



City of Garden Ridge

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

AGENDA

SPECIAL CITY COUNCIL MEETING, AUGUST 26, 2015 AT 6:00 P.M.

The Garden Ridge City Council will meet in a special session on Wednesday, August 26, 2015 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 August 21, 2015 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. 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 3 and to three (3) minutes per citizen during Item 5.
- d) Citizen comments may be deferred to a specific Business Item set forth in Section 4, 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.*

4. Business Items

The City Council may discuss, consider and/or take possible action on the following items:

- a) Proposed 2015 Property Tax Rate
 - i. Public Hearing

- ii. Discussion on proposed tax rate
 - iii. Announce date, time and place for the City Council vote on the 2015 Tax Rate (Wednesday, September 2, 2015, 6:00 p.m., City Council Chambers, 9400 Municipal Parkway, Garden Ridge, Texas)
 - b) Water Revenue/Rate Increase:
 - i. Presentation
 - ii. Discussion
 - iii. Vote on water rate increase
 - c) Proposed 2016 Fiscal Year Budgets for the City of Garden Ridge General Fund, Water Fund, Interest & Sinking Fund and Capital Improvement Fund.
 - i. Discussion on proposed budgets
 - ii. Adjustments to proposed budgets
 - iii. Resolution 374 General Fund for the period of October 1, 2015 through September 30, 2016
 - iv. Resolution 375 Water Fund for the period of October 1, 2015 through September 30, 2016
 - v. Resolution 376 Interest and Sinking Fund for the period of October 1, 2015 through September 30, 2016
 - vi. Resolution 377 Capital Improvement Fund for the period of October 1, 2015 through September 30, 2016
 - vii. Motion to ratify the property tax increase of \$.3002 as reflected in the 2015 Budget (as shown in the General Fund and Interest and Sinking Fund Budgets) of the City of Garden Ridge
5. Citizen's Participation – Limit remarks to three (3) minutes per citizen
See "Rules for Citizen's Participation" under Item 3.
6. Executive Session
The City Council will recess its open meeting and reconvene in Executive Session
- a) Pursuant to Texas Government Code 552.071 (Consultation with Attorney) and 552.074 (Personnel Matters), to deliberate the evaluation and duties of the City Administrator and to seek and receive legal advice on related legal issues
 - b) Pursuant to Texas Government Code Chapter 551.071 (Consultation with Attorney) to seek and receive legal advice regarding the duties of the Mayor, City Council and City Commissions
7. Business Items (continued)
The City Council will reconvene into Regular Session upon conclusion of the Executive Session and may recall any item posted for Executive Session for action, as necessary
8. 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:

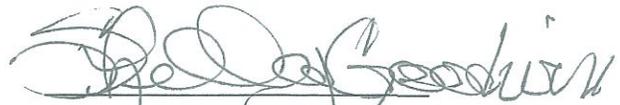
The City Council may vote and/or act upon any item within this Agenda. The Council reserves the right to retire into executive session concerning any of the items listed on this Agenda, pursuant to and in accordance with Texas Government Code Section 551.071, to seek the advice of its attorney about 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, TRMC
City Secretary

This is to certify that I, Shelley Goodwin, posted this Agenda at 4:35 p.m. on August 19, 2015 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 of Garden Ridge

