

SPECIAL WORKSHOP MEETING
Bastrop City Council
February 16, 2016

The Bastrop City Council met in a Special Workshop on Tuesday, February 16, 2016 at 6:00 p.m. at the Bastrop City Hall Council Chambers, located at 1311 Chestnut Street, Bastrop, Texas. Members present were Mayor Ken Kesselus, Mayor Pro Tem Willie DeLaRosa and Council Members, Kelly Gilleland, Kay Garcia McAnally, Gary Schiff and Dock Jackson.

1. Mayor Kesselus called the meeting to order at 6:00 p.m.
2. WORKSHOP SESSION - The Bastrop City Council recessed the special meeting at 6:01 p.m. and convened into a Workshop Session to discuss the following.

A. Piney Creek Rezone +/-90.91 acres out of the A11 Bastrop Town Tract, located north of the railroad tracks on the northwest corner of Riverwood/Hawthorne and Carter Street.

The City Manager addressed questions and concerns regarding zoning versus subdivisions with a presentation.

Question from Mayor Pro Tem DeLaRosa: Why was SF9 zoned in this particular neighborhood as opposed to the neighbors across the street and how long has it been zoned SF9.

Answer by City Manager Talbot: He was not with the City of Bastrop when this occurred so he could not give an answer to this question.

Question from Mayor Pro Tem DeLaRosa: Could the zoning from SF9 to PD be conceived as spot zoning?

Answer by City Manager Talbot: No because it can be controlled by the standards set forth in the PD ordinance.

David Singleton, Applicant – Presented the amended plat. Stated that on the 50 and 60 foot lot there is a 5' setback and on the 60 foot lots there is a 7.5' additional amendment to the PD was to increase the side setback on all of the lots to 7.5 feet.

The City Manager stated:

- on page 2 of 4 on exhibit A1 shows that there are two classifications with a minimum lot size and still has the 60 40 split, shows that they are back to two classifications of lots.
- On page 3 of 4 on exhibit A1 the side setback for the Urban 5 and 6 is 7.5'.
- Provide the amount of designated parkland.
- Under D add No. 3, the total amount of residential lots shall not exceed 170.
- On page 4 of 4 should be amended to change "substantial portion" to a minimal amount.

SPEAKERS

Brad Cook – Read a resolution from the Downtown Business Alliance into record which was in favor of approving the zoning change.

Margarett Silbernagel – Asked for a park with access to the park and trails.

Richard Smartzik – Spoke in favor of the subdivision.

Joe Tuck - Spoke in favor of the subdivision.

3. **The Bastrop City Council recessed the Workshop Session at 6:58 p.m. and reconvened into the special meeting for any necessary action(s) on the following.**

A. **Second reading of an ordinance granting a zone change from SF9, single family residential-9 and Second reading of an ordinance granting a zone change from SF9, single family residential-9 and A/OS-Agricultural/Open Space to PD, Residential Planned Development for approximately 90.91 acres within A11 Bastrop Town Tract, located North of the Railroad Tracts on the Northwest corner of Riverwood/Hawthorne and Carter Street within the City limits of Bastrop, Texas as part of the Piney Creek Bend; setting out conditions and establishing an effective date.**

Council Member Schiff made the motion to approve the second reading of the ordinance with the following amendments, seconded by Council Member McAnally. The motion was approved on a vote of 4-1. Mayor Pro Tem DeLaRosa voted nay.

AMENDMENTS

- On page 2 of 4, D add an item 3 to state that the total number of residential lots shall not exceed a total of 170 residential lots.
- On page 3 of 4, Development Standards, the interior side setbacks be 7.5' for both the urban and suburban side yard setbacks.
- Item i, a minimum of 25 acres and the side will be dedicated as parkland.
- Add an item K that states "This PD shall be approved for a period of ten years, if the PD is 60% complete at the end of ten years the developer owner may request time extension from the City Council to complete the PD."

Mayor Kesselus recessed the special meeting at 7:15 p.m.

Mayor Kesselus called the special meeting back to order at 7:21 p.m.

4. **WORKSHOP SESSION - The Bastrop City Council recessed the special meeting and reconvened into a Workshop Session at 7:22 p.m. to discuss the following.**

A. **Discuss projects, issues, financial matters and related issues associated with potential bond election in November 2016.**

The City Manager read a list of critical needs into record. It was suggested that Carter Street be added to the street list.

The Bastrop City Council adjourned the workshop session and reconvened into the special meeting at 7:44 p.m. to take any necessary action(s).

ADJOURNMENT

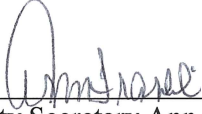
At 7:45 p.m., Council Member Schiff made the motion to adjourn, Mayor Pro Tem DeLaRosa seconded the motion which passed on a 5-0 vote.

APPROVED:



Mayor Ken Kesselus

ATTEST:



City Secretary Ann Franklin