

**MINUTES OF A REGULAR MEETING
OF THE CITY COUNCIL OF THE CITY OF COTTONWOOD SHORES, TEXAS
4111 COTTONWOOD DRIVE - CIVIC CENTER
THURSDAY, JANUARY 18, 2001 AT 7:00 P.M.**

1. **CALL TO ORDER AND ROLL CALL:** Mayor Pickens called this Regular Meeting to Order at 7:02 p.m., with both Commissioner Phipps and Commissioner Pfeifer in attendance a Quorum was present.
2. **CONSENT AGENDA:**
 - A. **MINUTES OF A REGULAR MEETING ON DECEMBER 21, 2000:** Commissioner Pfeifer stated he had read the minutes and they seemed in order. Commissioner Phipps noted that the date of the next Civic Pride meeting was in error. She stated it should be January 8th, not February 5th as indicated. She then made a motion to approve the minutes with the noted correction. Commissioner Pfeifer seconded her motion, which carried.
 - B. **FINANCIAL STATEMENT FOR THE MONTH OF DECEMBER 2000:** Commissioner Pfeifer stated he had reviewed the Financial Statement and found no errors. He then made a motion to approve the Financial Statements for the month of December 2000. Commissioner Phipps seconded his motion, which carried.
3. **CONSIDER AND POSSIBLY TAKE ACTION ON A REQUEST BY MR. GEORGE COLLINS AND MS. PAULINE NGUYEN TO APPROVE THE PROPOSED REPLAT OF LOTS 410, 411 & 412, SCARLET OAKS SECTION, COTTONWOOD SHORES, TEXAS AS RECORDED IN VOLUME 1, PAGE 184, BURNET COUNTY PLAT RECORDS INTO TWO LOTS TO BE KNOWN AS LOTS 410-A & 412-A, SCARLET OAKS SECTION, COTTONWOOD SHORES, TEXAS:** Mayor Pickens introduced Mr. Don Sherman with Willis Engineering who had surveyed the replat. Mr. Sherman stated that basically they wanted to take three lots and make two. This would allow them to build a bigger house over the old lot lines and get more yard for each than on a single lot. This would delete the utility easement along the old lot lines and create a new easement along the new dividing line. Commissioner Pfeifer stated it had been checked for existing utilities along the old lot lines. Mayor Pickens stated yes, there was no water or sewer along the current lot line. Commissioner Pfeifer stated he had no problem with granting their request since there were no utilities present and we will have an easement between the two new lots. Commissioner Phipps stated she had no objection either. Commissioner Pfeifer made a motion to approve the replat of Lots 410, 411 & 412 in the Scarlet Oaks Section as presented. Commissioner Phipps seconded his motion, which approved. Mr. Sherman stated he would bring the replat by City Hall to have the signatures attested on Monday.
4. **CONSIDER AND POSSIBLY TAKE ACTION ON A REQUEST BY MR. ROY SCHUSTER FOR A VARIANCE TO THE FIVE FOOT UTILITY EASEMENT AS RECORDED IN VOLUME 1, PAGE 434, BURNET COUNTY DEED RECORDS ON LOTS 702 & 703, SCARLET OAKS SECTION, COTTONWOOD SHORES, TEXAS AS RECORDED IN VOLUME 1, PAGE 194, BURNET COUNTY PLAT RECORDS, TO ALLOW FOR THE CONSTRUCTION OF A HOME OVER AND UPON SAID UTILITY EASEMENT:** Mayor Pickens stated Mr. Schuster was not present at this time, but he wanted to build a 1335 sq. ft. house. He noted Robert had determined there were no utilities within the easement in question. Commissioner Pfeifer stated if the water runs in back of these lots and the sewer is in the front, then he had no objection to granting a variance. He added he would like to see it replatted into one lot. He then made a motion to approve granting the variance with the stipulation that they go ahead and have it replatted into one lot. Commissioner Phipps seconded his motion, which carried.
5. **CONSIDER AND POSSIBLY TAKE ACTION ON A REQUEST BY MR. JOHN MOORE FOR A VARIANCE TO ORDINANCE NO. 061898, AN ORDINANCE OF THE CITY OF COTTONWOOD SHORES, TEXAS PROVIDING FOR THE ZONING OF PROPERTY WITHIN THE CITY AND AFFECTING THE USE OF REAL PROPERTY WITHIN THE CITY LIMITS, TO ALLOW FOR THE CONSTRUCTION OF A MULTI-FAMILY DWELLING (DUPLEX) ON LOTS ZONED R-1, SINGLE-**