PROPOSED 2016 BUDGET

August 2015

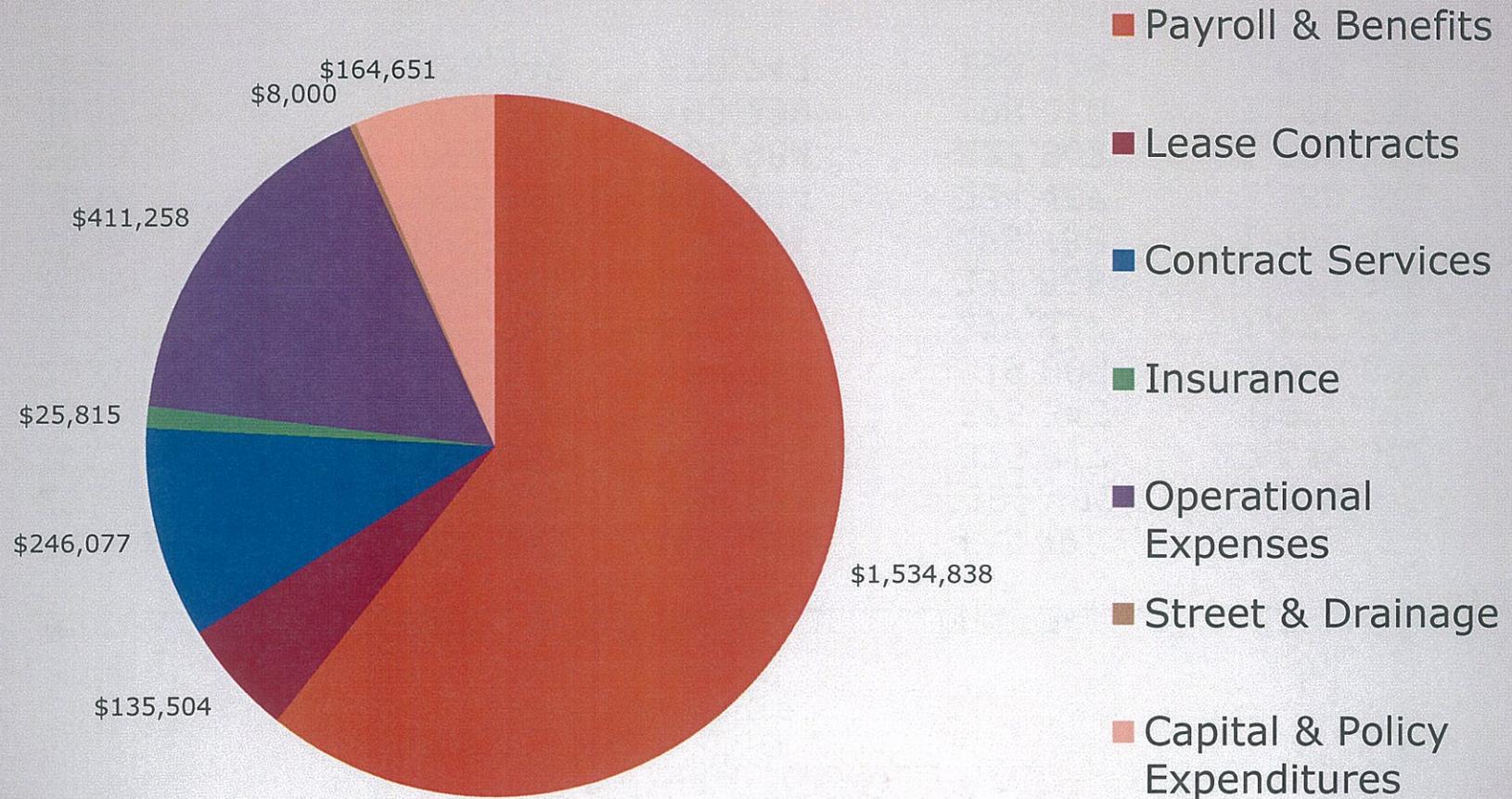
BUDGET OBJECTIVES/ASSUMPTIONS

- Continue to enhance service to citizens
- Update planning studies to insure thoughtful growth and development (Comprehensive Land Use Master Plan, Street Master Plan, Water Master Plan)
- 2% Overall staff salary increase
- Continue staffing in key areas in response to citizen expectations
- Incorporate City Council and staff funding requests
- Continue to allocate shared personnel overhead costs between the City and Water Department (City Secretary)
- Continue to improve and enhance financial analysis and communication with citizens
- Increase fees for Community Center and parks
- Secure long term water supply and water independence
- Engage the services of a Quarry Consultant
- Continue Capital Improvement Projects consisting of securing additional water from the Trinity aquifer; add additional necessary water system infrastructure, water line replacement, drainage improvements, street improvements, curbing, Community Center and parks improvements

