



City Council & Board of Adjustment Regular Meeting

Dripping Springs ISD Center for Learning and Leadership

Board Room, 300 Sportsplex Drive – Dripping Springs, Texas

Tuesday, November 05, 2024, at 6:00 PM

AGENDA

CALL TO ORDER & ROLL CALL

City Council Members

Mayor Bill Foulds, Jr.

Mayor Pro Tem Taline Manassian

Council Member Place 2 Wade King

Council Member Place 3 Geoffrey Tahuahua

Council Member Place 4 Travis Crow

Council Member Place 5 Sherrie Parks

Staff, Consultants, & Appointed/Elected Officials

City Administrator Michelle Fischer

Deputy City Administrator Ginger Faught

Deputy City Administrator Shawn Cox

City Attorney Laura Mueller

Deputy City Attorney Aniz Alani

City Secretary Diana Boone

IT Director Jason Weinstock

Planning Director Tory Carpenter

Parks & Community Services Director Andy Binz

People & Communications Director Lisa Sullivan

PLEDGE OF ALLEGIANCE

BOARD OF ADJUSTMENT

CALL TO ORDER & ROLL CALL

Board Members

Chair Bill Foulds, Jr.

Taline Manassian

Wade King

Geoffrey Tahuahua

Travis Crow

Sherrie Parks

BOARD OF ADJUSTMENT AGENDA

1. Public hearing, discussion, and consideration of approval of VAR2024-007: a variance request to allow two buildings within the front setback at 235 Sports Park Road. Applicant: Guadalupe Barragan

- a. Applicant Presentation
- b. Staff Report
- c. Planning and Zoning Commission Report
- d. Public Hearing
- e. Variance

2. Public hearing, discussion, and consideration of approval of VAR2023-008: a variance request to allow a building within the rear setback at 1310 W US 290. Applicant: Dominic Shaw, Hill Country Senior Citizens Activity Center

- a. Applicant Presentation
- b. Staff Report
- c. Planning and Zoning Commission Report
- d. Public Hearing
- e. Variance

CITY COUNCIL

PRESENTATION OF CITIZENS

A member of the public that wishes to address the City Council on any issue, regardless of whether it is posted on this agenda, may do so during Presentation of Citizens. It is the request of the City Council that individuals wishing to speak on agenda items with a public hearing hold their comments until the item is being considered. Individuals are allowed two (2) minutes each to speak regarding issues not on the agenda and two (2) minutes per item on the agenda and may not cede or pool time. Those requiring the assistance of a translator will be allowed additional time to speak. Individuals are not required to sign in; however, it is encouraged. Individuals that wish to share documents with the City Council must present the documents to the City Secretary or City Attorney providing at least seven (7) copies; if seven (7) copies are not provided, the City Council will receive the documents the following day. Audio Video presentations will not be accepted during Presentation of Citizens. By law no action shall be taken during Presentation of Citizens; however, the Mayor may provide a statement of specific factual information, recitation of existing policy, or direction or referral to staff.

PROCLAMATIONS & PRESENTATIONS

Proclamations and Presentations are for discussion purposes only and no action shall be taken.

3. Proclamation of the City of Dripping Springs Declaring November 4 - 8, 2024, as Municipal Courts Week. Sponsor: Mayor Bill Foulds, Jr

CONSENT AGENDA

The following items will be acted upon in a single motion and are considered to be ministerial or routine. No separate discussion or action on these items will be held unless pulled at the request of a member of the City Council or City staff.

- 4.** Approval of the October 15, 2024 City Council meeting minutes.
- 5.** Approval of the 2025 City Council & Board of Adjustment meeting calendar.
- 6.** Approval of a Resolution of the City of Dripping Springs, Texas finding that the Founders Day Parade scheduled to be held on Friday, April 25, 2025, in and near the City, services a valid and legitimate purpose and approving a Traffic Control, Safety and Security Plan and Parade Route. *Sponsor: Council Member Sherrie Parks*
- 7.** Approval of an Ordinance of the City of Dripping Springs Authorizing Restricted Prior Service Credit for Employees Who Are Members of the Texas Municipal Retirement System. *Sponsor: Mayor Bill Foulds, Jr.*
- 8.** Approval of Corrected Ordinance No. 2022-39 an Ordinance of the City Council of the City of Dripping Springs, Texas, Designating a Geographic Area within the City as an Expansion of a Reinvestment Zone pursuant to Chapter 311 of the Texas Tax Code, to be known as Reinvestment Zone Number One, Town Center TIRZ. *Sponsor: Mayor Pro Tem Taline Manassian*
- 9.** Approval of Corrected Ordinance No. 2022-40 an Ordinance of the City Council of the City of Dripping Springs, Texas, Amending the Final Project Plan for TIRZ Number Two, Southwest TIRZ. *Sponsor: Mayor Pro Tem Taline Manassian*
- 10.** Approval of corrected Interlocal Agreement related to the Tax Increment Reinvestment Zones between the City of Dripping Springs and Hays County. *Sponsor: Mayor Pro Tem Taline Manassian*

BUSINESS AGENDA

- 11.** Discuss and consider approval of a Resolution designating the Official Newspaper for the City of Dripping Springs for Fiscal Year 2024-2025.
- 12.** Public hearing and consideration of an Ordinance approving a Zoning Map Amendment regarding ZA2024-004: rezoning the tract from Single Family Residential - Low Density (SF-1) to Local Retail (LR) for the 0.77 acres located at 109 Bonnie Drive. *Applicant: Mary Faith Pryor*
 - a. Applicant Presentation
 - b. Staff Report
 - c. Planning and Zoning Commission Report
 - d. Public Hearing
 - e. Ordinance
- 13.** Public hearing and consideration of approval of an Ordinance of the City of Dripping Springs, Texas, amending the 2024-2025 Fiscal Year Municipal Budget; funding municipal services and authorizing expenditures. *Sponsor: Mayor Bill Foulds, Jr.*

- a. Staff Report
- b. Public Hearing
- c. Budget Ordinance

- 14. Discuss and consider selection of a bidder and authorize the City Administrator to finalize an agreement for the Downtown Restrooms Project. Sponsor: Mayor Bill Foulds, Jr.**
- 15. Discuss and consider approval of the renewal of the Vendor Agreement between the City of Dripping Springs and Peak Beverage, LLC. Sponsor: Mayor Bill Foulds, Jr.**
- 16. Staff update regarding the Draft 2040 Dripping Springs Comprehensive Plan. Sponsor: Mayor Bill Foulds, Jr.**

REPORTS

Reports listed are on file and available for review upon request. The City Council may provide staff direction; however, no action shall be taken.

- 17. Planning Department Report.**

CLOSED SESSION

The City Council has the right to adjourn into closed session on any item on this agenda and at any time during the course of this meeting to discuss any matter as authorized by law or by the Open Meetings Act, Texas Government Code Sections 551.071 (Consultation With Attorney), 551.072 (Deliberation Regarding Real Property), 551.073 (Deliberation Regarding Prospective Gifts), 551.074 (Personnel Matters), 551.076 (Deliberation Regarding Security Devices or Security Audits), and 551.087 (Deliberation Regarding Economic Development Negotiations), and 551.089 (Deliberation Regarding Security Devices or Security Audits). Any final action or vote on any Closed Session item will be taken in Open Session.

- 18. Consultation with Attorney regarding legal issues related to the South Regional Water Reclamation Project, Wastewater, and Amendment 2 Permits, Wastewater Service Area and Agreements, Water Service, Wastewater Fees, Wastewater Infrastructure Agreements, facility liability coverage, and related items. Consultation with Attorney, 551.071**
- 19. Discuss the hiring, job duties, and compensation of the Human Resources Director. Deliberation regarding Personnel Matters, 551.074.**

UPCOMING MEETINGS

City Council & Board of Adjustment Meetings

- November 19, 2024, at 6:00 p.m.
- December 3, 2024, at 6:00 p.m.
- December 17, 2024, at 6:00 p.m.

Board, Commission, & Committee Meetings

Historic Preservation Commission, November 7, 2024, at 6:00 p.m.

Founders Day Commission, November 12, 2024, at 6:30 p.m.

DSRP Board, November 13, 2024, at 11:00 a.m.

ADJOURN

TEXAS OPEN MEETINGS ACT PUBLIC NOTIFICATION OF MEETING

*I certify that this public meeting is posted in accordance with Texas Government Code Chapter 551, Open Meetings. This meeting agenda is posted on the bulletin board at the City of Dripping Springs City Hall, located at 511 Mercer Street, and on the City website at, www.cityofdrippingsprings.com, on **November 1, 2024 at 04:00 p.m.***

Laura Mueller, City Attorney

This facility is wheelchair accessible. Accessible parking spaces are available. Request for auxiliary aids and services must be made 48 hours prior to this meeting by calling (512) 858-4725.



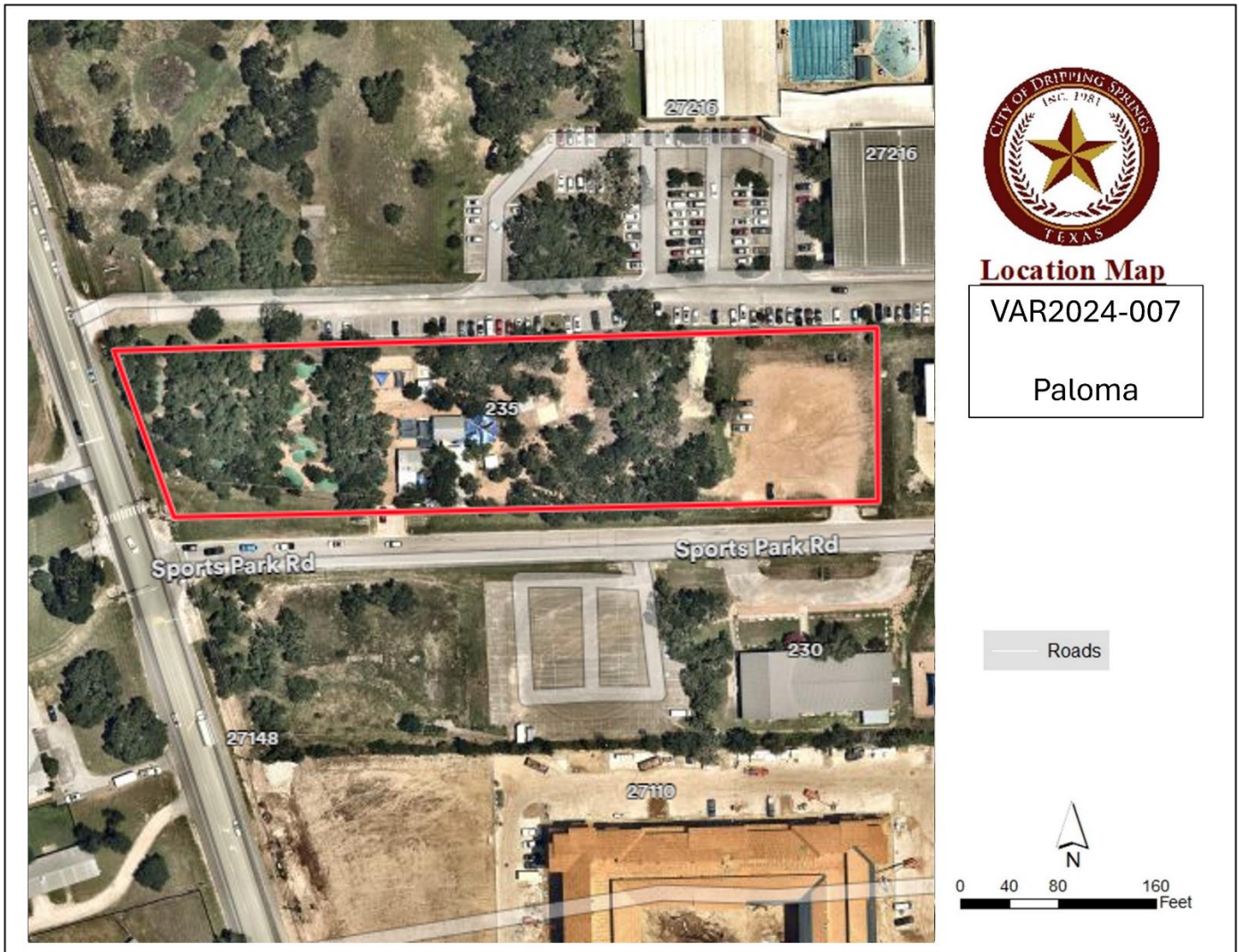
City Council Planning Department Staff Report

Item # 1.

City Council Meeting: November 5, 2024
Project No: VAR2024-007
Project Planner: Tory Carpenter, AICP, Planning Director

Item Details

Project Name: Paloma Setback Variance
Property Location: 235 Sports Park Road
Legal Description: Magic Greens Subdivision, Lot 1
Applicant: Guadalupe Barragan
Property Owner: 2Down RR12 LLC
Request: Applicant is requesting a variance to allow a cold storage facility and shed within the building setback.



Overview

The applicant performed unpermitted work on the property beginning in 2022, which included the installation of an exterior walk-in cooler (160 square feet) and a storage shed (130 square feet). These buildings were placed within the 30-foot building setback identified on the recorded plat and within a public utility easement.

