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CITY OF BASTROP

BASTROP CITY COUNCIL

REGULAR CITY COUNCIL MEETING MINUTES

Tuesday, October 21, 2025

The Bastrop City Council met in a Regular Meeting at 6:30 p.m. on Tuesday, October 21, 2025, at the Bastrop City Hall Council Chambers, 1311 Chestnut Street, Bastrop, Texas, with the following action taken to wit:

Council Members Present

Mayor Ishmael Harris
Mayor Pro-Tem John Kirkland
Council Member Cynthia Meyer
Council Member Kerry Fossler
Council Member Perry Lowe
Council Member Kevin Plunkett

Staff Present

City Manager Sylvia Carrillo-Trevino
Assistant City Manager / Fire Chief Andres Rosales
Assistant City Attorney Stan Springerley
City Secretary Michael Muscarello
Assistant City Secretary Victoria Psencik
Assistant to the City Manager Vivianna Andres
Development Services Director James Cowey
Police Chief Vicky Steffanic
Public Information Manager Colin Guerra
BEDC B.A.R.E. Manager Dori Kelley
Finance Director Judy Sandroussi
Assistant Finance Director Laura Allen
Parks & Recreation Director Jason Alfaro
Library Director Bonnie Pierson
Fleet & Facilities Director Doug Haggerty
Discover Bastrop Director Michaela Joyce
Executive Assistant to City Manager Taylor Andry

4. CALL TO ORDER – REGULAR MEETING

With a quorum present, Mayor Harris called the Regular City Council Meeting to order at 6:30 p.m.

5. PLEDGE OF ALLEGIANCE – United States of America and Texas Flags

Noah Fernandes Allen and Sebastian Rodriguez, students from Colony Oaks Elementary, led the Pledge of Allegiance.

6. INVOCATION

Council Member Lowe delivered the Invocation.

7. PRESENTATIONS

7A. Mayor's Report

7B. Council Members' Report

8. WORK SESSIONS / BRIEFINGS

8A. **The Goodman Corporation Blakey Roundabout Presentation**

Presented by: Jake Gutekunst with the Goodman Corporation

8B. **FY2024 Financial Audit Presentation**

Submitted and Presented by: Judy Sandroussi, Finance Director
Presented by: Daniel Hebert with Crowe LLP

8C. **Discover Bastrop Overview**

Submitted and Presented by: Michaela Joyce, Discover Bastrop Director

9. **STAFF AND BOARD REPORTS**

9A. **Receive an update in regard to the unaudited Monthly Financial Report for the period ending September 2025 (Preliminary Year-End Review).**

Submitted and Presented by: Laura Allen, Assistant Finance Director

10. **CITIZEN COMMENT(S)**

Citizen(s) addressing the City Council on an item, not on the agenda: Reta Ward.

11. **CONSENT AGENDA**

11B. **Consider and act on Resolution No. R-2025-183, approving a waiver for alternate drainage standards for a wireless telecommunications facility on the Long Tract, located at 206 Lovers Lane, within the city limits of the City of Bastrop.**

Submitted by: Elizabeth Wick, CFM, Project Manager

11C. **Consider and act on Resolution No. R-2025-182, approving an Interlocal Agreement between the City of Bastrop, Bastrop County, and West Bastrop Village regarding the management of the floodplain in the Development known as "Adelton", as attached in Exhibit A.**

Submitted by: Vivianna Nicole Andres, Assistant to the City Manager

11D. **Consider and act on Resolution No. R-2025-184 approving the Animal Control Services Interlocal Agreement between the City of Bastrop and Bastrop County attached as Exhibit A.**

Submitted by: Vicky Steffanic, Chief of Police

Mayor Harris called for requests to remove any item from the Consent Agenda for separate discussion. Council Member Fossler requested Items 11A and 11E be removed.

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- 11A. Consider and act on Ordinance No. 2025-81 of the City Council of the City of Bastrop, Texas, authorizing the Issuance of the City of Bastrop, Texas Combination Tax and Revenue Certificates of Obligation, Series 2025; Levying an Ad Valorem Tax and Pledging Certain Surplus Revenues in Support of the Certificates; Approving Certain Documents and Other Agreements Relating to the Sale and Issuance of the Certificates; and Ordaining Other Matters Relating to the Issuance of the Certificates; repealing all ordinances and actions in conflict herewith; and providing for an effective date.

Submitted by: Judy Sandroussi, Finance Director

Citizen Comments submitted specifically for Item 11A that **did** speak: Linda Curtis and Cecilia Serna.

Presented by: Dan Wegmiller with Specialized Public Finance Inc. and J. Bart Fowler with McCall, Parkhurst, & Horton

MOTION: Mayor Pro-Tem Kirkland moved to approve Ordinance No. 2025-81 as presented. Council Member Lowe seconded the motion. Motion carried unanimously.