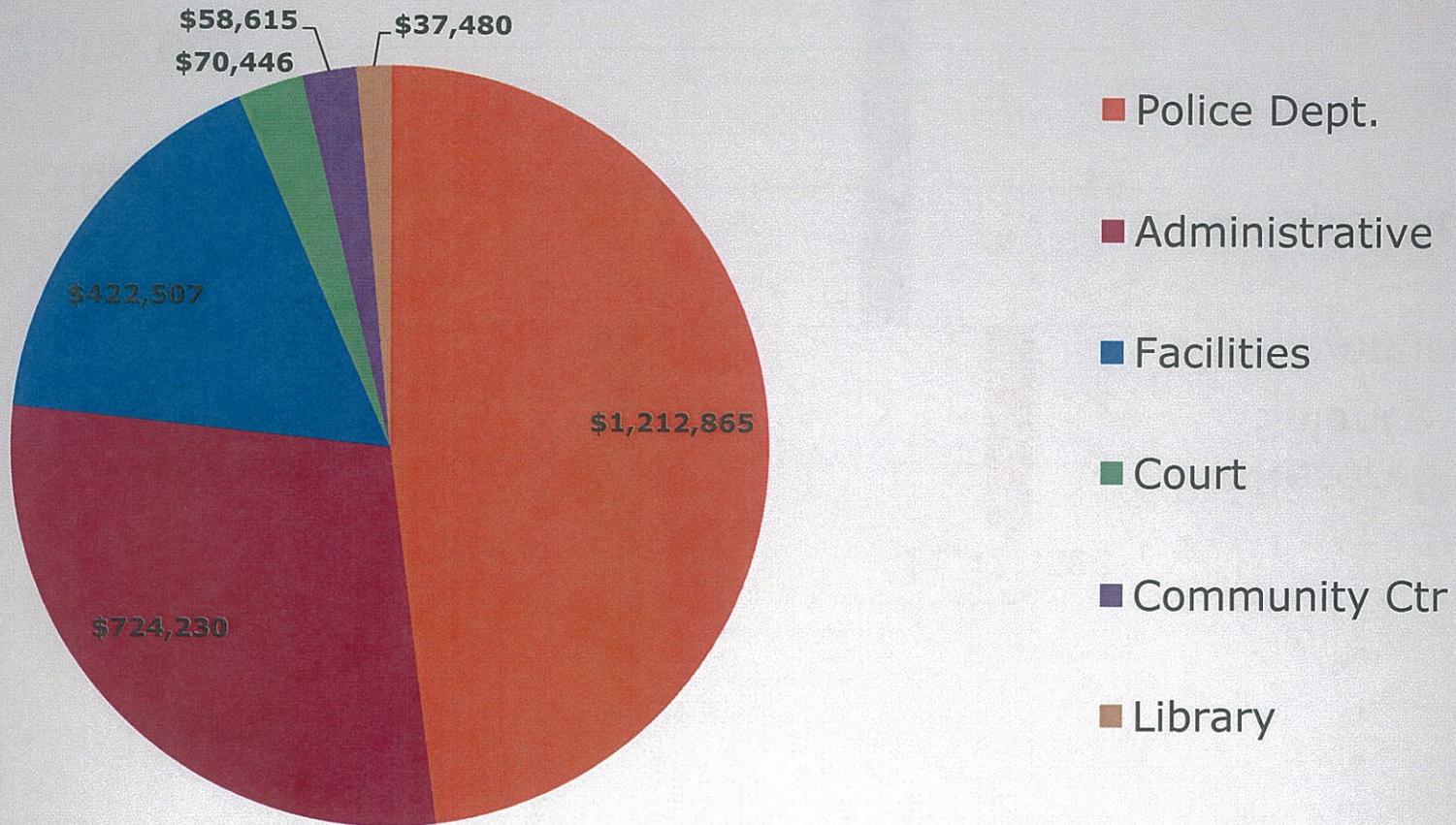
**CITY OF GARDEN RIDGE, TEXAS
TAX REVENUE BY SOURCE – GOVERNMENTAL FUNDS
LAST ELEVEN FISCAL YEARS**

Fiscal Year	Property	Sales & Use	Franchise	Total Revenue
• Proposed 2015	1,687,962	202,200	473,492	2,362,654
• 2014	1,623,529	185,568	399,499	2,208,596
• 2013	1,593,954	225,031	325,817	2,144,802
• 2012	1,490,260	161,559	325,346	1,977,165
• 2011	1,472,579	162,254	319,006	1,953,839
• 2010	1,435,965	142,799	297,837	1,876,601
• 2009	1,135,056	148,462	291,868	1,575,386
• 2008	1,025,592	188,051	285,788	1,499,431
• 2007	899,362	216,844	234,467	1,350,673
• 2006	794,926	262,984	222,802	1,280,712
• 2005	704,722	193,299	198,210	1,096,231
• 2004	633,949	170,742	198,529	1,003,220