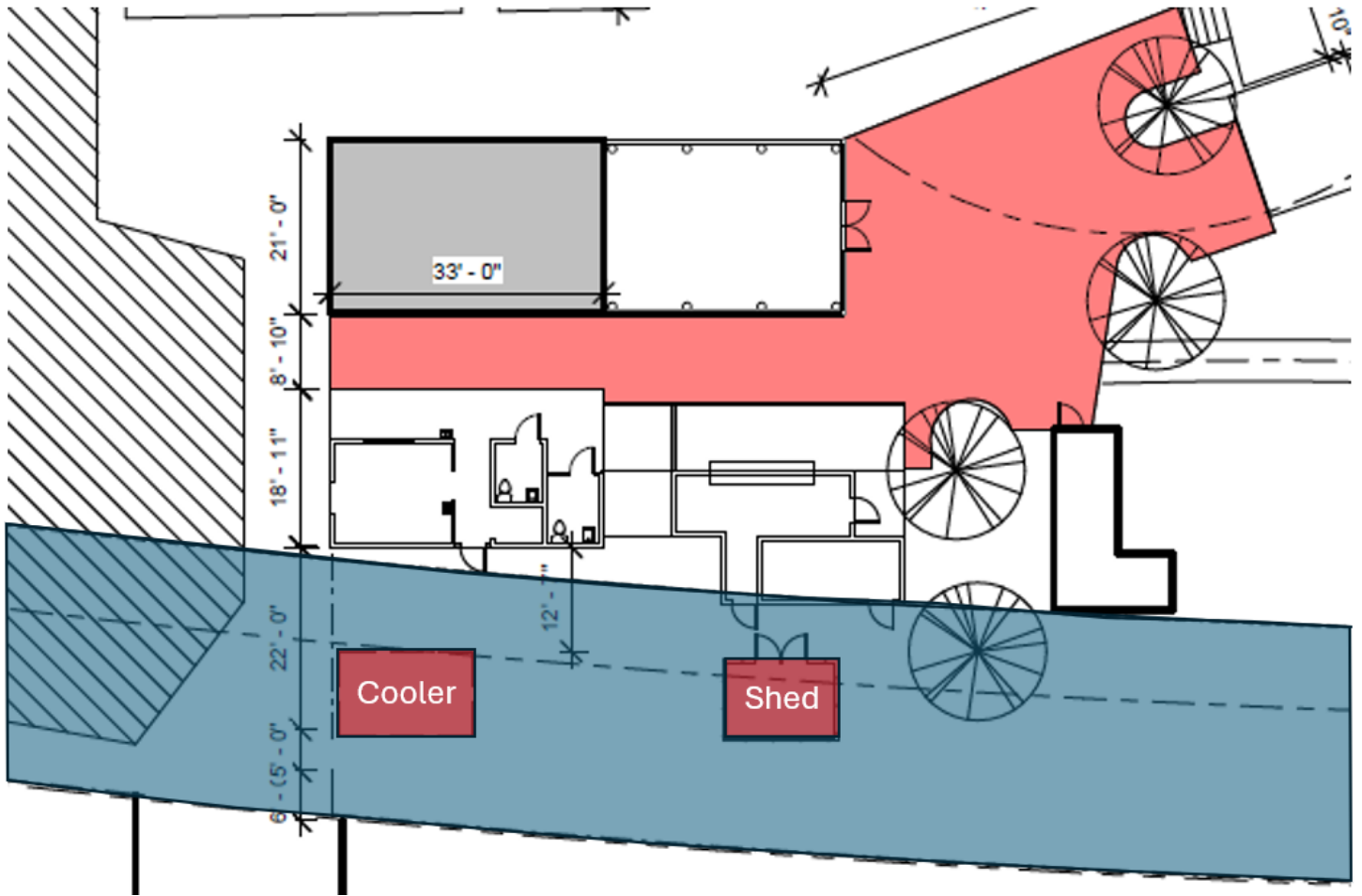
The applicant has received authorization from the utility providers to maintain the buildings within the easement, making it possible for the City to consider approving a license to encroach. However, the current variance request pertains to the encroachment into the building setback.

The walk-in cooler is situated approximately 10 feet from the property line, while the storage shed is about 13 feet from the property line. Despite the ongoing work, the applicant has been issued a temporary certificate of occupancy, allowing the business to operate while the unpermitted work is being addressed. The applicant now seeks a variance to keep the structures in their current locations within the setback.

The applicant provided the following statement for the justification of the request:

“The cooler is vital to the operations, and location of the cooler in another area of the property will compromise/interfere with service and fire department access to the existing facilities.”

Code Requirement	Applicant Request	Difference
Structures must be at least 30’ from the property line.	Approximately 10’ from the front property line	20’ from the property line





Surrounding Properties

Direction	Zoning District	Existing Use	Comprehensive Plan
North	CS	YMCA	The area is not shown on the city's comprehensive future land use plan.
East	CS	Caster Studios	
South	CS	Church	
West	CS	Residence	

Approval Criteria for Variance (2.22.2-Zoning Ordinance)

Approval Criteria	Staff Comments
1. there are special circumstances or conditions affecting the land involved such that the literal enforcement of the provisions of this Chapter would deprive the applicant of the reasonable use of the land; and	The applicant states that the current location of the cooler is vital to operations and relocating it would compromise fire department access. However, staff has identified alternative locations where the cooler could be placed without interfering with fire department access or violating the setback. These alternative locations would allow continued reasonable use of the land, even if not ideal for kitchen operations.
2. the variance is necessary for the preservation and enjoyment of a substantial property right of the applicant; and by preserving the natural features and topography of the land; and	The variance is not necessary for the preservation of a substantial property right. While the applicant asserts that moving the cooler would interfere with operations, reasonable alternatives exist that allow the applicant to enjoy substantial use of the property without violating th

	setback. There are no natural features or topographical constraints justifying the need for a variance.
3. the granting of the variance will not be detrimental to the public health, safety or welfare, or injurious to other property within the area; and	Granting of the variance would not be detrimental to the public health, safety, or welfare of other property owners within the area.
4. the granting of the variance constitutes a minimal departure from this Chapter; and	The variance request is not a minimal departure from setback requirements, as the cooler is located approximately 20 feet within the 30-foot setback. While the applicant states that the current location is ideal for operations, alternative placements outside the setback have been identified that would still allow the business to operate.
5. the subject circumstances or conditions giving rise to the alleged hardship are not self-imposed, are not based solely on economic gain or loss, and do not generally affect most properties in the vicinity of the property; and	The circumstances are self-imposed, as the applicant installed the cooler without permits and without considering setback requirements. While the applicant claims operational challenges, these are not unique hardships affecting the property.
6. Granting the variance is in harmony with the spirit, general purpose, and intent of this Chapter so that: <ul style="list-style-type: none"> a. the public health, safety and welfare may be secured; and b. that substantial justice may be done. 	Granting this variance would not be in harmony with the spirit and intent of the zoning regulations. Setbacks are intended to protect public safety and ensure orderly development. The applicant’s justification for keeping the cooler in its current location does not outweigh the public interest in maintaining adherence to setback regulations. Denying the variance upholds the general purpose of the Chapter and ensures justice for neighboring properties.

Summary and Recommendation

Staff recommends denial of the variance request.

At their meeting on October 22, 2024, the Planning & Zoning Commission voted to unanimously recommend denial this request with the direction to require the buildings be moved out of the setback within 6 months of the denial.

Supermajority Vote

Texas LCG 211.009(c) "The concurring vote of 75 percent of the members of the board is necessary to: (1) reverse an order, requirement, decision, or determination of an administrative official; (2) decide in favor of an applicant on a matter on which the board is required to pass under a zoning ordinance; or (3) authorize a variation from the terms of a zoning ordinance."

Public Notification

A legal notice advertising the public hearing was placed in the Dripping Springs Century-News, signs were posted on the-site, notice was placed on the City Website, and all property owners within a 300-foot radius of the site were notified of the Variance request.

Meetings Schedule

October 22, 2024 Planning & Zoning Commission

November 5, 2024 Board of Adjustments

Attachments

Attachment 1 – Variance Application

Attachment 2 – Application Materials

Recommended Action	Recommend denial of the requested variance
Alternatives/Options	Recommend approval of the variance with or without conditions.
Budget/Financial impact	N/A
Public comments	None received at this time
Enforcement Issues	N/A
Comprehensive Plan Element	N/A



City of Dripping Springs

PHYSICAL: 511 Mercer Street • MAILING: PO Box 384

Dripping Springs, TX 78620

512.858.4725 • cityofdrippingsprings.com

ALTERNATIVE STANDARD/SPECIAL EXCEPTION/VARIANCE/WAIVER APPLICATION

Case Number (staff use only): _____ - _____

CONTACT INFORMATION

PROPERTY OWNER NAME Raanan Ilai
STREET ADDRESS po box 300238
CITY Austin STATE TX ZIP CODE 78703
PHONE 512 300 9965 EMAIL raniaaustin@gmail.com

APPLICANT NAME Guadalupe Barragan
COMPANY Barragan Familia, LLC
STREET ADDRESS 9041 Research Blvd, Suite 150
CITY Austin STATE TX ZIP CODE 78758
PHONE 512.788.3407 EMAIL lupe@casachapala.com

APPLICATION TYPE	
<input type="checkbox"/> ALTERNATIVE STANDARD	<input checked="" type="checkbox"/> VARIANCE
<input type="checkbox"/> SPECIAL EXCEPTION	<input type="checkbox"/> WAIVER

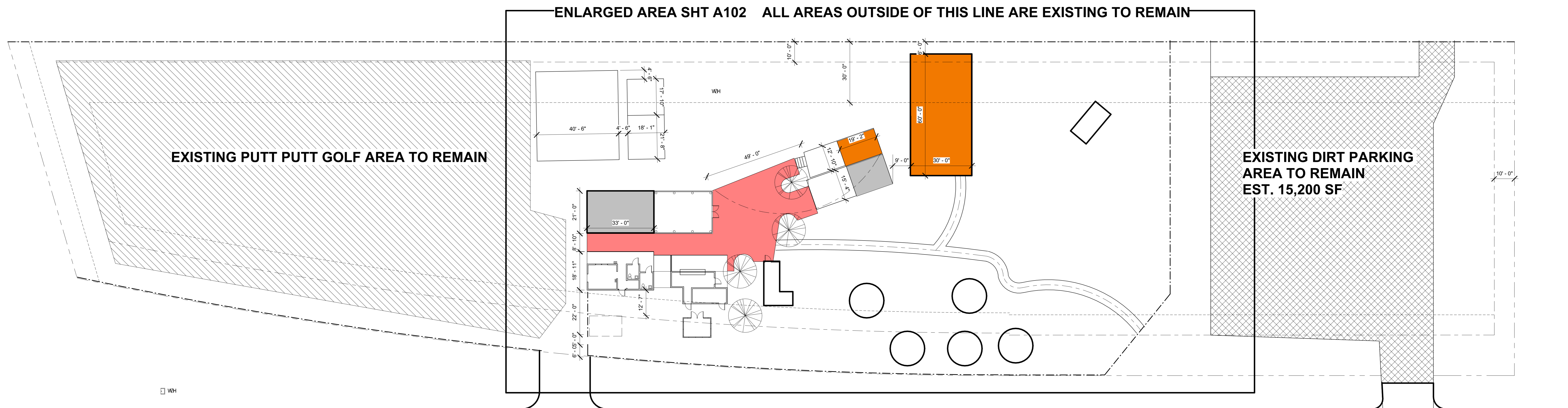
PROPERTY INFORMATION	
PROJECT NAME	Paloma Events
PROPERTY ADDRESS	235 Sports Park Road
CURRENT LEGAL DESCRIPTION	Magic Greens Subdivision, Lot 1
TAX ID#	R114209
LOCATED IN	<input checked="" type="checkbox"/> CITY LIMITS <input type="checkbox"/> EXTRATERRITORIAL JURISDICTION <input type="checkbox"/> HISTORIC DISTRICT OVERLAY

- Description of request & reference to section of the Code of Ordinances applicable to request:

- Description of the hardship or reasons the Alternative Standard/Special Exception/Variance / Waiver is being requested:

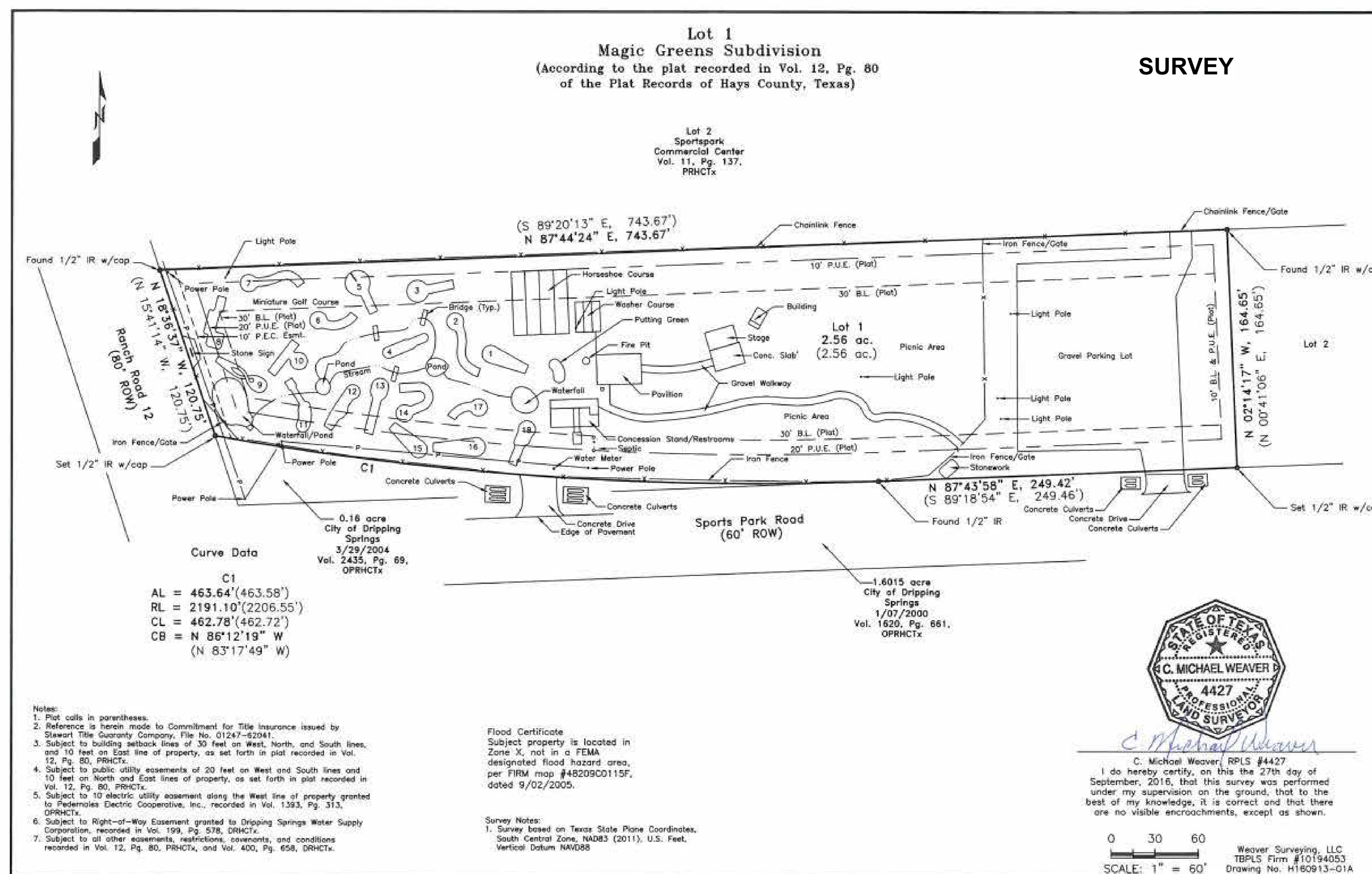
requesting a variance to allow for a walk in cooler (already installed) to remain in the setback area of the property. This cooler is vital to the operations, and location of the cooler in another area of the property will compromise/intefere with service and fire department access to the existing facilities. We are also going to pursue a license agreement to allow this with the utility providers (as allowed by the City of Dripping Springs)

