWISE NOTED.

18. EXTERIOR STUD FRAMING IS TO BE METAL STUDS @ 16" O.C. UNLESS NOTED OTHERWISE.

19. **CONTROL JOINTS:** CONTROL JOINTS SHALL BE PROVIDED IN GYPSUM BOARD SURFACES WHERE ANY OF THE FOLLOWING CONDITIONS EXIST:
A) A WALL, PARTITION, OR CEILING TRAVERSES A CONSTRUCTION JOINT (EXPANSION, SEISMIC, OR BUILDING CONTROL ELEMENT) IN THE BASE BUILDING STRUCTURE.
B) WHERE A WALL OR PARTITION RUNS IN AN UNINTERRUPTED STRAIGHT PLANE EXCEEDING 30 LINEAL FEET.
NOTE THAT A FULL HEIGHT DOOR FRAME MAY BE CONSIDERED A CONTROL JOINT. CONTROL JOINTS SHALL BE EQUALLY SPACED ALONG LENGTHS EXCEEDING 30 FEET, AND SHALL BE LOCATED AT DOOR JAMBS WHERE PRACTICAL.
C) AT CEILINGS, INSTALL CONTROL JOINTS IN AREAS EXCEEDING 2500 SQ. FT. SPACE CONTROL JOINTS NOT MORE THAN 50 FEET O.C. INSTALL CONTROL JOINTS WHERE CEILING FRAMING OR FURRING CHANGES DIRECTION.

20. **DOORS:** ALL NEW DOORS ARE TO BE 3'-0" WIDE X BUILDING STANDARD HEIGHT AND TYPE, OR AS SCHEDULED.

DOOR HARDWARE: CONTRACTOR TO PROVIDE BUILDING STANDARD HARDWARE SETS FOR EACH TYPE OF DOOR FUNCTION. DOOR HARDWARE HANDLES, KNOBS, PULLS, LATCHES, LOCKS, AND OTHER OPERATING DEVICES SHALL BE MOUNTED NO HIGHER THAN 48 INCHES ABOVE THE FLOOR AND SHALL HAVE HANDICAPPED ACCESSIBLE LEVER HANDLE HARDWARE, UNLESS OTHERWISE NOTED. THE FORCE REQUIRED TO ACTIVATE DOOR HARDWARE SHALL BE NO GREATER THAN 5 LBF. OTHER ALLOWABLE HARDWARE DESIGNS INCLUDE, BUT ARE NOT LIMITED TO, PUSH-TYPE MECHANISMS, AND U-SHAPED HANDLES. INSTALL THESE ONLY WHEN SCHEDULED. WHEN SLIDING DOORS ARE FULLY OPEN, OPERATING HARDWARE SHALL BE EXPOSED AND USABLE FROM BOTH SIDES. PROVIDE DOOR CLOSER AT DOORS TO ALL UNISEX TOILETS AND BATHROOMS.

DOOR CLOSERS: IF A DOOR IS SCHEDULED TO HAVE A CLOSER, THE SWEEP PERIOD OF THE CLOSER SHALL BE ADJUSTED SO THAT FROM AN OPEN POSITION OF 90 DEGREES, THE DOOR WILL TAKE THREE SECONDS (MIN) TO MOVE TO AN OPEN POSITION OF APPROXIMATELY 12 DEGREES.

DOOR OPENING FORCE: THE MAXIMUM FORCE FOR PUSHING OR PULLING OPEN A DOOR, SHALL COMPLY WITH THIS PARAGRAPH. FOR HINGED DOORS, THE FORCE SHALL BE APPLIED PERPENDICULAR TO THE DOOR AT THE DOOR OR 30 INCHES FROM THE HINGED SIDE; WHICHEVER IS FARTHER FROM THE HINGE.
(A) EXTERIOR HINGED DOORS SHALL NOT EXCEED 8 1/2 LBF. SLIGHT INCREASES IN OPENING FORCE SHALL BE ALLOWED WHERE 8 1/2 LBF IS INSUFFICIENT TO COMPENSATE FOR AIR PRESSURE DIFFERENTIALS.
(B) FIRE DOORS MAY BE ADJUSTED TO MEET THE MINIMUM OPENING FORCE ALLOWED BY THE GOVERNING AUTHORITY OR APPLICABLE BUILDING CODE.

21. **CONTROLS AND OPERATING MECHANISMS:**
(A) GENERAL. ALL CONTROLS AND DEVICES HAVING MECHANICAL OR ELECTRICAL OPERATING MECHANISMS WHICH ARE EXPECTED TO BE OPERATED BY OCCUPANTS, VISITORS, OR OTHER USERS OF A BUILDING OR FACILITY, SHALL COMPLY WITH TEXAS DEPARTMENT OF LICENSING AND REGULATIONS (TDLR) FOR HEIGHT AND REACH REQUIREMENTS.
(B) HEIGHT. THE HIGHEST OPERABLE PART OF ALL CONTROLS, DISPENSERS, RECEPTACLES AND OTHER OPERABLE EQUIPMENT SHALL BE PLACED AT 48 INCHES AFF. EXCEPT WHERE OTHERWISE NOTED, ELECTRICAL AND COMMUNICATIONS SYSTEM RECEPTACLES ON WALLS SHALL BE MOUNTED 18 INCHES ABOVE THE FLOOR TO THE TOP OF THE DEVICE.
(C) OPERATION. CONTROLS AND OPERATING MECHANISMS SHALL BE OPERABLE WITH ONE HAND AND SHALL NOT REQUIRE TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRIST; THE FORCE REQUIRED TO ACTIVATE CONTROLS SHALL BE NO GREATER THAN 5.0 LBF.