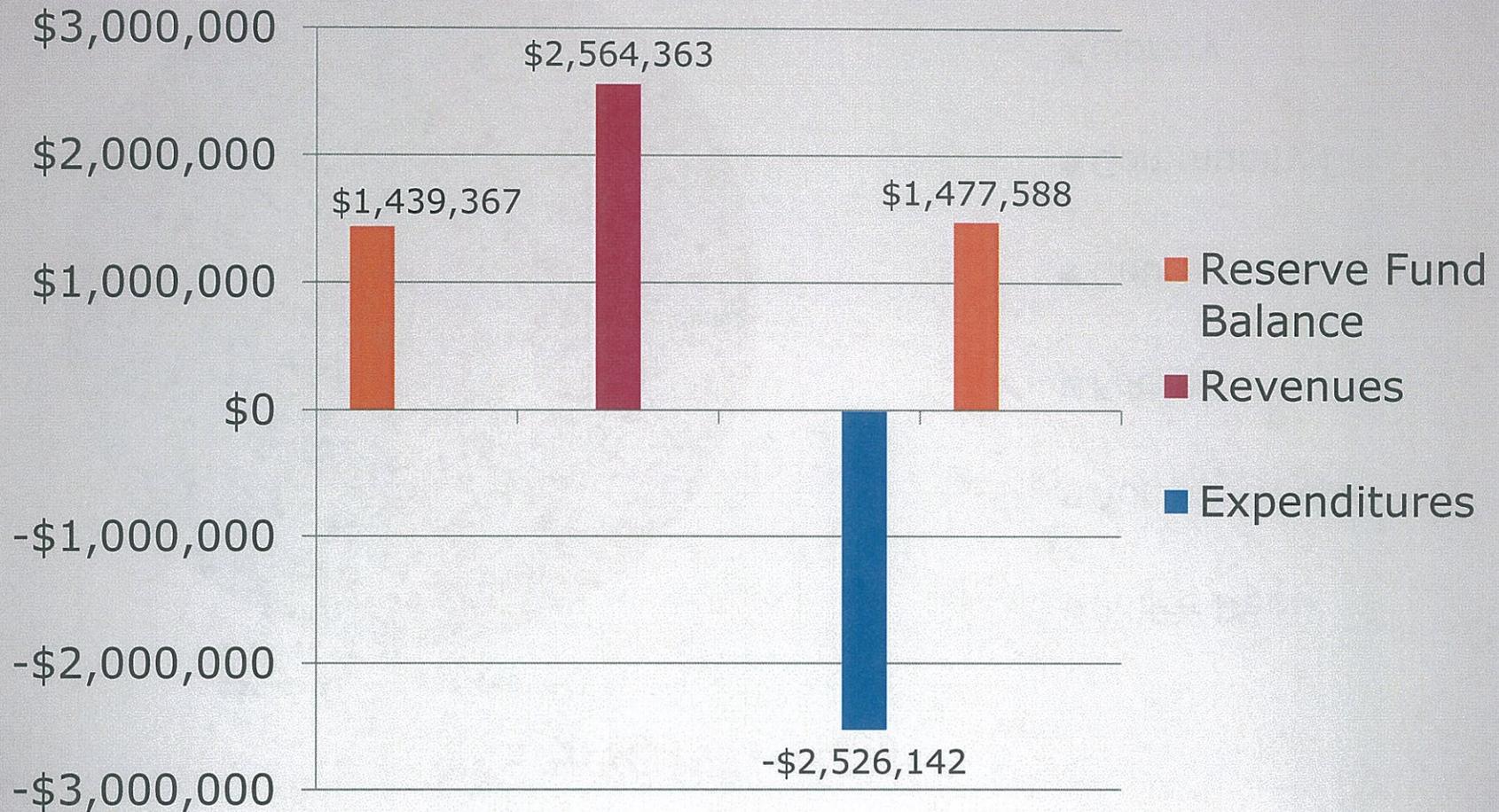
Uses of Funds by Type General Fund



Uses of Funds by Department General Fund



Changes in Reserve Fund Balance General Fund



CITY OF GARDEN RIDGE, TEXAS

PROPERTY TAX RATES

Fiscal Year	Basic Rate	Debt Service	Total
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 2015 TAX RATE

2013 PROPERTY TAX RATES GARDEN RIDGE AND AREA CITIES