- Description of how the project exceeds Code requirements in order to mitigate or offset the effects of the proposed alternative standard/special exception/variance/waiver:



REFER TO ENLARGED SITE PLAN SHEET A102 FOR DIMENSIONS AND IDENTIFICATION OF ITEMS

1 OVERALL SITE WITH IMPROVEMENTS
1" = 20'-0"



These plans are the property of the Owner/Tenant and Architect. Any reprinting, copying, and/or construction from these plans without prior written consent of the Owner and the Architect is prohibited. All legal remedies available to Owner/Tenant and Architect will be brought upon parties involved in unauthorized use of these plans.

the brown group
Architectural/Real Estate Development Services

259 BONHAM LOOP
GEORGETOWN, TX 78633
Office: (512) 426-9986



No.	Description	Date

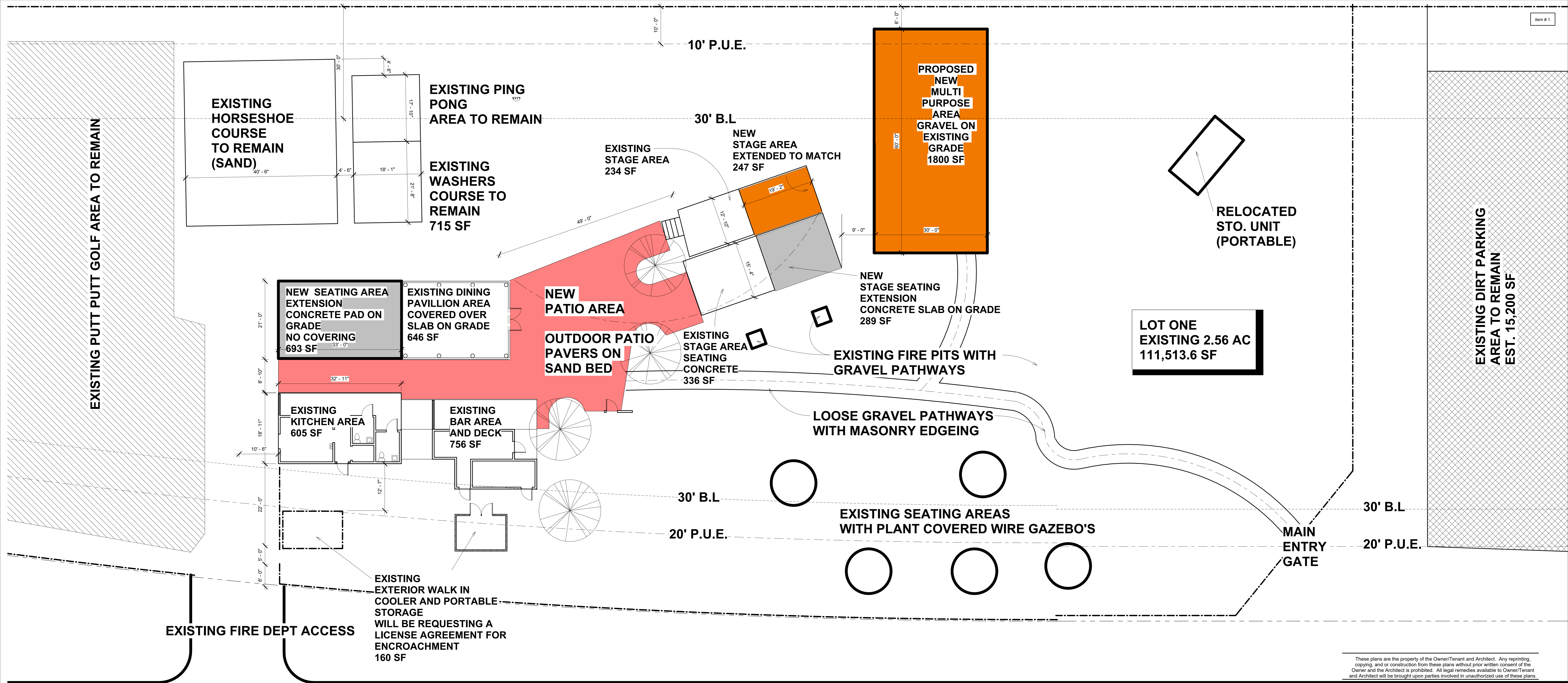
OUTDOOR MULTI PURPOSE VENUE
235 SPORTS PARK
DRIPPING SPRINGS, TX

ITEMS BUILT WITHOUT PERMIT

OVERALL SITE
AND SURVEY

A101

Scale 1" = 20'-0"



SPORTS PARK ROAD

LOT ONE - 111,513.6 SF (2.56 AC)

① PROPOSED IMPROVEMENTS
1" = 10'-0"

SITE IMPROVEMENTS CONDITIONS	EXISTING SF	ADDITION SF
EXISTING TO REMAIN		
MINI GOLF COURSE (EST. 18 X 220/HOLE)	3960	
DIRT PARKING LOT (ESTIMATED)	15,200	
EXISTING KITCHEN/DECK	605	
EXISTING BAR/DECK	756	
EXISTING DINING PAVILLION	646	
EXISTING STAGE	234	
EXISTING STAGE CONC SEATING	336	
EXISTING WASHERS/PING PONG	715	
EXISTING IMPROVEMENTS	22,452	
NEW ITEMS BUILT WITHOUT PERMIT		
DINING SEATING AREA - CONCRETE ON GRADE		693
WALKWAY/PATIO/FIRE PITS - PAVERTON SAND		2235
STAGE - WOOD DECK (MATCHED EXISTING)		247
STAGE SEATING - CONCRETE ON GRADE		289
MULTI PURPOSE AREA - WOOD DECK		1800
ITEMS FOR LICENSE AGREEMENT IN EASEMENT		
WALK IN COOLER PAD		160
PROPOSED NEW DISHPIT		228
		5652 ADDITION (.055% OF OVERALL SITE ADD)

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No.	Description	Date

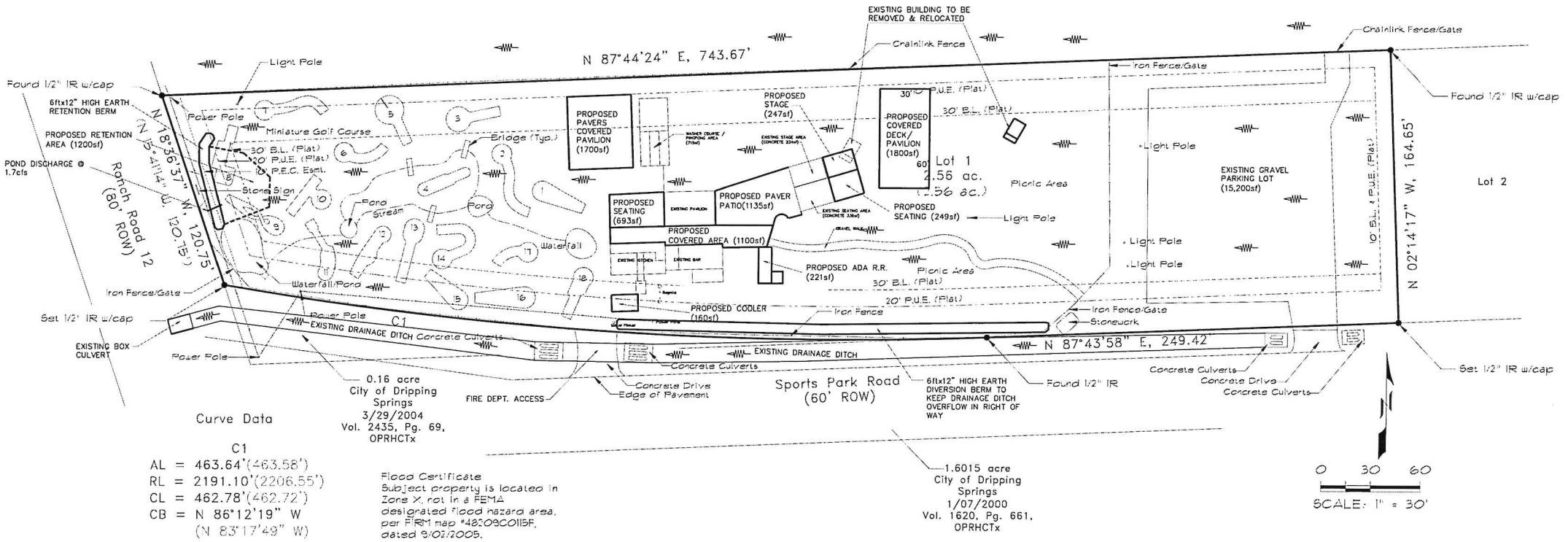
OUTDOOR MULTI PURPOSE VENUE
235 SPORTS PARK
DRIPPING SPRINGS, TX

ITEMS BUILT WITHOUT PERMIT

SITE PLAN

A102

Scale 1" = 10'-0"

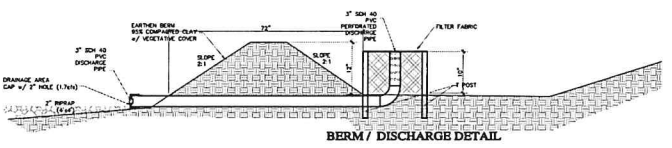


Curve Data

C1
 AL = 463.64'(463.58')
 RL = 2191.10'(2206.55')
 CL = 462.78'(462.72')
 CB = N 86°12'19" W
 (N 83°17'49" W)

Flood Certificate
 Subject property is located in Zone X, not in a FEMA designated flood hazard area, per FIRF map #4209CO115F, dated 9/02/2005.

Survey Notes:
 1. Survey based on Texas State Plane Coordinates, South Central Zone, NAD83 (2011), U.S. Feet, Vertical Datum NAVD83.



LOT ONE - 111,513.5 SF (2.56 AC)	EXISTING SF	ADDITION SF
SITE IMPROVEMENTS CONDITIONS		
EXISTING TO REMAIN		
MINI GOLF COURSE (EST. 18 X 220-HOLE)	3960	
DIRT PARKING LOT (ESTIMATED)	15,200	
EXISTING KITCHEN/DECK	605	
EXISTING BAR/DECK	756	
EXISTING DINING PAVILION	646	
EXISTING STAGE	234	
EXISTING STAGE CONC SEATING	336	
EXISTING WASHERS/PING PONG	715	
EXISTING IMPROVEMENTS	22,452 (20% IC)	
NEW PROPOSED		
DINING SEATING AREA - CONCRETE		693
WALKWAY/PATIO/FIRE PITS - PAVERS		2235
STAGE - WOOD DECK		247
STAGE SEATING - CONCRETE		289
MULTI PURPOSE AREA - WOOD DECK		1800
WALK IN COOLER PAD		160
FUTURE		
ADA TOILETS AND LANDING		221
ADDED PAVILION		1700SF
TOTAL ADDED AREA:		7,335sf (6.5% IC)
TOTAL IC AREA:		29,787sf (26.7% IC)
CALCULATIONS		
BUILDING C= 1.0, OPEN AREA C=0.2, GRAVEL PARKING C=0.8		
EXISTING Q= 3.13cfs		
PROPOSED Q= 0.61cfs		
TOTAL PROJECT Q= 3.74cfs		

NOTE:
 A REVIEW OF THE PROPOSED PROJECT DRAINAGE CONDITIONS INDICATES A MINIMAL INCREASE IN OVERALL DRAINAGE DISCHARGE FROM PROPERTY TO HWY 12. THE ADDITION OF THE BERM AND RETENTION WITH A 1.7cfs DISCHARGE WILL REDUCE TOTAL DISCHARGE RATE BELOW CURRENT CONDITIONS

PF tabular

PDS-based point precipitation frequency estimates with 90% confidence intervals (in inches)¹

Duration	Average recurrence interval (years)							
	1	2	5	10	25	50	100	
5-min	0.425 (0.322-0.551)	0.520 (0.394-0.672)	0.669 (0.502-0.878)	0.799 (0.591-1.05)	0.984 (0.718-1.35)	1.13 (0.82-1.50)	1.29 (0.952-1.75)	1.47 (1.12-2.00)
10-min	0.675 (0.511-0.912)	0.828 (0.621-1.07)	1.07 (0.812-1.42)	1.27 (0.958-1.72)	1.57 (1.15-2.15)	1.82 (1.36-2.57)	2.07 (1.53-3.00)	2.34 (1.77-4.20)
15-min	0.854 (0.647-1.13)	1.04 (0.791-1.36)	1.34 (1.02-1.76)	1.60 (1.20-2.13)	1.96 (1.43-2.59)	2.25 (1.65-3.18)	2.57 (1.87-3.72)	2.92 (2.22-5.25)
30-min	1.21 (0.916-1.65)	1.48 (1.12-2.01)	1.89 (1.44-2.46)	2.24 (1.69-2.99)	2.75 (2.02-3.75)	3.14 (2.22-4.43)	3.57 (2.73-5.05)	4.06 (3.11-7.40)
60-min	1.58 (1.20-2.09)	1.94 (1.47-2.65)	2.49 (1.89-3.26)	2.97 (2.23-3.95)	3.66 (2.82-5.01)	4.21 (3.22-5.97)	4.81 (3.71-6.22)	5.52 (4.28-10.2)
2-hr	1.90 (1.44-2.50)	2.39 (1.79-3.22)	3.11 (2.37-4.05)	3.79 (2.95-5.02)	4.60 (3.61-6.27)	5.65 (4.32-7.65)	6.63 (5.25-11.5)	7.79 (6.22-14.4)

ATLAS 14 25yr 1hr. 3.66 INCHES / HR

**DRAINAGE PLAN w/
 PROPOSED ADDITIONS
 FOR:
 235 SPORTS PARK ROAD
 DRIPPING SPRINGS, TEXAS**

NOTE: HIGHLAND LAKES ENGINEERING IS NOT RESPONSIBLE FOR ANY DIMENSIONAL INACCURACIES

THE PROPOSED CONSTRUCTION FOR THIS SITE AS SHOWN IS IN COMPLIANCE WITH THE DRAINAGE PERFORMANCE STANDARDS SET FORTH BY WOO 22.05.015(6)

**HIGHLAND
 LAKES
 ENGINEERING**

BOX 1164
 KINGSLAND, TEXAS 78639



City Council Planning Department Staff Report

Item # 2.