BUILDING CODE DATA

OCCUPANCY GROUP: N/A
TYPE OF CONSTRUCTION: V-B
ACCESSIBILITY FOR THE PHYSICALLY HANDICAPPED:
ALL AREAS AND LEVELS MADE ACCESSIBLE PER CHAPTER II OF THE 2015 IBC AND TAS 2012 EDITION
NUMBER OF STORIES: N/A
OCCUPANT LOAD: N/A

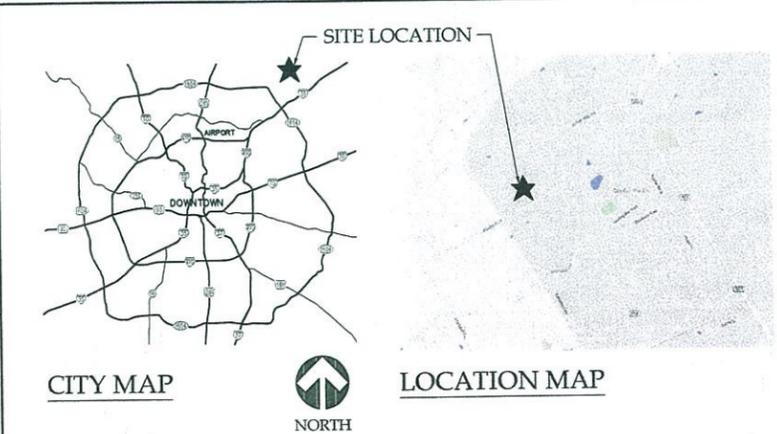
SYMBOLS LEGEND

MARK	DESCRIPTION
DTL. NO. PAGE NO.	BUILDING SECTION KEY
	WINDOW KEY
	DOOR NUMBER KEY
	ELEVATION KEY
	DETAIL LOCATION KEY

PROJECT DESCRIPTION

SUBDIVISION DEVELOPMENT PROJECT WITHIN CITY LIMITS OF GARDEN RIDGE, TX ON THE SOUTH END OF COMAL COUNTY. SCOPE OF WORK INCLUDES PERIMETER WALLS AND A SUBDIVISION ENTRANCE MARQUEE MONUMENT

LOCATION



CoSA CURRENT BUILDING CODES

- 2009 INTERNATIONAL BUILDING CODE
- 2009 INTERNATIONAL EXIST. BUILDING CODE
- 2009 INTERNATIONAL MECHANICAL CODE
- 2009 INTERNATIONAL PLUMBING CODE
- 2009 INTERNATIONAL FUEL GAS CODE
- 2009 INTERNATIONAL FIRE CODE
- 2009 INTERNATIONAL ENERGY CONSERVATION CODE

PROJECT NUMBER
1-1115-042

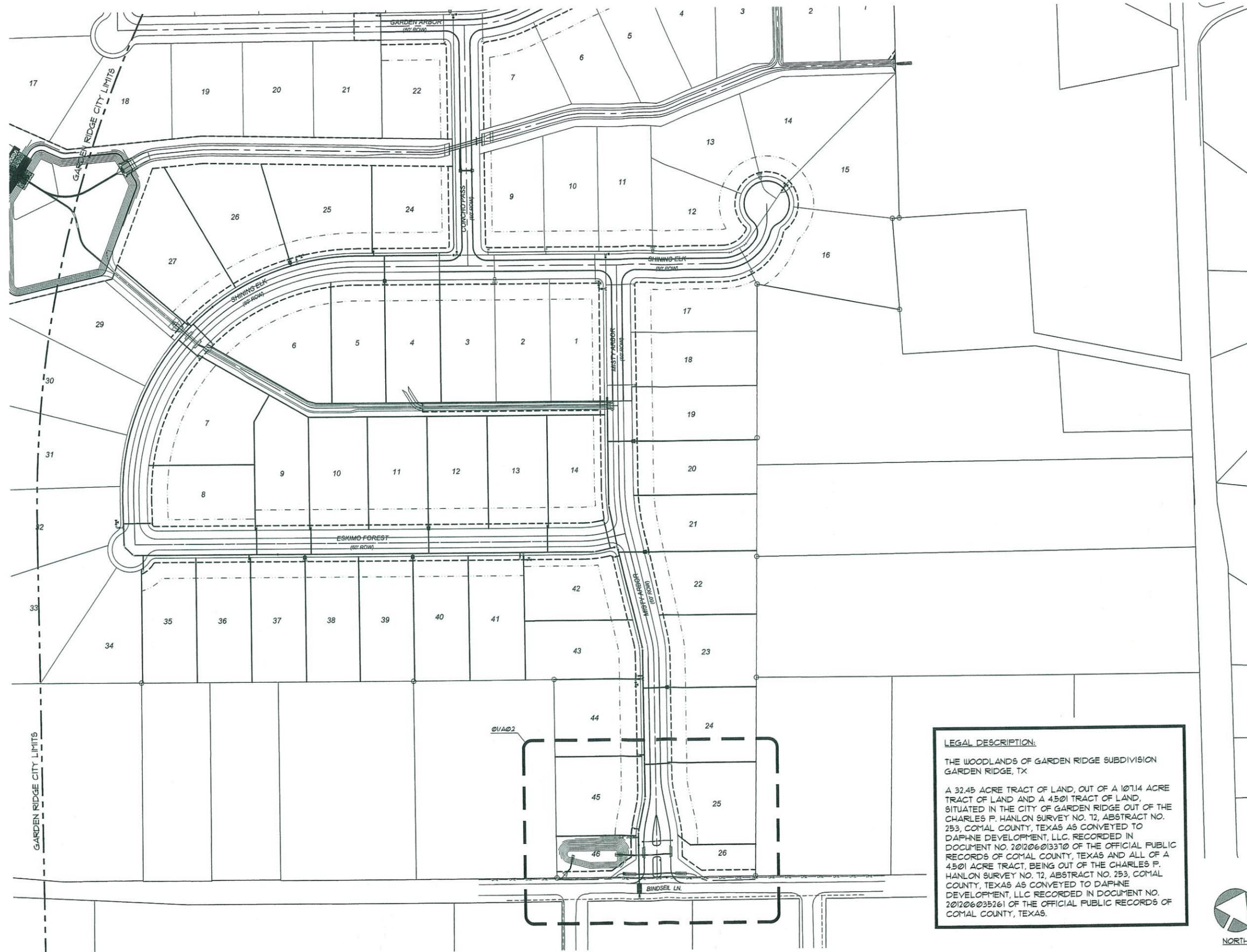
Drawn By: JMY
Checked By: RL

Sheet Title:
DRAWING INDEX/
CODE ANALYSIS

Sheet Number:

CS1.1

Issue Date:
07/13/16



LEGAL DESCRIPTION:

THE WOODLANDS OF GARDEN RIDGE SUBDIVISION
GARDEN RIDGE, TX

A 32.45 ACRE TRACT OF LAND, OUT OF A 107.14 ACRE TRACT OF LAND AND A 4.501 TRACT OF LAND, SITUATED IN THE CITY OF GARDEN RIDGE OUT OF THE CHARLES F. HANLON SURVEY NO. 12, ABSTRACT NO. 253, COMAL COUNTY, TEXAS AS CONVEYED TO DAPHNE DEVELOPMENT, LLC, RECORDED IN DOCUMENT NO. 201206013370 OF THE OFFICIAL PUBLIC RECORDS OF COMAL COUNTY, TEXAS AND ALL OF A 4.501 ACRE TRACT, BEING OUT OF THE CHARLES F. HANLON SURVEY NO. 12, ABSTRACT NO. 253, COMAL COUNTY, TEXAS AS CONVEYED TO DAPHNE DEVELOPMENT, LLC RECORDED IN DOCUMENT NO. 201206035261 OF THE OFFICIAL PUBLIC RECORDS OF COMAL COUNTY, TEXAS.