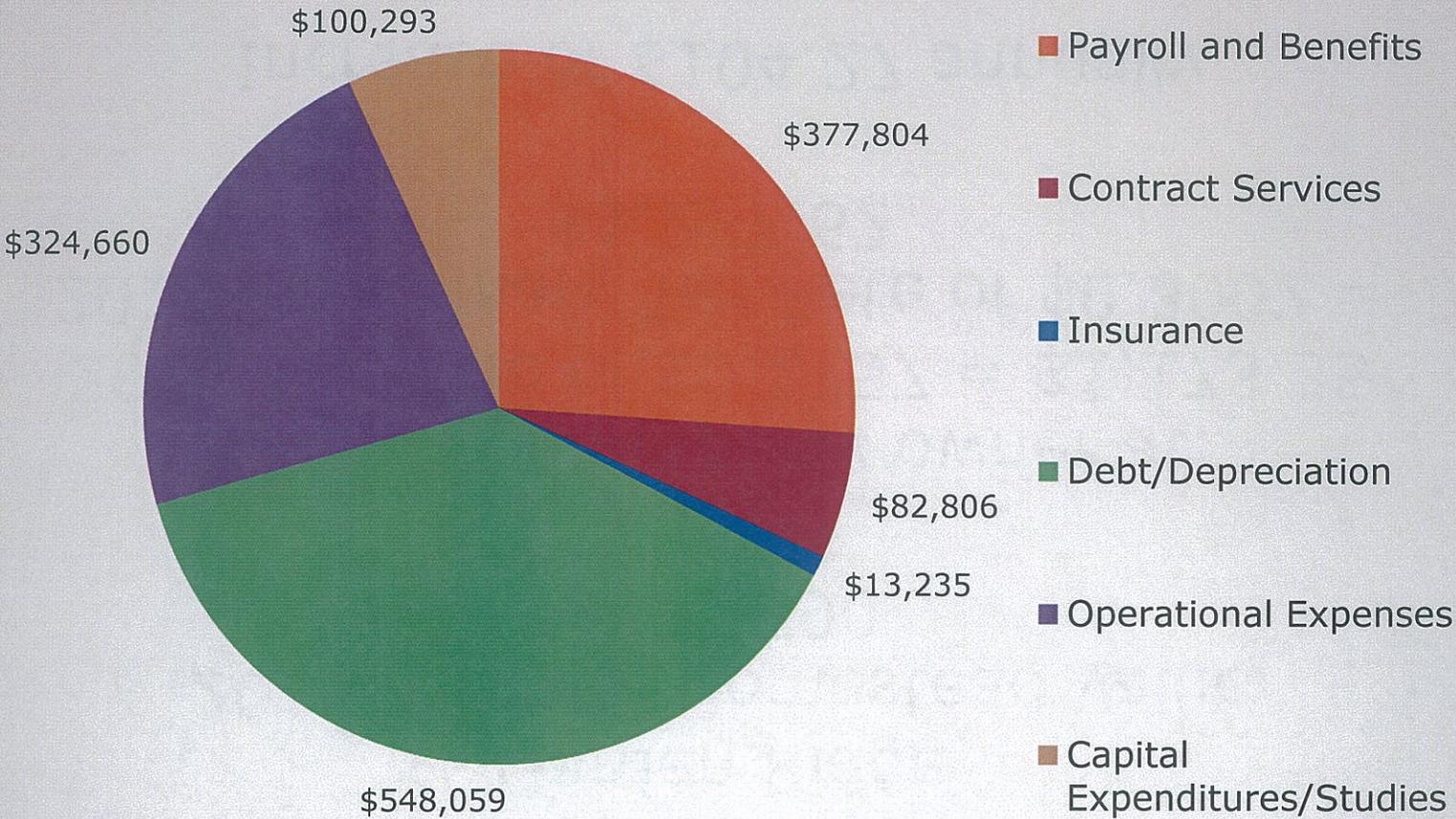
Bulverde	\$0.1357
Selma	\$0.2223
Fair Oaks	\$0.266300
Garden Ridge – proposed	\$0.3002
Garden Ridge - current	\$0.2757
Shavano Park	\$0.3096
Windcrest	\$0.415231
Cibolo	\$0.4454
Schertz	\$0.497400
New Braunfels	\$0.49823
Live Oak	\$0.5100
Universal City	\$0.564092
San Antonio	\$0.56569
Converse	\$0.5856
Kirby	\$0.729376

