

CITY OF LAKEWAY
CITY COUNCIL MEETING
Action minutes of Regular Session
Monday, October 16, 2017 at 6:30 p.m.
Lakeway City Hall, 1102 Lohmans Crossing Road, Lakeway, Texas

AGENDA

1. **Establish Quorum and Call to Order** – Present: Mayor Bain, Councilmember Bertram, Councilmember Hennagin, Councilmember Haley, Councilmember Powell and Councilmember Trecker. Absent: Mayor Pro Tem Massa.

2. **Pledge of Allegiance.**

Mayor Bain moved item 13. (see item 13 below)

3. **Financial Report.**

- Staff report by David P. DeOme, City Treasurer.

4. **Special Use Permit – Short Term Rental:** A request from LHS Plaza, LLC, owners of the property located at 112 Marina View Way (Villas at Rough Hollow South Shore Amended, Lot 7) for renewal of a Special Use Permit to allow for a short-term rental use to continue at this location.

- Staff report by Building & Development Services Director Ray Miller.
- Citizens participation –Louis Mastraugelo, inquired about number of permits issued. Tiffany McMillan, stated complaints should be taken into consideration along with neighboring objections when considering approvals.
- Council discussion/action – Councilmember Haley moved to table the item until the November city council meeting and extend the permit expiration date by one month. Councilmember Bertram seconded and the motion passed unanimously.

5. **Final Plat: Lakeway Highlands Phase 2, Section 6:** A request from Carlson, Brigance and Doering, the agent for the owner of approximately 33.7 acres of land located northeast of Highlands Boulevard along Baldovino Skyway, for approval of a Final Plat to be known as Lakeway Highlands Phase 2 Section 6.

- Staff report by Building & Development Services Director Ray Miller.
- Citizens participation – No one spoke.
- Council discussion/action – Councilmember Powell moved to approve the final plat. Councilmember Trecker seconded and the motion passed unanimously.

6. **Final Plat – Lakeway Police Facility:** A request from Malone Wheeler, Inc., the agent for the owners of approximately 9.11 acres of land located north of Lohmans Crossing Road and situated on the west and east sides of Yaupon Creek for approval of a Final Plat to be known as Lakeway Police Facility.

- Staff report by Building & Development Services Director Ray Miller.
- Citizens participation – No one spoke.
- Council discussion/action – Councilmember Bertram moved to consider the ordinance approving the final plat. Councilmember Haley seconded and the motion passed unanimously. Councilmember Bertram restated the motion to approve the ordinance approving the final plat. Councilmember Haley accepted the friendly amendment and the motion passed unanimously.

7. **Special Use Permit – Lakeway Psychiatry & Behavioral Health:** A request from Lakeway Psychiatry and Behavioral Health, PLLC, the owner of property located at 1205 Ranch Road 620 for approval of a Special Use Permit to allow a Psychiatric Medical Clinic to be operated at this location.

- Staff report by Building & Development Services Director Ray Miller.
- Citizens participation – Tiffany McMillan, inquired if notice is sent to neighbors.
- Council discussion/action – Councilmember Hennagin moved to approve a special use permit Lakeway Psychiatry and Behavioral Health, PLLC, the owner of property located at 1205 Ranch Road 620. Councilmember Haley seconded and the motion passed unanimously.

8. **Special Use Permit – Short Term Rental:** A request from Stephanie McIntyre the owner of the property located at 1300 Sparrow Lane (Cardinal Hills Subdivision Unit III, Lot 18) for a Special Use Perm -it to allow for a short-term rental use at this location.

- Staff report by Building & Development Services Director Ray Miller.
- Citizens participation – No one spoke.
- Council discussion/action – Councilmember Trecker moved to approve the special use permit to for short term rental at 1300 Sparrow Lane. Councilmember Hennagin seconded and the motion passed unanimously.

9. **Special Use Permit – Short Term Rental:** A request from Turnkey Vacation Rentals representing the owners of the property located at 304 Seawind (Seawind III Subdivision, Lot 3278) for a Special Use Permit to allow for a short-term rental use at this location.

