



City of Hutto

Agenda

City Council Meeting

Thursday, August 4, 2022 at 7:00 PM

City Council Chambers

In accordance with the Texas Open Meetings Act this meeting agenda is posted for public information, continuously, for at least 72 hours prior to the scheduled time of the meeting on the bulletin board located on the exterior wall of the City Hall building at 500 West Live Oak, Hutto, Texas. This meeting agenda is also accessible via the Internet at huttotx.gov

1. CALL SESSION TO ORDER

2. ROLL CALL

3. INVOCATION

4. PLEDGE OF ALLEGIANCE

5. SWEARING IN

5.1. Swearing In of James R. Earp, City Manager

6. CITY MANAGER COMMENTS

6.1. Summary of Accomplishments - Interim City Manager Isaac Turner

7. CITY COUNCIL COMMENTS

Pursuant to Texas Government Code Sec. 551.0415, a member of the governing body may make an announcement about items of community interest during a meeting of the governing body without given notice of the subject of the announcement. Items of Community Interests include: (1) expressions of thanks, congratulations, or condolence; (2) information regarding holiday schedule; (3) an honorary or salutary recognition of public official, public employee, or other citizen, except that a discussion regarding a change in the status of a person's public office or public employment is not an honorary or salutary recognition of the subdivision; (4) a reminder regarding social, ceremonial, or community event organized or sponsored by an entity other than the governing body that was attended or is scheduled to be attended by a member of the governing body or an official or employee of the political subdivision; and (5) announcements involving imminent threat to the public health and safety of people in the political subdivision that has arisen after the posting of the agenda.

7.1. General Comments from City Council

7.2. City Council Liaison Reports

8. PUBLIC COMMENT

Any citizen wishing to speak during public comment may do so after completing the required registration form. The purpose of this item is to allow the residents of Hutto and other interested persons an opportunity to address the City Council on agenda issues and on non-agenda issues that are a matter of the jurisdiction of the City Council (i.e., City policy or legislative issues). Non-agenda issues regarding daily operational or administrative matters should be first dealt with at the administrative level by calling City Hall at (512) 759-4839 during business hours. Each person providing public comment will be limited to 3 minutes. Any citizen wishing to speak during public comment may do so after completing the required registration form. Written comments for this meeting may also be sent to comments@huttotx.gov PRIOR to 4:00 pm on 8/4/22. The email must include name, address, phone # and email to be recognized properly. Written comments will be provided to Council.

9. CONSENT AGENDA ITEMS

- 9.1. Consideration and possible action on approving the July 7, 2022 and July 21, 2022 City Council meeting minutes. (Angela Walton)
- 9.2. Discussion and possible action related to award a construction contract to Dig-Dug Construction in the amount of \$557,631.70 for the construction of sidewalk and associated driveway modifications for the Lakeside Estates Sidewalk Project Phase 1. (Wade Benton)
- 9.3. Discussion and possible action related to award a professional services contract with Roadway Asset Services, LLC (RAS) in the amount of \$148,669 for pavement assessment services and development of a five-year pavement maintenance capital improvement program (CIP). (Wade Benton)

10. OTHER BUSINESS

- 10.1. Consideration and possible action regarding possible appointments, re-appointments and/or removals to City Boards, Commissions, Task Forces, Economic Development Corporations, Local Government Corporations and Tax Increment Reinvestment Zone Boards, City Council Liaisons, and Area Government appointments. (City Council)
- 10.2. Consideration and possible action regarding traffic plan and possible opening of Main Street access to Durango Farms Subdivision. (Matt Wojnowski)
- 10.3. Discuss and receive the proposed budget for fiscal year 2022-2023 in accordance with Section 8.02 of the Hutto City Charter. (Angie Rios)
- 10.4. Presentation and possible action on a Capital Improvement Financing Plan (Angie Rios)

11. RESOLUTIONS

- 11.1. Consideration and possible action regarding Resolution No. R-2022-067 authorizing proceeding with the issuance of Certificates of Obligation for water and wastewater projects; directing the publication of notice of intent to issue City of Hutto, Texas Combination Tax and Revenue Certificates of Obligation; and providing for other matters incident and related to approving and authorizing publication of notice of intention to issue Certificates of Obligation. (Angie Rios)
- 11.2. Consideration and possible action directing staff to provide notice of intent to issue General Obligation Bonds, Series 2022. (Angie Rios)

12. EXECUTIVE SESSION

The City Council for the City of Hutto 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 Government Code Sections 551.071 (Litigation/Consultation with Attorney), 551.072 (Deliberations regarding real property), 551.073 (Deliberations regarding gifts and donations), 551.074 (Deliberations regarding personnel matters) or 551.076 (Deliberations regarding deployment/implementation of security personnel or devices) and 551.087 (Deliberations regarding Economic Development negotiations).