FAMILY RESIDENTIAL IN THE CITY OF COTTONWOOD SHORES, TEXAS: Mayor Pickens introduced Mr. Moore who then addressed the Council. Mr. Moore stated he did not intend to build on a single lot. He planned on building on two lots, which would then be replatted. He noted the duplex would have 886-sq. ft. of living space on each side. He questioned if the plans would have to be changed to 1200 sq. ft. of living area on each side since the minimum square foot for a new home was 1200 sq. ft. Commissioner Pfeifer stated yes, that was the minimum square foot of living area required by ordinance. Mayor Pickens asked where Mr. Moore planned to build this duplex. Mr. Moore stated there were two lots by City Hall, on Fir Lane. He noted the City owned a couple lots over by them. Mayor Pickens asked if he owned the property in question. Mr. Moore stated no he did not. He noted Ms. Diane Wells had the property listed. He didn't see a need to purchase the property until he knew if this was a possibility. Commissioner Pfeifer stated that area was zoned R-1, Single-Family Residential. Mr. Moore stated he understood that. He didn't think this would be an eyesore structure. He added that basically you would have two houses joined together on the center lot line. Commissioner Phipps stated Ordinance No. 061898 stated permissible use of an R-1 was one structure for lot consisting of no less than 1200 sq. ft. of living area, designed for Single-Family occupancy. She stated the ordinance would have to be changed in order to allow this. Mayor Pickens stated Ordinance No. 061898 reads the only multi-family housing allowed would be in the commercially zoned areas. Mr. Moore stated he personally would not like to live in a commercial area. The only lots he had been able to find in the commercial area were on RR 2147. Mayor Pickens stated he was correct, there were only a few commercial lots left. Mr. Moore stated the front of the house would be done in mason, either brick or rock. He added it would be a nice looking building. Mayor Pickens stated he was sure it would be a nice home, but the ordinance called for Single-Family Residential only. This would require a change in zoning and we cannot do that tonight. Mr. Moore stated he would like the Council to start the proceeding towards getting an okay to do this. Mayor Pickens stated he did not feel comfortable doing so since Mr. Moore did not have any property; no specific lots in which he desired to put this. He then added that if he did it would be helpful in making a decision. At the present time, we don't have enough information to change the ordinance. Commissioner Pfeifer stated that way it would be a certain area designated to change in the ordinance. Mr. Moore stated he understood it had to go through the zoning process. He added if it was not something the Council would consider he would be wasting his time to purchase any property. Commissioner Pfeifer stated he would still have to meet the 1200 sq. ft. of living area on each side. He would not change the ordinance from 1200 to 800. Mayor Pickens stated he did not want to discourage the building of affordable housing in our area. However, at this time we cannot approve that. This is something that has to go before the citizens for approval, too. He added there was a procedure for rezoning. We must notify property owners within so many feet, hold public hearings and then the Council can vote. He added that anytime you start fooling with an ordinance that is working you end up taking steps back. Before that you could bring in anything no matter how old or what the square foot. We don't want to go back, we want to go forward. We want affordable housing, but we don't want anymore trash in our City. He then suggested Mr. Moore plan a little more then brings his ideas back before the Council. Mr. Moore stated the size of the duplex could be increased real easy. He was not asking for a variance to the size. He just needed the rezoning to put two lots together as one and eliminate the utility easement down the middle. Mayor Pickens asked Mr. Moore to come by City Hall and talk about the options he had. Commissioner Pfeifer then made a motion to disapprove the request at this time. Commissioner Phipps seconded his motion, which carried.

6. **CONSIDER AND POSSIBLY TAKE ACTION ON AUTHORIZING THE MAYOR TO PURCHASE A COPIER FOR CITY HALL:** Mayor Pickens stated the copier the City had been using for the past five or six years died last week. He had been talking to Hill County Office Machines about a rebuilt copier with more functions. It comes with a one-year warranty. He just wanted to run it by the Council before he made a purchase. He expected it to be under \$2,000. He added it was something we had to have for the office. Commissioner Pfeifer stated he knew we needed a new copier. He had to have a copy for the construction in Castle Terrace and had to use the fax machine, which didn't copy very well. He added he was all for getting a new copier because he can't get his paper work done without it. Commissioner Phipps made a motion to authorize the Mayor to purchase a copier for City Hall. Commissioner Pfeifer seconded her motion, which carried.

