



**CITY OF CEDAR PARK
REGULAR SCHEDULED CITY COUNCIL MEETING
CEDAR PARK CITY HALL - COUNCIL CHAMBERS
450 CYPRESS CREEK ROAD, BUILDING FOUR
OCTOBER 14, 2021 AT 6:00 PM
THIS MEETING IS A HYBRID IN-PERSON/VIDEOCONFERENCING FORMAT***

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

Event Password: CedarPark2021

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

Access Code: 2558 813 4486

Phone Password: 23327727

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

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

**This meeting is a hybrid in-person/videoconferencing format. While some City staff and some City Council Members will attend in-person, other City Council Members, outside consultants and some presenters will join remotely. Seating will be socially distanced in Council Chambers and there will be an overflow viewing room should additional seating be necessary. The public is encouraged to take advantage of the option to attend the meeting remotely. For the virtual meeting link and phone number, see near the top of the agenda. This hybrid in-person/videoconference public meetings format will continue until further notice. For more information on how to participate remotely.*

*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.*

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.

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:

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 Anderson Mill Road Right-Of-Way.

b. Legal Issues Concerning The City Council Rules Of Procedure Section 3.20 Executive Session.

c. Legal Issues Concerning The City Council Rules Of Procedure Section 4.3 City Boards, Commissions, And Committees.

B.2 Section § 551.072 Deliberation Concerning The Purchase, Exchange, Lease Or Value Of Real Property.

a. Lease Agreement With Ward Ventures, LLC dba Moonie's Burger House Located At 200 S Bell Boulevard, Suite A-1.

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. (Jefts)

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 Presentation: A Proclamation Recognizing October 18-22, 2021 As Chamber Of Commerce Week.

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- C.5 City Manager Report: City Of Cedar Park And Chamber Of Commerce Partnership Programs - Ben White, Economic Development Director. (Boyce)
- C.6 City Manager Report/Consideration Of: The COVID-19 Declaration Of Local State Of Disaster And Impact To The City Of Cedar Park - John Cummins, Emergency Management Coordinator.

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 September 8, 2021.
- D.2 Approval Of Minutes From The Regular Scheduled City Council Meeting Of September 9, 2021.
- D.3 Receipt Of Minutes From The Economic Development (Type A) Sales Tax Corporation Meeting Of July 19, 2021.
- D.4 Receipt Of Minutes From The Community Development (Type B) Corporation Meeting Of July 28, 2021.
- E.1 Second Reading Of Ordinances - No Items For Consideration.
- F.1 A Resolution Authorizing An Agreement With Marathon Fitness, Inc. For The Purchase And Installation Of Cardio Equipment For The Cedar Park Recreation Center As Approved In The FY22 Vehicle And Equipment Services Fund (VES) In An Amount Not To Exceed \$140,000.
- F.2 A Resolution Authorizing Issuance Of A Parks Special Use Permit To The Art Beat Foundation For A Holiday Dance Concert At Veterans Memorial Park Amphitheater On December 11, 2021.
- F.3 A Resolution Authorizing Issuance Of A Parks Special Use Permit To Endurace LLC For A Mountain Bike Race At Brushy Creek Lake Park On January 8, 2022 And July 9, 2022.
- F.4 A Resolution Authorizing A Service Agreement With US Digital Designs, Inc. For Software Maintenance And Hardware Repair Services For The G2 Fire Station Alerting System In An Amount Not To Exceed \$61,481.59 Over Three (3) Years.
- F.5 A Resolution Authorizing A Second Amendment To The Lease Agreement With Gracie Barra Cedar Park, LLC In The Galleria At Red Oaks Shopping Center, Renewing The Lease With The Tenant Through September 30, 2022.

Public Hearings

- G.1 (SUP-21-003) First Reading And Public Hearing Of An Ordinance For A Special Use Permit (SUP) To Allow An Outdoor Commercial Amusement, Minor Use, On Approximately 4.32 Acres Located At 1801 Clover Lane. ***The Planning And Zoning Commission Voted (5-1) To Recommend Approval Of The SUP For An Outdoor Commercial Amusement, Minor Use.***

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- G.2 (FLU-21-008) (Related To Z-21-015 And SUP-21-005) First Reading And Public Hearing Of An Ordinance To Amend The Future Land Use Plan (FLUP) For Approximately 4.6 Acres From Medium Density Residential (MDR) To Regional Office/Retail/Commercial (REG) Located At 580 Spanish Oak Estates Drive. ***The Planning And Zoning Commission Voted 6-0 To Recommend Approval Of Regional Office/Retail/Commercial.***
- G.3 (Z-21-015) (Related To FLU-21-008 And SUP-21-005) First Reading And Public Hearing Of An Ordinance To Rezone Approximately 4.6 Acres From Development Reserve (DR) to General Business (GB) Located At 580 Spanish Oak Estates Drive. ***The Planning And Zoning Commission Voted 6-0 To Recommend Approval Of General Business – Conditional Overlay (GB-CO).***
- G.4 (SUP-21-005) (Related To FLU-21-008 And Z-21-015) First Reading And Public Hearing Of An Ordinance For A Special Use Permit (SUP) To Allow An Outdoor Commercial Amusement, Minor Use, On Approximately 4.6 Acres Located At 580 Spanish Oak Estates Drive. ***The Planning And Zoning Commission Voted (6-0) To Recommend Approval With Conditions Of The SUP For An Outdoor Commercial Amusement, Minor Use.***
- G.5 (Z-21-011) First Reading And Public Hearing Of An Ordinance To Rezone Approximately 13.49 Acres From Urban Residential (UR) To Planned Development-Urban Residential (PD-UR) Located At The Terminus Of Old Mill Road, North Of The Intersection Of South Lakeline Boulevard And Old Mill Road. ***The Planning And Zoning Commission Voted 4-2 To Recommend Denial Of Planned Development-Urban Residential (PD-UR).***

