



**STAFF REPORT**  
**City of Dripping Springs**  
**PO Box 384**  
**511 Mercer Street**  
**Dripping Springs, TX 78602**

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**Submitted By:** Laura Mueller, City Attorney

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**Council Meeting Date:** August 9, 2021

**Agenda Item Wording:** **Discuss and consider approval of updated bylaws based on recent legislation related to the application of the Texas Open Meetings Act and legislative update.**

**Agenda Item Requestor:** Laura Mueller, City Attorney

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**Summary/Background:** This past regular legislative session the Texas Legislature passed a bill making Tax Increment Reinvestment Zone Boards fully subject to the Open Meetings Act. (Tex. S.B. 244- Effective 09/01/2021). The Board in Dripping Springs have operated primarily subject to the Open Meetings Act, but the original bylaws allowed for some phone and virtual meetings that would not have been authorized under the Open Meetings Act. In response to this, I have edited the Bylaws to reflect this change. Practical changes include: 1. Phone meetings of at least a quorum of the Board are only authorized for emergency purposes. 2. All Board members must have Texas Open Meetings Act training (if they have not already done so). 3. Meeting Agendas and Minutes will have to be prepared for all meetings.

Other bills to be aware of:

- **HB 988 – Property Tax Appraisal:** Creates a Class A misdemeanor for an employee, officer, or member of the governing body of the City to indirectly or directly communicate with an employee of the appraisal district in which the City participates related to the value at which property in the district is appraised. Effective 01/01/2022
- **HB 1869 – Debt Financing:** Modifies the definition of “debt” for purposes of the debt service property tax rate calculation to only include debt that... is issued for “designated infrastructure” which includes: streets, roads, highways, bridges, sidewalks, **parks**, landfills, parking structures, or airports and telecommunications, wireless communications, IT systems, applications, and hardware/software as part of any utility system, water supply project, water plant or wastewater plant. Does not include city buildings. Effective 09/01/2021.

**Commission  
Recommendations:** N/A

**Recommended  
Council Actions:** Approve amendments to Bylaws.

**Attachments:** TIRZ 1 Bylaws; TIRZ 2 Bylaws.

**Next Steps/Schedule:** After adoption, City Attorney and City Secretary will ensure compliance with the Open Meetings Act.