



DRIPPING SPRINGS  
Texas

**CITY COUNCIL REGULAR MEETING**  
**City of Dripping Springs**  
**Council Chambers, 511 Mercer St, Dripping Springs, TX**  
**Tuesday, January 04, 2022 at 6:00 PM**

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**MINUTES**

**CALL TO ORDER AND ROLL CALL**

With a quorum of the City Council present, Mayor Foulds, Jr. called the meeting to order at 6:00 p.m.

**City Council Members present were:**

Mayor Bill Foulds, Jr.  
Mayor Pro Tem Taline Manassian  
Council Member Place 2 Wade King  
Council Member Place 3 Geoffrey Tahuahua  
Council Member Place 4 April Harris Allison  
Council Member Place 5 Sherrie Parks

**Staff, Consultants & Appointed/Elected Officials present were:**

City Administrator Michelle Fischer  
Deputy City Administrator Ginger Faught  
City Attorney Laura Mueller  
City Treasurer Shawn Cox  
City Secretary Andrea Cunningham  
Communications & Marketing Director Lisa Sullivan  
Emergency Management Coordinator Roman Baligad  
Planning Director Howard Koontz  
Senior Planner Tory Carpenter  
Planning Assistant Warlan Rivera

**PLEDGE OF ALLEGIANCE**

Council Member Harris-Allison led the Pledge of Allegiance to the Flag.

**PRESENTATION OF CITIZENS**

*A member of the public who desires to address the City Council regarding any item on an agenda for an open meeting may do so at presentation of citizens before an item or at a public hearing for an item during the City Council's consideration of that item. Citizens wishing to discuss matters not contained within the current agenda may do so, but only during the time allotted for presentation of citizens. Speakers are allowed two (2) minutes to speak during presentation of citizens or during each public hearing. Speakers may not cede or pool time. Members of the public requiring the assistance of a translator will be given twice the amount of time as a member of the public who does not require the assistance of a translator to address the City Council. It is the request of the City Council that members of the public wishing to speak on item(s) on the agenda with a noticed Public Hearing hold their comments*

until the item(s) are presented for consideration. Speakers are encouraged to sign in. Anyone may request a copy of the City's policy on presentation of citizens from the city secretary. By law no action may be taken during Presentations of Citizens.

No one spoke during Presentation of Citizens.

## **CONSENT AGENDA**

The following items are anticipated to require little or no individualized discussion due to their nature being clerical, ministerial, mundane or routine. In an effort to enhance the efficiency of City Council meetings, it is intended that these items will be acted upon by the City Council with a single motion because no public hearing or determination is necessary. However, a City Council Member or citizen may request separate deliberation for a specific item, in which event those items will be removed from the consent agenda prior to the City Council voting on the consent agenda as a collective, singular item. Prior to voting on the consent agenda, the City Council may add additional items that are listed elsewhere on the same agenda.

1. **Approval of the December 21, 2021, City Council regular meeting minutes.**
2. **Approval of a Resolution of the City of Dipping Springs, Texas, approving and accepting a construction bond for Driftwood Golf and Ranch Club Subdivision Phase 3 water and wastewater.** Applicant: David Rhoades, Driftwood Golf and Ranch Club

**Filed as Resolution No 2022-R01**

3. **Approval of an Interlocal Agreement with the Emergency Services Districts and Hays County law enforcement agencies for use of City fuel station at the Dripping Springs Ranch Park and providing for reimbursement for fuel.** Sponsor: Councilmember Allison.

A motion was made by Mayor Pro Tem Manassian to approve Consent Agenda items 1 – 3. Council Member Tahuahua seconded the motion which carried unanimously 5 to 0.

## **MORATORIUM WAIVERS**

4. **Discuss and consider approval of a Waiver Application from the temporary development moratorium for the Julep Commercial Development.** Applicant: Aaron Googins

**a. Presentation** – Applicant Aaron Googins was present and available for questions.

**b. Staff Report** – Tory Carpenter presented the staff report which is on file. Staff recommends approval of the waiver application.

**c. Waiver Application** – A motion was made by Council Member King to approve a Waiver Application from the temporary development moratorium for the Julep Commercial Development. Council Member Tahuahua seconded the motion which carried 4 to 1, with Mayor Pro Tem Manassian opposed.

5. **Discuss and consider approval of a Waiver Application from the temporary development moratorium for the 5307 Bell Springs Commercial Development.**  
*Applicant: Travis Flake*

**a. Presentation** – Applicant Travis Flake was present and available for questions.

**b. Staff Report** – Tory Carpenter presented the staff report which is on file. Staff recommends approval of the waiver application.