City Council Meeting: November 5, 2024
Project No: VAR2023-0008
Project Planner: Tory Carpenter, AICP, Planning Director

Item Details

Project Name: Hill Country Senior Citizens Activity Center
Property Location: 1310 W US 290
Legal Description: R J Ragland lots 5, 6, 7, 19, 20A, 20B
Applicant: Dominic Shaw
Property Owner: Hill Country Senior Citizens Activity Center
Request: Applicant is requesting a variance to allow a new structure within the building setback.



Overview

The Hill Country Senior Citizens Activity Center is requesting a variance to replace two existing storage buildings with a new 800-square-foot building that will be used to store items for their resale shop. Aerial imagery indicates that the existing structures have been on-site since approximately 2002. At least one of the existing buildings encroaches into the Old Hwy 290 right-of-way. While the new proposed storage building would be located within a public utility easement, the applicant has obtained the necessary signatures from utility providers to permit a license to encroach within the easement.

The proposed building would be situated approximately 5'5" from the property line at its closest point and 20' at its furthest point. While staff acknowledges that the Hill Country Senior Citizens Activity Center is a nonprofit organization serving the local senior population, we have identified alternative locations on the property where the building could be placed, though these locations would not be as convenient to the resale shop as the current proposed site. The applicant is requesting a variance to allow the building within the setback.

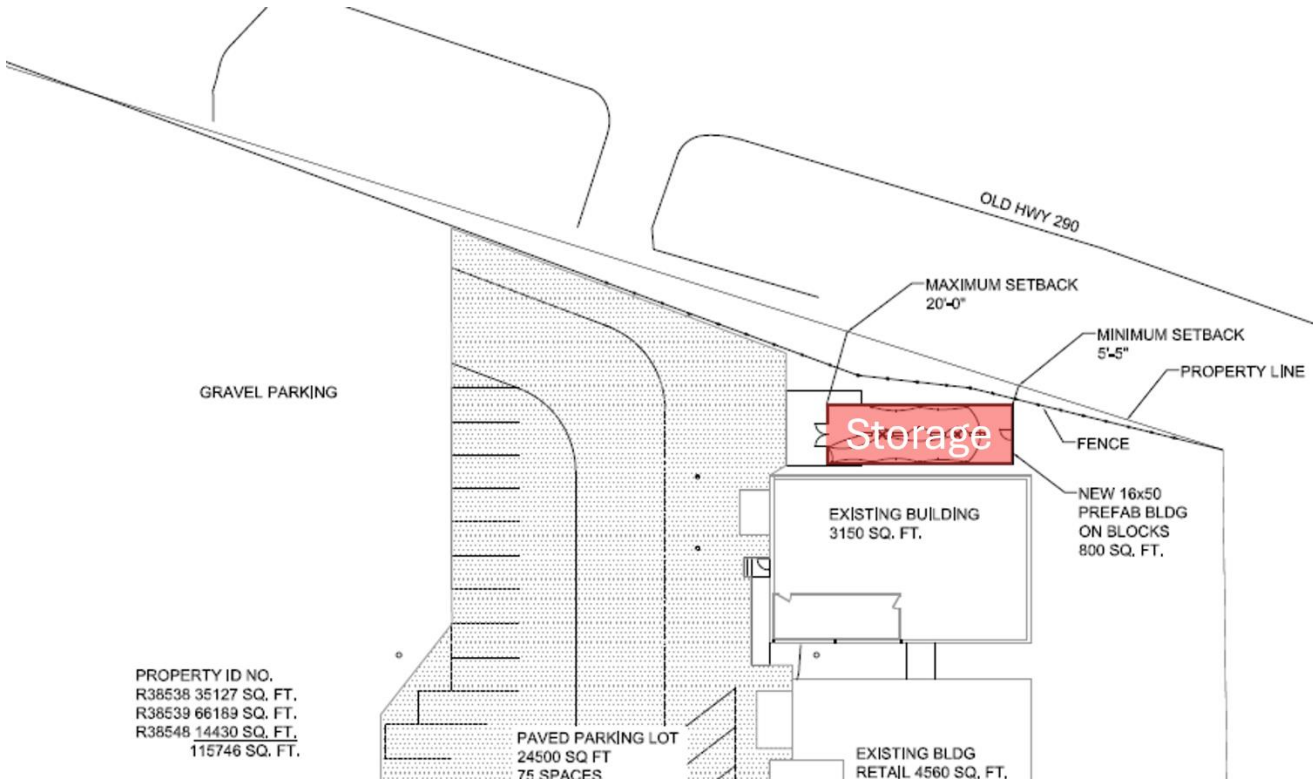
The applicant provided the following statement for the justification of the request:

“The work is to replace 20 year old prefabricated buildings with a single new unit. The existing buildings are falling apart and it was determined that replacement would be better than repair. The buildings are within the required setback but due to the limited amount of space on the property there is no other location to place them. The building are used to sort donated clothing, which provides over 40% of the income to the Thrift Store, which supports the mission at the Senior Center. The work will visually improve the view along old 290.”

In 2019, the Center received approval of a variance to allow an approximately 3000 square foot building to be located within the building setback. This variance was approved with the following conditions:

- 1) all outside storage be removed and placed in the proposed structure, excluding items that have chemicals such as refrigerators, lawn equipment, and other potentially hazardous materials;
- 2) all remaining items (not stored in the building) be stored in an area that is screened from public view via a privacy fence;
- 3) areas currently being utilized for storage be converted to additional parking spaces as shown on the attached site plan; and
- 4) conditions 1, 2 and 3 be completed within three (3) months after installation of the accessory structure.

Code Requirement	Applicant Request	Difference
Structures must be at least 25' from the property line.	Approximately 5'5" from the front property line	19' 5" encroachment



Surrounding Properties

Direction	Zoning District	Existing Use	Comprehensive Plan
North	CS	School	The area is not shown on the city's comprehensive future land use plan.
East	CS	Residence / Office	
South	CS	Convenience Store	
West	CS	Senior Housing	

Approval Criteria for Variance (2.22.2-Zoning Ordinance)

Approval Criteria	Staff Comments
1. there are special circumstances or conditions affecting the land involved such that the literal enforcement of the provisions of this Chapter would deprive the applicant of the reasonable use of the land; and	While the applicant seeks to place the building close to the resale shop for convenience, staff has identified other suitable locations for the building outside of the setback. The literal enforcement of the setback requirement would not deprive the applicant of the reasonable use of the land, though it may require some operational adjustments.
2. the variance is necessary for the preservation and enjoyment of a substantial property right of the applicant; and by preserving the natural features and topography of the land; and	The variance is not necessary for the preservation of a substantial property right. Although the applicant desires proximity to the resale shop, the building can reasonably be placed elsewhere on the site without encroaching into the setback or affecting natural features. The Center can still fully enjoy the use of the property.
3. the granting of the variance will not be detrimental to the public health, safety or welfare, or injurious to other property within the area; and	Granting this variance could potentially affect the public welfare by setting a precedent for further encroachments into setbacks, particularly in public utility easements. The existing sheds have been in place for many years, but there is no compelling public interest or need to continue.

	encroachment into setback areas with the new construction.
4. the granting of the variance constitutes a minimal departure from this Chapter; and	The proposed variance is not a minimal departure. The building would be located just 5'5" from the property line at its closest point, representing a significant encroachment into the required setback. Alternative locations are available on the site that would comply with the setback requirements. Note that the proposed structure would replace the existing structures which encroach further into the setback. Additionally, the proposed structure would be screened from the right-of-way.
5. the subject circumstances or conditions giving rise to the alleged hardship are not self-imposed, are not based solely on economic gain or loss, and do not generally affect most properties in the vicinity of the property; and	The circumstances giving rise to this hardship are self-imposed. The applicant has owned the property since the original sheds were constructed and is seeking to replace them in the same location for convenience. This is not a unique hardship, as the site offers other placement options that would allow compliance with the setback regulations.
6. Granting the variance is in harmony with the spirit, general purpose, and intent of this Chapter so that: <ul style="list-style-type: none"> a. the public health, safety and welfare may be secured; and b. that substantial justice may be done. 	While the applicant is a nonprofit organization serving seniors, the request for a variance is not in harmony with the general purpose and intent of the zoning regulations. Setbacks are intended to protect public welfare and ensure orderly development. Staff believes that denying the variance aligns with these goals while still allowing the applicant to achieve the functional use of their property through alternative building placement.

Summary and Recommendation

Staff recommends denial of the variance request.

At their meeting on October 22, 2024, the Planning & Zoning Commission voted to unanimously recommend approval of this request.

Supermajority Vote

Texas LCG 211.009(c) "The concurring vote of 75 percent of the members of the board is necessary to: (1) reverse an order, requirement, decision, or determination of an administrative official; (2) decide in favor of an applicant on a matter on which the board is required to pass under a zoning ordinance; or (3) authorize a variation from the terms of a zoning ordinance."

Public Notification

A legal notice advertising the public hearing was placed in the Dripping Springs Century-News, signs were posted on the-site, notice was placed on the City Website, and all property owners within a 300-foot radius of the site were notified of the Variance request.

Meetings Schedule

October 22, 2024 Planning & Zoning Commission

November 5, 2024 Board of Adjustments

Attachments

Attachment 1 – Variance Application

Attachment 2 – Application Materials

Planning Department Staff Report

Item # 2.

Recommended Action	Recommend denial of the requested variance
Alternatives/Options	Recommend approval of the variance with or without conditions.
Budget/Financial impact	N/A
Public comments	None received at this time
Enforcement Issues	N/A
Comprehensive Plan Element	N/A



CITY OF DRIPPING SPRINGS

PHYSICAL: 511 Mercer Street • MAILING: PO Box 384

Dripping Springs, TX 78620

• 512.858.4725 • www.cityofdrippingsprings.com

ALTERNATIVE STANDARD/SPECIAL EXCEPTION/VARIANCE/WAIVER APPLICATION

Case Number (staff use only): _____ - _____

CONTACT INFORMATION

PROPERTY OWNER NAME Hill Country Senior Citizens Activity Center

STREET ADDRESS 1310 Hwy 290 W

CITY Dripping Springs STATE TX ZIP CODE 78620

PHONE 512-858-4663 EMAIL hcscseniors@gmail.com

APPLICANT NAME Dominic Shaw

COMPANY _____

STREET ADDRESS 1326 Hwy 290 W

CITY Dripping Springs STATE TX ZIP CODE 78620

PHONE 512-829-4391 EMAIL dshaw@waterlinefountains.com

APPLICATION TYPE

ALTERNATIVE STANDARD

VARIANCE

SPECIAL EXCEPTION

WAIVER

PROPERTY INFORMATION

PROJECT NAME	Hill Country Senior Center Prefab Building
PROPERTY ADDRESS	1310 Hwy 290 W
CURRENT LEGAL DESCRIPTION	Lot 5, 6, 7, 19, 20A, 20B
TAX ID#	R38538, R38539, R38548
LOCATED IN	<input checked="" type="checkbox"/> CITY LIMITS <input type="checkbox"/> EXTRATERRITORIAL JURISDICTION <input type="checkbox"/> HISTORIC DISTRICT OVERLAY

○ **Description of request & reference to section of the Code of Ordinances applicable to request:**
 To obtain a permit for the removal and replacement of existing prefab clothing huts on the existing property without the submission of a landscape plan as none is planned. Section 28.06.005.

○ **Description of the hardship or reasons the Alternative Standard/Special Exception/Variance / Waiver is being requested:**

The work is to replace 20 year old prefabricated buildings with a single new unit. The existing buildings are falling apart and it was determined that replacement would be better than repair. The buildings are within the required setback but due to the limited amount of space on the property there is no other location to place them. The building are used to sort donated clothing, which provides over 40% of the income to the Thrift Store, which supports the mission at the Senior Center. The work will visually improve the view along old 290.

○ **Description of how the project exceeds Code requirements in order to mitigate or offset the effects of the proposed alternative standard/special exception/variance/waiver:**

APPLICANT'S SIGNATURE

The undersigned, hereby confirms that he/she/it is the owner of the above described real property and further, that DOMINIC SHAW is authorized to act as my agent and representative with respect to this Application and the City's zoning amendment process.

(As recorded in the Hays County Property Deed Records, Vol. _____, Pg. _____.)

Michael D. Shaw

Name

BOARD PRESIDENT

Title

STATE OF TEXAS §
 §
COUNTY OF HAYS §

This instrument was acknowledged before me on the 11th day of December,

2023
201— by MICHAEL DOMINIC SHAW.