LUNA ARCHITECTURE DESIGN

1375 W. BITTERS #101
SAN ANTONIO, TEXAS 78214
210-476-6811 PHONE
210-476-6822 FAX
LUNAARCHITECTURE.COM



ENTRANCE MONUMENT FOR GARDEN RIDGE SUBDIVISION

Misty Arbor St.
Garden Ridge, TX
78266

REVISIONS

PROJECT NUMBER
1-1115-042

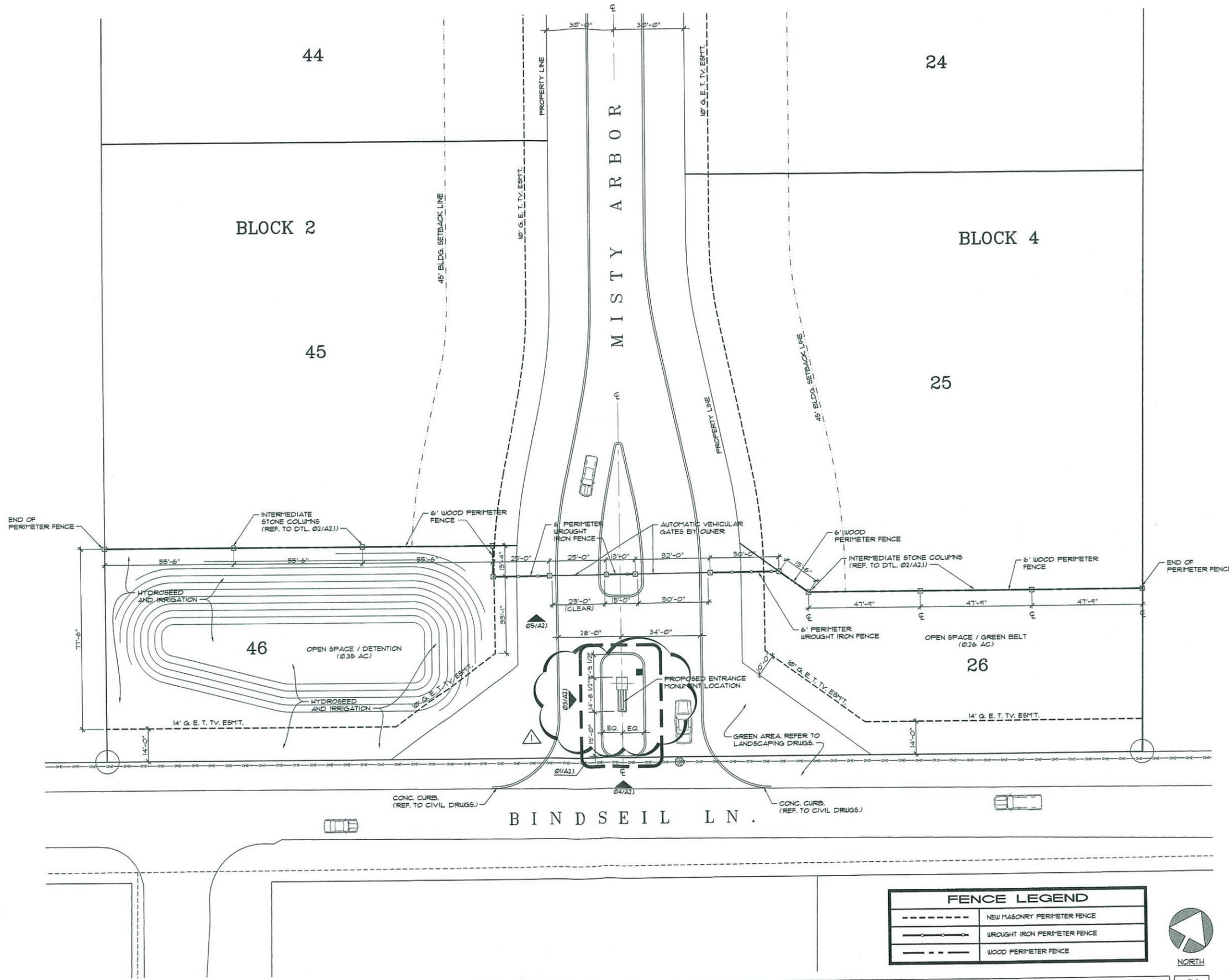
Drawn By: JMY
Checked By: RL

Sheet Title:
OVERALL SITE PLAN

Sheet Number:

A0.1

Issue Date:
07/13/16



ENLARGED SITE PLAN - MONUMENT AT ENTRANCE

SCALE: 1" = 20'-0"



FENCE LEGEND	
	NEW MASONRY PERIMETER FENCE
	WROUGHT IRON PERIMETER FENCE
	WOOD PERIMETER FENCE

01

LUNA ARCHITECTURE DESIGN

1175 W. BITTERS #101
 3414 W. GARDEN RIDGE 78219
 214.454.6811 PHONE
 214.454.6860 FAX
 LUNAARCHITECTURE.COM



ENTRANCE MONUMENT FOR GARDEN RIDGE SUBDIVISION

Misty Arbor St.
 Garden Ridge, TX
 78266

REVISIONS
 CITY OF GARDEN RIDGE
 COMMENTS - 06.28.16

PROJECT NUMBER
 1-1115-042

Drawn By: JMY
 Checked By: RL

Sheet Title:
 ENLARGED SITE PLAN - MONUMENT AT ENTRANCE

Sheet Number:

A0.2

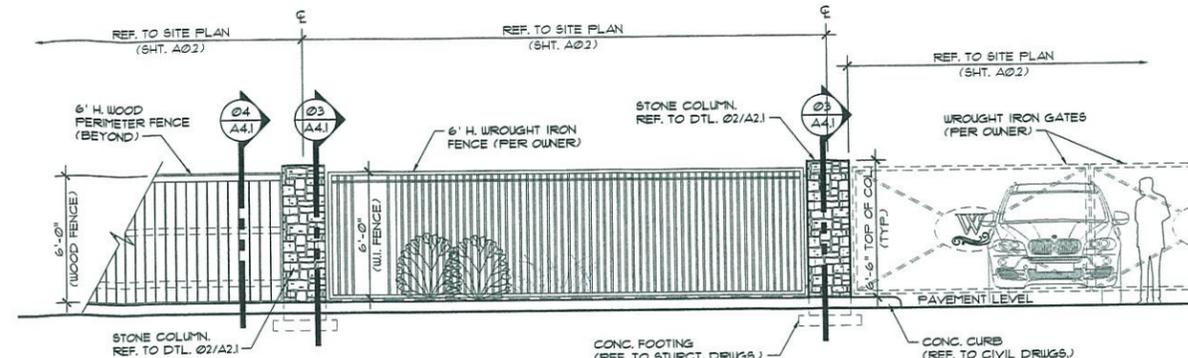
Issue Date:
 07/13/16



**ENTRANCE
MONUMENT
FOR GARDEN
RIDGE
SUBDIVISION**

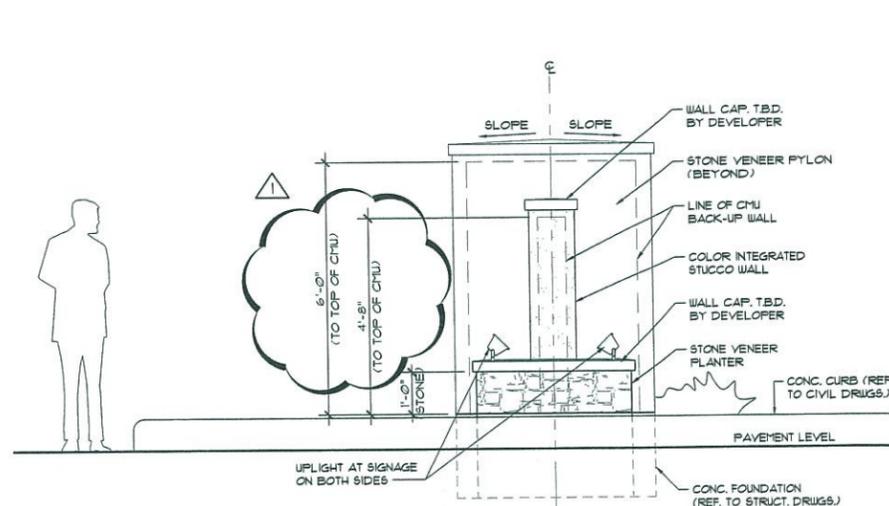
Misty Arbor St.
Garden Ridge, TX
78266

REVISIONS
1 CITY OF GARDEN RIDGE
COMMENTS - 06.28.16



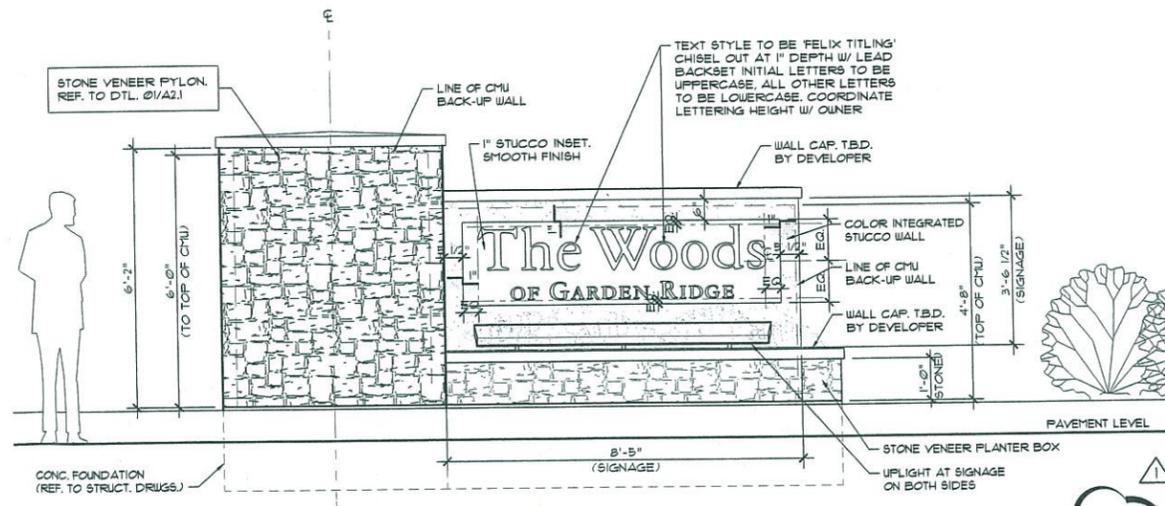
WOOD FENCING AND WROUGHT IRON FENCING W/ INTERMEDIATE STONE COLUMNS
PERIMETER WALL - FRONT ELEVATION

SCALE: 1/4" = 1'-0" 05



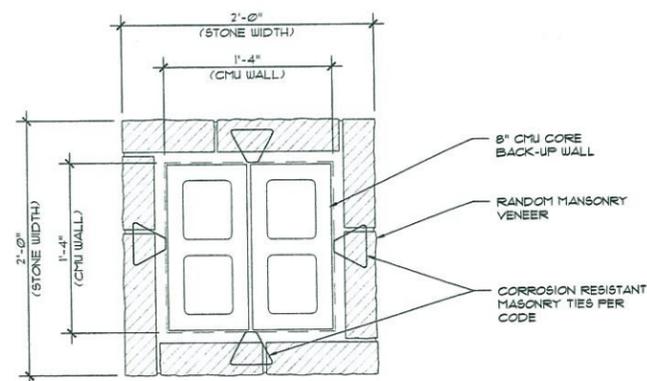
ENLARGED MONUMENT - SIDE ELEV.