7. MONTHLY ACTIVITY REPORTS:

A. POLICE DEPARTMENT:

(1) **ACTIVITY LOG:** Sergeant Hallman read the report for the Police Department. He noted there had been some poaching in the City. It was reported to be four Hispanics in a Cadillac with a trailer hitch on the car. He encouraged anyone who might see a vehicle matching this description to get a license plate number and call the Police.

(2) **ARREST:** Sergeant Hallman stated there was only one arrest.

B. PUBLIC WORKS:

(1) **WATER & SEWER SYSTEM PERFORMANCE & USAGE:** Robert Pope read the report for the Water Plant. He noted the crew had installed a grinder pump on Lakeview as well as a road crossing with 225 ft. of pipe. He added they had also repaired seven water leaks. He thanked everyone for calling in to tell us about the leaks. He noted he only had to work on the lift station one time last month.

(2) **ANIMAL CONTROL:** Mayor Pickens stated we had a lot of dogs running loose in the City past two or three weeks. Cats are always a problem. We are trying to take care of the cats at the citizens' request we do try to trap the feral cats.

C. CIVIC PRIDE:

(1) **UPCOMING MEETING DATES:** Euclid Phipps stated the next meeting would be in February on the 12th at 7:00 p.m. here at the Civic Center. He encouraged everyone to attend and show his or her support.

(2) **FUTURE PROJECTS:** Mayor Pickens noted he had been trying to get bids for a marker at Noah Thompson Park. He hoped to have more information at the next meeting.

8. MAYOR'S REPORT:

A. UPDATE ON WATER SYSTEM IMPROVEMENTS GRANT: Mayor Pickens stated crews could not do a lot with the rainy weather we were having. He noted however, the tank building crew was through. Now, if the weather would break the painters could start on painting the tank. Mr. James Gillis stated he saw in the Sunday paper about a subdivision, which had painted their water tower to look like a lighthouse. The tank didn't have any different shape; it was just decorated to look like a lighthouse. Mayor Pickens stated that was a good idea, however, we were dealing with Federal Funds, which could not be spent for that. He added he had spoke with Mr. Ed Padgett about Mr. Gillis' idea and he agreed it would dress up the area. Commissioner Pfeifer stated these funds were issued sometime back and the grant specifies what money can be used for. Mayor Pickens stated he would be glad to help out where we could. He then noted there was still several things to do including cleaning up and removing the old tank. Mr. Gillis asked if the little building would still be there. Mayor Pickens noted the building would come down as well as the little blue pressure tank.

B. UPDATE OF SEWER PROJECT IN CASTLE TERRACE: No discussion.

C. FUTURE GRANT APPLICATION FOR WATER DISTRIBUTION LINES: No discussion.

9. CITIZENS' COMMENTS: There were none.

10. ADJOURNMENT: Mayor Pickens adjourned this Regular Meeting at 8:00 p.m.


Dale Pickens, Mayor

ATTEST:



Tena Collier, City Secretary





City of Cottonwood Shores

Chartered 1987

3915 Cottonwood Drive
Marble Falls, Texas 78654

830/ 693-3830

Fax 830/ 693-6436

Dale Pickens - Mayor

Tena Collier - City Secretary

ATTENDANCE RECORD CITY COMMISSIONERS MEETING CITY OF COTTONWOOD SHORES, TEXAS

DATE: Jan 18, 2001

Please sign in:

Eugene Phelps

Altho

John Moore

Don Sherman

Jim Dillis

Claude & Grace Pains

Frances Sheer

Robert Rose

Diane Stells

**COTTONWOOD SHORES
COUNCIL MEETING
FOR JANUARY 2001**

REPORTING PERIOD DEC. 16, 2000 TO JAN. 15, 2001

WATER & SEWER SYSTEM REPORT

<u>RAW WATER USAGE</u>		<u>TREATED WATER USAGE</u>	
<i>TOTAL</i>	<i>3,314,000 GAL.</i>	<i>TOTAL</i>	<i>2,947,000 GAL.</i>
<i>AVG.</i>	<i>107,000 GAL.</i>	<i>AVG.</i>	<i>95,000 GAL.</i>
<i>MAX.</i>	<i>133,000 GAL.</i>	<i>MAX.</i>	<i>119,000 GAL.</i>
<i>MIN.</i>	<i>68,000 GAL.</i>	<i>MIN.</i>	<i>60,000 GAL.</i>