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- 11E. Consider and act to approve the Bastrop City Council minutes from the September 23, 2025, Regular Meeting, the September 30, 2025, Special Meeting, the October 1, 2025, Crossings at 95 Town Hall Meeting, and the October 14, 2025, Special Meeting.

Submitted by: Victoria Psencik, Assistant City Secretary

MOTION: Council Member Fossler moved to approve the Bastrop City Council minutes from the September 23, 2025, Regular Meeting, the September 30, 2025, Special Meeting, the October 1, 2025, Crossings at 95 Town Hall Meeting with the note that she was not in attendance at this town hall meeting, and the October 14, 2025, Special Meeting. Council Member Plunkett seconded the motion. Motion carried unanimously.

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After the separate discussion of Consent Agenda Items 11A and 11E, the following motion was made:

MOTION: Mayor Pro-Tem Kirkland moved to approve the remaining Consent Agenda as presented with the exception of Items 11A and 11E. Council Member Meyer seconded the motion. Motion carried unanimously.

12. ITEMS FOR INDIVIDUAL CONSIDERATION

- 12A. Consider and act on Ordinance No. 2025-79, abandoning and vacating a certain section of the Jasper Street right-of-way, Mill Street right-of-way, and South Street right-of-way to the south of State Highway 71 and east of Lover's Lane; and authorizing the City Manager to execute any necessary documents

to convey the City's remaining real property interests, if any, in said right-of-way to the adjacent owner.

Submitted and Presented by: Sylvia Carrillo-Trevino, ICMA-CM, CPM, City Manager

Citizen Comments submitted specifically for Item 11A that **did** speak: Jason Knotowicz and Kathy Metcalf.

MOTION: Mayor Pro-Tem Kirkland moved to approve the first reading of Ordinance No. 2025-79 with the removal of the Jasper Street right-of-way abandonment and accepting the concept of the land swap and leave to the City Manager the best instrument to execute said swap and to include on the November 4, 2025, agenda for the second reading. Council Member Fossler seconded the motion. Motion carried unanimously.

- 12B. **Consider and act on the first reading of Ordinance No. 2025-78, amending the Convention Center Capital budget by \$117,510 funded from Hotel Occupancy reserves to pay for necessary roof repairs to the Convention Center.**

Submitted and Presented by: Laura Allen, Assistant Finance Director
Presented by: Doug Haggerty, Fleet and Facilities Director

MOTION: Council Member Meyer moved to approve the first reading of Ordinance No. 2025-78 as presented and include on the November 4, 2025, agenda for the second reading. Council Member Lowe seconded the motion. Motion carried unanimously.

- 12C. **Consider and act on Resolution No. R-2025-185, authorizing the application of a silicone roof coating system at the Bastrop Convention Center; awarding a contract to Nations Roof, LLC in the amount of \$117,510.00.**

Submitted and Presented by: Doug Haggerty, Fleet and Facilities Director

MOTION: Council Member Fossler moved to approve Resolution No. R-2025-185 as presented. Mayor Pro Tem Kirkland seconded the motion. Motion carried unanimously.

- 12D. **Conduct a public hearing, consider and act on the first reading of Ordinance No. 2025-75, granting a one year extension of the master plan expiration for the Reed Ranch Planned Development District, being 24.04 acres out of the Nancy Blakey Survey, as shown on Attachment 1, located at 615 W Highway 71, within the city limits of Bastrop, Texas, and move to include on the November 4, 2025, City Council Consent Agenda for the second reading.**

Submitted and Presented by: James E. Cowey, Director of Development Services

Mayor Harris opened the Public Hearing at 8:53 p.m. for the Reed Ranch Planned Development District extension listed in Item 12D.

Public Hearing: No comments were submitted.

Mayor Harris closed the Public Hearing at 8:53 p.m. for the Reed Ranch Planned Development District extension listed in Item 12D.

MOTION: Council Member Plunkett moved to approve the first reading of Ordinance No. 2025-75 as presented and to include on the November 4, 2025, agenda for the second reading. Council Member Meyer seconded the motion. Motion carried unanimously.

- 12F. Conduct a public hearing, consider and act on Ordinance No. 2025-77 pertaining to a request for a Zoning Concept Scheme to rezone the project site from P3 Neighborhood to P4 Mix, for the area described as being 0.431 +/- acres out of the Building Block 12, East of Water Street, located at 1005 Pecan Street, within the city limits of Bastrop, Texas; and move to include on the November 4, 2025 City Council agenda for a second reading. This development is more commonly known as Pecan Place.