SCALE: 1/2" = 1'-0" 04



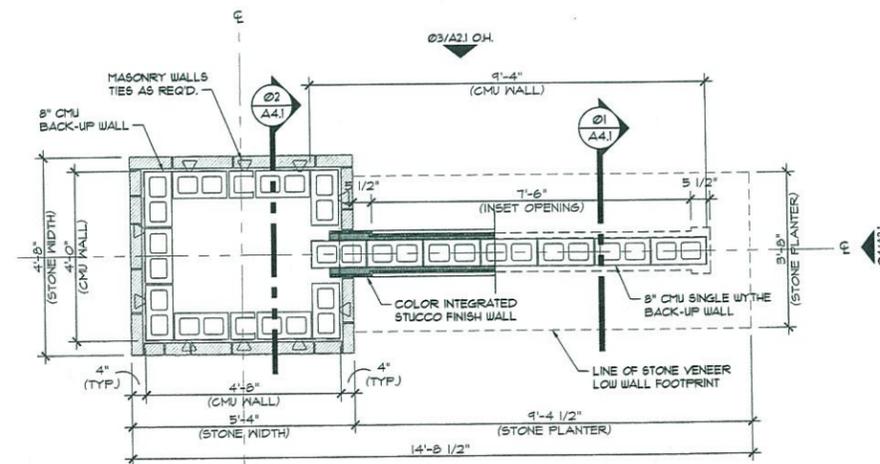
ENLARGED MONUMENT - FRONT ELEVATION

SCALE: 1/2" = 1'-0" 03



TYPICAL AT PERIMETER WALL
STONE COLUMN PLAN DTL.

SCALE: 1 1/2" = 1'-0" 02



ENTRANCE 'A' AND 'B'
ENLARGED MONUMENT FLOOR PLAN

SCALE: 1/2" = 1'-0" 01

PROJECT NUMBER
1-1115-042

Drawn By: JMY
Checked By: RL

Sheet Title:
**ENLARGED
MONUMENT PLAN
AND EXTERIOR
ELEVATIONS**

Sheet Number:

A2.1

Issue Date:

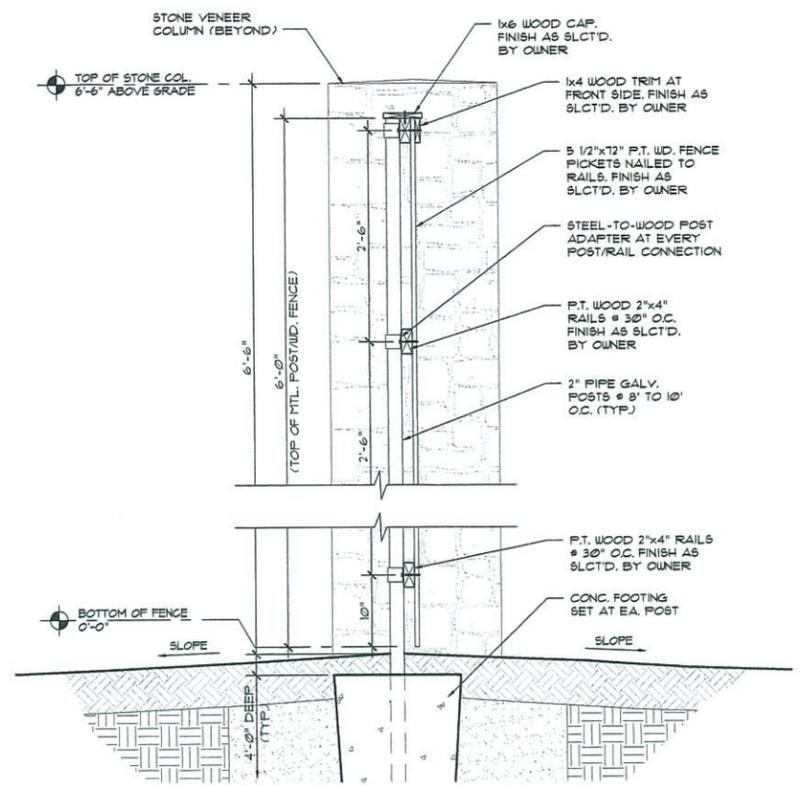
07/13/16



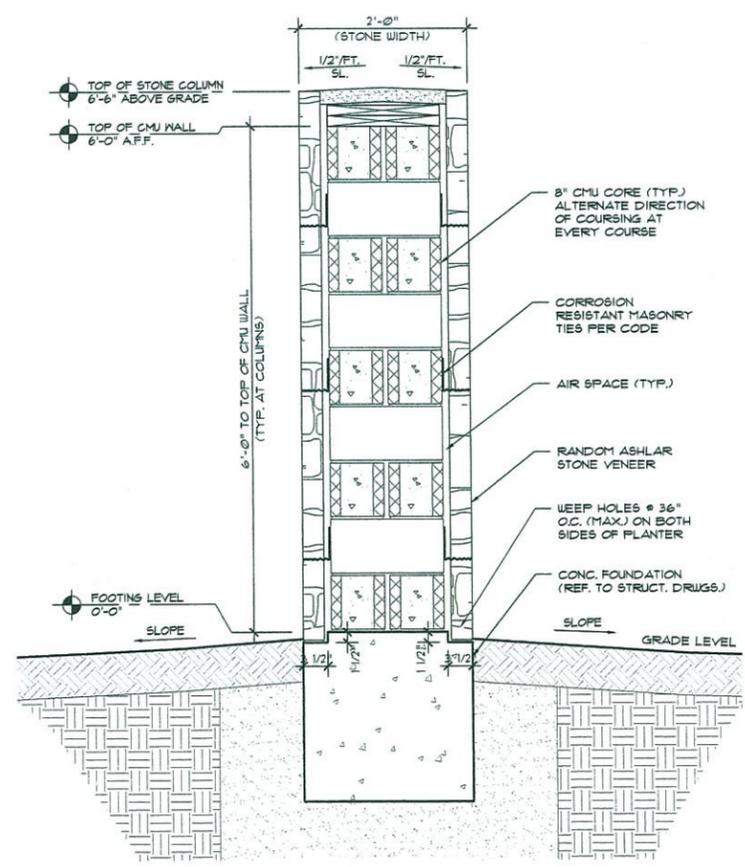
ENTRANCE MONUMENT FOR GARDEN RIDGE SUBDIVISION