Regular Agenda (Non-Consent)

- H.1 Consideration Of An Ordinance Authorizing The Issuance Of City Of Cedar Park, Texas General Obligation Refunding Bonds; Levying An Ad Valorem Tax In Support Of The Bonds; Approving A Paying Agent/Registrar Agreement, An Official Statement, A Purchase Agreement And An Escrow Agreement; Establishing Procedures For Selling And Delivery Of One Or More Series Of The Bonds; And Authorizing Other Matters Relating To The Bonds.
- H.2 Consideration Of A Resolution Approving A Resolution Of The City Of Cedar Park Community Development Corporation Authorizing The Issuance Of The City Of Cedar Park Community Development Corporation Senior Lien Sales Tax Revenue Bonds, Series 2021; Approving A Paying Agent/Registrar Agreement, An Escrow Agreement And A Bond Purchase Agreement; Approving An Official Statement And Approving Other Matters Related Thereto.
- H.3 Consideration Of A Resolution Approving And Adopting The Library Master Plan.
- H.4 Consideration Of A Resolution Authorizing Supplemental #2 To Agreement For Professional Engineering Services Between The City of Cedar Park And Jones & Carter, Inc. For Services In Connection With The Ranchettes 2 And 3 Central Drainage Project In An Amount Not To Exceed \$168,000.

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- H.5 Discussion For Appointment Of Tom Spano To Place Five On The Tourism Advisory Board. (Harris)
- H.6 Consideration Of A Resolution To Nominate A Candidate For The Williamson Central Appraisal District Board Of Directors And Approval For Submission Of Nomination.
- H.7 Consider Action, If Any, On Items Discussed In Executive Session.
- H.8 Mayor And Council Closing Comments.
- H.9 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

2021-2023 Strategic Goals



Livability & Sense of Place

Preserve a community that encourages connectedness, has a unique sense of place and commits to a high quality of life for all.

- **Strong community connections:** Foster a sense of community and engage residents.
- **Bell District:** Advance the significant public-private partnership through the successful commencement of Phase 1 development.
- **Recreation Opportunities:** Strengthen our portfolio of recreation and learning programs, events and facilities.
- **Capital Projects:** Dedicate the resources to design and construct the capital projects necessary.
- **Redevelopment Initiatives:** Develop redevelopment strategies that align with the community's long-term vision and add value to the surrounding area.
- **Placemaking:** Focus on aesthetics and public art to create a positive aesthetic experience, instilling pride and creating a unique identity.
- **Comprehensive Plan:** Adhere to the City's Comprehensive Plan.



Economic Vitality

Cultivate a vibrant business community and increase business investments in the community with successful commercial centers, additional employers, active destinations and support of existing businesses.

- **Economic Development Strategic Initiatives:** Attract targeted businesses to diversify and grow the tax base and increase primary job opportunities.
- **Projects that Make Cedar Park a Destination:** Attract regional destination development and entertainment centers.
- **Business Community:** Actively support existing business community
- **Tourism:** Expand and support tourism program to increase visitors and local commerce.
- **Hotel/Conference Center:** Identify partners to advance Hotel/Conference Center project.



Service & Fiscal Excellence

Deliver high-value public services in a fiscally prudent and sound manner to meet the needs and expectations of our community, enhance the quality of life and continue being one of the safest cities in Texas.

- **Government Operations:** Ensure operations, practices and procedures result in high quality and resident-focused services.
- **Public Safety:** Prioritize and enhance public safety services so that our community feels safe and secure.
- **Financial Strength:** Maintain and enhance strong financial management to capitalize on City's fiscal strength and provide value for tax dollars.
- **Workforce:** Invest in the recruitment and retention of a talented and professional workforce.
- **Technology:** Ensure technology systems and resources to support and enhance reliable 24/7 operations.



Mobility & Connectivity

Safely and efficiently move people throughout the City and improve connectivity by adding alternate routes of travel to businesses, neighborhoods, jobs, parks, entertainment and services.

- **Comprehensive Mobility Master Plan:** Develop a clear vision for a diverse transportation system and adopt a Master Plan for improving multimodal connectivity.
- **Roadways:** Construct additional roadways or expand existing roadways to increase capacity.
- **Bike, Pedestrian & Trail:** Expand the City's network of trails, sidewalks, and bicycle lanes to provide more opportunities for trips on foot or bike.
- **Traffic Operations:** Invest in the use of technology to increase the efficiency of the existing roadway system.



Infrastructure & Environment

Preserve and enhance the tools and resources necessary to support critical infrastructure and sustainability initiatives.

- **Infrastructure:** Prioritize investments that support the quality and reliability of critical infrastructure.
- **Sustaining Infrastructure and Assets:** Invest in the maintenance of infrastructure and assets.
- **Environmental Stewardship:** Demonstrate responsible stewardship of community and natural resources.

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