Garden Ridge
2015 Average Homestead Value
\$425,590

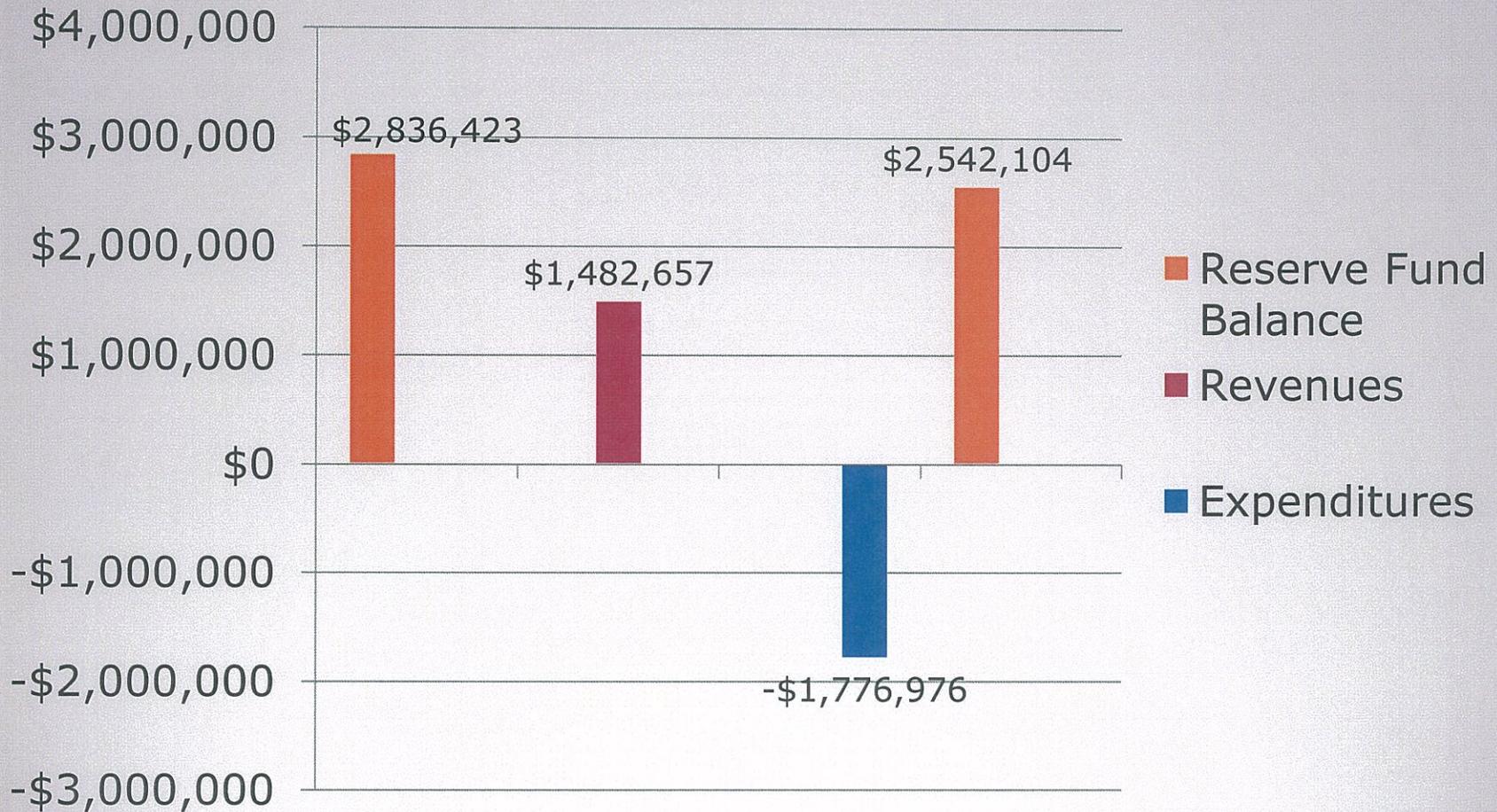
Impact on property owner at:
2014 Tax Rate of \$0.2757 = \$1,173.35
2014 Preliminary Tax Rate of \$0.3002 =
\$1,277.62