Misty Arbor St.
Garden Ridge, TX
78266

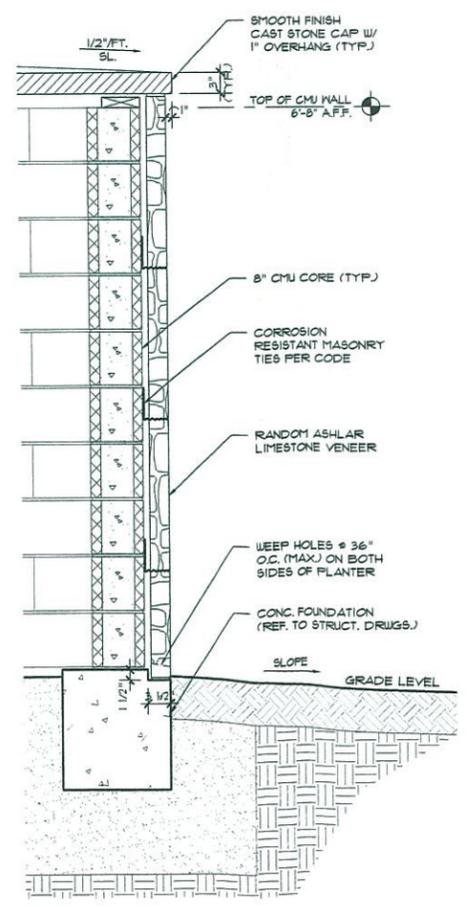
REVISIONS
 1 CITY OF GARDEN RIDGE COMMENTS - 06.28.16



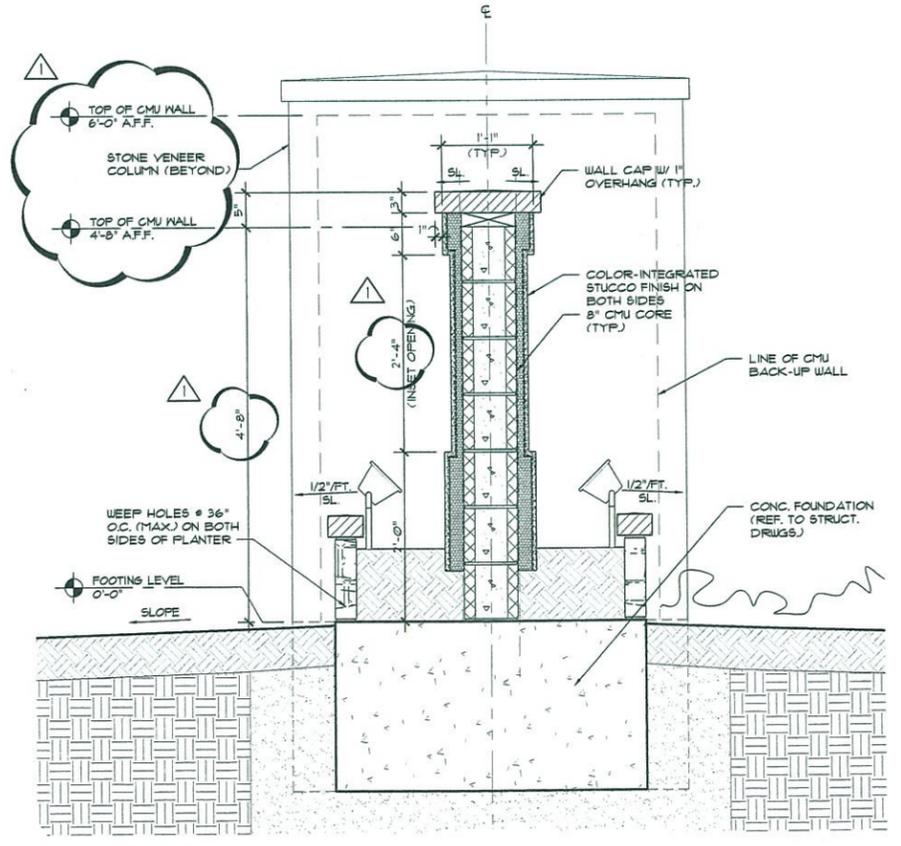
AT PERIMETER WALL
WOOD FENCE SECTION SCALE: 1" = 1'-0" **04**



AT PERIMETER WALL
STONE COLUMN SECTION SCALE: 1" = 1'-0" **03**



AT MONUMENT MARQUEE
STONE PYLON SECTION SCALE: 1" = 1'-0" **02**



AT MONUMENT MARQUEE
STUCCO WALL SECTION SCALE: 1" = 1'-0" **01**

PROJECT NUMBER
 1-1115-042

Drawn By: JMY
 Checked By: RL

Sheet Title:
WALL SECTIONS

Sheet Number:
A4.1

Issue Date:
 07/13/16

Gary L. Miller
21111 Tree Top Cove
Garden Ridge, TX 78266

RECEIVED

JUL 26 2016

PER J.H.

July 25, 2016

City of Garden Ridge Water Commission
Garden Ridge, TX 78266

I Gary Miller formerly request a water service with a 1 1/2" water meter to be installed on my property located at the North East corner of FM 3009 and Schoenthal Road South, also know as Lot 1 Miller Estates.

Lot 1, Miller Estates was considered and approved by the Comal County Commissioners Court along with the City of Garden Ridge City engineers approval on September 11th, 1997. This property is located in the ETJ and CCN of the City of Garden Ridge but not in the City limits of Garden Ridge.

Respectfully,

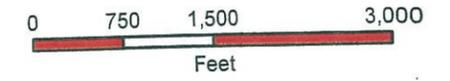


Gary L Miller
(210) 260-7591

City of Garden Ridge

Miller Estates (highlighted)

- Major Roads
- Railroad
- Subdivisions
- City Limits
- Other
- Garden Ridge



Author: Thomas Wilson - Comal County Engineer's Office
Printed: 9/18/2014



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Council Ideas/Suggestions List by Category

Updated: August 31, 2016

Ongoing items

Items	Status	Completed Council Approval
1. Issues with 2013 CIP project		
a. Warranty issues –		
i. Letter to contractor	sent	
ii. Meeting with contractor	March 24, 2016	
iii. Status of repairs/corrections	Ongoing and to be completed by May 10	
2. Concealed handguns (Councilman Thompson)		
a. Letter/contact with Judge	Presented at May 5, 2016 Council meeting	Completed-Awaiting Councilman Thompson's approval
b. Cost of wands or other monitoring devices	Presented at May 5, 2016 Council meeting Included in FY 2016 Budget Amendment #1 Equipment installed	Completed-Awaiting Councilman Thompson's approval
3. Sewer Along 2252 (Councilman Lantzy)	City Council, City Engineer, staff, City Attorney, Financial Advisor continue gathering information, discussions and study. Continue as Executive Session item monthly until ready for Council action 6/15/16-City Council authorized staff to move forward with aspects of project Reimbursement Resolution to City Council August 3, 2016 with Council decision on whether	