Submitted and Presented by: James E. Cowey, Director of Development Services

Mayor Harris opened the Public Hearing at 9:19 p.m. for a rezone of 1005 Pecan Street from P3 Neighborhood to P4 Mix listed in Item 12F.

Public Hearing

Submitted comments and spoke: William Holford, Chris Toth, Chris Kirby, Matthew Lassen, Jimmy Crouch, John Crawford and Deborah Jones

Submitted comments but did not speak: Stephanie Jenkins, Sam and Marilyn Calliham, Elaine Weiss, Kathy Albers, Larry Albers, and Jim Kuhn

Mayor Harris closed the Public Hearing at 9:46 p.m. for a rezone of 1005 Pecan Street from P3 Neighborhood to P4 Mix listed in Item 12F.

MOTION: Council Member Meyer moved to **deny** the request of the rezone of 1005 Pecan Street and Ordinance No. 2025-77 as presented. Mayor Pro Tem Kirkland seconded the motion. Motion carried unanimously.

After the discussion of Item 12F on Items for Individual Consideration, the following motion was made:

MOTION: Council Member Fossler moved to extend the meeting end time past 10:00 pm. Mayor Pro Tem Kirkland seconded the motion. Motion carried unanimously.

- 12E. Conduct a public hearing, consider and act on Ordinance No 2025-76 pertaining a request for an amendment to the Comprehensive Plan to change the Future Land Use designation from Neighborhood Residential to Residential Mixed Density for the area described as being 0.431 +/- acres out of the Building Block 12, East of Water Street, located at 1005 Pecan Street, within the city limits of Bastrop, Texas, and move to include on the November 4, 2025 City Council Consent agenda for a second reading. This development is more commonly known as Pecan Place.

Submitted and Presented by: James E. Cowey, Director of Development Services

Mayor Harris opened the Public Hearing at 10:07 p.m. for the Comprehensive Plan Amendment of the Future Land Use designation for 1005 Pecan Street listed in Item 12E.

Public Hearing: No comments were submitted.

Mayor Harris closed the Public Hearing at 10:07 p.m. for the Comprehensive Plan Amendment of the Future Land Use designation for 1005 Pecan Street listed in Item 12E.

MOTION: Mayor Pro-Tem Kirkland moved to **deny** the Comprehensive Plan amendment for 1005 Pecan Street and Ordinance No. 2025-76 as presented. Council Member Meyer seconded the motion. Motion carried unanimously.

12G. **Consider and act on Resolution No. R-2025-178 pertaining to a Warrant request to allow 9 feet x 18 feet parking spaces on 0.431 +/- acres out of the Building Block 12, East of Water Street, located at 1005 Pecan Street, within the city limits of Bastrop, Texas. This development is more commonly known as Pecan Place.**

Submitted and Presented by: James E. Cowey, Director of Development Services

MOTION: Council Member Meyer moved to **deny** Resolution No. R-2025-178 as presented. Mayor Pro Tem Kirkland seconded the motion. Motion carried unanimously.

12H. **Conduct a public hearing, consider and act on the first reading of Ordinance No. 2025-63, amending the Bastrop Code of Ordinances, Chapter 13, Article 13.12 – Impact Fees, Division 4 – Roadway Facilities, to apply the Roadway Impact Fee to newly annexed areas; amending the Service Areas Map to which the Roadway Impact Fees apply to include annexed areas; and move to include on the November 4, 2025, City Council agenda for a second reading.**

Submitted and Presented by: Viviana Nicole Andres, Assistant to the City Manager

Presented by: Jake Gutekunst with The Goodman Corporation

Mayor Harris opened the Public Hearing at 10:23 p.m. for Roadway Impact Fee code amendment listed in Item 12H.

Public Hearing: No comments were submitted.

Mayor Harris closed the Public Hearing at 10:23 p.m. for Roadway Impact Fee code amendment listed in Item 12H.

MOTION: Mayor Pro-Tem Kirkland moved to approve the first reading of Ordinance No. 2025-63 with the following change: “keep table B3 and for Service Area A, set the new maximum at \$2,033 and Service Area B will remain unchanged at \$1,414 and to include

on the November 4, 2025, agenda for the second reading. Council Member Meyer seconded the motion. Motion carried unanimously.

- 12I. Conduct a public hearing, consider and act on the first reading of Ordinance No. 2025-73, amending the Bastrop Code of Ordinances, Chapter 14, Bastrop Building Block (B3) Code by changing the P1 Nature Place Type to P1 Parks and Open Space, and adopting new and revised code provisions in relation to the P1 Parks and Open Space Place Type and Civic Space; and move to include on the November 4, 2025 Consent Agenda for a second reading.

