

PUBLIC HEARING

**Final Public Hearing for the
CDBG Contract #CDV21-0456 Generator Project
at the Main Lift Station**

**Janell Foster
Langford Community Management Services**

PUBLIC HEARING NOTICE

The City of Blanco received a Texas Community Development Block Grant (TxCDBG) Program grant, CDV21-0456, from the Texas Department of Agriculture for the installation of a generator project. A public hearing has been called for 6:00 p.m. on June 11th, 2024 at the Byars Building, 308 Pecan Street, Blanco, TX 78606 to review the program performance of the activities completed under this grant which will include an explanation of the actual use of the Texas Community Development Block Grant Program funds and invite comments.

La Ciudad de Blanco recibió una subvención del Programa de Subvención en Bloque para el Desarrollo Comunitario de Texas (TxCDBG, por sus siglas en inglés), CDV21-0456, del Departamento de Agricultura de Texas para la instalación de un proyecto de generador. Se ha convocado una audiencia pública para las 6:00 p.m. del 11 de junio de 2024 en el Byars Building, 308 Pecan Street, Blanco, TX 78606 para revisar el desempeño del programa de las actividades completadas bajo esta subvención, que incluirá una explicación del uso real de los fondos del Programa de Subvenciones en Bloque para el Desarrollo Comunitario de Texas e invitará a comentarios.

For further information or assistance contact Laurie Cassidy (830) 833-4525

Para obtener mas informacion o asistencia, comuniquese con Laurie Cassidy al (830) 833-4525

PROCLAMATION 1

FLAG DAY AND WEEK PROCLAMATION

WHEREAS, the Second Continental Congress adopted the American Flag on June 14, 1777; and

WHEREAS, June 14, 2024, marks 247 years of displaying our American Flag; and

WHEREAS, it is fitting and proper to officially recognize “Old Glory” as a symbol of hope, inspiration, and pride for the people of the United States and around the world; and

WHEREAS, in order to commemorate the adoption of our flag, on August 3, 1949, the Congress, by joint resolution, designated June 14 of each year as “Flag Day” and requested that the President issue an annual proclamation designating the week in which June 14 occurs as “National Flag Week” and call upon citizens of the United States to display the flag during that week; and

NOW, THEREFORE, I, Mike Arnold, by the power vested in me as Mayor of the City of Blanco, and on behalf of the City Council and Citizens of Blanco, do hereby proclaim the week of June 9-15, 2024, as

“NATIONAL FLAG WEEK”

in the City of Blanco, Texas and ask our citizens to reaffirm the ideals of our County by displaying our American Flag at their homes and throughout the Country.

**Given under my hand and seal this ____ day
of June 2024**

Mike Arnold, Mayor

PROCLAMATION 2

PROCLAMATION

CITY OF BLANCO

Proclamation honoring Blanco residents Sheryl Smith-Rodgers and James Hearn for their work to preserve and promote Texas wildlife habitats.

Whereas Blanco resident and Texas Master Naturalist Sheryl Smith-Rodgers and husband James Hearn have transformed their one acre on 9th Street into a Texas native plant garden and an adjoining former vacant lot into The Meadow.

Whereas Sheryl has blogged about their yard since 2008 at “Window on a Texas Wildscape.” She’s worked especially hard to preserve and conserve native plant species in their neighborhood.

Whereas Sheryl has catalogued more than 1,360 species so far of plants, animals and other organisms on their property.

Whereas Sheryl and James welcome Blanco students, garden clubs and other groups to appreciate and learn about the habitat.

Whereas their property is certified as a Texas Wildscape Wildlife Habitat Demonstration site (TPWD), National Wildlife Federation Wildlife Habitat, Monarch Waystation and North American Butterfly Association Butterfly Garden.

Whereas they have dedicated much of their lives to promoting conservation, education and wise stewardship.

NOW THEREFORE, I Mike Arnold hereby proclaim thanks and appreciation of a grateful City for their tireless work to preserve our native species and make Blanco a more beautiful, neighborly and environmentally responsible community.

IN TESTIMONY WHEREOF, I have hereunto set my hand and caused to be affixed the Seal of the City of Blanco, Texas, this the _____ day of June 2024.

Mike Arnold, Mayor

ATTEST:

Laurie Cassidy, City Secretary

PRESENTATION 1



Update for: Blanco City Council

History:

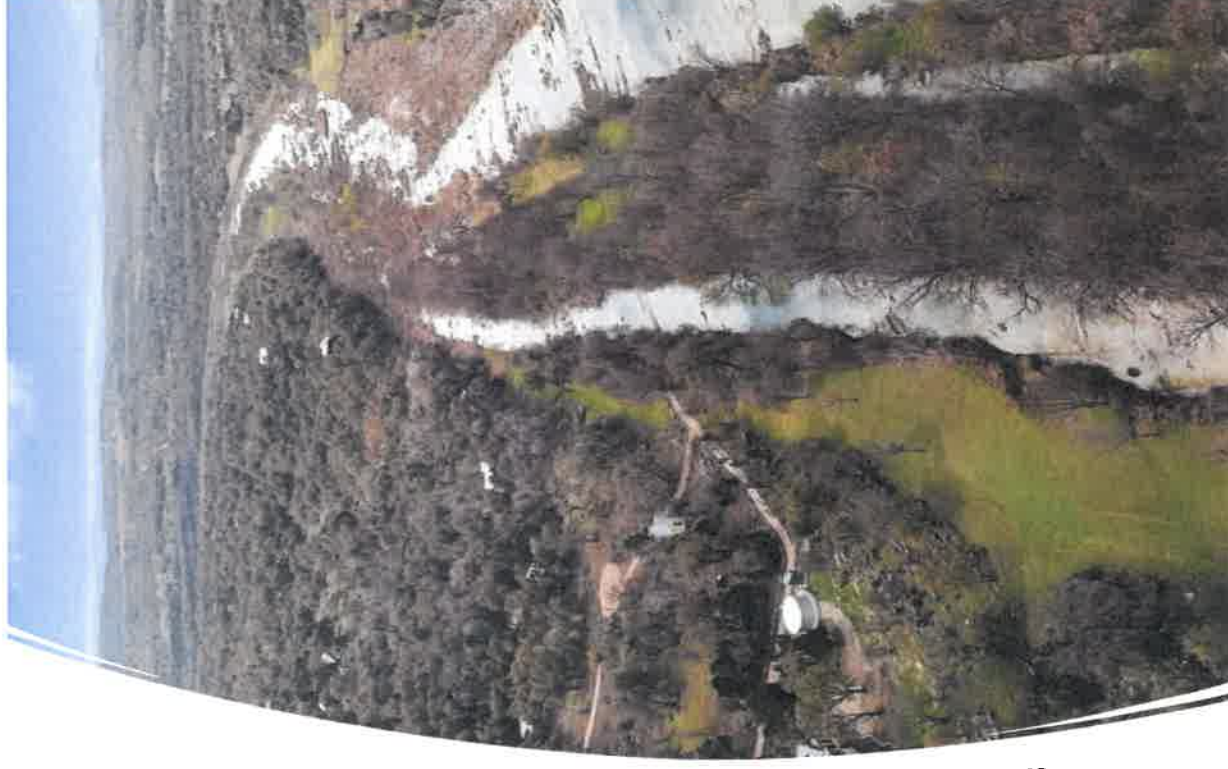
- BCCI formed in 2/2023. 501.C.3
- Inception: Grass-roots meeting 9/2022;
- Concern with Highway 281 expansion and BC growth
- Top community issues:
 - Ground and Surface Water Conservation,
 - Landscape and Wildlife Conservation,
 - Night Sky Preservation, and
 - Rural Character and History Preservation

Status:

- Over 200 on email list
- Quarterly meetings on conservation topics at Gem of the Hills
- Monthly newsletter on topics of interest
- Developed Best Practices for Developers and Landowners

Next Steps:

- BCCI website live by summer; information portal, Best Practices
- Engage with local government officials, developers and others to share Best Practices
- Blanco County Runs on Water poster team, participation at local fairs



Blanco County Conservation Initiative

Best Practices for Developments and Landowners in Blanco County

Why Best Practices

Significant development is occurring in Blanco County and across the Hill Country, as the region is recognized as one of the top areas to live and visit in Texas. Without thoughtful planning, development has the potential to adversely impact the natural infrastructure of the Hill Country that makes it such a desirable area, including our dark night skies, water availability, natural landscape, native animals and vegetation, and rural character. Growth and wine tourism, with increasing demands on water supply, could also threaten the viability of existing farms and rangeland.

