



**CITY OF CEDAR PARK
REGULAR SCHEDULED CITY COUNCIL MEETING
CEDAR PARK CITY HALL - COUNCIL CHAMBERS
450 CYPRESS CREEK ROAD, BUILDING FOUR
APRIL 22, 2021 AT 6:00 PM**

Link For Meeting: <https://councilmtg.cedarparktexas.gov/>

Event Password: CedarPark2021

United States Toll Free: 1-844-992-4726

Access Code: 182 760 3652

Corbin Van Arsdale, Mayor
Tim Kelly, Council Place One
Mel Kirkland, Council Place Two
Eric Boyce, Council Place Four

Anne Duffy, Mayor Pro Tem
Rodney T. Robinson, Council Place Five
Heather Jefts, Council Place Six
Brenda Eivens, City Manager

*All electronic and printed materials to be presented at the Council Meeting must be submitted for cybersecurity and legal obscenity screening in accordance with City Policy. **Electronic material must be submitted by 12:00 p.m., day of meeting, and printed material must be submitted prior to the Call To Order.** Any electronic or printed material not submitted in accordance with the Policy, that poses a cybersecurity risk, or is legally obscene, will not be allowed. You may email the entire Council on any issue at Council@cedarparktexas.gov.*

AGENDA

A.1 CALL TO ORDER, QUORUM DETERMINED, MEETING DECLARED OPEN.

**I. EXECUTIVE SESSION
To Commence At 6:00 p.m.**

In accordance with Chapter 551, Government Code, the City Council will now convene in a Closed Executive Session pursuant to the following provisions of the Texas Open Meetings Act, Chapter 551, of the Texas Government Code:

An unscheduled Closed Executive Session may be called to discuss any item on this posted agenda provided it is within one of the permitted categories under Chapter 551 of the Texas Government Code.

- B.1 Section § 551.071 (1) Consultation With City Attorney Concerning Pending Or Contemplated Litigation Or Settlement Offer.
- a. *City of Cedar Park, Texas vs. Horizon Bank, SSB, Et. Al.*, Civil Action No. 19-2179-CC2; Pending In County Court At Law No. 2 Of Williamson County, Texas.
- b. *City Of Cedar Park, Texas V. 312 314 Old Hwy. 183 LP*, Cause No. 20-0466-CC2; Pending In The County Court At Law No. 2 Of Williamson County, Texas.
- B.2 Section § 551.072 Deliberation Concerning The Purchase, Exchange, Lease Or Value Of Real Property.
- a. Lease of City-Owned Properties At Bell Boulevard.
- B.3 Section § 551.087 Deliberation Regarding Economic Development Negotiations.
- a. Update Regarding Negotiations With Economic Development Prospects.

The Council Reconvenes into Open Meeting.

II. OPEN MEETING
To Commence At 7:00 p.m.

- C.1 Invocation. (Van Arsdale)
- C.2 Pledges Of Allegiance (U.S. and Texas).
- C.3 Public Communications. (Regarding items not listed on this Agenda. Three Minutes each. No deliberations with the Council. The Council may respond only with factual statements, recitation of existing policy, and requests for an item to be placed on a future Agenda.)
- C.4 City Manager Report: Update On The July 4, 2021 Independence Day Event.

Consent Agenda

Pursuant to Council Rule 2.3, the City Council Consent Agenda consists of Agenda Items D, E, and F.

- D.1 Approval Of Minutes: No Items For Consideration.
- E.1 Second Reading And Approval Of Ordinances: No Items For Consideration On Consent Agenda.
- F.1 A Resolution Authorizing Acceptance Of A Hill Country Bible Church - Global And Community Outreach Grant In The Amount Of \$20,000 For An Officer Resiliency Mobile Application.
- F.2 A Resolution Authorizing An Amendment To The Lease Agreement With Yellow House Foundation Regarding 108 Commercial Parkway and 120 Commercial Parkway.

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- F.3 A Resolution Authorizing An Interlocal Agreement With Williamson County For The Establishment Of Mobile Outreach Team Services And Personnel Housing At The Cedar Park Police Department.
- F.4 A Resolution Authorizing The Fifth Amendment To The Master Contract For The Financing, Construction, And Operation Of The Brushy Creek Regional Utility Authority (“BCRUA”) Regional Water Treatment And Distribution Project.
- F.5 A Resolution Authorizing Issuance Of A Parks Special Use Permit To The Happy Lungs Project For A 5K Charity Fun Run At Brushy Creek Lake Park On May 9, 2021.
- F.6 A Resolution Authorizing Issuance Of A Parks Special Use Permit To The Williamson County Symphony Orchestra For A Concert Performance At Milburn Park On May 21, 2021.
- F.7 Consideration Of A Submission To U.S. Representative John Carter’s Office For A Community Development Grant

Public Hearings

- G.1 Public Hearing And Consideration Of A Resolution Amending The FY 2021 Type B Community Development Fund Budget For An Economic And Community Development Project With CP North Shore, LLC

Regular Agenda (Non-Consent)