THE ESTIMATED AMOUNT OF UNACCOUNTABLE WATER LOSS IS 63,500 GALLONS

1,744,000 GALLONS OF SEWAGE WAS PUMPED TO L B J MUD FOR TREATMENT

DURING THIS PERIOD:

- THE CITY CREW REPAIRED 7 WATER LEAKS**
- THE CITY CREW INSTALLED 1 GRINDER PUMP**
- THE CITY CREW MADE 1 WATER TAP**
- THE CITY CREW MADE 1 ROAD CROSSING & LAID 225 FT OF NEW WATER LINE**
- THE CITY HAD 6 DISCONNECTS & 5 RECONNECTS**
- THE CITY CHANGED OUT 3 OLD METERS W/ NEW METERS**
- THE 7 WATER LEAKS ARE ESTIMATED AT 137,000 GALLONS OF WATER LOSS**

COTTONWOOD SHORES POLICE DEPARTMENT

3915 COTTONWOOD DRIVE
COTTONWOOD SHORES ,TEXAS 78654

MONTHLY REPORT FOR DECEMBER 2000

SUSPICIOUS PERSON/VEHICLES:	<u> </u>
ABANDONED VEHICLE	<u> </u>
ACCIDENTS	<u> 2 </u>
ASSAULTS/FAMILY VIOLENE	<u> </u>
BURGLARIES	<u> 1 </u>
CRIMINAL MISCHIEF	<u> 1 </u>
DISTURBANCES	<u> 1 </u>
THEFT	<u> </u>
MISSING PERSONS	<u> </u>
OTHER AGENCY ASSISTS / EMS/FIRE	<u> 1 </u>
HARASSMENT	<u> </u>
TRESPASS	<u> </u>
WELFARE CONCERN	<u> </u>
DEATHS	<u> </u>
MISCELLANEOUS CALLS	<u> 6 </u>
TOTAL CALLS	<u> 12 </u>
MUNICIPAL COURT CASES	<u> 13 </u>
ARRESTS	<u> 1 </u>
JUVENILE ARRESTS	<u> </u>
HOURS WORKED	<u> 393 </u>
RES. HRS. WORKED	<u> 20 </u>
TOTAL HRS	<u> 413 </u>
TOTAL MILES DRIVEN	<u> 2684 </u>



P.O. Box 1 Johnson City, Texas 78636-0001
(830) 868-7155 • 1-888-554-4732

January 21, 2001

The Honorable Dale Pickens
City of Cottonwood Shores
3808 Cottonwood Drive
Cottonwood, Texas 78654

Dear Mayor Pickens:

Pedernales Electric Cooperative requests that time be reserved on Cottonwood Shores' city council agenda for the meeting scheduled February 21, 2002, at 7:00 p.m. Trey Grebe and George Bird will be attending to provide the council with an update on the Cooperative's activities in your area as well as answer any questions you may have.

If there is a change in the date or time of the above scheduled meeting, please notify Ginny Bain at (830) 868-4921 or toll free at 1-888-554-4732, Extension 4921.

Sincerely,

Jeanell Davis
Operations Manager

JD:GB:gb

cc: Trey Grebe
Ms. Tena Collier, Secretary

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 - B. FINANCIAL STATEMENTS FOR THE MONTH OF DECEMBER 2000.
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 - A. POLICE DEPARTMENT:
 - (1) ACTIVITY LOG
 - (2) ARREST
 - B. PUBLIC WORKS:
 - (1) WATER & SEWER SYSTEM PERFORMANCE & USAGE
 - (2) ANIMAL CONTROL
 - C. CIVIC PRIDE:
 - (1) UPCOMING MEETING DATES
 - (2) FUTURE PROJECTS
8. MAYOR'S REPORT:
 - A. UPDATE ON WATER SYSTEM IMPROVEMENTS GRANT
 - B. UPDATE OF SEWER PROJECT IN CASTLE TERRACE
 - C. FUTURE GRANT APPLICATION FOR WATER DISTRIBUTION LINES
9. CITIZEN COMMENTS.
10. ADJOURNMENT.

I CERTIFY THAT THE ABOVE NOTICE WAS POSTED AT CITY HALL, 3808 COTTONWOOD DRIVE, COTTONWOOD SHORES, TEXAS ON THIS 15TH DAY OF JANUARY 2001 AT 5:00 PM.

ATTEST:


DALE PICKENS, MAYOR


TENA COLLIER, CITY SECRETARY