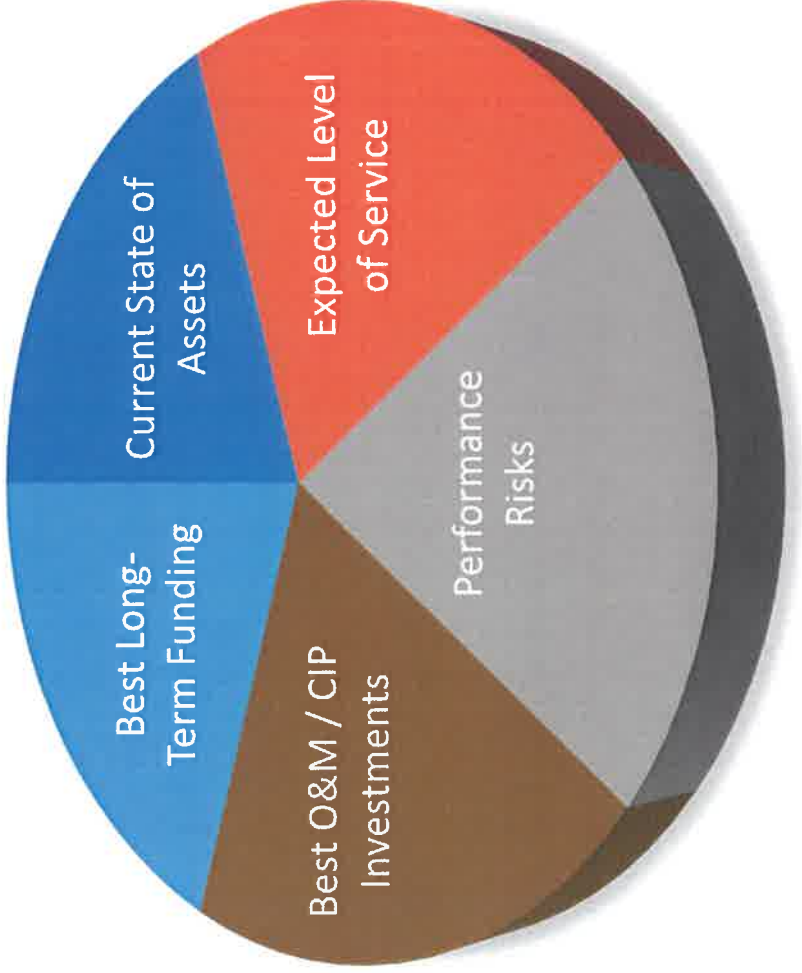
Best Practices for Developments and Landowners in Blanco County were developed by BCCI in response to a grass roots effort by over 200 people concerned about the effects of developments on Blanco County. The top concerns were prioritized into four subcategories: Ground and Surface Water Conservation, Landscape and Wildlife Conservation, Night Sky Preservation, and Preservation of Agricultural Production and Protection of Rural Character and History. BCCI then surveyed existing literature on approaches to address these concerns. The best practices summarize practical approaches that can be used to successfully address the concerns. They contain brief summaries of key issues that should be considered during planning along with links to more detailed resources that can be used to create actionable plans.

These best practices are intended to be evergreen. We will update them as new information becomes available and to reflect community feedback. Please consider adopting these best practices, as appropriate, for your own property and as you interact with developers, government officials and conservation organizations.

How to Use the Best Practices:

- Developers should be encouraged to adopt the best practices in any development plans.
- POA's should implement some of the best practices, such as allowing rainwater harvesting and requiring dark-sky-compliant lighting, into deed restrictions, covenants and by laws.
- Landowners can adopt best practices in their land management plans.
- Government officials can encourage adoption of the best practices throughout Blanco County and where appropriate, reference best practices in County/City resolutions, ordinances, and development rules.

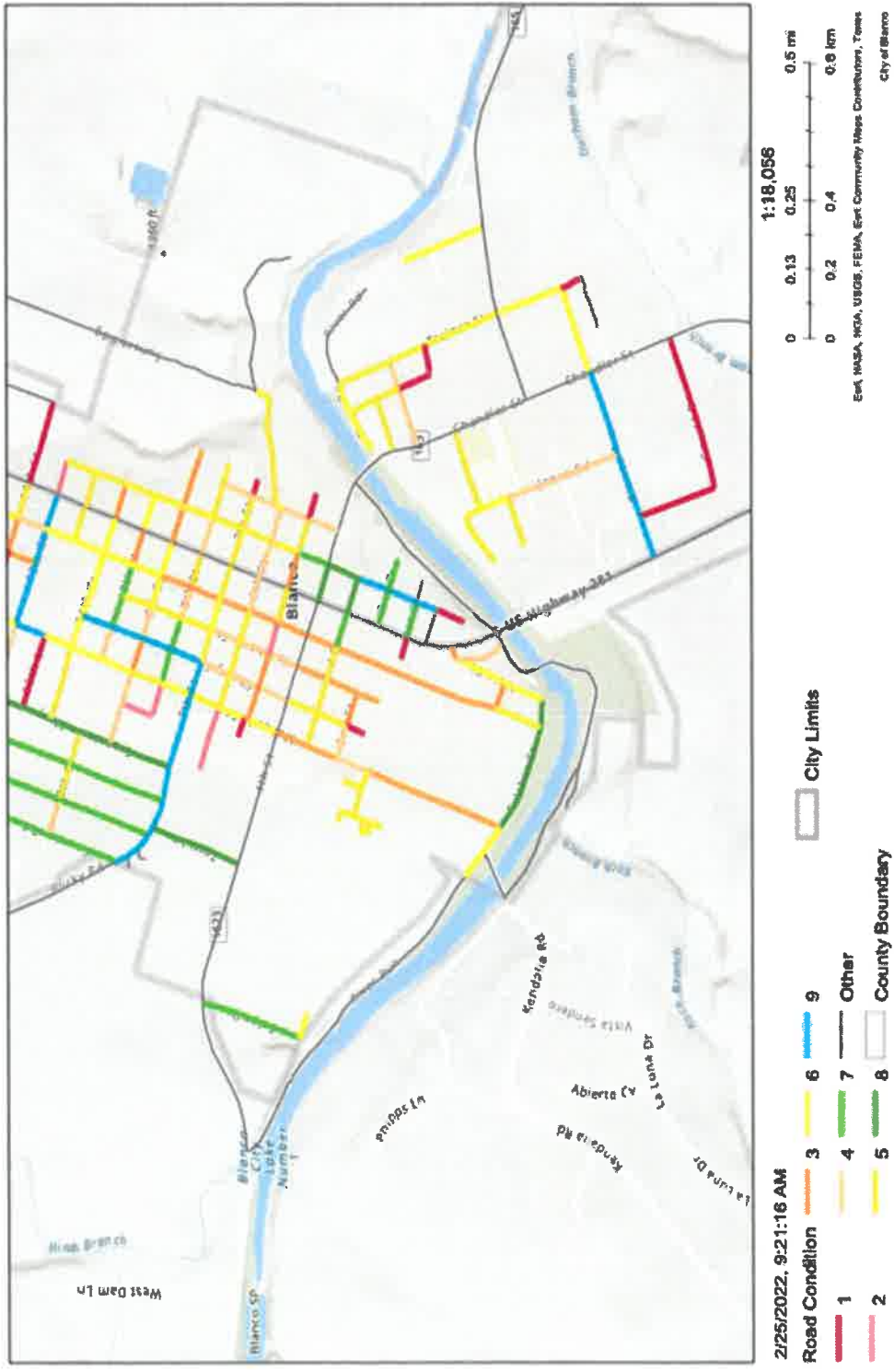
PRESENTATION 2



CIAMAC was charged to assist the City to improve and maintain infrastructure assets:

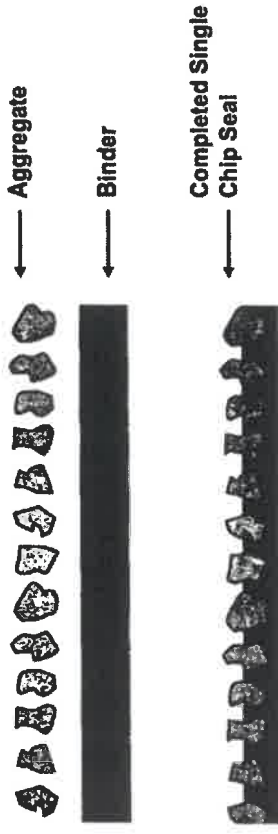
- **Provide continuity of analyses**
- **Relevant data collection**
- **Timely and consistent information to elected official**
- **Engage City consultants for cost estimates**

Road Ratings February 2022



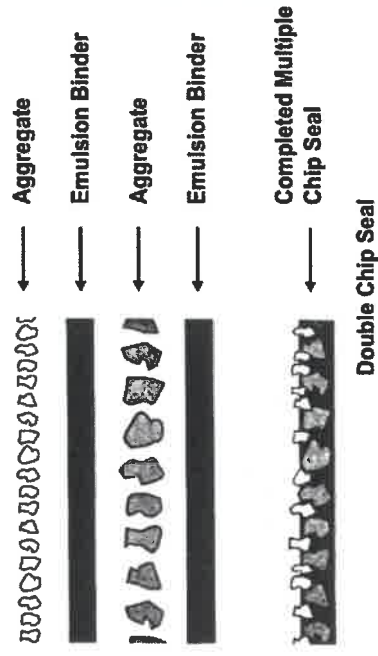
Road Conditions

1) Current Chip Seal Method – Average Life 5 yrs

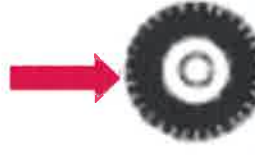


∴ Single Chip Seal

2) Alternative Chip Seal Method 7-10 yrs



Double Chip Seal

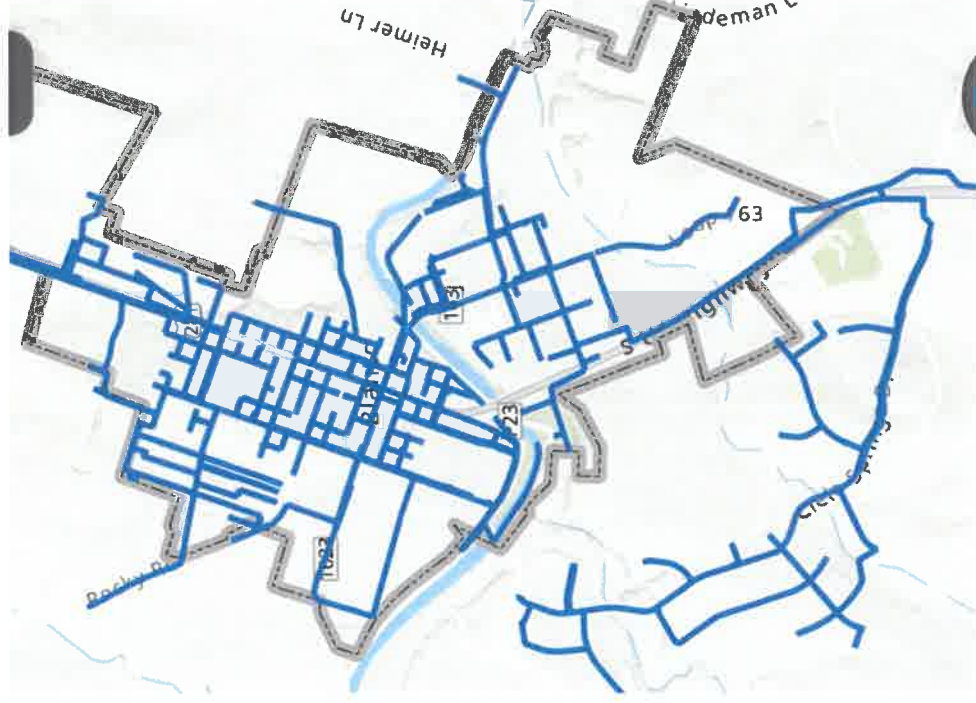


Water Distribution System

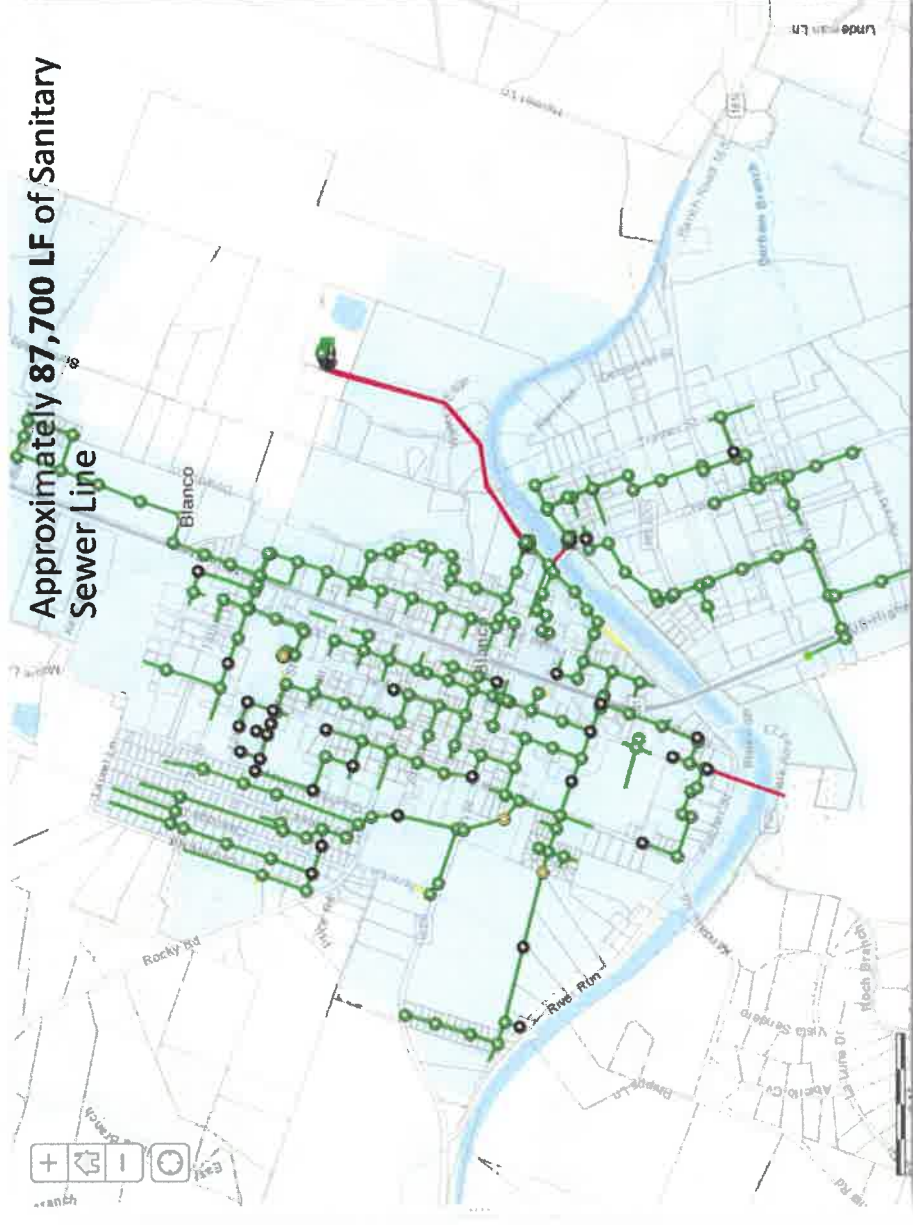
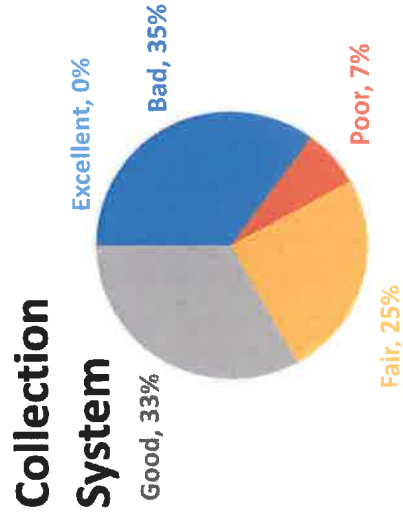
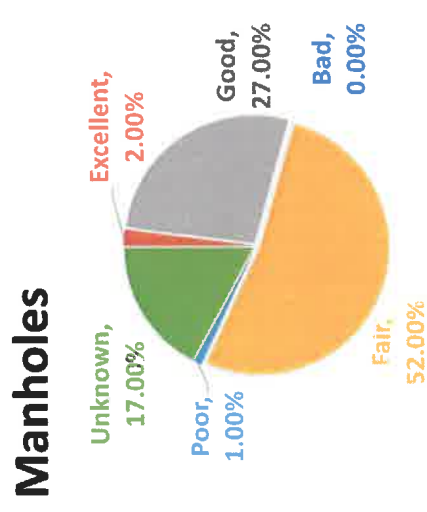
In City Distribution System location has not been field verified

Notes:

- 1) Inferior materials
 - 2) Existing Plan – water line locations are not accurate
 - 3) Inappropriate depth of lines & bedding below surface
- Most piping is no longer manufactured
 - Fittings and repair clamps hard to find
 - 6" – 12" lines are asbestos cement and ductile iron (obsolete materials)
 - 2" lines are galvanized, thin-wall-poly and PVC



Wastewater Collection System – HRG Assessment 2019









Wastewater Collection System – HRG Assessment 2019

Manholes – 242 Total, 5 Excellent, 66 Good, 41 not Located.

- Condensed NASSCO Manhole Assessment and Certification Program (MACP)

Lift Stations and WWTP

- Based on observation, age, and discussion with City Staff

Grade	Bad	Poor	53.7% MH	Fair	Good	Excellent
Photo (Top View)						
Estimated Useful Life (years)	<5	5-10	10-20	>20	Unlikely in the foreseeable future	

130 MH are Fair to Poor

Blanco CIP Potential Financial Scenario

Year	CIP Project Costs	Grants	Bond Issue	Bond Debt Increase	Bond Debt Retirement	Bond Debt Balance	Other Long Term Debt	Total Long Term Debt	Total Taxable Assessed Value	Ratio LTD/TAV
1	\$ 2,250,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 12,934,329	\$ 12,934,329	\$ 283,880,347	4.56
2	\$ 2,250,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 12,287,613	\$ 12,287,613	\$ 300,913,168	4.08
3	\$ 2,250,000	\$ 1,350,000	\$ 5,400,000	\$ 5,400,000	\$ -	\$ 5,400,000	\$ 11,673,232	\$ 17,073,232	\$ 318,967,958	5.35