- H.1 Consideration Of A Resolution Authorizing The Sale Of Approximately 5.2 Acres Located In The Cedar Park Town Center At The Southwest Corner Of Discovery Boulevard And Main Street To The Cedar Park Community Development (Type B) Sales Tax Corporation, An Economic & Community Development Performance Agreement Between The Type B Corporation And CP North Shore, LLC For The Development Of The 5.2 Acres, The Sale Of The 5.2 Acres From The Type B Corporation To CP North Shore, LLC, And A Reciprocal Parking Agreement With CP North Shore, LLC.
- H.2 (FLU-21-005) Consideration Of A Future Land Use Plan (FLUP) Amendment Petition Requesting An Amendment From Local Office/Retail/Commercial (LOC) To Low Density Residential (LDR) For Approximately 56 Acres Located North Of County Road 180 And West Of Ronald Reagan Boulevard.
- H.3 (FLU-21-006) Consideration Of A Future Land Use Amendment Petition Requesting An Amendment From Regional Office/Retail/Commercial (REG) TO Heavy Commercial (HC) For Approximately 11 Acres Located At 1619, 1621, 1631 and 1641 Scottsdale Drive.
- H.4 Consideration Of A Resolution Authorizing A Request For Financial Assistance Through the State Water Implementation Fund for Texas (“SWIFT”) From The Texas Water Development Board (“TWDB”) For Construction Of The Brushy Creek Regional Utility Authority (“BCRUA”) Phase 2 Deep Water Intake Project In An Amount Not To Exceed \$194,400,000.

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- H.5 Consideration Of A Resolution Authorizing The Execution Of A Construction Manager-At-Risk Agreement With J.E. Dunn Construction Group, Inc. as the Construction Manager at Risk For The Cedar Park Library Project For Provision Of Pre-Construction Phase Services In An Amount Not To Exceed \$70,919 And A Construction Manager's Fee Not To Exceed 3.5%.
- H.6 (OA-21-001) Second Reading And Consideration Of Approval Of An Ordinance To Amend Cedar Park Code Of Ordinances Chapter 12 Subdivision And Chapter 14 Site Development Regarding Lighting Standards. ***The Planning And Zoning Commission Voted 5-1 To Recommend Approval Of The Proposed Amendments.***
- H.7 Discussion And Possible Action Regarding Proposed Improvements To Town Center Park.
- H.8 Discussion Regarding The COVID-19 Declaration Of Local State Of Disaster For The City Of Cedar Park.
- H.9 Consider Action, If Any, On Items Discussed In Executive Session.
- H.10 Mayor And Council Closing Comments.
- H.11 Adjournment.

The above agenda schedule represents an estimate of the order for the indicated items and is subject to change at any time. All agenda items are subject to final action by the City Council. Separate agenda items may be combined and discussed together at the discretion of the Chair.

Any final action, decision, or vote on a matter deliberated in Closed Executive Session shall be made in an open meeting pursuant to the Texas Open Meetings Act, Chapter 551 of the Texas Government Code.

Certain information may be presented to and by the City Council, under the headings of "Citizen Communications", and "Council Comments" however, by law, the Council shall not discuss, deliberate or vote upon such matters except that a statement of specific factual information, a recitation of existing policy, and deliberations concerning the placing of the subject on a subsequent agenda may take place.

The City Attorney has approved the Executive Session Items on this agenda.

CERTIFICATION

I certify that the above notice of the Regular Scheduled City Council Meeting of the City of Cedar Park, Texas was posted on the bulletin board of the City of Cedar Park City Hall, 450 Cypress Creek Road, Building Four, Cedar Park, Texas. This notice was posted on:

Date Posted: _____
Date Stamped (Month, Day, Year, AM/PM, Time)

The Cedar Park City Hall Council Chambers are wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretative services must be made 48 hours prior to this meeting. Please contact the City Secretary's Office at (512) 401-5002 or FAX (512) 401-5003 for further information.

LeAnn M. Quinn, TRMC
City Secretary

Notice Removed: _____
Date Stamped (Month, Day, Year, AM/PM, Time)

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CITY OF CEDAR PARK

2018-2020 STRATEGIC GOALS



DISTINCTLY CEDAR PARK

PURPOSE

Cedar Park is a unique location with a distinct identity shaped by its distinguishing projects and programs.

OBJECTIVES

- Encourage unique and distinctive developments
- Revitalize Bell Boulevard area
- Create gathering places, including parks and library
- Design special events that attract people to Cedar Park
- Leverage the value of aesthetics on community culture



OPEN HERE, GROW HERE

PURPOSE

Use economic development resources to expand and diversify our tax base by actively recruiting new employers and supporting existing businesses.

OBJECTIVES

- Identify markets and actively recruit targeted industries and employers
- Evaluate economic development tool box
- Protect areas already designated for business
- Develop and launch business retention program



SAFETY IS TOP-OF-MIND

PURPOSE

Our community feels safe, secure and comfortable.

OBJECTIVES

- Ensure timely and appropriate response for calls for service
- Provide resources necessary to meet community expectations
- Enhance citizen safety level



CEDAR PARK



OPERATIONAL & FISCAL EXCELLENCE

PURPOSE

Deliver high-quality services in a fiscally-responsible manner.

OBJECTIVES

- Provide high-value services to our community
- Demonstrate fiscal responsibility
- Improve and ensure a well-maintained infrastructure, including storm water
- Attract and retain a qualified workforce



LINK PEOPLE, PLACES & THINGS

PURPOSE

Improve mobility through multi-modal transportation options that best serve the community's needs.

OBJECTIVES

- Continue implementing Roadway Master Plan
- Expand pedestrian and bike networks
- Complete Transit Study
- Use technology to improve traffic/mobility
- Advance 183A frontage road project



STRONG COMMUNITY CONNECTIONS

PURPOSE

Encourage and expand civic engagement and understanding of government to inspire trust and confidence.

OBJECTIVES

- Develop and leverage innovative ways to engage the community
- Evaluate and enhance current engagement programs
- Support development and recognition of board and commission members



SUSTAINABLE FUTURE

PURPOSE

Demonstrate responsible stewardship of community and natural resources.

OBJECTIVES

- Use our resources wisely
- Explore environmental programs
- Update Comprehensive Plan
- Support neighborhood maintenance

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