Increase of \$104.27 annually

Uses of Funds by Type Water Fund



Changes in Reserve Fund Balance Water Fund



THE NEED FOR ADDITIONAL WATER REVENUES

Presentation to
City Council
August 26,
2015

REASONS FOR THE NEED FOR ADDITIONAL WATER REVENUES

- Fully recover the cost of Edwards Aquifer Authority fees
- Insure a diversified, long term water supply for our citizens that is managed directly by the City
- Upgrade water lines
- Enhance leak analysis and detection
- Fund ongoing system operations
- Maintain operating reserves

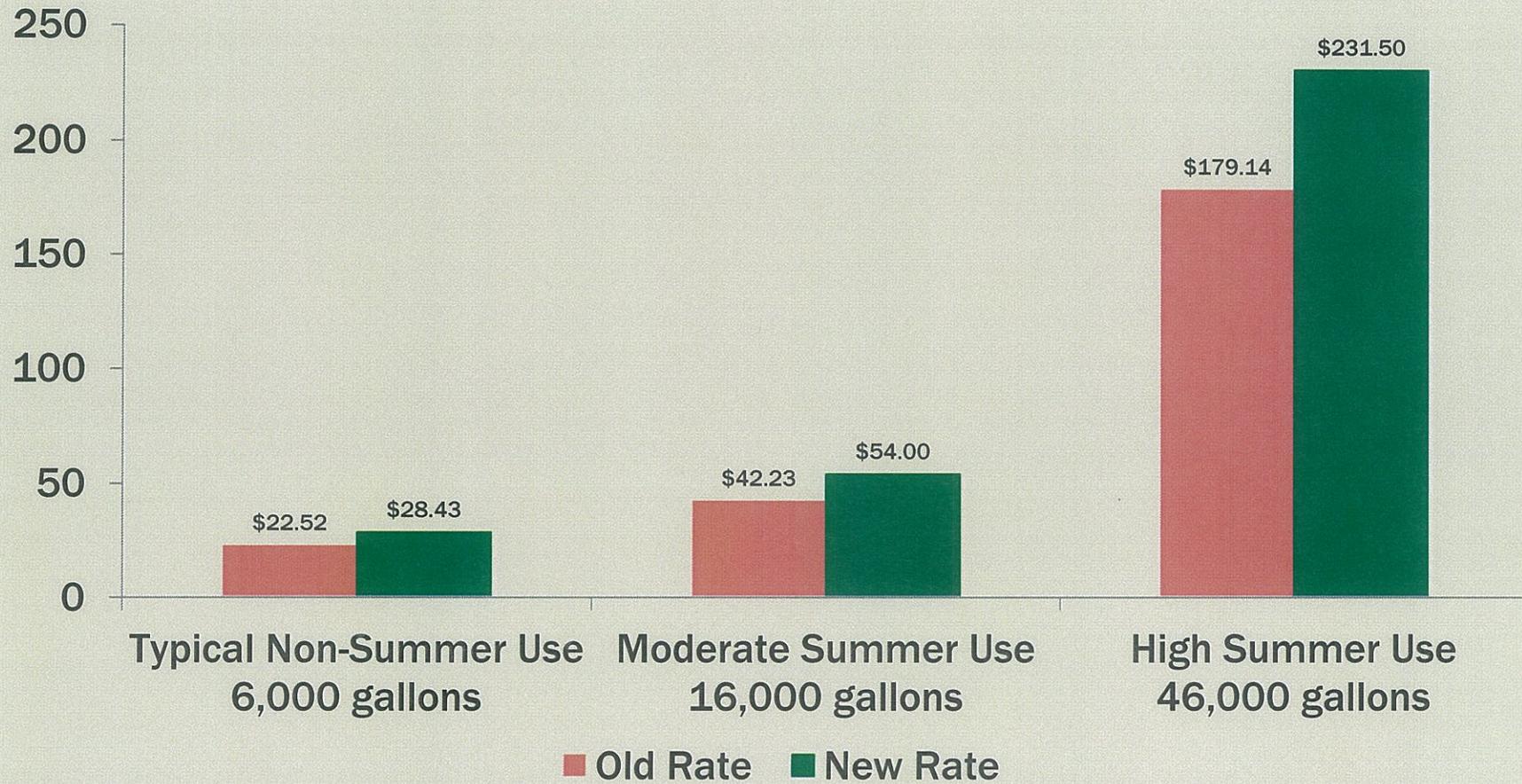
EDWARDS AQUIFER FEES

- City is charged \$84 per acre feet by the Edwards Aquifer Authority for program and management fees based upon total Edwards rights of 654.89 acre feet
- The existing \$2.67 per customer fee was developed many years ago
 - When monies were rebated to the City for unpumped water
 - Before some minor leases were acquired
 - Before developers were required to bring in additional Edwards water rights
- Rate no longer fully recovers costs
- To bring recoveries to cost requires a \$.36 per customer increase
- This is a separate line item on customer's bills