4	\$ 2,250,000	\$ -	\$ -	\$ -	\$ 270,000	\$ 5,130,000	\$ 11,089,570	\$ 16,219,570	\$ 338,106,035	4.80
5	\$ 2,250,000	\$ -	\$ -	\$ -	\$ 256,500	\$ 4,873,500	\$ 10,535,092	\$ 15,408,592	\$ 358,392,397	4.30
6	\$ 2,250,000	\$ 1,350,000	\$ 5,400,000	\$ 5,400,000	\$ 243,675	\$ 10,029,825	\$ 10,008,337	\$ 20,038,162	\$ 379,895,941	5.27
7	\$ 2,250,000	\$ -	\$ -	\$ -	\$ 501,491	\$ 9,528,334	\$ 9,507,920	\$ 19,036,254	\$ 402,689,698	4.73
8	\$ 2,250,000	\$ -	\$ -	\$ -	\$ 476,417	\$ 9,051,917	\$ 9,032,524	\$ 18,084,441	\$ 426,851,080	4.24
9	\$ 2,250,000	\$ 1,350,000	\$ 5,400,000	\$ 5,400,000	\$ 452,596	\$ 13,999,321	\$ 8,580,898	\$ 22,580,219	\$ 452,462,144	4.99
10	\$ 2,250,000	\$ -	\$ -	\$ -	\$ 699,966	\$ 13,299,355	\$ 8,151,853	\$ 21,451,208	\$ 479,609,873	4.47
11	\$ 2,250,000	\$ -	\$ -	\$ -	\$ 664,968	\$ 12,634,387	\$ 7,744,261	\$ 20,378,648	\$ 508,386,466	4.01
12	\$ 2,250,000	\$ 1,350,000	\$ 5,400,000	\$ 5,400,000	\$ 631,719	\$ 17,402,668	\$ 7,357,048	\$ 24,759,716	\$ 538,889,653	4.59
13	\$ 2,250,000	\$ -	\$ -	\$ -	\$ 870,133	\$ 16,532,535	\$ 6,989,195	\$ 23,521,730	\$ 571,223,033	4.12
14	\$ 2,250,000	\$ -	\$ -	\$ -	\$ 826,627	\$ 15,705,908	\$ 6,639,735	\$ 22,345,643	\$ 605,496,415	3.69
15	\$ 2,250,000	\$ 1,350,000	\$ 5,400,000	\$ 5,400,000	\$ 785,295	\$ 20,320,612	\$ 6,307,749	\$ 26,628,361	\$ 641,826,199	4.15
16	\$ 2,250,000	\$ -	\$ -	\$ -	\$ 1,016,031	\$ 19,304,582	\$ 5,992,361	\$ 25,296,943	\$ 680,335,771	3.72
17	\$ 2,250,000	\$ -	\$ -	\$ -	\$ 965,279	\$ 18,339,353	\$ 5,692,743	\$ 24,032,096	\$ 721,155,918	3.33
18	\$ 2,250,000	\$ 1,350,000	\$ 5,400,000	\$ 5,400,000	\$ 916,968	\$ 22,822,385	\$ 5,408,106	\$ 28,230,491	\$ 764,425,273	3.69
19	\$ 2,250,000	\$ -	\$ -	\$ -	\$ 1,141,119	\$ 21,681,266	\$ 5,137,701	\$ 26,818,967	\$ 810,290,789	3.31
20	\$ 2,250,000	\$ 900,000	\$ 3,600,000	\$ 3,600,000	\$ 1,084,063	\$ 24,197,203	\$ 4,880,816	\$ 29,078,018	\$ 858,908,237	3.39
	\$ 45,000,000	\$ 9,000,000	\$ 36,000,000							

STAFF
CITY HALL

**STAFF
POLICE
DEPARTMENT**

CONSENT
ITEM #1

**REGULAR MEETING
OF THE GOVERNING BODY OF
THE CITY OF BLANCO**

**Meeting Minutes
May 14, 2024**

A regular meeting of the City Council, City of Blanco, Texas was held on May 14, 2024, at 6:00 pm at the Gem of the Hills, 2233 US-281, Blanco, Texas.