- Staff report by Building & Development Services Director Ray Miller.
- Citizens participation – Julie Haynes, stated there are many rentals in this area. Brandy Boswell, Turnkey Rentals, property management, stated they are familiar with the city’s ordinance, sound monitors have been installed inside and outside the home as well as software attached the doorbell to monitor the number of guests entering the home.
- Council discussion/action – Councilmember Trecker moved to approve the special use permit for short term rental at 304 Seawind. Councilmember Powell seconded and the motion passed unanimously.

10. **Special Use Permit – Short Term Rental:** A request from Ashley Ettenson the

owner of the property located at 208 Meadowlark South (Cardinal Hills Subdivision Unit II, Lot 16) for a Special Use Permit to allow for a short-term rental use at this location 208 Meadowlark Street South.

- Staff report by Building & Development Services Director Ray Miller.
- Citizens participation – No one spoke.
- Council discussion/action – Councilmember Hennagin moved to approve the ordinance approving the special use permit for short term rental at 208 Meadowlark South. Councilmember Bertram seconded and the motion passed unanimously.

11. **An Ordinance** Amending Chapter 1, Article 1.04 of the Lakeway Municipal Code, Records Management Ordinance.

- Staff report by City Secretary Jo Ann Touchstone.
- Citizens participation – No one spoke.
- Council discussion/action – Councilmember Trecker moved to approve the ordinance Amending Chapter 1, Article 1.04 of the Lakeway Municipal Code, Records Management Ordinance. Councilmember Haley seconded and the motion passed unanimously.

12. **Award Contract: Commissioning Agent.** Request for Qualifications for New Construction Commissioning Services. Award contract to the successful firm and authorize the City Manager to execute a contract.

- Staff report by City Manager Steve Jones.
- Citizens participation – Gil Johnson, inquires whether or not the architect could be responsible for these items.
- Council discussion/action- Councilmember Hennagin moved to approve the award of the contract to Alderson and Associates. Councilmember Trecker seconded and the motion passed unanimously.

Mayor Bain called for executive session. Convened to executive session at 7:52 p.m. Those present: Mayor Bain, Councilmember Bertram, Councilmember Haley, Councilmember Hennagin, Councilmember Powell, Councilmember Trecker and City Manager Steve Jones. Reconvened to regular session at 8:42 p.m. No action was taken during executive session.

13. **Discuss and consider** purchasing approximately 20 or more acres of land generally located between RM 620 and Lohmans Crossing for use as public parkland.

14. **Citizens Participation** – Rita Cross, CAFA, spoke regarding city's deer management program. Julie Martenson, resident, spoke regarding city's deer management program. Louis Mastraugelo, resident, spoke regarding development.

CONSENT AGENDA: All items may be approved by one Council vote. Members of the Council may pull items from the consent agenda for discussion.

15. **Approve Minutes:** Special Council Meeting of September 18, 2017.
16. **Approve Minutes:** Regular Council Meeting of September 18, 2017.
17. **Approve Quarterly Investment Report:** Investment report for quarter ended September 30, fiscal year 2017, submitted by Julie Oakley, Assistant City Manager.
18. **Approve** Fiscal Year 2017 Budget Amendment # 3.
19. **Approve a resolution** of the city of Lakeway Approving the Hazard Mitigation Plan Update
20. **Approve a resolution** of the city of Lakeway, Texas approving submission of the grant application for the Rifle Resistant Body Armor Vest Program to the Office of the Governor.
21. **Approve Interlocal Agreement:** Interlocal Agreement between the City of Lakeway and Capital Area Emergency Communications District for public safety answering point maintenance, equipment and training.

Councilmember Haley Moved to approve the consent agenda. Councilmember Hennagin seconded and the motion passed unanimously.

END CONSENT AGENDA

22. **Adjourn** – Meeting adjourned at 8:43 p.m.

Signed this the 22nd day of ^{November just} October, 2017.



Joe D. Bain, Jr., Mayor



Jo Ann Touchstone, City Secretary