	<p>to include water line extension on Naco Loop as part of project</p> <p>Reimbursement Resolution approved August 17, 2016 by City Council</p> <p>City Engineer working on Wastewater Master Plan and Impact Fee Study</p>	
<p>4. iPerl Meter Installation and registration questions (Councilman Trial)</p>	<p>iPerl meter installation ongoing</p> <p>Audit of 80 random iPerl meters ongoing (in 2nd month)</p> <p>Sensus software update complete</p> <p>Tablets utilized for meter reading in April</p> <p>Audit results will be presented to Council upon completion</p> <p>Working with Sensus on review of iPerl meter readings and billings</p> <p>Sensus reviewing meter reading information</p>	
<p>5. Personnel Policy (Mayor Knaus)</p> <p>Incentive Pay (Councilman Thompson)</p>	<p>Meeting scheduled for May 18, 2016 with City Council, staff, City Attorney to begin review of draft document</p> <p>Incentive Pay will be discussed during Personnel Policy draft document discussions</p> <p>6/15/16 – City Attorney looking at another possible policy for Council Consideration and to bring back to Council</p>	

	<p>upon completion of review City Attorney continues work on revising policy with proposed revised chapters to Council for comment</p>	
<p>6. Hickory Bend erosion /Maintenance (Councilman Thompson)</p>	<p>Meeting with RCE, Staff & homeowners met March 30 City Engineer completing plans and acquiring cost estimate Public Works Director contacting contractors for bids on the project Two bids received with City Engineer awaiting one additional bid One additional bid received and City Engineer reviewing contractor's references. Item on September 7, 2016 Council meeting</p>	
<p>7. Council Chamber Sound System (Mayor Knaus)</p>	<p>Met with contractors and awaiting proposals/cost estimates FY 2017 Budget item Postponed due to budgetary constraints</p>	
<p>8. Electronic Payments (Councilman Thompson)</p>	<p>Researched & cost included in FY 2016 Budget Amendment #1 Software upgrade for Incode on May 19 Service Charge and Convenience fee Ordinance to Council June/July</p>	<p>Convenience Fee Ordinance adopted May 2016 Software upgrade completed Cost of project included in FY2016 Budget Amendment #1</p>

<p>Electronic Water Billing (Councilman Thompson)</p>	<p>Contract with new credit card provider Design website link Goal for full implementation Oct. 1, 2017 Contract with credit card processor completed Possible revisions to Convenience Fee Ordinance may be necessary-to discuss with City Attorney New credit card machine in use</p> <p>Software upgrade on May 19 Include in FY 2017 Budget Begin implementation FY 2017 Full implementation TBD</p>	<p>Software upgrade completed</p>
<p>9. Community Center (Councilman Lantzy)</p>	<p>Comparing pricing of similar venues Developing fully loaded cost for facility Acquiring estimates for removal of overhead doors, sound system, commercial stove, AC system Developing list of aesthetical improvements to center that may affect lighting, energy and electrical improvements Staff working on maintenance items Comparing contracts from other venues for</p>	

	<p>revisions to current contract Bring information at hand to Council in June for discussion and direction Councilman Lantzy discussed Community Center with Council on 6/6/16 Proposals for door removal, new air conditioning and ducting received and to be presented to City Council with funding through CIP Council approved funding on August 3, 2016 through CIP. Doors removed, new air conditioning installed. Awaiting install of duct work on September 12, 2016</p>	
<p>10. Training for Commissioners (Councilman Thompson)</p>	<p>Continuous/Ongoing Staff will advise Commissioners of training/seminars as information available Budget Training/Travel annually Councilman Thompson to attend TML Newly Elected Officials training August 18 Councilmen Thompson and Trial attended August 18, 2016 training</p>	

<p>11. Update Ordinances (Councilmen Thompson and Lantzy)</p>	<p>Cost for Codifying to be included in FY 2017 Budget Work with legal to develop plan for updating Identify ordinances to be updated Codifying of ordinances postponed due to budgetary constraints</p>	
<p>12. Assistant City Administrator (Mayor Knaus and Councilman Lantzy)</p>	<p>City Administrator to develop job description Include position in FY 2017 Budget Postponed due to budgetary constraints</p>	
<p>13. Code Compliance (Councilman Thompson)</p>	<p>City Council discussion on need for Code Compliance Officer Council objectives for Code Compliance Officer Obtain legal requirement for Code Compliance Officer Determine budgetary impact Place on Council agenda in June for discussion of above Possible inclusion in 2017 Budget Postponed due to budgetary constraints</p>	
<p>14. Quarterly Issues Town Hall Meeting (Councilman Lantzy)</p>	<p>Determine dates for Meetings</p>	
<p>15. Interface with Businesses (Councilman Trial)</p>	<p>Review Grapevine Policy with comments from legal Review website link</p>	

	with comments from from legal Placement of above on June/July agenda	
16. Freezing of Taxes for persons over 65 and/or disabled (Councilman Lantzy)	Placed on April agenda	Discussed in April Council Meeting –Awaiting Councilman Lantzy’s approval
17. Bat Cave Road widening (Councilman McCaw)	General briefing on future agenda	
Completed Items	Status	Completed Council Approval
1.City Concerns/Ideas (Councilman Thompson)	Review of existing process Communication with Council Process Improvement	Done Done-Monthly list of complaints/issues submitted to Council Done-Call to citizens in April/May Grapevine to submit qualifications for reengineering experience
2. Agenda Tracking (Mayor Knaus)	Short term – methodology developed and in use Long term – Determination to made if needed at later date	Done
3. Citizen Input to Budget (Councilman Lantzy)	Placed in Grapevine – contact your Councilman	Done
4. Training for Council members (Councilman Thompson)	List of recommended training developed and submitted to Council	Done
5. Grapevine and inserts policy (Councilman Thompson)	Policy sent to Councilman – per Councilman, no action required at this time	Done
Pending	Status	Completed