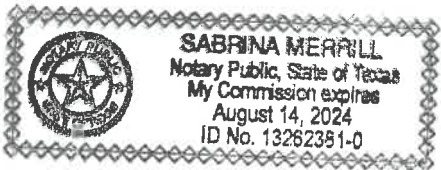
Sabrina Merrill

Notary Public, State of Texas

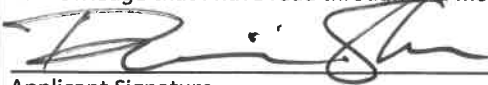
My Commission Expires: Aug 14th 2024

Michael Dominic Shaw

Name of Applicant



All required items and information (including all applicable above listed exhibits and fees) must be received by the City for an application and request to be considered complete. **Incomplete submissions will not be accepted.** By signing below, I acknowledge that I have read through and met the above requirements for a complete submittal:


 Applicant Signature

12/19/23
 Date

CHECKLIST		
STAFF	APPLICANT	
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	Completed Application Form - including all required signatures and notarized
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Application Fee (<i>refer to Fee Schedule</i>)
<input type="checkbox"/>	<input type="checkbox"/>	PDF/Digital Copies of all submitted documents
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	When submitting digital files, a cover sheet must be included outlining what digital contents are included.
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	Billing Contact Form
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	Photographs
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	Map/Site Plan/Plat
<input type="checkbox"/>	<input type="checkbox"/>	Architectural Elevations (if applicable)
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	Description and reason for request (<i>attach extra sheets if necessary</i>)
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Public Notice Sign - \$25
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	Proof of Property Ownership-Tax Certificate or Deed
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	Outdoor Lighting Ordinance Compliance Agreement - signed with attached photos/drawings (required if marked "Yes (Required)" on above Lighting Ordinance Section of application)

Received on/by:

Date, initials



BILLING CONTACT FORM

Project Name: HILL COUNTRY SENIOR CENTER PREFAB BLDG

Project Address: 1310 HWY 290 N, DRIPPING SPRINGS

Project Applicant Name: HILL COUNTRY SENIOR CITIZENS ACTIVITY CENTER, INC

Billing Contact Information

Name: HILL COUNTRY SENIOR CITIZENS ACTIVITY CENTER

Mailing Address: 1310 HWY 290

DRIPPING SPRINGS, TX 78620

Email: DSHAW@WATERLINE.COM Phone Number: 512 829 4391

Type of Project/Application (check all that apply):

- Alternative Standard
- Certificate of Appropriateness
- Conditional Use Permit
- Development Agreement
- Exterior Design
- Landscape Plan
- Lighting Plan
- Site Development Permit
- Special Exception
- Street Closure Permit
- Subdivision
- Waiver
- Wastewater Service
- Variance
- Zoning
- Other _____

Applicants are required to pay all associated costs associated with a project's application for a permit, plan, certificate, special exception, waiver, variance, alternative standard, or agreement, regardless of City approval. Associated costs may include, but are not limited to, public notices and outside professional services provided to the City by engineers, attorneys, surveyors, inspectors, landscape consultants, lighting consultants, architects, historic preservation consultants, and others, as required. Associated costs will be billed at cost plus 20% to cover the City's additional administrative costs. Please see the online Master Fee Schedule for more details. By signing below, I am acknowledging that the above listed party is financially accountable for the payment and responsibility of these fees.

Signature of Applicant

12/19/23
Date

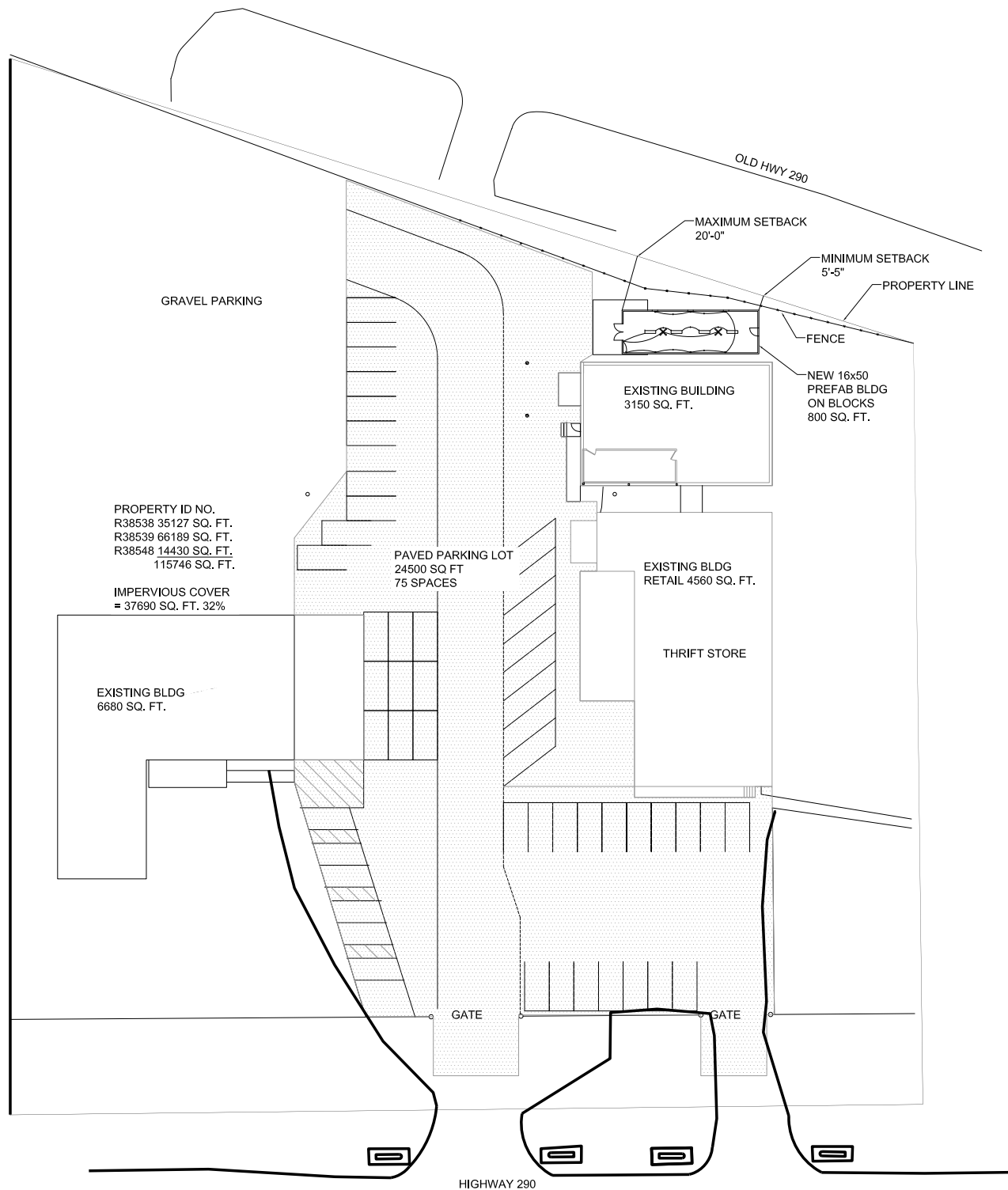




Current conditions



Proposed





**PROCLAMATION
OF THE CITY OF DRIPPING SPRINGS
PROCLAIMING NOVEMBER 4 – 8, 2024, AS
“Municipal Courts Week”**

- WHEREAS,** municipal courts play a significant role in preserving public safety and promoting quality of life in Texas;
- WHEREAS,** more people come in contact with municipal courts than all other Texas courts combined, and public impression of the Texas judicial system is largely dependent upon the public’s experience in municipal court;
- WHEREAS,** the City of Dripping Springs has hosted the Dripping Springs Municipal Court of Record since 2008;
- WHEREAS,** state law authorizes a municipality to appoint or elect a municipal judge for a term of office, the Municipal Court is a state court, and its judges are members of the state judiciary;
- WHEREAS,** the procedures for the Municipal Court operations are set forth in the Texas Code of Criminal Procedure and other laws of the State of Texas;
- WHEREAS,** the City of Dripping Springs is committed to the notion that our legal system is based on the principle that an independent, fair, and competent judiciary will interpret and apply the laws that govern and that judges and court personnel should comply with the law and act in a manner that promotes public confidence in the integrity and impartiality of the judiciary;
- WHEREAS,** presiding Judge Marilyn Miller is not a policy maker for the City of Dripping Springs but is bound by the law and the Canons of Judicial Conduct and is required to make decisions independent of the governing body of the City Council, city officials, and employees; and
- WHEREAS,** the City Council recognizes that the Constitution and laws of the State of Texas contain procedural safeguards in criminal cases for all defendants, including indigent defendants, and supports the Municipal Court in complying with such legal requirements.

NOW, THEREFORE, BE IT PROCLAIMED by the City of Dripping Springs City Council:

1. That the week of November 4-8, 2024, shall be known as “Municipal Courts Week” in the City of Dripping Springs, Texas.
2. Citizens are encouraged to recognize the fair and impartial justice offered by the Municipal Court of Dripping Springs.
3. The City Council recognizes the service and dedication of the Municipal Court Judge, City Attorney, Deputy City Attorneys, Court Clerk, Court Administrator, and Bailiff.

Bill Foulds, Jr., Mayor



City Council Regular Meeting

*Dripping Springs ISD Center for Learning and Leadership
Board Room, 300 Sportsplex Drive – Dripping Springs, Texas*

Tuesday, October 15, 2024, at 6:00 PM

MINUTES

CALL TO ORDER & ROLL CALL

With a quorum of council members present, Mayor Pro Tem Manassian called the meeting to order at 6:00 p.m.

City Council Members

Mayor Bill Foulds, Jr. (*Absent*)
Mayor Pro Tem Taline Manassian
Council Member Place 2 Wade King
Council Member Place 3 Geoffrey Tahuahua
Council Member Place 4 Travis Crow
Council Member Place 5 Sherrie Parks

Staff, Consultants & Appointed/Elected Officials

City Administrator Michelle Fischer
Deputy City Administrator Ginger Faught
Deputy City Administrator Shawn Cox
City Attorney Laura Mueller
Deputy City Attorney Aniz Alani
City Secretary Diana Boone
Records Management Clerk Vickie Edgerly
Planning & Zoning Commission Chair Mim James
Planning Director Tory Carpenter
Parks & Community Services Director Andy Binz
People & Communications Director Lisa Sullivan

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Council Member Crow.

PRESENTATION OF CITIZENS

A member of the public that wishes to address the City Council on any issue, regardless of whether it is posted on this agenda, may do so during Presentation of Citizens. It is the request of the City Council that individuals wishing to speak on agenda items with a public hearing hold their comments until the item is being considered. Individuals are allowed two (2) minutes each to speak regarding issues not on the agenda and two (2) minutes per item on the agenda and may not cede or pool time. Those requiring the assistance of a translator will be allowed additional time to speak. Individuals are not required to sign

in; however, it is encouraged. Individuals that wish to share documents with the City Council must present the documents to the City Secretary or City Attorney providing at least seven (7) copies; if seven (7) copies are not provided, the City Council will receive the documents the following day. Audio Video presentations will not be accepted during Presentation of Citizens. By law no action shall be taken during Presentation of Citizens; however, the Mayor may provide a statement of specific factual information, recitation of existing policy, or direction or referral to staff.

No one spoke during Presentation of Citizens.

PROCLAMATIONS & PRESENTATIONS

Proclamations and Presentations are for discussion purposes only and no action shall be taken.

- 1. Proclamation of the City of Dripping Springs proclaiming the week of October 20 - 26, 2024 as "Texas Native Plant Week" in the City of Dripping Springs, Texas. Sponsor: Council Member Sherrie Parks**

Council Member Parks read the Proclamation and presented it to Community Events Coordinator Johnna Krantz.

CONSENT AGENDA

The following items will be acted upon in a single motion and are considered to be ministerial or routine. No separate discussion or action on these items will be held unless pulled at the request of a member of the City Council or City staff.

- 2. Approval of the September 2024 Treasurer's Report.**
- 3. Approval of the October 1, 2024 City Council meeting minutes.**
- 4. Approval of recommendations for appointment to the Founders Day Commission of Jerome Borges from St. Martin de Porres Catholic Church, and Thomas Toms from the Cook-Off Club, for commission terms ending June 30, 2026; and the appointment of Jeff Shindler as Commission Chair for a term of one (1) year. Sponsor: Council Member Sherrie Parks**
- 5. Approval of a Temporary Street Closure Permit Request from the Dripping Springs Lions Club to close portions of Mercer Street, College Street, San Marcos Street, and Old Fitzhugh Road on December 7, 2024, for the Christmas on Mercer event. Sponsor: Council Member Sherrie Parks**
- 6. Approval of an extension of an agreement with Keenan Smith for TIRZ Project Manager services. Sponsor: Mayor Pro Tem Taline Manassian**
- 7. Approval of a Resolution of the City of Dripping Springs Consenting to the Issuance of Bonds by Headwaters Municipal Utility District of Hays County. Applicant: Matt Matthews**

A motion was made by Council Member Tahuahua and seconded by Council Member Crow, to approve Consent Agenda items 2-7. The motion to approve carried unanimously 5 to 0.

BUSINESS AGENDA

8. **Discuss and consider approval of CUP2024-004: A Conditional Use Permit to allow a mobile food vendor at 121 East Mercer Street.** *Applicant: Jeff Carman, Meaty Boys BBQ*

a. Applicant Presentation

Applicant Jeff Carman presented and remained in the audience to answer questions.

b. Staff Report

Planning Director Tory Carpenter presented. Staff recommends approval with the following conditions:

1. The applicant shall submit a site development permit prior to any additional site improvements.
2. The food truck must meet all setback requirements.
3. Hours of operation are limited to between 8:00am and 10:00pm.
4. Trash receptacles shall be provided for customer use.
5. The Conditional Use Permit shall be reconsidered by City Council within two years of its effective date.
6. The permit shall become effective with the issuance of the building permit.
7. There shall be no portable toilets used on a long-term basis.
8. There shall be no amplified music.
9. Trash must be removed from the property at the end of each business day.
10. Patrons may not use neighboring restroom facilities without an agreement by the neighboring business owner.
11. The applicant shall provide an inclement weather evacuation plan to staff.

c. Planning & Zoning Commission Report

Planning & Zoning Commission Chair Mim James presented the Commission's recommendation to approve with conditions.

d. Public Hearing

No one spoke during the Public Hearing.

e. Conditional Use Permit

A motion was made by Council Member Crow and seconded by Council Member Tahuahua, to approve the Conditional Use Permit to allow a mobile food vendor at 121 East Mercer Street with staff and Planning & Zoning Commission recommendations. The motion to approve carried unanimously 5 to 0.

