

City of Horseshoe Bay City Council Comments

January 17, 2023

The City of Horseshoe Bay City Council meeting was held on January 17 at 3 p.m. in the Council Chambers. Mayor Clinesmith called the meeting to order and welcomed those in attendance. The invocation was given by Rev. Dr. Malcolm McQueen from the Church at Horseshoe Bay followed by pledges to the American flag and the State of Texas flag.

Rick Williams, the City's Utility Director, introduced German Solis back to the city where he was previously employed a few years ago. Mr. Solis is a Field Operator with the Utilities Department.

City Manager, Jeff Koska, recognized the retirement of Finance Director, Margie Cardenas. Margie has worked for the city for the last three years. Mr. Koska presented Margie with a plaque and award for her stellar service. Jeff mentioned there will be a luncheon for Margie on February 3 in the Council Chambers. Margie will be truly missed. We thank her for her hard work and dedication to the City of Horseshoe Bay and wish her a happy retirement.

Fire Chief, Brent Batla introduced Gilbert Bennet, Llano County Emergency Management Coordinator. Mr. Bennett in turn introduced Bobby Mimms, the new County Liaison Officer for Llano County. Mr. Mimms gave an overview of his new position with Texas Emergency Management to help assist with Llano County emergency operations.

Finance Director, Margie Cardenas introduced the Fiscal Year 2023 First Quarter Financial Report. Margie presented an overview of the Capital Expenditures for the General Fund, Revenue Analysis, and Utility Fund. The city is doing well financial compared to the budget. Additional information can be found on the City of Horseshoe Bay website.

Mayor Clinesmith opened the public hearing for Ordinance 2023-06: Voluntarily Annexing Approximately 308.36 Acres of Land Adjacent and Contiguous Territory Into the Incorporated Municipal Boundaries of the City of Horseshoe Bay, Texas. Sally McFeron, Development Services Director for the city explained the ordinance for the council. The council voted and the motion carried.

Ordinance 2023-07: Adopting a Temporary Zoning Classification After Annexation A-1, Recreational Use, Containing Approximately 308.86 Acres; Known As the Monarch Ridge Public Improvement District; and Authorizing the Notation of the Change on the Official Zoning Map of the City. Sally McFeron, Development Services Director for the city explained the ordinance for the council. The council voted and the motion carried.

On the Cooperative Agreement Addendum between the City and the HSB Nature Park. City Manager, Jeff Koska said there was discussion on the funding from the city to support the park. Mayor Clinesmith provided a \$10,000 budget in the past. She said she would like to maintain an annual \$10,000 budget and that she is fully supportive of helping to maintain the park. The council voted and the motion carried.

Ordinance 2023-11: Amending City of Horseshoe Bay Ordinance No. 09-09-15D, Chapter 4 Business Regulations by Adding Article 4.08 Short Term Rentals.

Sally McFeron, Development Services Director explained the city has contracted with Granicus to watch the short term sites and notify the owners that they have a new ordinance and registration fees. Also, the city will be implementing a public awareness campaign to educate owners on the ordinance. Sally said as a part of the new ordinance there will need to be a local contact person to respond to any incidents at the residence within one hour.

It was also mentioned that parties, special events and gatherings have natural controls such as the police department to assist with these types of stays, and recommended not including any restrictions from the afore mention from the ordinance.

The discussion covered the discussion of boating waterway restrictions and that they are mandated by state law. The police can help enforce waterway laws.

Sally said in a positive note that they're going to be monitoring and creating relationships with owners to establish communication. This will be a great way to obtain emergency numbers.

The ordinance proposes charging \$200, \$400, and \$650 per day for violations. After three strikes of violations, they can be prohibited from renting out for a year. Council Member Frank Hosea recommended charging \$600 per person for registration fees.

The first day of implementation will start on March 1, with an enforcement grace period until July 1, 2023. Development Services is working with Granicus at the present time. Granicus will monitor, send out contact letters, and handles the registration fees. It was mentioned that the registration process is easy, and owners can register with their phone. The council voted and the motion carried.

Ordinance 2023-12: Amending Appendix A Fee Schedule of the City of Horseshoe Bay's Code of Ordinances, Articles A3.01 Building and Development Fees and A4.01 Business Fees by Adding A4.01(e) Short-Term Rental Permit. The council approved the non-refundable permitting fee of \$600 annually. The council voted and the motion carried.

Interlocal Agreement Between the City and the Lower Colorado River Authority (LCRA) for Erosion Control and Single Family Permitting

Sally McFeron, Development Services Director explained that our builders must submit building plans to LCRA and to the City of Horseshoe Bay for a building permit. The Development Services department would like to enter in an agreement with the LCRA to take over the erosion control inspections. This saves the builder from going through two entities for approval. Also, they proposed to raise the residential construction permit base fee from \$100 to \$125 to cover costs. The council voted and the motion carried.

Request for a Sixth Building Permit Extension for the Property Located at 100 Lighthouse Drive, Randy Cate, Applicant. The builder was approved for an additional six month permit time. The council voted and the motion carried. The new builder mentioned that they took over for the previous builder and expected to complete the construction within the given time frame and are keeping extra care to keep the property and street clean from construction debris and trash.

Request for a Third Building Permit Extension for the Property Located at 100 Lucia Ct., Legends Communities, Applicant. The Mayor raised her concerns with specs homes and construction violations at the community. Legends representative said they are improving their processes and the supply chain is improving from the aftermath of the Covid pandemic. The council voted and the motion carried.

Request for a Fourth Building Permit Extension for the Property Located at 304 Dalton Circle, Living Architecture, Applicant. Living Architecture requested a 60 day extension. The council voted and the motion carried.

Mayor Clinesmith asked Fire Chief Brent Batla if there is a problem with the abundance of vacation hours available to firefighters. Chief said it only looks that way because the firefighters work shifts of 48 hours on and 48 hours off. The abundance of hours adds up quickly.

Mayor Clinesmith asked Sally McFeron, Development Services Director about 89 construction violations. Sally said they have 48 hours to fix a violation. If they don't fix it, a code officer will go out and write a ticket. Sally said if they are a repeat offender, the city can suspend a builder for 180 days.

Mayor Clinesmith asked City of Horseshoe Bay Police, CID Captain, Steve Boyd if the construction sites are a problem. Captain Boyd said they are meeting with builders to prevent theft from job sites. And asked if there are more deer deaths. Captain Boyd said there are no more deer strikes than usual.

Mayor Clinesmith asked Sally McFeron, Development Services Director about the status on the Rudd house demolition. She said that the demolition is scheduled for Wednesday, January 18th. Last item discussed, Mayor Clinesmith asked Chief Brent Batla what the significance of the seven fires in the city. The Chief said they are all minor fires.

The Mayor, City Council and City of Horseshoe Bay staff thank you all that attended the meeting. The next meeting is scheduled for February 21, 2023 in the Council Chambers. We hope you will join us for the meeting.