Submitted and Presented by: Vivianna Nicole Andres, Assistant to the City Manager

Mayor Harris opened the Public Hearing at 10:38 p.m. for Bastrop Building Block (B3) Code amendment listed in Item 12I.

Public Hearing: No comments were submitted.

Mayor Harris closed the Public Hearing at 10:38 p.m. for Bastrop Building Block (B3) Code amendment listed in Item 12I.

MOTION: Council Member Meyer moved to approve the first reading of Ordinance No. 2025-73 as presented and to include on the November 4, 2025, agenda for the second reading. Council Member Plunkett seconded the motion. Motion carried unanimously.

- 12J. Consider and act on Ordinance No. 2025-74 pertaining to a proposed amendment to Chapter 10 of the Code of Ordinances to revise the minimum number of residential lots or lot size that trigger parkland dedication requirements and to establish minimum park improvement standards as an alternative to park enrichment fee contributions and move to include on the November 4, 2025 City Council Agenda for a second reading.

Submitted and Presented by: Brittany Epling, Senior Planner

MOTION: Council Member Plunkett moved to approve the first reading of Ordinance No. 2025-74 as presented and to include on the November 4, 2025, agenda for the second reading. Council Member Meyer seconded the motion. Motion carried unanimously.

- 12K. Conduct a public hearing, consider and act on the first reading of Ordinance No. 2025-67 for a Zoning Concept Scheme request to rezone the project site from P-EC Employment Center to Planned Development District ("PDD") with a base district of P4, for the area described as being 7.398 +/- acres out of the Steel Yard Subdivision, Lot 3, located at 2002 SH 95, Bastrop, TX 78602, within the city limits of Bastrop, Texas; and move to include on the November 4, 2025 City Council Consent agenda for a second reading.

Submitted and Presented by: James E. Cowey, Director of Development Services

After Mayor Harris read Item 12K on Items for Individual Consideration, he announced

that the item was going to be tabled to the December 9th Meeting.

- 12L. **Consider and act on Resolution No. R-2025-137, amending the Master Fee Schedule, General Provisions—Library to reflect various changes as attached in Exhibit A.**

Submitted and Presented by: Bonnie Pierson, Library Director

MOTION: Council Member Plunkett moved to approve Resolution No. R-2025-137 as presented. Council Member Fossler seconded the motion. Motion carried unanimously.

- 12M. **Consider and act on Ordinance no. 2025-80, approving a purchasing contract with Kraftsman Play Systems, Inc for \$2,868,102.88, utilizing Kraftsman Buy Board Purchasing Cooperative number #679-22.**

Submitted and Presented by: Sylvia Carrillo-Trevino, ICMA-CM, CPM, City Manager

MOTION: Mayor Pro-Tem Kirkland moved to approve the first reading of Ordinance No. 2025-80 with the change to the new cooperative number of 781-25 and to include on the November 4, 2025, agenda for the second reading. Council Member Plunkett seconded the motion. Motion carried unanimously.

13. EXECUTIVE SESSION

Mayor Harris closed the Open Meeting to convene the City Council into Executive (Closed) Session at 10:45 p.m. pursuant to Texas Government Code, Chapter 551 as follows:

- 13A. **Section 551.074 Personnel to evaluate Mayor Ishmael Harris.**
- 13B. **Section 551.074 Personnel to evaluate Zoning Board of Adjustment Member Dock Jackson.**
- 13C. **Section 551.071 to seek the advice of legal counsel and to deliberate regarding possible litigation with North End Prairie.**

Before convening into Executive Session, Council Member Fossler announced that she has submitted a Conflict-of-Interest Statement to recuse herself from Item 13C, which is attached as Exhibit A.

14. TAKE ANY NECESSARY OR APPROPRIATE ACTION ON MATTERS POSTED FOR CONSIDERATION IN CLOSED/EXECUTIVE SESSION

Mayor Harris reconvened the City Council into the Open Session at 11:13 p.m. and called for any action as a result of the Executive Session.

- 13A. **Section 551.074 Personnel to evaluate Mayor Ishmael Harris.**

13B. Section 551.074 Personnel to evaluate Zoning Board of Adjustment Member Dock Jackson.

13C. Section 551.071 to seek the advice of legal counsel and to deliberate regarding possible litigation with North End Prairie.

No action was taken on Executive Session Items 13A, 13B, and 13C.

15. ADJOURNMENT – REGULAR MEETING

Upon receiving a motion duly made and a second to adjourn, Mayor Harris adjourned the October 21st Regular Meeting at 11:14 p.m.

CITY OF BASTROP, TEXAS



Ishmael Harris, Mayor

ATTEST:



Victoria Psencik, Assistant City Secretary