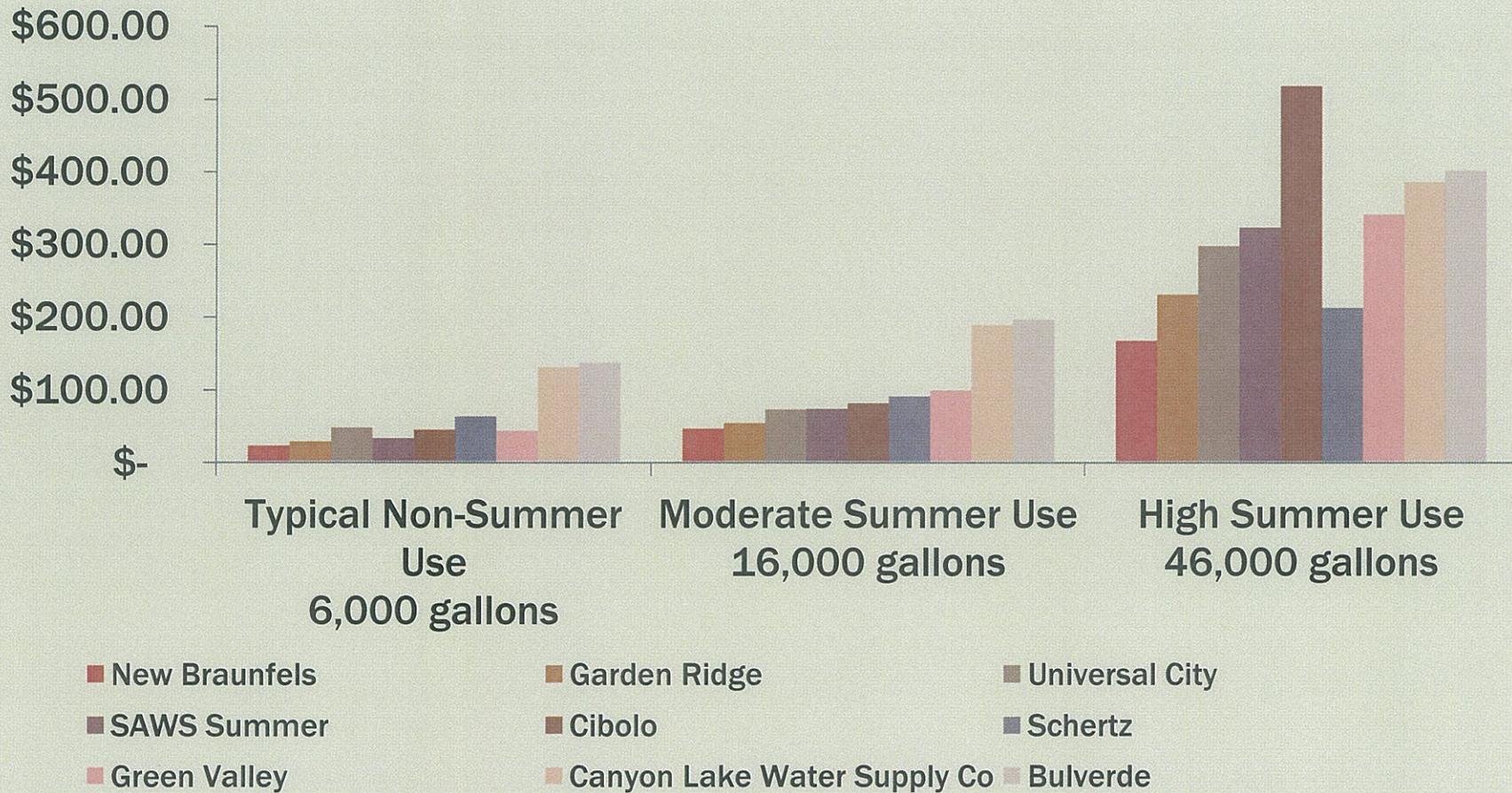
WATER RATE INCREASE

- Per the budget and financial plan, \$215,937 in additional water revenue is needed to
 - Fund the construction of a new Trinity Well site and connect it to the system
 - Eliminate the need for costly short term water leases to meet customer requirements
 - Allow for as-needed maintenance of existing well facilities with little impact to customers
 - Create long term water independence for the City
 - Upgrade water lines to bring them up to current standards
 - Enhance leak analysis and detection through replacement of mechanical water meters with electronic water meters
 - Fund ongoing system operations and maintain operating reserves

65% OF THE BILLS WILL INCREASE LESS THAN \$10 PER MONTH



MOST BILLS WILL STILL BE LOWER THAN SURROUNDING CITIES AND UTILITIES



NEXT STEPS

- August 26 - Receive Council approval of rate form and authorization to modify Ordinance 54 in accordance with the rate design
- September 2 - Receive Council approval of Ordinance 54
- October 1 - Include revenue increase information in October Grapevine
- On or about October 23 - Begin billing under new rate with meter readings
- On or about December 1 - First billing with new rates received by customers – for Oct-Nov water usage

RESOLUTION 374-092015

A RESOLUTION APPROVING FISCAL YEAR 2016 BUDGET
FOR THE CITY OF GARDEN RIDGE GENERAL FUND
FOR THE PERIOD OF OCTOBER 1, 2015
THROUGH SEPTEMBER 30, 2016

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GARDEN RIDGE, TEXAS:

THAT; the City Council of the City of Garden Ridge, Texas does hereby approve the Fiscal Year 2016 Budget for the City of Garden Ridge General Fund for the period ending September 30, 2016.

The attached Exhibit A is the detail of the General Fund Fiscal Year 2016 Budget for the period of October 1, 2015 through September 30, 2016.

PASSED and APPROVED this 26TH day of August, 2015.

Nadine L. Knaus
Mayor

ATTEST:

Shelley Goodwin, TRMC
City Secretary

RESOLUTION 375-092015

A RESOLUTION APPROVING FISCAL YEAR 2016 BUDGET
FOR THE CITY OF GARDEN RIDGE WATER FUND
FOR THE PERIOD OF OCTOBER 1, 2015
THROUGH SEPTEMBER 30, 2016

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GARDEN RIDGE, TEXAS:

THAT; the City Council of the City of Garden Ridge, Texas does hereby approve the Fiscal Year 2016 Budget for the City of Garden Ridge Water Fund for the period ending September 30, 2016.

The attached Exhibit A is the detail of the Water Fund Fiscal Year 2016 Budget for the period of October 1, 2015 through September 30, 2016.

PASSED and APPROVED this 26TH day of August, 2015.

Nadine L. Knaus
Mayor

ATTEST:

Shelley Goodwin, TRMC
City Secretary

RESOLUTION 376-092015

A RESOLUTION APPROVING FISCAL YEAR 2016 BUDGET
FOR THE CITY OF GARDEN RIDGE INTEREST AND SINKING FUND
FOR THE PERIOD OF OCTOBER 1, 2015
THROUGH SEPTEMBER 30, 2016

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GARDEN RIDGE, TEXAS:

THAT; the City Council of the City of Garden Ridge, Texas does hereby approve the Fiscal Year 2016 Budget for the City of Garden Ridge Interest and Sinking Fund for the period ending September 30, 2016.

The attached Exhibit A is the detail of the Interest and Sinking Fund Fiscal Year 2016 Budget for the period of October 1, 2015 through September 30, 2016.

PASSED and APPROVED this 26TH day of August, 2015.

Nadine L. Knaus
Mayor

ATTEST:

Shelley Goodwin, TRMC
City Secretary

RESOLUTION 377-092015

A RESOLUTION APPROVING FISCAL YEAR 2015 BUDGET
FOR THE CITY OF GARDEN RIDGE CAPITAL IMPROVEMENT FUND
FOR THE PERIOD OF OCTOBER 1, 2015
THROUGH SEPTEMBER 30, 2016

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GARDEN RIDGE, TEXAS:

THAT; the City Council of the City of Garden Ridge, Texas does hereby approve the Fiscal Year 2016 Budget for the City of Garden Ridge Capital Improvement Fund for the period ending September 30, 2016.

The attached Exhibit A is the detail of the Capital Improvement Fund Fiscal Year 2016 Budget for the period of October 1, 2015 through September 30, 2016.

PASSED and APPROVED this 26TH day of August, 2015.

Nadine L. Knaus
Mayor

ATTEST:

Shelley Goodwin, TRMC
City Secretary