9. Discuss and consider approval of a Resolution designating the Official Newspaper for the City of Dripping Springs for Fiscal Year 2024-2025.

This item was postponed to November 5, 2024. No action was taken.

Council requested that we provide them with the amount we are currently spending and would like to know if there are any duplications.

10. Discuss and consider approval of License Agreement with Meritage Homes of Texas, LLC and Big Sky Ranch Residential Community, Inc. for use of City Parkland to install and maintain subsurface drip irrigation. Sponsor: Mayor Bill Foulds, Jr.

This item was postponed. No action was taken.

11. Discuss and consider approval of an Ordinance amending the Parks & Community Services Master Fee Schedule. Sponsor: Council Member Travis Crow

A motion was made by Council Member Parks and seconded by Council Member King, to approve an Ordinance amending the Parks & Community Services Master Fee Schedule. The motion to approve carried unanimously 5 to 0.

12. Discuss and consider approval of a Resolution adopting TIRZ Fiscal Policy. Sponsor: Mayor Pro Tem Taline Manassian

A motion was made by Mayor Pro Tem Manassian and seconded by Council Member Parks, to approve the adoption of the TIRZ Fiscal Policy. The motion to approve carried unanimously 5 to 0.

REPORTS

Reports listed are on file and available for review upon request. The City Council may provide staff direction; however, no action shall be taken.

13. Report on City of Dripping Springs Municipal Court for Fiscal Year 2024. Michelle Fischer, Court Administrator

14. Planning Department Report

CLOSED SESSION

A motion was made by Council Member Tahuahua and seconded by Council Member King, to move items 15 and 16 to Closed Session. The motion carried unanimously 5 to 0.

Council met in Closed Session from 6:55 p.m. to 7:32 p.m.

The City Council has the right to adjourn into closed session on any item on this agenda and at any time during the course of this meeting to discuss any matter as authorized by law or by the Open Meetings Act, Texas Government Code Sections 551.071 (Consultation With Attorney), 551.072 (Deliberation Regarding Real Property), 551.073 (Deliberation Regarding Prospective Gifts), 551.074 (Personnel Matters), 551.076 (Deliberation Regarding Security Devices or Security Audits), and 551.087 (Deliberation Regarding Economic Development Negotiations), and 551.089 (Deliberation Regarding Security Devices or Security Audits). Any final action or vote on any Closed Session item will be taken in Open Session.

- 15. Consultation with Attorney and Deliberation Regarding Real Property related to TIRZ Priority Projects and Other Potential Strategic Real Property Acquisitions.** *Consultation with Attorney, 551.071; Deliberation Regarding Real Property, 551.072*
- 16. Consultation with Attorney regarding legal issues related to the South Regional Water Reclamation Project, Wastewater, and Amendment 2 Permits, Wastewater Service Area and Agreements, Water Service, Wastewater Fees, Wastewater Infrastructure Agreements, facility liability coverage, and related items.** *Consultation with Attorney, 551.071*

ADJOURN

A motion to adjourn the meeting was made by Council Member Tahuahua and seconded by Council Member Parks. The motion to adjourn carried unanimously 5 to 0.

The meeting adjourned at 7:35 p.m.

APPROVED ON: *Month, XX, 202X*

Bill Foulds, Jr., Mayor

ATTEST:

Diana Boone, City Secretary



STAFF REPORT
City of Dripping Springs
PO Box 384
511 Mercer Street
Dripping Springs, TX 78620

Submitted By: Diana Boone, City Secretary

Council Meeting Date: November 5, 2025

Agenda Item Wording: **Discuss and consider approval of the 2025 City Council & Board of Adjustment meeting calendar.**

Agenda Item Requestor: Diana Boone, City Secretary

Summary/Background: Each year the City Secretary prepares the next year's meeting calendar for approval by the City Council. Meeting dates are scheduled using the frequency as stated in the City Council ordinance. The City Council ordinance calls for bi-monthly meetings on the 1st and 3rd Tuesday of each month, with the 1st meeting including Board of Adjustment cases if any, at 6:00 p.m.

Attached for review is the proposed 2025 meeting calendar with approved city holidays. There is a conflict between City Council meetings and Dripping Springs ISD holidays on March 18, 2025. The proposed meeting day is:

March 25, 2025

Should the Council select to move a meeting for any reason they may do so now. Meetings can also be rescheduled throughout the year as the Council sees fit.

Committee Recommendations: Staff recommends approval of the calendar as presented. Should there be any changes to meeting dates, please provide for those changes in a motion.

Attachments: 1. C 2025 Proposed Calendar

Next Steps/Schedule:

1. Update calendar if any changes
2. Add meetings to calendars:
 - a. City Council and Administrative Staff
 - b. Staff calendar invite
 - c. City website main calendar
 - d. Municode Agenda (automatically populates Agendas and Minutes webpage with upcoming meetings)
3. Provide final calendar to City Council and Staff

2025 City Council & Board of Adjustment

CITY HOLIDAYS

DSISD HOLIDAYS

City Council MEETINGS

JANUARY

SUN	MON	TUE	WED	THU	FRI	SAT
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30	31	

FEBRUARY

SUN	MON	TUE	WED	THU	FRI	SAT
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	

MARCH

SUN	MON	TUE	WED	THU	FRI	SAT
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30	31					

APRIL

SUN	MON	TUE	WED	THU	FRI	SAT
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13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30			

MAY

SUN	MON	TUE	WED	THU	FRI	SAT
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	31

JUNE

SUN	MON	TUE	WED	THU	FRI	SAT
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30					

JULY

SUN	MON	TUE	WED	THU	FRI	SAT
		1	2	3	4	5
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20	21	22	23	24	25	26
27	28	29	30	31		

AUGUST

SUN	MON	TUE	WED	THU	FRI	SAT
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17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

SEPTEMBER

SUN	MON	TUE	WED	THU	FRI	SAT
	1	2	3	4	5	6
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14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30				

OCTOBER

SUN	MON	TUE	WED	THU	FRI	SAT
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19	20	21	22	23	24	25
26	27	28	29	30	31	

NOVEMBER

SUN	MON	TUE	WED	THU	FRI	SAT
						1
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16	17	18	19	20	21	22
23	24	25	26	27	28	29
30						

DECEMBER

SUN	MON	TUE	WED	THU	FRI	SAT
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30	31			

MEETING DATES:

- 1/7/24 City Council & Board of Adjustment
- 1/21/24 City Council Regular Meeting
- 2/4/24 City Council & Board of Adjustment
- 2/18/24 City Council Regular Meeting
- 3/4/24 City Council & Board of Adjustment
- 3/25/24 City Council Regular Meeting
- 4/1/24 City Council & Board of Adjustment
- 4/15/24 City Council Regular Meeting
- 5/6/24 City Council & Board of Adjustment
- 5/20/24 City Council Regular Meeting
- 6/3/24 City Council & Board of Adjustment
- 6/17/24 City Council Regular Meeting
- 7/1/24 City Council & Board of Adjustment
- 7/15/24 City Council Regular Meeting
- 8/5/24 City Council & Board of Adjustment
- 8/19/24 City Council Regular Meeting
- 9/2/24 City Council & Board of Adjustment
- 9/16/24 City Council Regular Meeting
- 10/7/24 City Council & Board of Adjustment
- 10/21/24 City Council Regular Meeting
- 11/4/24 City Council & Board of Adjustment
- 11/18/24 City Council Regular Meeting
- 12/2/24 City Council & Board of Adjustment
- 12/16/24 City Council Regular Meeting



STAFF REPORT
City of Dripping Springs
PO Box 384
511 Mercer Street
Dripping Springs, TX 78620

Submitted By: Johnna Krantz, Community Events Coordinator

Council Meeting Date: November 5, 2024

Agenda Item Wording: **Approval of a Resolution of the City of Dripping Springs, Texas finding that the Founders Day Parade scheduled to be held on Friday, April 25, 2025, in and near the City, services a valid and legitimate purpose and approving a Traffic Control, Safety and Security Plan and Parade Route.**
Sponsor: Councilmember Sherrie Parks

Agenda Item Requestor: Council Member Sherrie Parks

Summary/Background: Each year, the City of Dripping Springs closes one westbound lane of HWY 290 for two hours on the evening of the first day of the Founders Day Festival for the Founders Day Parade scheduled for Friday, April 25, 2025. A City Engineered Traffic Control Plan and Parade Resolution are required to renew a multi-year Agreement for with TXDoT for Road Closure in 2025-2029.

The 2025 TCP and Parade Route are based on the safety and security plans used in prior years. An additional map has been created to improve public safety along Sportsplex Drive during parade set up on Friday, April 25, 2025.

Commission Recommendation: The Founders Day Commission recommends approval of the 2025 Founders Day Festival Road Closure and TCP maps.

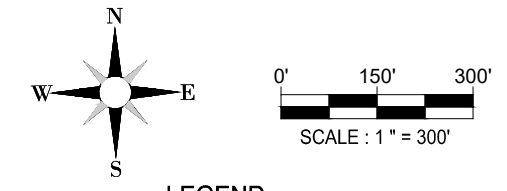
Recommended Council Actions: Staff recommends approval of the Founders Day Parade Resolution and the 2025 Founders Day Festival Road Closure and TCP maps.

Attachments:

- FOUNDERS_PARADE_2025.pdf
- FOUNDERS_TCP-2025.pdf
- Res. FD25 – Parade Traffic Control DRAFT Resolution.docx

Next Steps/Schedule:

1. Staff will send all required documents to TXDoT to update the Road Closure Agreement for a single westbound lane of HWY 290 during the Founders Day Parade 2025-2029.
2. Prior to the 2025 Festival, FDC will provide City Council with a written narrative road closure plan detailing the schedule of barricade placement and direction for vendor arrival and departure.



LEGEND

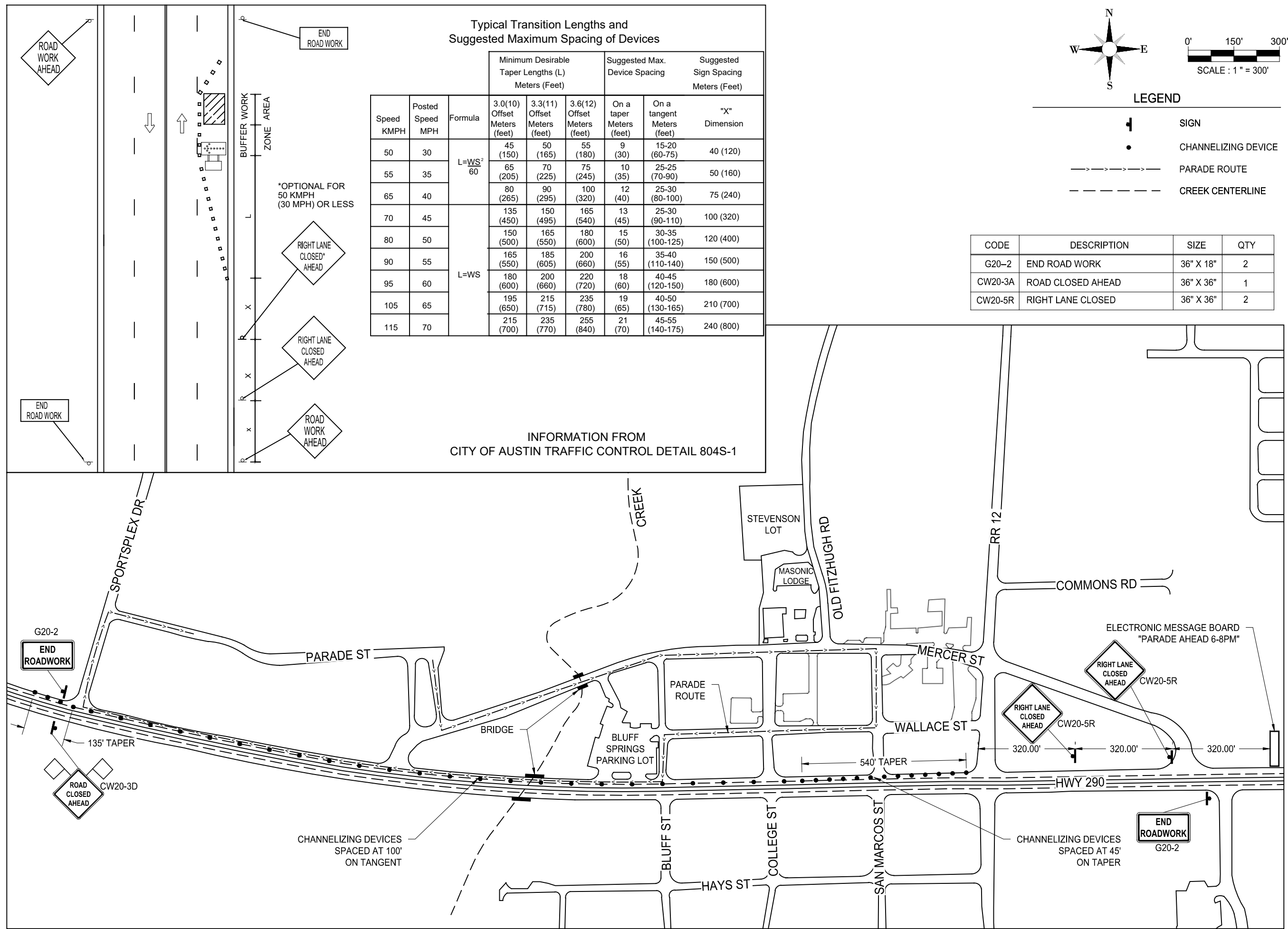
- SIGN
- CHANNELIZING DEVICE
- PARADE ROUTE
- CREEK CENTERLINE

CODE	DESCRIPTION	SIZE	QTY
G20-2	END ROAD WORK	36" X 18"	2
CW20-3A	ROAD CLOSED AHEAD	36" X 36"	1
CW20-5R	RIGHT LANE CLOSED	36" X 36"	2

