



**CITY OF CEDAR PARK  
REGULAR SCHEDULED CITY COUNCIL MEETING  
CEDAR PARK CITY HALL - COUNCIL CHAMBERS  
450 CYPRESS CREEK ROAD, BUILDING FOUR  
JULY 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:** 182 521 2334

**Phone Password:** 23327727

Corbin Van Arsdale, Mayor  
Jim Penniman-Morin, Council Place One  
Mel Kirkland, Council Place Two  
Anne Duffy, Council Place Three

Heather Jeffs, Mayor Pro Tem  
Eric Boyce, Council Place Four  
Kevin Harris, Council Place Five  
Brenda Eivens, City Manager

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*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](mailto: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 (2) Consultation With Attorney Regarding Matters 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 Clearly Conflict With This Chapter:
  - a. Legal Issues Concerning The Master Contract For The Brushy Creek Regional Utility Authority Regional Treatment And Distribution Project.
  - b. Legal Issues Concerning Proceedings At The Railroad Commission of Texas Regarding House Bill (HB) 1520 and Gas Utility Companies' Recovery Of Expenses Related To Winter Storm Uri.
- B.2 Section § 551.072 Deliberation Concerning The Purchase, Exchange, Lease Or Value Of Real Property.
  - a. Lease Of City-Owned Properties At Galleria At Red Oaks And 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.)

**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 From The Special Called City Council Meeting Of June 18, 2021.
- D.2 Approval Of Minutes From The Special Called City Council Meeting Of June 19, 2021.
- D.3 Receipt Of Minutes From The Tourism Advisory Board Meeting Of May 25, 2021.
- E.1 (Z-21-009) Second Reading And Approval Of An Ordinance To Rezone Approximately 1.247 Acres From Professional Office (PO) To Local Business (LB), Located At 12101 West Parmer Lane (Related To SUP-21-002). ***The Planning And Zoning Commission Recommended Approval Of The Rezoning Request To Local Business (LB) By A Vote Of 5-0.***

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- E.2 (SUP-21-002) Second Reading And Approval Of An Ordinance For A Special Use Permit (SUP) To Allow An Expansion Of The Northwest Spanish School, An Existing Daycare Center On Approximately 1.247 acres Located At 12101 West Parmer Lane (Related To Z-21-009). ***The Planning And Zoning Commission Recommended Approval Of The SUP Request By A Vote Of 5-0.***
- F.1 A Resolution Authorizing The Amended And Restated Cooperative Agreement Between The Williamson County And Cities Health District (WCCHD) And The Health District Member Cities; And To Execute A Memorandum Of Understanding (MOU) Between The Williamson County And Cities Health District (WCCHD) And The Health District Member Cities.
- F.2 A Resolution Authorizing Acceptance Of Arts Respond Performance Support Funds Awarded From The Texas Commission On The Arts.
- F.3 A Resolution Authorizing An Agreement With The Upper Brushy Creek Water Control & Improvement District Regarding Construction Of A Pedestrian Trail Across Dam No. 6 For The Lakeline Park Project.

### **Public Hearings**

- G.1 Public Hearing And Consideration To Approve A Resolution Amending The Fiscal Year 2021 General Fund Budget, Parkland Dedication/Tree Fund Budget, And Capital Project List.

### **Regular Agenda (Non-Consent)**

- H.1 Consideration Of A Resolution Authorizing An Agreement With Public Trust Advisors, LLC, For The Purchase Of Investment Advisory Services In An Amount Not To Exceed \$200,000.
- H.2 Consideration Of A Resolution Authorizing An Agreement For Construction Of The Lakeline Park Phase 1 Project With JKB Construction Company, LLC, In An Amount Not To Exceed \$7,171,001.
- H.3 Consideration Of A Resolution Authorizing The Purchase Of Park Equipment And Related Installation Services For The Lakeline Park Phase 1 Project In An Amount Not To Exceed \$1,366,322.
- H.4 Consideration Of A Resolution Authorizing A Professional Services Agreement With Dial Development Services, Ltd. For Third Party Construction Inspection And Observation Services On The Lakeline Park Phase 1 Project in an Amount Not To Exceed \$97,500.
- H.5 Consideration Of A Resolution Authorizing A Professional Services Agreement With Raba Kistner, Inc. For Geotechnical Engineering And Construction Materials Testing On The Lakeline Park Phase 1 Project In An Amount Not To Exceed \$65,000.
- H.6 Consideration Of The Parks, Arts, And Community Enrichment (PACE) Advisory Board's Recommendations For The Cedar Park Community Sculpture Garden For The 2021-2022 Display Year.

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- H.7 (SUP-20-003) Second Reading And Consideration Of An Ordinance For A Special Use Permit (SUP) To Allow A Daycare Use On Approximately 1.048 Acres Located At 411 N Bell Boulevard (Continued from the July 8, 2021 City Council meeting). ***The Planning And Zoning Commission Voted 4-1 To Recommend Approval Of The SUP Request.***
- H.8 (FLU-21-008) Consideration Of A Future Land Use Plan (FLUP) Amendment Petition Requesting An Amendment From Medium Density Residential (MDR) To Regional Office/Retail/Commercial (REG) For Approximately 4.6 Acres Located At 580 Spanish Oak Estates.
- H.9 (FLU-21-009) Consideration Of A Future Land Use Plan (FLUP) Amendment Petition Requesting An Amendment From Local Office/Retail/Commercial (LOC) To Regional Office/Retail/Commercial (REG) For Approximately 7.793 Acres Located At The Southwest Corner Of East Whitestone Boulevard and Arrow Point Drive.
- H.10 Second Reading and Approval Of An Ordinance Amending Cedar Park Code of Ordinances Appendix A, Fee Schedule, Article 8.00, Utility Related Fees, To Adjust The Amount Of The Rates Charged for Water And Sewer Service.
- H.11 Discussion For Appointment Of Jim Cooper To Place Four On The Cedar Park Economic Development (Type A) Board. (Boyce)
- H.12 Discussion For A Proposed City Council Town Hall Meeting.
- H.13 Consideration Of Appointments To The 2021 Bond Advisory Task Force.
- H.14 Consider Action, If Any, On Items Discussed In Executive Session.
- H.15 Mayor And Council Closing Comments.
- H.16 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)

*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.*

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.

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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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