The meeting was called to order at 6:00 pm by Mayor Arnold, followed by roll call announcing a quorum was present. The Invocation and the Pledge of Allegiance was led by Dan Murrah. Council members present: Mayor Arnold, Mayor Pro-Tem Thraikill and Council Members Smith, Swinson, and Moses.

City staff present: Warren Escovy, City Administrator, Laurie Cassidy, City Secretary, and Interim Chief/Lt. Jerry Thornhill.

Mayor Arnold made the following announcements:

- The burn ban is currently off.
- Water restrictions are currently at Stage 2, please be mindful of your water usage.
- This is National Police Week; he expressed his gratitude for the men and women in blue

Public Comments:

- William Depew, not a resident, spoke regarding election law and Dennis Moore's eligibility.
- Kenneth Welch, Blanco County resident, spoke regarding the election. He shared Grady Achilles removed himself from the ballot and spoke regarding Dennis Moore's eligibility.
- Jay Palmer, Blanco County resident, spoke regarding the election. He questioned Dennis Moore's eligibility and stated if Mr. Moore is appointed this will go to a District Court to decide.
- Waymond Lightfoot, City of Blanco resident, spoke about the election, Mr. Moore and horse racing fouls. He questioned Mr. Moore's eligibility and whether Mr. Smith should be elected.
- Gary Currier, Blanco ETJ resident, said he was going to speak about chickens but since the major topic is about elections he spoke regarding the dispute with Mr. Moore's voter registration and candidate eligibility.
- Susan Moore, City of Blanco resident spoke regarding the election. The city spoke and elected three persons and she believes these three should be our new city council members.
- Wayne Gosnell, wrote a letter to be read by Laurie Cassidy, City Secretary regarding Dark Sky Ordinance violations.

Staff Presentations:

- City Hall, Warren Escovy, City Administrator, shared the following: Lavender Festival is scheduled for June 7-9, meter audit update, lift station completion, discussed budget calendar, TWDB awards \$3.9 million, total \$512,000 in green funding grant. There will be no Finance presentation due to Sasha Ricks absence, the second quarter financials are in your packet.
- Police Department, Acting Chief/Lt. Thornhill did not present the April Monthly Report, except to say the numbers are down. He also spoke about police incentives program. The department is currently staffed at five and looking for new officers. The Receptionist position has been filled.

Mayor Arnold made a statement. Spoke with numerous persons, all said he has no choice but to certify this election as it stands. Where there is a dispute, he should rule in favor of eligibility.

Mayor Arnold certified new Council Members Bobby Mack-McClung, Candy Cargill, and Dennis J. Moore, Jr.

Consent Agenda: *The following items may be acted upon in one motion.* No separate discussion or action is necessary unless requested by the Mayor or a Council Member, in which those items will be pulled for separate consideration.

1. Approval of Minutes from the April 9, 2024, Regular Meeting and Public Hearing.
2. Approval of Minutes from the April 19, 2024, Special Meeting.
3. Approval of Budget Adjustment from Minor Equipment, Account 100-03-5801 to Building Maintenance, Account 100-03-5402 in the amount of \$2,603.00.
4. Approval of Ordinance 2024-O-003 General Election Canvassing the Returns and Declaring the Official Results of the May 4, 2024, General Election to Elect Three (3) City Council Members.

Council Member Smith requested Item 4 be pulled from the consent agenda and moved to New Business Item 2. Council Member Swinson requested Item 1 be pulled from the consent agenda and moved to New Business Item 1. Warren Escovy spoke regarding budget adjustment from minor equipment.

A motion was made by Council Member Smith to approve the consent agenda items two and three as presented, seconded by Council Member Moses, all in favor, motion carried unanimously.

New Business, Item 1, Let the minutes reflect Council Member Swinson left Executive Session at 9:00 pm, A motion was made by Council Member Smith to approve the minutes from the April 9, 2024 regular meeting, as amended, seconded by Council Member Swinson, all in favor, motion carried unanimously.

New Business Item 2, Council Member Smith thanked all for running for council and recused himself from the vote. A motion was made by Council Member Moses to approve Ordinance 2024-O-003 General Election Canvassing the Returns and Declaring the Official Results of the May 4, 2024 General Election to Elect Three (3) City Council Members, seconded by Mayor Pro-Tem Thrailkill, motion carried 3-0 with Council Member Smith recused.

Laurie Cassidy, City Secretary, Administered the Oath of Office to Newly Elected Officers Bobby Mack-McClung, Candy Cargill, and Dennis J. Moore, Jr.

New Business: Consider, discuss, and take appropriate action on the following:

1. Consideration, Discussion and Take Possible Action on Possible Vacancy on the Governing Body of the City of Blanco, including Possible Appointment to the Governing Body or Call of Special Election to fill a Vacancy, and any related, required Oath of Office. **No Action Taken**
2. Consideration, Discussion, and Take Possible Action on Approval of Mayor Pro-Tem. for the Term May 2024 through May 2025. **A motion was made by Council Member Moses to appoint Bobby Mack-McClung as Mayor Pro-Tem for the term May 2024 to May 2025, seconded by Council Member Cargill, motion carried 4-0 with Mack-McClung abstained.**
3. Consideration, Discussion, and Take Possible Action on Approval of Resolution 2024-R-011 Amending Resolution 2023-R-007 Designating Persons Authorized to Sign on the City's Depository Accounts as the Official Signatories of the City of Blanco. **A Motion was made by Council Member Moses to Approve Resolution 2024-R-011 Amending Resolution 2023-R-007 Designating Persons Authorized to Sign on the City's Depository Accounts as the Official Signatories of the City of Blanco and appoint Council Member Swinson and Mayor Pro-Tem Mack-McClung as new check signers, seconded by Council Member Moore, all in favor, motion carried unanimously.**
4. Consideration, Discussion, and Take Possible Action on Approval of Street Closures and use of Byars Building for Lavender Festival (June 7-9, 2024). Libbey Aly, Chamber of Commerce spoke of the need for street closures for Lavender Festival. They do not need access to the Byars Building. She also requested variance to allow vendors to park at the Pecan Bottom. **A motion was made by Council Member Moses to allow for all necessary street closures, seconded by Council Member Moore, all in favor motion carried unanimously.**
5. Consideration, Discussion, and Take Possible Action on Approval of Ordinance 2024-O-004 Repeal Ordinance – Chapter 7 Health and Sanitation, Height of Weeds and Chapter 3 Animal Control Livestock (Ratifying and Confirming Previous Resolution of Council). **A motion was made by Council Member Cargill, seconded by Council Member Swinson, all in favor, motion carried unanimously.**
6. Consideration Discussion and Take Possible Action on Approval of Six Month Building Rental Contract Between the City and Gem of the Hills in the Amount of \$1,200.00 (June-November 2024). Council Member Moses does Council want to spend the \$200 per month to meet at Gem of the Hills. It was suggested that Council Members could use their stipend to pay this fee. Could we commit on a month by month basis? **No Action Taken**

OLD BUSINESS: Consider, discuss, and take appropriate action on the following:

1. Consideration, Discussion and Take Possible Action on Creation of Police Department Incentive Program (Warren Escovy, City Administrator). Council is asked to consider item 1, Implementation of a \$5,000 retention/recruiting incentive program and item 2 bi-lingual incentive program. **A motion was made by Mayor Pro-Tem Mack-McClung to give the current four employees (this includes Mr. Thornhill), \$5,000 bonus 1b, plus item 2, seconded by Council Member Moses, all in favor, motion passed unanimously.**
2. Consideration, Discussion and Take Possible Action on Approval of Resolution 2024-R-012 Performance Guarantee Contract with Performance Services, Inc. Warren Escovy, City Administrator asked to move this item to Executive session. **No Action Taken**

Closed regular meeting and convened into executive session at 7:13 pm.