- 12.1. Receive legal advice pursuant to Texas Government Code Sec. 551.071 related to Pending Legal Requests, Pending Litigation, Potential Claims and City Council Legal Requests.
- 12.2. Receive legal advice pursuant to Texas Government Code Section 551.071 and deliberate regarding economic development pursuant to Texas Government Code Section 551.087 to deliberate the offer of a financial or other incentive to business prospects; including deliberations regarding the purchase, sale, exchange or value of real property pursuant to Texas Government Code Section 551.072.

- 12.3. Pursuant to Sections 551.087 (Economic Development), 551.071 (Legal Consultation) and 551.072 (Real Property) in connection with the Hutto Economic Development Corporation's Project E and a Cottonwood Development Corporation approved purchase and sale agreement to acquire from the city, and then convey to an economic development prospect, approximately 41 acres of land previously acquired for the Perfect Game project located in the area of Hwy. 79 and CR 132, in Hutto, Texas.
- 12.4. Receive legal advice pursuant to Texas Government Code Section 551.071 and deliberate pursuant to Texas Government Code Sections 551.087 and 551.072 regarding economic development negotiations in and around the Megasite and consideration and conveyance of assignment and assumption agreements conveying Option to Purchase Real Property Agreements to promote economic development and receive legal advice pursuant to Texas Government Code Section 551.071 relating to special district financing, including but not limited to the creation of a Tax Increment Reinvestment Zone in and around the Megasite.
- 12.5. Receive legal advice pursuant to Texas Government Code Sec. 551.071 related to CoOp Development Agreements and related agreements; Durango Farms Amended and Restated Development Agreement as amended and Butler Loan Agreement with Cottonwood Local Government Corporation.
- 12.6. Executive Session in accordance with Texas Open Meetings Act Section 551.074, Personnel Matters: Closed Meeting to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee - City Manager, Interim City Manager relating to transition of duties and assessment.

13. ACTION RELATIVE TO EXECUTIVE SESSION

- 13.1. Consideration and possible action related to legal advice received pursuant to Texas Government Code Sec. 551.071 related to Pending Legal Requests, Pending Litigation, Potential Claims and City Council Legal Requests.
- 13.2. Consideration and possible action related to legal advice received pursuant to Texas Government Code Section 551.071 and deliberations regarding economic development pursuant to Texas Government Code Section 551.087 to deliberate the offer of a financial or other incentive to business prospects; including deliberations regarding the purchase, sale, exchange or value of real property pursuant to Texas Government Code Section 551.072.
- 13.3. Discuss and consider action to: approve the city's contribution of approx. 41 acres of land (previously purchased in support of the Perfect Game project) to the Cottonwood Development Corporation for its use in connection with Project E; consent to and approve the Cottonwood Development Corporation's action approving a Purchase and Sale Agreement to sell the approx. 41 acres of land in the area of Hwy. 79 and CR 132, in Hutto, Texas, to an economic development prospect, in connection with the economic development project, Project E. and authorize the City Manager to execute all conveyance deeds and related closing documents which have been approved by the City Council and Cottonwood Development Corporation to close the conveyance of the property to the Cottonwood Development Corporation and close the subsequent sale to the prospect, upon all the conditions necessary being met, as provided by the Purchase and Sale Agreement.
- 13.4. Consideration and possible action relating to legal advice received pursuant to Texas Government Code Section 551.071 and deliberate pursuant to Texas Government Code Sections 551.087 and 551.072 regarding economic development negotiations in and around the Megasite and consideration and conveyance of assignment and

assumption agreements conveying Option to Purchase Real Property Agreements to promote economic development and receive legal advice pursuant to Texas Government Code Section 551.071 relating to special district financing, including but not limited to the creation of a Tax Increment Reinvestment Zone in and around the Megasite.

- 13.5. Consideration and possible action related to legal advice received pursuant to Texas Government Code Sec. 551.071 related to Co-Op Development Agreements and related agreements; Durango Farms Amended and Restated Development Agreement as amended and Butler Loan Agreement with Cottonwood Local Government Corporation.
- 13.6. Consideration and possible action on Executive Session in accordance with Texas Open Meetings Act Section 551.074, Personnel Matters: Closed Meeting to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee - City Manager, Interim City Manager relating to transition of duties and assessment.

14. ADJOURNMENT

15. CERTIFICATION

I certify that this notice of the Hutto City Council meeting was posted on the City of Hutto website and the City Hall bulletin board of the City of Hutto on August 1, 2022 at 5:00 P.M.



Angela Walton

The City of Hutto is committed to comply with the Americans Disability Act. The Hutto City Council Chamber is wheelchair accessible. Request for reasonable special accommodations must be made 48 hours prior to the meeting. Please email the City Secretary's office at Angela.Walton@huttotx.gov or call (512) 759-4033 for assistance.