



City of La Vernia
CITY COUNCIL MEETING
102 E. Chihuahua St., La Vernia, Texas 78121
May 08, 2025
6:30 PM

MINUTES

1. Call to Order

The meeting was called to order @ 6:30 PM

Mayor Poore, and Council members Recker, Evans, Rabel, Oates were present. Gilbert was absent.

2. Invocation & Pledge of Allegiance

Prayer was lead by Stephanie from Hope Church, and Mayor Poore lead the pledges.

3. Citizens to Be Heard

(At this time, citizens who have filled out a registration form prior to the start of the meeting may speak on any topic they wish to bring to the attention of the governing body so long as that topic is not on the agenda for this meeting. Citizens may speak on specific agenda items when that item is called for discussion. During the Citizens to Be Heard section, no council action may take place, and no council discussion or response is required to the speaker. A time limit of three minutes per speaker is permitted; the council may extend this time at their discretion.)

David Sanders came forward to submit a petition for disannexation for 200 and 243 Wiseman.

Mayor Poore read a letter from the Texas water development board, where they shared how our meeting with them went, they also commended City Administrator Lindsey Wheeler.

4. Consent Agenda

(All consent agenda items are considered routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Councilmember requests an item be removed and considered separately.)

A. Meeting Minutes from the 04-17-25 City Council Meeting

B. Financials for the month of April

Motion made by Oates, seconded by Recker to approve as listed, all in favor.

5. Elections

A. Certificate of Election issued to newly elected officials, Gary Gilbert, Garrett Rabel, Justin Oates, Katie Evans
Mayor Poore issued the Certificates.

- B. Statement of Officer is completed by newly elected and appointed officials
Mayor Poore gave the statement of officer to Oates, Rabel, and Evans.
- C. Newly elected and appointed officers take the oath of office
Mayor Poore gave the oath of office to Oates, Rabel, and Evans.
- D. Newly sworn-in officers may assume the duties of their office
Oates, Rabel, and Evans assumed their duties of their office.

6. Proclamations

- A. National Public Works Week Proclamation
Mayor Poore read the Proclamation out loud for National Public Works Week Proclamation
- B. National Economic Development Week Proclamation
Mayor Poore read the Proclamation out loud for National Economic Development Week Proclamation

7. Public Hearing

- A. Public hearing regarding the request for A Special Use Permit (SUP) to allow for a drive-thru in the C-1 zoning district regarding the space specifically known as 13867 US HWY 87 W STE 2 LA VERNIA, TX 78121 legally known as SILVERADO HILLS COMMERCIAL PARK, LOT 7A-2, ACRES .962, and more specifically described as La Vernia One LLC, which will occupy only a portion of this parcel as described in the attachment

A.1 Open Public Hearing

A.2 Requestor presentation

A.3 Staff presentation

A.4 Receive Public Comments

A.5 Close Public Hearing

A.6 Discuss and consider action regarding Ordinance No. 050825-01 the SUP for La Vernia One LLC

A.1 Open Public Hearing

The Public hearing was opened @6:48PM.

A.2 Requestor presentation

There was no requester presentation.

A.3 Staff presentation

City Administrator Lindsey Wheeler spoke, she stated the planning and zoning commission had a unanimous vote in favor to send to Council, the staff is in favor as well. The proposed building will be behind Sonic next to the Lube Works, and have two drive thrus one on each side. The two responses from the 200 ft notice were read, one was opposed and one was in favor.

A.4 Receive Public Comments

There were no public comments.

A.5 Close Public Hearing

The public hearing was closed @6:54PM.

A.6 Discuss and consider action regarding Ordinance No. 050825-01 the SUP for La Vernia One LLC

Motion made by Oates, seconded by Rabel to approve Ordinance No. 050825-01 the SUP for La Vernia One LLC, all in favor.

8. Discussion Only

A. Discussion regarding Food Trucks

Council states they would like to table this until the legislators take action on this matter, then we will come back to this item.

B. Monthly meter replacement report (Dept of Public Works)

Public Works Director Josh De La Zerda spoke on the monthly meter replacement, he stated 315 have been changed out, 20 meters are still at zero reads.

C. Impact fee study

City Administrator Lindsey Wheeler spoke on Tuesday nights Planning and Zoning meeting, they had a unanimous vote in favor to send to Council. She gave a run down on what Morgen Gore from our engineers Southwest Engineers,

Water impact fees- 12 water projects are currently in scope

Waste water impact fees- with the proposed rates of central/east/west, sewer ccn

Drainage impact fees- we currently do not have them

9. Ordinances

A. Discuss and consider action on Ordinance No. 050825-01 SUP for La Vernia One LLC drive- thru

Motion made by Oates, seconded by Rabel to approve Ordinance No. 050825-01 SUP for La Vernia One LLC drive- thru, all in favor.

B. Discuss and consider action on Ordinance No. 050825-02 Junked Vehicles

Motion made by Rabel, seconded by Recker to approve Ordinance No. 050825-02 Junked Vehicles, all in favor.

10. Items Specific to Future Line Items on the Agenda

Development update

A. Impact Fees

11. Adjourn

Motion made by Oates to adjourn @ 7:24 PM, seconded by Rabel, all in favor.

DECORUM REQUIRED

Any disruptive behavior, including shouting or derogatory statements or comments may be ruled out of order by the Presiding Officer. Continuation of this type of behavior could result in a request by the Presiding Officer that the individual leave the meeting, and if refused, an order of removal.

The City Council for the City of La Vernia reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by the Texas Open Meetings Act, Texas Governmental Code §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 §551.087 (Economic Development), and any other provisions under Texas law that permit a governmental body to discuss a matter in closed executive session.

The City of La Vernia Council meetings are available to all persons regardless of disability. The facility is wheelchair accessible and parking spaces are available. Request for accommodations, should you require special assistance, must be made 48 hours prior to this meeting. Braille is not available. Please contact the City Secretary at (830) 779-4541 or email mfarrow@lavernia-tx.com.

I, the undersigned authority, do hereby certify that the above Notice of Meeting of the governing body of the above named La Vernia City Council is a true and correct copy of said Notice and that I posted true and correct copy of said Notice on the bulletin boards of the City Hall of said La Vernia, Texas, a place convenient and readily accessible to the general public at all times, and said Notice was posted on **MAY 02, 2025 at 5:30 PM** and remained so posted continuously for at least 72 Hours preceding the scheduled time of said meeting.

Madison Farrow, City Secretary