Executive Session in accordance with Texas Government Code: in accordance with the authority contained in the Texas Government Code, Sections 551.071, 551.072, and 551.074.

1. Texas Government Code Sections 551.071 (Consultation with City Attorney) and Section 1.05, Texas Disciplinary Rules of Professional Conduct; Confer with City Attorney regarding City Water Agreements with Texas Water Company
2. Texas Government Code Section 551.071 (Consultation with City Attorney) and Section 1.05, Texas Disciplinary Rules of Professional Conduct. Confer with City Attorney regarding legal issues associated with the Water Treatment Plant Project; Bids, Contract. Award and Notice to Proceed.
3. Texas Government Code Sections 551.071 (Consultation with City Attorney) and Section 1.05, Texas Disciplinary Rules of Professional Conduct; Consultation with City Attorney regarding Economic Development Project.
4. Texas Government Code Sections 551.071 (Consultation with City Attorney) and Section 1.05, Texas Disciplinary Rules of Professional Conduct; Consultation with City Attorney, including but not limited to a) initial officeholder briefing on open government compliance; b) budget process compliance; c) legal review of vendor contracts; and d) potential litigation and other legal matters.
5. Texas Government Code Section 551.074 (Personnel Matters) to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of City Administrator (review of contract).

Closed executive session at 9:30 pm and convened into regular meeting.

Adjournment:

A motion was made by Council Member Moore to adjourn the meeting, seconded by Council Member Swinson, all in favor.

The meeting was adjourned at 9:33 pm.

Respectfully submitted,

Mike Arnold, Mayor

ATTEST:

Laurie A. Cassidy, City Secretary

These minutes were approved on the _____ day of _____, 2024.

CONSENT
ITEM #2

**SPECIAL MEETING
OF THE GOVERNING BODY OF
THE CITY OF BLANCO**

**Meeting Minutes
May 30, 2024**

A regular meeting of the City Council, City of Blanco, Texas was held on May 30, 2024, at 6:00 pm at the Byars Building, 308 Pecan Street, Blanco, Texas.

The meeting was called to order at 6:00 pm by Mayor Arnold, followed by roll call announcing a quorum was present. The Invocation and the Pledge of Allegiance was led by Council Member Candy Cargill. Council members present: Mayor Arnold, Mayor Pro-Tem Mack-McClung and Council Members Swinson, Moore, Cargill, and Moses.

City staff present: Warren Escovy, City Administrator, Laurie Cassidy, City Secretary, and Interim Chief/Lt. Jerry Thornhill.

Mayor Arnold made the following announcements:

- Lavender Festival is coming up, they just held their meeting for volunteers and are still needing additional volunteers, let them know if you are interested in helping out.

Public Comments:

- John and Nancy Gilbert, City of Blanco residents at 187 Lightfoot Lane, John spoke regarding request to de-annex his property from the city limits.

New Business: Consider, discuss, and take appropriate action on the following:

1. Consideration, Discussion and Take Possible Action with respect to approval of Resolution Authorizing Proceeding with Issuance of Certificates of Obligation and Further Directing the Publication of Notice of Intention to Issue City of Blanco, Texas Combination Tax and Revenue Certificates of Obligation, Series 2024. Warren Escovy spoke regarding the TWDB Project No. 62938, Drinking Water State Revolving Fund Financial Commitment of \$3,390,000 Loan (L1001768) and “green money” \$513,919 principal forgiveness (LF1001769). These funds are to be used to replace the Palmino line, 9th Street, and Cielo Springs infrastructure. The closing date for the Certificate of Obligation is set for August 13, 2024. **A motion was made by Council Member Swinson to approve Resolution Authorizing Proceeding with Issuance of Certificates of Obligation and Further Directing the Publication of Notice of Intention to Issue City of Blanco, Texas Combination Tax and Revenue Certificates of Obligation, Series 2024, seconded by Mayor Pro-Tem Mack-McClung, all in favor, motion carried unanimously.**
2. Consideration, Discussion And Take Possible Action On Approval Of Resolution 2024-R-012 Performance Guarantee Contract with Performance Services, Inc. Warren Escovy, City Administrator discussed the automatic meters. Tim Tuggey explained this is a lease purchase, tax free status and reviewed the payment schedule with the Council. Chip Woods, PSI also spoke regarding the new auto meters technology **A motion was made by Council Member Swinson to Approve Resolution 2024-R-012 Performance Guarantee Contract with Performance Services, Inc., seconded by Council Member Cargill, all in favor motion carried unanimously.**

Closed regular meeting and convened into executive session at 6:24 pm.

Executive Session in accordance with Texas Government Code: in accordance with the authority contained in the Texas Government Code, Sections 551.071, 551.072, and 551.074.

1. Texas Government Code Section 551.071 (Consultation with City Attorney) and Section 551.074 (Personnel Matters); Confer with City Attorney regarding City Personnel, Police Department staffing.
2. Texas Government Code Sections 551.071 (Consultation with City Attorney) and Section 1.05, Texas Disciplinary Rules of Professional Conduct; Confer with City Attorney regarding City Water Agreements with Texas Water Company
3. Texas Government Code Section 551.071 (Consultation with City Attorney) and Section 1.05, Texas Disciplinary Rules of Professional Conduct. Confer with City Attorney regarding legal issues associated with the Water Treatment Plant Project; Bids, Contract. Award and Notice to Proceed.
4. Texas Government Code Sections 551.071 (Consultation with City Attorney) and Section 1.05, Texas Disciplinary Rules of Professional Conduct; Consultation with City Attorney regarding Economic Development Project.

Closed executive session at 8:01 pm and convened into regular meeting.

Adjournment:

A motion was made by Council Member Moses to adjourn the meeting, seconded by Council Member Moore, all in favor.

The meeting was adjourned at 8:02 pm.

Respectfully submitted,

Mike Arnold, Mayor

ATTEST:

Laurie A. Cassidy, City Secretary

These minutes were approved on the _____ day of _____, 2024.

NEW BUSINESS

ITEM #1



City of Blanco

P.O. Box 750 Blanco, Texas 78606
Office 830-833-4525 Fax 830-833-4121

6-11-24

STAFF REPORT: Thornhill Promotion

DESCRIPTION:

Promotion of Acting Chief/Lieutenant Jerry Thornhill from Lieutenant to Police Chief

ANALYSIS:

In late March of 2024 the Police Chief turned in his resignation and was put on paid administrative leave in early April before the Eclipse. There have been many changes at the Police Department but the one constant has been the leadership of the Acting Chief Jerry Thornhill. With continual law enforcement work since 1998 Thornhill has over 25 years of experience as a police officer at various levels. Thornhill has worked with the current staff and the City Admin to look at retention and recruitment tools.