Typical Transition Lengths and Suggested Maximum Spacing of Devices

Speed KMPH	Posted Speed MPH	Formula	Minimum Desirable Taper Lengths (L) Meters (Feet)			Suggested Max. Device Spacing		Suggested Sign Spacing Meters (Feet)
			3.0(10) Offset Meters (feet)	3.3(11) Offset Meters (feet)	3.6(12) Offset Meters (feet)	On a taper Meters (feet)	On a tangent Meters (feet)	
50	30	L=WS ² / ₆₀	45 (150)	50 (165)	55 (180)	9 (30)	15-20 (60-75)	40 (120)
			65 (205)	70 (225)	75 (245)	10 (35)	25-25 (70-90)	
			80 (265)	90 (295)	100 (320)	12 (40)	25-30 (80-100)	
55	35	L=WS	135 (450)	150 (495)	165 (540)	13 (45)	25-30 (90-110)	100 (320)
			150 (500)	165 (550)	180 (600)	15 (50)	30-35 (100-125)	
			165 (550)	185 (605)	200 (660)	16 (55)	35-40 (110-140)	
65	40	L=WS	180 (600)	200 (660)	220 (720)	18 (60)	40-45 (120-150)	180 (600)
			195 (650)	215 (715)	235 (780)	19 (65)	40-50 (130-165)	
			215 (700)	235 (770)	255 (840)	21 (70)	45-55 (140-175)	
70	45	L=WS	180 (600)	200 (660)	220 (720)	18 (60)	40-45 (120-150)	180 (600)
			195 (650)	215 (715)	235 (780)	19 (65)	40-50 (130-165)	
			215 (700)	235 (770)	255 (840)	21 (70)	45-55 (140-175)	
80	50	L=WS	180 (600)	200 (660)	220 (720)	18 (60)	40-45 (120-150)	180 (600)
			195 (650)	215 (715)	235 (780)	19 (65)	40-50 (130-165)	
			215 (700)	235 (770)	255 (840)	21 (70)	45-55 (140-175)	
90	55	L=WS	180 (600)	200 (660)	220 (720)	18 (60)	40-45 (120-150)	180 (600)
			195 (650)	215 (715)	235 (780)	19 (65)	40-50 (130-165)	
			215 (700)	235 (770)	255 (840)	21 (70)	45-55 (140-175)	
95	60	L=WS	180 (600)	200 (660)	220 (720)	18 (60)	40-45 (120-150)	180 (600)
			195 (650)	215 (715)	235 (780)	19 (65)	40-50 (130-165)	
			215 (700)	235 (770)	255 (840)	21 (70)	45-55 (140-175)	
105	65	L=WS	180 (600)	200 (660)	220 (720)	18 (60)	40-45 (120-150)	180 (600)
			195 (650)	215 (715)	235 (780)	19 (65)	40-50 (130-165)	
			215 (700)	235 (770)	255 (840)	21 (70)	45-55 (140-175)	
115	70	L=WS	180 (600)	200 (660)	220 (720)	18 (60)	40-45 (120-150)	180 (600)
			195 (650)	215 (715)	235 (780)	19 (65)	40-50 (130-165)	
			215 (700)	235 (770)	255 (840)	21 (70)	45-55 (140-175)	

INFORMATION FROM CITY OF AUSTIN TRAFFIC CONTROL DETAIL 804S-1



ENGINEER'S SEAL:

COPYRIGHT NOTICE:
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REVISIONS:

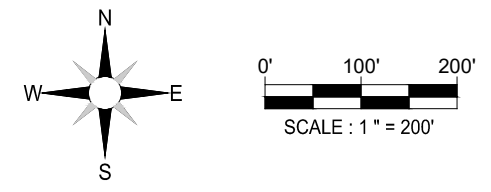
NO.	REVISION	DATE

DATE: 10/16/2024
 DESIGNED BY: DC
 CHECKED BY: CG
 PROJ #: TCP 2025-001



PROJECT:
FOUNDERS DAY FESTIVAL 2025

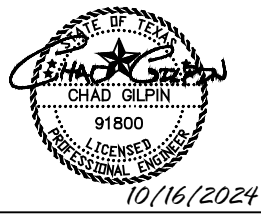
SHEET TITLE:
PARADE ROUTE



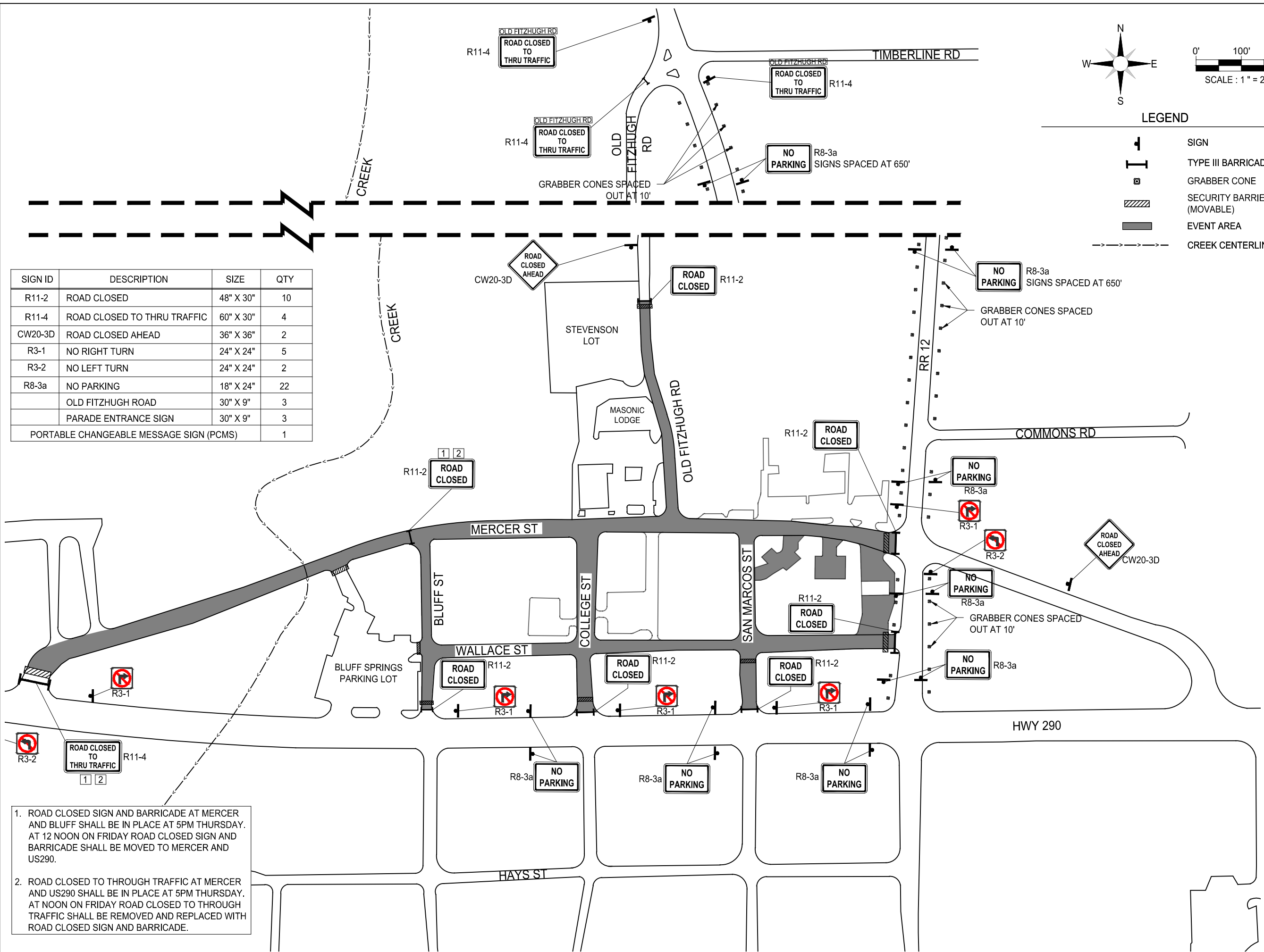
LEGEND

- SIGN
- TYPE III BARRICADE
- GRABBER CONE
- SECURITY BARRIER (MOVABLE)
- EVENT AREA
- CREEK CENTERLINE

ENGINEER'S SEAL:



SIGN ID	DESCRIPTION	SIZE	QTY
R11-2	ROAD CLOSED	48" X 30"	10
R11-4	ROAD CLOSED TO THRU TRAFFIC	60" X 30"	4
CW20-3D	ROAD CLOSED AHEAD	36" X 36"	2
R3-1	NO RIGHT TURN	24" X 24"	5
R3-2	NO LEFT TURN	24" X 24"	2
R8-3a	NO PARKING	18" X 24"	22
	OLD FITZHUGH ROAD	30" X 9"	3
	PARADE ENTRANCE SIGN	30" X 9"	3
	PORTABLE CHANGEABLE MESSAGE SIGN (PCMS)		1



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REVISIONS:

NO.	REVISION	DATE

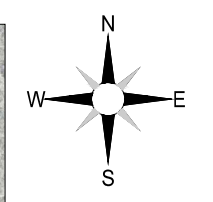
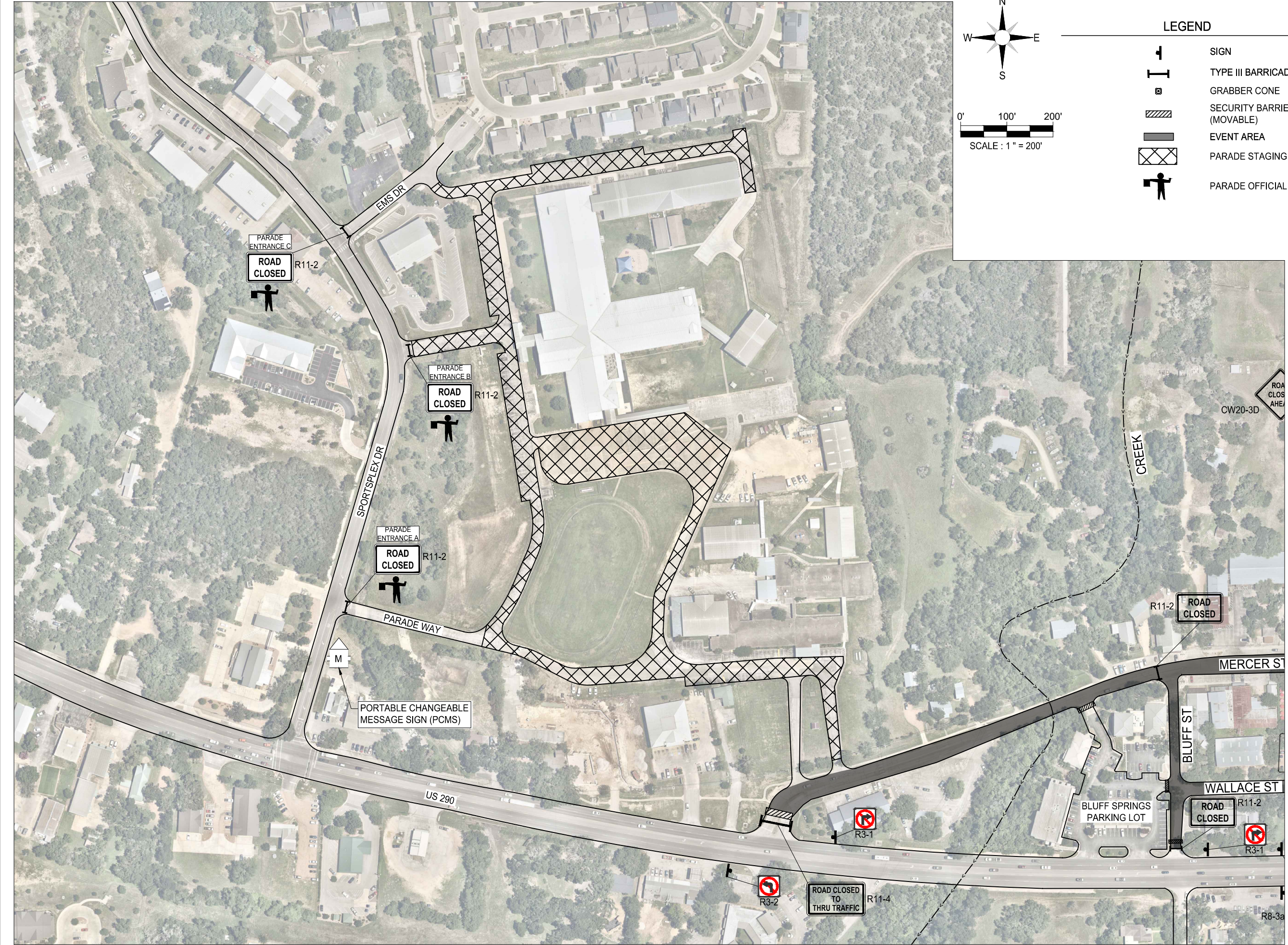
DATE: 10/16/2024
 DESIGNED BY: DC
 CHECKED BY: CG
 PROJ #: TCP 2025-001



PROJECT:
**FOUNDERS DAY
 FESTIVAL
 2025**








SHEET TITLE:
**TRAFFIC CONTROL
 PLAN**

1. ROAD CLOSED SIGN AND BARRICADE AT MERCER AND BLUFF SHALL BE IN PLACE AT 5PM THURSDAY. AT 12 NOON ON FRIDAY ROAD CLOSED SIGN AND BARRICADE SHALL BE MOVED TO MERCER AND US290.
2. ROAD CLOSED TO THROUGH TRAFFIC AT MERCER AND US290 SHALL BE IN PLACE AT 5PM THURSDAY. AT NOON ON FRIDAY ROAD CLOSED TO THROUGH TRAFFIC SHALL BE REMOVED AND REPLACED WITH ROAD CLOSED SIGN AND BARRICADE.



0' 100' 200'
SCALE: 1" = 200'

LEGEND


-  SIGN
-  TYPE III BARRICADE
-  GRABBER CONE
-  SECURITY BARRIER (MOVABLE)
-  EVENT AREA
-  PARADE STAGING AREA
-  PARADE OFFICIAL

GILPIN
ENGINEERING COMPANY

Item # 6.