**c. Waiver Application** – A motion was made by Council Member King to approve a Waiver Application from the temporary development moratorium for the 5307 Bell Springs Commercial Development. Council Member Tahuahua seconded the motion which carried 4 to 1, with Mayor Pro Tem Manassian opposed.

## **BUSINESS AGENDA**

6. **Discuss and consider approval of a Resolution adopting an Amended 1445 Agreement with Hays County as it relates to subdivision and platting in the extraterritorial jurisdiction of the City of Dripping Springs in Hays County, Texas.** *Sponsor: Mayor Foulds, Jr.*

Laura Mueller presented the staff report which is on file. Staff recommends approval of the resolution.

A motion was made by Council Member Harris-Allison to approve a Resolution adopting an Amended 1445 Agreement with Hays County as it relates to subdivision and platting in the extraterritorial jurisdiction of the City of Dripping Springs in Hays County, Texas. Council Member Tahuahua seconded the motion which carried unanimously 5 to 0.

**Filed as Resolution No. 2022-R02**

7. **Discuss and consider approval of Amendments to the Wastewater Service & Fee Agreement between the City of Dripping Springs and DS Joint Venture, LP related to changes to planning and wastewater due dates.** *Applicant: Kim Nettles, DS Joint Venture, LP*

Laura Mueller presented the staff report which is on file. Staff recommends approval of the agreement.

A motion was made by Council Member King to approve Amendments to the Wastewater Service & Fee Agreement between the City of Dripping Springs and DS Joint Venture, LP related to changes to planning and wastewater due dates. Council Member Parks seconded the motion which carried unanimously 5 to 0.

8. **Discuss and consider approval of City of Dripping Springs 2021 Pandemic Influenza Plan for city staff.** *Sponsor: Councilmember Allison.*

Roman Baligad presented staff report which is on file. Staff recommends approval of the plan.

A motion was made by Council Member Harris-Allison to approve the City of Dripping Springs 2021 Pandemic Influenza Plan for city staff. Council Member King seconded the motion which carried unanimously 5 to 0.

## **REPORTS**

*Reports of Staff, Boards, Commissions, Committees, Boards and Agencies. All reports are on file and available for review upon request. The City Council may provide staff direction; however, no action may be taken.*

Reports are on file and available for review upon request.

- 9. Transportation Committee Report**  
*Travis Crow, Committee Chair*
- 10. Economic Development Committee Report**  
*Kim Fernea, Committee Chair*
- 11. Moratorium Report**  
*Laura Mueller, City Attorney*
- 12. Emergency Management Commission Report**  
*Roman Baligad, Emergency Management Coordinator*
- 13. Mercer Street Improvements Report**  
*Aaron Reed, Public Works Director*

## **EXECUTIVE SESSION AGENDA**

*The City Council for the City of Dripping Springs has the right to adjourn into executive session at any time during the course of this meeting to discuss any matter as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), and 551.086 (Economic Development). The City Council for the City of Dripping Springs may act on any item listed in Executive Session in Open Session or move any item from Executive Session to Open Session for action.*

- 14. Consultation with City Attorney regarding legal issues related to planning matters, wastewater capacity, comprehensive plan, and processes related to approvals. 551.071, Consultation with City Attorney**
- 15. Consultation with City Attorney regarding legal issues related to an Amended Interlocal Agreement with Hays County as it relates to subdivision review in the extraterritorial jurisdiction. 551.071, Consultation with Attorney**

The City Council did not meet in Executive Session.

## **UPCOMING MEETINGS**

### **City Council & Board of Adjustment Meetings**

January 11, 2022, at 5:00 p.m. (Waivers)

January 18, 2022, 6:00 p.m. (CC)  
January 25, 2022, at 5:00 p.m. (Waivers)  
February 1, 2022, at 6:00 p.m. (CC & BOA))  
February 8, 2022, 5:00 p.m. (Waivers)  
February 15, 2022, at 6:00 p.m. (CC)  
February 22, 2022, at 5:00 p.m. (Waivers)

**Board, Commission & Committee Meetings**

January 5, 2022, Dripping Springs Ranch Park Board at 12:00 p.m.  
January 10, 2022, TIRZ No. 1 & No. 2 Board at 4:00 p.m.  
January 10, 2022, Founders Day Commission at 6:30 p.m.  
January 11, 2022, Planning & Zoning Commission at 6:00 p.m.  
January 12, 2022, Utility Commission at 4:00 p.m.  
January 13, 2022, Historic Preservation Commission at 4:00 p.m.

**ADJOURN**

A motion was made by Council Member Harris-Allison to adjourn the meeting. Council Member King seconded the motion which carried unanimously 5 to 0.

This regular meeting adjourned at 6:55 p.m.

**APPROVED ON:** January 18, 2022

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Bill Foulds, Jr., Mayor

**ATTEST:**

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Andrea Cunningham, City Secretary