His connections to the Blanco County Sheriff's Department and the State trooper has allowed us to have a police presence on Hwy 281 even as we lost some officers due to other opportunities. Jerry has worked steadfast to make his community a safer one and has worked in this community for almost 14 years. My recommendation for Thornhill to be promoted to Chief is not because it's "due" but because I believe he is the best officer for the job. His commitment to the organization and this community is undeniable. He is known throughout the county and is a "team player" which is why we have the cooperation from other law enforcement agencies when we need it.

Former Chief Rubin was hired at \$88,000 in 2020 and was making \$105,000 when he retired. My recommendation for salary is starting him at \$92,000 with a merit review at 6 months. It is Administration's intent to make sure the Police Chief position is "slotted" at a higher rate than the Finance Director.

RECOMMENDATION:

Hire Acting Chief Thornhill to a salary of \$92,000 with a six month review and merit increase to at least \$95,000

NEW BUSINESS

ITEM #2



City of Blanco

P.O. Box 750 Blanco, Texas 78606
Office 830-833-4525 Fax 830-833-4121

6-6-24

STAFF REPORT: Agreement with Neighbor's Market

DESCRIPTION:

Development or shared cost agreement between the City of Blanco and Neighbors Market

ANALYSIS:

There is a need for a sanitary sewer line west of 281 and south of a manhole near 15th street. The entire area north of 15th is NOT served by City Sewer. Neighbor's Market requests a Sanitary sewer line to serve their property within 18 months and is willing to enter into an agreement to pay 25% of total costs (City 50%, Brewer to the north 25%). This would be a cost sharing agreement with a timeline attached. Neighbors Market is an owner who plans to build a convenience store, gas station, and retail on a 5 acre site with direct access to Hwy 281.

FISCAL IMPACT:

25% of a \$380,000 sewer line is worth about \$95,000. Providing sewer to an under served area has not yet been defined.

RECOMMENDATION:

Staff recommends that council direct staff to finish a cost sharing agreement with Neighbors Market

City of Blanco
Sanitary Sewer Service to Akil Property
Opinion of Probable Construction Cost



Item	DESCRIPTION	UNIT	QTY	UNIT PRICE	AMOUNT
100	MOBILIZATION	LS	1	11%	\$ 36,087.50
101	PREPARATION OF RIGHT-OF-WAY	LS	1	4%	\$ 13,122.73
515	TOPSOIL	CY	39	\$ 35.00	\$ 1,348.15
520	HYDROMULCHING	SY	347	\$ 15.00	\$ 5,200.00
530	BARRICADES, SIGNS & TRAFFIC HANDLING	LS	1	\$ 40,000.00	\$ 40,000.00
540	STORMWATER POLLUTION PREVENTION PLAN	LS	1	3%	\$ 9,842.04
550	TRENCH EXCAVATION SAFETY PROTECTION	LF	1040	\$ 7.00	\$ 7,280.00
848	8" PVC SANITARY SEWER LINE (SDR-26), (0'-6')	LF	1040	\$ 200.00	\$ 208,000.00
852	SANITARY SEWER MANHOLE (0'-6')	EA	4	\$ 15,000.00	\$ 60,000.00
866	POST-CONSTRUCTION SANITARY SEWER MAIN TELEVISION INSPECTION (8"-15" MAIN)	LF	1040	\$ 6.00	\$ 6,240.00
	CONTINGENCY	LS	1	30%	\$ 116,136.12
Option 2 - Construction Total					\$ 380,880.41

List of Key Assumptions:

1. The above opinion of probable construction cost was developed based on the best
2. Site and field verifications were not conducted for these estimates.
3. Topographic surveying, environmental review, and geotechnical engineering services were
4. Land acquisition costs are not included in the above estimates. The estimates are based on
5. This estimate assumes that there are no utility conflicts with, but not limited to, existing
6. This estimate assumes that both options can hydraulically operate via gravity without the
7. The alignments shown in the corresponding exhibit are for graphical purposes only and
8. TxDOT coordination was not completed during the development of these estimates.

City of Blanco
Brewer Sanitary Sewer Connection
Opinion of Probable Construction Cost



Option 1 - Jack and Bore Across 281

Item	DESCRIPTION	UNIT	QTY	UNIT PRICE	AMOUNT
100	MOBILIZATION	LS	1	11%	\$ 36,897.81
101	PREPARATION OF RIGHT-OF-WAY	LS	1	4%	\$ 13,614.71
203	TACK COAT	GAL	2.20	\$ 10.00	\$ 22.00
205	HOT MIX ASPHALTIC CONCRETE PAVEMENT (8" TYPE B)	SY	22	\$ 100.00	\$ 2,200.00
515	TOPSOIL (4")	CY	29	\$ 35.00	\$ 1,004.63
520	HYDROMULCHING	SY	258	\$ 15.00	\$ 3,875.00
530	BARRICADES, SIGNS & TRAFFIC HANDLING	LS	1	\$ 50,000.00	\$ 50,000.00
540	STORMWATER POLLUTION PREVENTION PLAN	LS	1	3%	\$ 10,063.04
550	TRENCH EXCAVATION SAFETY PROTECTION	LF	775	\$ 7.00	\$ 5,425.00
848	8" PVC SANITARY SEWER LINE (SDR-26), (0'-6')	LF	775	\$ 200.00	\$ 155,000.00
852	SANITARY SEWER MANHOLE (0'-6')	EA	3	\$ 15,000.00	\$ 45,000.00
856	JACKING, BORING, OR TUNNELING (24")	LF	80	\$ 400.00	\$ 32,000.00
856	8" CARRIER PIPE (BORE)	LF	80	\$ 200.00	\$ 16,000.00
856	24" STEEL CASING OR LINER	LF	80	\$ 275.00	\$ 22,000.00
866	POST-CONSTRUCTION SANITARY SEWER MAIN TELEVISION INSPECTION (8"-15" MAIN)	LF	855	\$ 6.00	\$ 5,130.00
	CONTINGENCY	LS	1	30%	\$ 119,469.66
Option 1 - Construction Total					\$ 517,701.84