		Council Approval
1. Annual or semi-annual inspection of buildings and other City facilities (Councilman Trial)	To be implemented semi-annually	Implemented Monthly
2. Disaster recovery plan for City (Councilman Trial)	Discuss at future Council meeting to determine the scope of recovery plan	
3. Disaster recovery plan for Water Department (Councilman Trial)	Discuss at future Council meeting to determine the scope of recovery plan	
4. Complaint system process reengineering (Councilman Thompson)	Pending citizen volunteer response to determine next step June 2016 citizen volunteer Jessie Valdez met with Mayor and staff to begin review of and analyze process Review of process completed with Staff developing report for Public Works and Water Department employees	
5. Location of middle school (Councilman Arvidson and Councilman Trial)	Discussions have begun with CISD	
6. Interpretive Services for meetings (Councilman Thompson)	Identified source for various interpretive services Devices for hearing impaired could be part of sound system upgrade in Council room	
7. Video stream Council meetings (Councilman Trial)	Discuss with legal pros/cons Sound system in Council room can be planned for future streaming capabilities Requires additional technology upgrades and	

	equipment Budget impact	
8. Permit for feeding deer (Councilman Trial)	Discuss at future Council meeting	
9. Videos for website (Councilman Trial)	Maybe prepared by GRES or students to increase civic involvement	
10. Coffee with Mayor and Council (Councilman Trial)	Discuss at future Council meeting and determine dates	
11. Improve attendance at National Night Out Food trucks (Councilman Trial)	Discuss with Chief Eberhardt ways to improve attendance at event and having food trucks at event	
12. Business outreach by Council – walk businesses (Councilman Trial)	Discuss at future Council meeting	
13. Finish seating areas for Community Center (Councilman Trial)	Painting of benches can be accomplished by Public Works Future discussion if necessary when Community Center is discussed	Benches painted in May – Awaiting Councilman Trial's approval Done per Councilman Trial – 6/8/16
14. Solar screens for City Hall and Community Center (Councilman Trial)	Discuss during budgeting process	

2016 Rolling Agenda

September 7, 2016

Topics on Rolling Agenda: (21 days before mtg) 8/14/16
 Items Due to City Secretary: (15 days before mtg) 8/18/16
 Agenda locked @ 10am
 CAadm Final Approval: (14 days before meeting) 8/19/16
 Draft Agenda to Mayor/City Atty (12 days before mtg) 8/24/16
 Agenda posted on (6 days before meeting) 8/27/16

Red=City Council Purple=Quarry Commission
 Planning & Zoning =Green Water Commission= Blue

Sun	Mon	Tue	Wed	Thu	Fri	Sat
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	

Proclamations/Awards (Before Citizen Comment Period)

Consent Agenda

1. Minutes 8-5-16
2. Minutes 8-17-16
3. Minutes 8-29-16
4. Minutes 9-1-16
5. Financial Report
6. Staff Reports (Admin, Library, Public Works, Water, PD)

Public Hearings

Non-Consent Agenda

Ordinances and Resolutions and CIP presentation

1. CIP
 - CIP Project for 2013
 - a) Status report
 - CIP Project for 2015
 - a) Status report
 - b) Trinity Wells pumpage and infrastructure
 - CIP Project for 2016
 - a) Status report
 - b) Prioritization of additional projects
 - Water Master Plan
 - Sewer System Update (FM 2252)
2. Adopt 2016 Tax Rate
3. Tree Trimming Ordinance 107
4. Sign Policy
5. Hickory Bend Drainage

Commission Items

P&Z

1. Approval of The Woods sign
2. Appointment of Commissioners (Stocks, Bower and Owen)

Quarry

1. Appointment of Commissioners (Holly and Barucky-replace Morgan)

Water

1. Appointment of Commissioners (Ramirez, and Pitzen)
2. Request for water service by Gary Miller

Discussion

1. Future Agenda Items requested by City Council

Updates

1. City Attorney Update
 - a. Animal Ordinance
 - b. Sign Ordinance
 - c. Employee Personnel Policy
2. City Council Communications
 - a. Council Idea/Suggestions
 - b. Citizen/ Issue Process
3. Parks Committee (Trial)
4. Deer Management (Arvidson)
5. Oak Wilt
6. Rolling Agenda

Executive Session

Legal Counsel – concerning location for future High School in or near GR and impacts on GR

September 12, 2016
Joint Meeting with Quarry Commission

Approval of Blasting Permit

October 5, 2016

Topics on Rolling Agenda: (21 days before mtg) 9-14-16
 Items Due to City Secretary: (15 days before mtg) 9-20-16
 Agenda locked @ 10am
 CAadm Final Approval: (14 days before meeting) 9/21/16
 Draft Agenda to Mayor/City Atty (12 days before mtg) 9/23/16
 Agenda posted on (6 days before meeting) 9/29/16

Red=City Council Purple=Quarry Commission
 Planning & Zoning =Green Water Commission= Blue

Sun	Mon	Tues	Wed	Thur	Fri	Sat
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30	31					

Proclamations/Awards (Before Citizen Comment Period)

Consent Agenda

1. Minutes 9-7-16
2. Minutes 9-12-16
3. Financial Report
4. Staff Reports (Admin, Library, Public Works, Water, PD)

Public Hearings

Non-Consent Agenda

Ordinances and Resolutions and CIP presentation

1. CIP
 - CIP Project for 2013
 - Status report
 - CIP Project for 2015
 - Status report
 - Trinity Wells pumpage and infrastructure
 - CIP Project for 2016
 - Status report
 - Prioritization of additional projects
 - Water Master Plan
 - Sewer System Update (FM 2252)
2. Resolution -Official Paper for legal notices
- 3.

Commission Items

P&Z

Quarry

1. Jim Morgan's replacement

Water

1. Appoint Andre Bullard

Discussion

1. Future Agenda Items requested by City Council

Updates

7. City Attorney Update
 - a. Animal Ordinance
 - b. Sign Ordinance
 - c. Employee Personnel Policy
8. City Council Communications
 - a. Council Idea/Suggestions
 - b. Citizen/ Issue Process
9. Parks Committee (Trial)
10. Deer Management (Arvidson)
11. Oak Wilt
12. Rolling Agenda

Executive Session

PENDING FUTURE AGENDA ITEMS

- 1) Ball field repairs and timing.....*S. Steinmetz and S. Trial*
- 2) 2/2/16 Discussion of issues surrounding Bat Cave Road will be placed on future Council agenda...*J. McCaw*
- 3) Grapevine and Inserts policy.....*L. Thompson & Legal*
- 4) Website Link to businesses.....*Legal*
- 5) Ordinance update plan....*Legal & S. Goodwin*
- 6) Asst. City Administrator...*N. Cain*
- 7) 2017 Earth Day Proclamation...*N Knaus*

Items for further discussion before adding to list

State of City (January).....*N. Cain*