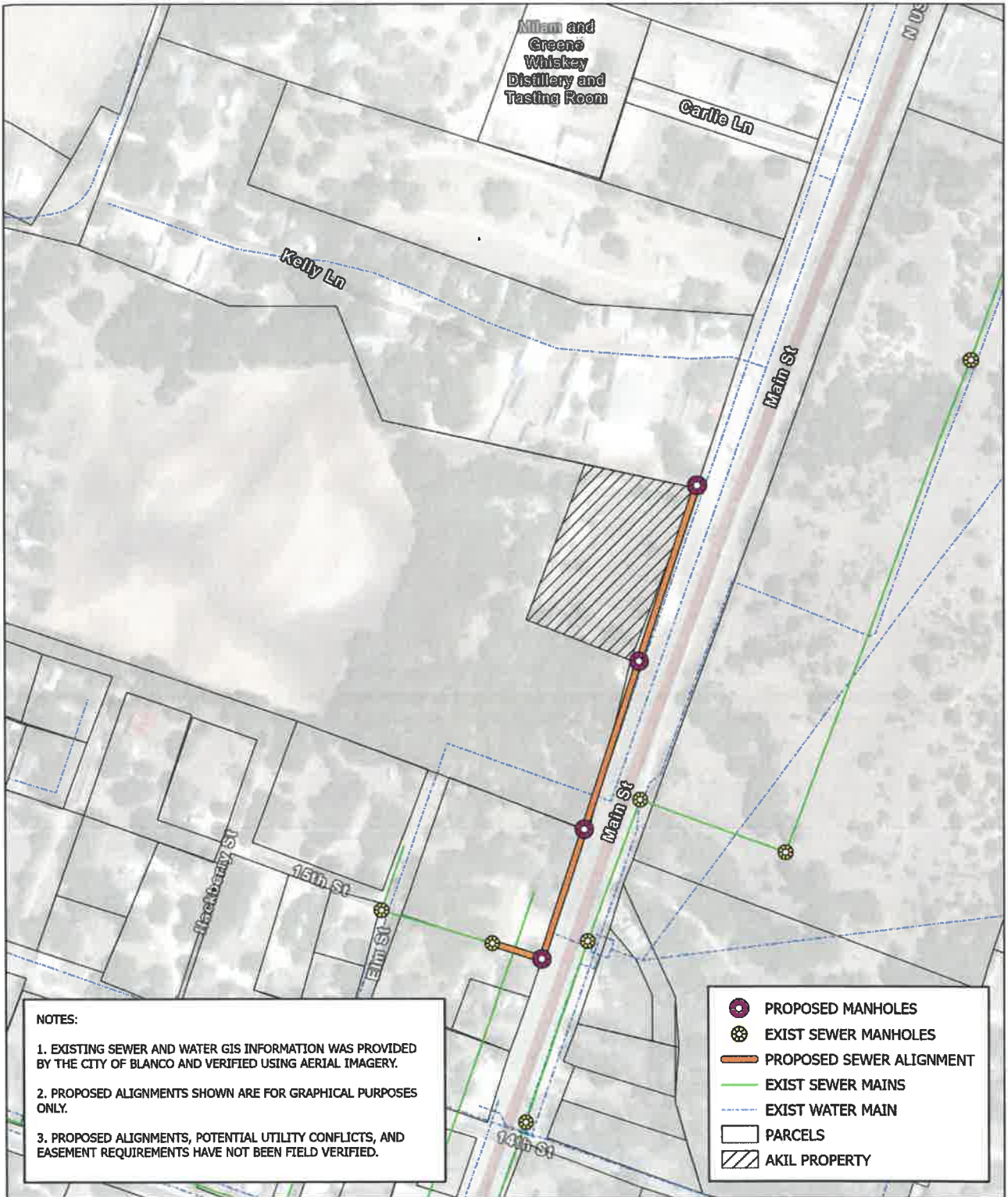
Option 2 - Open-Cut Parallel Along 281 South Bound

Item	DESCRIPTION	UNIT	QTY	UNIT PRICE	AMOUNT
100	MOBILIZATION	LS	1	11%	\$ 43,718.60
101	PREPARATION OF RIGHT-OF-WAY	LS	1	4%	\$ 15,897.67
203	TACK COAT	GAL	2.33	\$ 10.00	\$ 23.33
205	HOT MIX ASPHALTIC CONCRETE PAVEMENT (8" TYPE B)	SY	23	\$ 100.00	\$ 2,333.33
515	TOPSOIL	CY	48	\$ 35.00	\$ 1,685.19
520	HYDROMULCHING	SY	433	\$ 15.00	\$ 6,500.00
530	BARRICADES, SIGNS & TRAFFIC HANDLING	LS	1	\$ 50,000.00	\$ 50,000.00
540	STORMWATER POLLUTION PREVENTION PLAN	LS	1	3%	\$ 11,923.26
550	TRENCH EXCAVATION SAFETY PROTECTION	LF	1300	\$ 7.00	\$ 9,100.00
848	8" PVC SANITARY SEWER LINE (SDR-26), (0'-6')	LF	1300	\$ 200.00	\$ 260,000.00
852	SANITARY SEWER MANHOLE (0'-6')	EA	4	\$ 15,000.00	\$ 60,000.00
866	POST-CONSTRUCTION SANITARY SEWER MAIN TELEVISION INSPECTION (8"-15" MAIN)	LF	1300	\$ 6.00	\$ 7,800.00
	CONTINGENCY	LS	1	30%	\$ 140,694.42
Option 2 - Construction Total					\$ 461,181.39

List of Key Assumptions:

1. The above opinion of probable construction cost was developed based on the best available GIS data of the City's existing water and sewer infrastructure and verified using aerial imagery.
2. Site and field verifications were not conducted for these estimates.
3. Topographic surveying, environmental review, and geotechnical engineering services were not included.
4. Land acquisition costs are not included in the above estimates. The estimates are based on the proposed alignment being within public ROW.
5. This estimate assumes that there are no utility conflicts with, but not limited to, existing water, electrical, gas, telecommunication, etc.
6. This estimate assumes that both options can hydraulically operate via gravity without the need for a lift station.
7. The alignments shown in the corresponding exhibit are for graphical purposes only and have not been field verified.
8. TxDOT coordination was not completed during the development of these estimates.

Due to the assumptions listed above, Ardurra Group, Inc. recommends a field survey and preliminary engineering design to determine if these options presented are feasible.



NOTES:

1. EXISTING SEWER AND WATER GIS INFORMATION WAS PROVIDED BY THE CITY OF BLANCO AND VERIFIED USING AERIAL IMAGERY.
2. PROPOSED ALIGNMENTS SHOWN ARE FOR GRAPHICAL PURPOSES ONLY.
3. PROPOSED ALIGNMENTS, POTENTIAL UTILITY CONFLICTS, AND EASEMENT REQUIREMENTS HAVE NOT BEEN FIELD VERIFIED.

	PROPOSED MANHOLES
	EXIST SEWER MANHOLES
	PROPOSED SEWER ALIGNMENT
	EXIST SEWER MAINS
	EXIST WATER MAIN
	PARCELS
	AKIL PROPERTY

**AKIL PROPERTY
SANITARY SEWER SERVICE**

CITY OF BLANCO



Disclaimer: This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

0 125 250 500 Feet



NEW BUSINESS

ITEM #3

**CITY OF BLANCO
RESOLUTION NO. 2024-R-014**

**A RESOLUTION OF CITY COUNCIL OF THE CITY OF
BLANCO, TEXAS ESTABLISHING GUIDELINES FOR THE
DEVELOPMENT AND USE OF PECAN BOTTOM PARK**

WHEREAS, the City of Blanco owns and operates a city park known as “Pecan Bottom Park” (the “Park”) adjacent to and near the southeast corner of the City’s main square;

WHEREAS, by resolution dated November 9, 2021, the governing body of the City designated the Park for future development as a “nature park”;

WHEREAS, the City now wishes to elaborate upon and define current and future development and operational guidelines for the Park; and

WHEREAS, the City finds that the following resolution is in the public interest;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF BLANCO, TEXAS THAT:

1. The following guidelines will apply to the Park’s use and operation before and after such time as restoration and repair of the bordering rock wall along Town Creek takes place.
2. The rock wall repair will require a considerable amount of brush and tree removal, and use of heavy equipment; therefore, until completion of such project, the City will leave and maintain a “riparian zone” strip of approx. 15-20 feet along the creek bed in its natural state, without any mowing. The remainder of the property will be mowed and may be used as requested subject to City approval for event parking, no more than one event per month.
3. Once the rock wall is repaired and restored, the City will preserve the riparian area on the creek-side, and design and execute placement of a strip of “grass block pavers” approx. 22 feet wide along 2nd Street, with the middle portion being developed with sitting areas, a playscape, and other similar features. Final design shall be subject to approval by the City.

APPROVED this the ____ day of June 2024.

CITY OF BLANCO:

Mike Arnold, Mayor

ATTEST:

Laurie Cassidy, City Secretary

NEW BUSINESS

ITEM #4

NEW BUSINESS

ITEM #5

OLD BUSINESS

ITEM #1