T.B.P.L.S. Firm Registration # 10193770
T.B.P.E. Firm Registration # F-8266
9701 BRODIE LANE #203
AUSTIN, TX 78748
PH: 512.220.8100

ENGINEER'S SEAL:



CHAD GILPIN
91800
LICENSED PROFESSIONAL ENGINEER
10/16/2024

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AMENDED. UNAUTHORIZED USE OF THESE PLANS
OR THE DESIGNS REPRESENTED THEREIN WILL
SUBJECT THE INFRINGER TO DAMAGES AND/OR
JUDICIAL ACTION AS PROVIDED BY FEDERAL LAW.

REVISIONS:

NO.	REVISION	DATE

DATE: 10/16/2024
DESIGNED BY: DC
CHECKED BY: CG
PROJ #: TCP 2025-001



PROJECT:
**FOUNDERS DAY
FESTIVAL
2025**

SHEET TITLE:
**TRAFFIC CONTROL
PLAN**

CITY OF DRIPPING SPRINGS
RESOLUTION No. 2024-R___

A RESOLUTION OF THE CITY OF DRIPPING SPRINGS, TEXAS, FINDING THAT THE FOUNDERS DAY PARADE SCHEDULED TO BE HELD ON FRIDAY, APRIL 25, 2025, IN AND NEAR THE CITY, SERVES A VALID AND LEGITIMATE PUBLIC PURPOSE, AND AUTHORIZING THE CITY'S SUPPORT OF AND COOPERATION WITH THE EVENT.

WHEREAS, the City of Dripping Springs (“The City”) is the sponsor of an event known as Founders Day Parade on April 25, 2025 (“the Event”); and

WHEREAS, the City needs the cooperation of the Texas Department of Transportation (“TXDOT”) in the temporary closure of a portion of U.S. Highway 290 for the Event; and

WHEREAS, the City Council finds and determines that the Event serves a valid and legitimate public purpose; and

WHEREAS, the City Council finds that a Traffic Control, Safety and Security Plan for the event will protect the public and the participants in the event; and

WHEREAS, the City, in recognition of the public purpose of the Event, wishes to ensure the safety and convenience of the traveling public, and ensure that the closure of the State right-of-way will be performed within the State's requirements.

NOW, THEREFORE, BE IT RESOLVED by the City of Dripping Springs City Council:

1. The City Council hereby declares its support for, and cooperation with, the **2025 Founders Day Parade**.
2. The City Council approves the 2025 Traffic Control, Safety and Security Plan as attached in Attachment “A”.
3. The City Council requests that TXDOT approve and facilitate the temporary closure of a portion of U.S. Highway 290, specifically a portion of the westbound lanes from the intersection of Highway 290 and Ranch Road 12 to Sportsplex Drive, for the purposes of the event.
4. The City Council authorizes and directs the Mayor to execute on behalf of the City an Agreement for the Temporary Closure of State Right of Way.
5. The City Council directs City Staff to work with TXDOT for transfer of any necessary documentation.

6. The meeting at which this Resolution was passed was open to the public, and that public notice of the time, place, and purpose of said meeting was given as required by the Open Meetings Act, Texas Government Code, Chapter 551.

PASSED & APPROVED this, the 5th day of November 2024, by a vote of _____ (ayes) to _____ (nays) to _____ (abstentions) of the City Council of Dripping Springs, Texas.

CITY OF DRIPPING SPRINGS

Bill Foulds, Jr., Mayor

ATTEST:

Diana Boone, City Secretary



STAFF REPORT
City of Dripping Springs
PO Box 384
511 Mercer Street
Dripping Springs, TX 78620

Submitted By: Lisa Sullivan, People & Communications Director

Council Meeting Date: November 5, 2024

Agenda Item Wording: **Approval of an Ordinance of the City of Dripping Springs Authorizing Restricted Prior Service Credit for Employees Who Are Members of the Texas Municipal Retirement System.** *Sponsor: Mayor Bill Foulds, Jr.*

Agenda Item Requestor: Michelle Fischer, City Administrator and Lisa Sullivan, People & Communications Director

Summary/Background: The City currently has an ordinance regarding the Texas Municipal Retirement System (TMRS) for Prior Service Credit to cover former City employees who leave and return to work at the City, so their prior service is counted when it comes to retirement. However, we currently don't have a "restricted" one. A Restricted Prior Service Credit (RPSC) provision provides time credit towards vesting and retirement eligibility for full-time employment with any U.S. public employer, including federal, state, county, or city.

To receive a TMRS retirement benefit, an employee who retires must be vested and 60 years of age or an employee can retire and receive a TMRS retirement benefit at any age if they have 20 years of service credit.

If an employee worked for more than one TMRS city, their time with all cities is combined to meet retirement eligibility, as long as the city they are retiring from allows restricted prior service credit. If the employee worked for cities that have different service credit requirements, the employee must meet the higher requirement for retirement eligibility.

Adopting a Restricted Prior Service Credit policy will support the recruitment and retention of qualified employees, particularly those with prior relevant experience in other government entities other than the City of Dripping Springs.

There is no immediate cost to the city. In future years, there might be a minimal cost to the city after employees submit their RPSC applications and receive their eligibility credit. There is no time limit on how far back an employee can apply for this credit.

Currently two-thirds of TMRS cities have adopted the Restricted Prior Service Credit. Cities we often look to for comparison that allow Restricted Prior Service Credit according to the TMRS website are: Bastrop, Boerne, Bee Cave, Blanco, Buda, Bulverde, Burnet, Cedar Park, Elgin, Fredericksburg, Georgetown, Hutto, Johnson City, Jonestown, Kyle, Lago Vista, Lakeway, Leander, Liberty Hill, Lockhart, Manor, Marble Falls, New Braunfels, Pflugerville, Round Rock, San Marcos, and West Lake Hills. Those cities that do not allow restricted prior service credit that we often look to for comparison are: Horseshoe Bay, Wimberley, and Woodcreek.

By recognizing the valuable contributions of experienced public sector employees, we can attract and retain the best talent, ultimately improving the quality of services we provide.

**Commission
Recommendations:**

N/A

**Recommended
Council Actions:**

Approve the RPSC Ordinance

Attachments:

TMRS RPSC Model Ordinance Transmittal Letter; Proposed Ordinance; TMRS Prior Public Service Credit Info Page; TMRS Application for Restricted Prior Service Credit

Next Steps/Schedule:

Approve the ordinance. Send to TMRS and it will be effective on December 1, 2024.



October 23, 2024

Lisa Sullivan
People & Communications Director
City of Dripping Springs
PO Box 384
Dripping Springs, TX 78620-0384

Dear Ms. Sullivan:

We are pleased to enclose a model ordinance for your city to adopt:

Restricted Prior Service Credit

Effective December 1, 2024

Restricted Prior Service Credit (RPSC) is an optional TMRS benefit that you can offer to your employees that allows them to use previous full-time employment at another public employer to satisfy the length of service requirements for TMRS retirement eligibility.

Full-time employment for any of the following entities may qualify:

- A public authority or agency created by the United States.
- Any state or territory of the United States.
- Any political subdivision of any state of the United States.
- Any public agency or authority created by a state or territory of the United States.
- Active-duty military service.
- Previously forfeited service with TMRS or one of the following retirement systems: Teacher Retirement System of Texas, Employees Retirement System of Texas, and Judicial Retirement System of Texas.

The city's contribution rate will not be immediately affected by the adoption of this provision. However, because this credit allows employees time credit for vesting and retirement eligibility requirements, the city's contribution rate will reflect the cost of RPSC as employees qualify for the credit.

The ordinance can become effective as early as the first day of the month following its adoption.

Please make sure the ordinance is adopted and dated before the effective date. When the ordinance is adopted, please send a copy to the City Services Team at cityservices@tmrs.com.

If you have any questions about the model ordinance or anything else, please call me at 512-225-3742.

Sincerely,

A handwritten signature in blue ink, appearing to read "Colin Davidson".

Colin Davidson
Director of City and Member Services

CITY OF DRIPPING SPRINGS
ORDINANCE No. 2024-__

AN ORDINANCE OF THE CITY OF DRIPPING SPRINGS, TEXAS
(“CITY”), AUTHORIZING RESTRICTED PRIOR SERVICE
CREDIT FOR EMPLOYEES WHO ARE MEMBERS OF THE
TEXAS MUNICIPAL RETIREMENT SYSTEM.

WHEREAS, the City Council of the City of Dripping Springs ("City Council") seeks to attract and maintain an competent and diligent staff; and

WHEREAS, the City Council finds it to be in the public interest, and necessary for the public health, safety and welfare, that the City of Dripping Springs provide Prior Restricted Service Credit to all current and future employees; and

WHEREAS, the City Council finds that adopting the Prior Restricted Service Credit will assist in attracting and maintaining a competent staff; and

WHEREAS, Section 853.305, Texas Government Code, provides for Prior Restricted Service Credit under the Texas Municipal Retirement System; and

WHEREAS, the City Council finds that it is necessary and proper for the good government, peace or order of the City of Dripping Springs to adopt this Ordinance.

NOW, THEREFORE, BE IT ORDAINED by the City Council of Dripping Springs:

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DRIPPING SPRINGS, TEXAS:

Authorization of Restricted Prior Service Credit.

- (a) The City of Dripping Springs, Texas (the “City”) authorizes each employee who is a member (“Member”) of the Texas Municipal Retirement System (the “System”), now or in the future, to be granted restricted prior service credit for service previously performed as an employee of any entity described in Section 853.305 of Subtitle G of Title 8, Texas Government Code, as amended (which subtitle is referred to as the “TMRS Act”), provided that (1) the employee does not otherwise have credited service in the System for that service, (2) the service meets the requirements of TMRS Act Section 853.305, and (3) the Member seeking to establish restricted prior service credit submits an application with the verifications required by TMRS Act Section 853.305.

- (b) Pursuant to TMRS Act Section 853.305, restricted prior service credit may be used only to satisfy length-of-service requirements for retirement eligibility with the System, has no monetary value in computing the annuity payments allowable to the Member, and may not be used in other computations, including computation of Updated Service Credits.

NOW, THEREFORE, BE IT ORDAINED by the City Council of Dripping Springs:

1. FINDINGS OF FACT

The foregoing recitals are incorporated into this Ordinance by reference as findings of fact as expressly set forth herein.

2. REPEALER

All ordinances, resolutions, or parts thereof, that are in conflict or inconsistent with any provision of this Ordinance are hereby repealed to the extent of such conflict, and the provisions of this Ordinance shall be and remain controlling as to the matters regulated, herein.

3. SEVERABILITY

Should any of the clauses, sentences, paragraphs, sections or parts of this Ordinance be deemed invalid, unconstitutional, or unenforceable by a court of law or administrative agency with jurisdiction over the matter, such action shall not be construed to affect any other valid portion of this Ordinance.

4. EFFECTIVE DATE

This Ordinance shall be effective on December 1, 2024.

5. PROPER NOTICE & MEETING

It is hereby officially found and determined that the meeting at which this Ordinance was passed was open to the public, a public hearing was held, and that public notice of the time, place and purpose of said hearing and meeting was given as required by the Open Meetings Act, Texas Government Code, Chapter 551.

PASSED & APPROVED this, the ____ day of _____ 2024, by a vote of ____ (ayes) to ____ nays to ____ (abstentions) of the City Council of Dripping Springs, Texas.

CITY OF DRIPPING SPRINGS:

Bill Foulds, Jr., Mayor

ATTEST:

Diana Boone, City Secretary

Your city may provide time credit for prior public employment. Time credit can help you reach your city’s TMRS vesting and retirement eligibility requirements sooner.

There are two categories of time credit that your city may offer:

Restricted Prior Service Credit. Restricted prior service credit provides time credit for your active-duty military service or previous full-time employment with any U.S. public employer, including federal, state, county, or city. There is no limit on the amount of time credit you can be granted. To apply, complete the Application for Restricted Prior Service Credit available under the “For Members” section at tmrs.com.

Military Service Credit. Military service credit grants you time credit for prior active-duty military service. The maximum time credit you can receive is five years. To apply, complete the Application for Military Service Credit (Time Only) available at tmrs.com.

Member Service Center
800-924-8677
Fax • 512-476-5576

Website
tmrs.com

Mailing Address
P.O. Box 149153
Austin, TX 78714-9153

Application for Restricted Prior Service Credit



MEMBER INFORMATION

Please type or use only black ink and do not highlight. Any corrections must be initialed.

Member's Name (first, middle, last) _____ Social Security Number _____
Mailing Address _____ Daytime Phone Number _____
City _____ State _____ Zip _____ TMRS Identification Number (not required) _____

1. MEMBER CERTIFICATION

I hereby apply for Restricted Prior Service Credit with the Texas Municipal Retirement System and certify that I was previously employed as a full-time, paid employee by _____ (name of former employer) or have refunded (forfeited) service under _____ (name of Texas statewide retirement system). I further certify that the service described below is not currently included as service credit in TMRS. (Please read the instructions provided with this form for types of eligible credit.)

Note: If applying for credit with **more than one** employer or retirement system, **a separate form** must be completed for each employer or retirement system.

From (MM/YYYY)	To (MM/YYYY)	Department/Position	Total Months

Member's Signature _____ Date Signed (MM/DD/YYYY) _____

2. FORMER EMPLOYER VERIFICATION OF SERVICE

I hereby verify that to the best of my knowledge, and after appropriate investigation, the above is a correct statement of service performed by the applicant for this entity, or correctly represents forfeited service performed under this statewide retirement system. I also hereby verify that the entity for which the employee previously worked is an agency or authority in one of the categories set forth in the instructions provided with this form.

Name of Entity _____ Employer Phone Number _____
Official Signature _____ Date Signed (MM/DD/YYYY) _____
Printed Name and Title _____ E-mail Address _____

3. CITY CERTIFICATION (to be completed by current employer, or by last employing city)

I hereby certify that I have examined the application of the above named member for Restricted Prior Service Credit, along with the verification of service certified by the former employer and hereby endorse this application as approved.

City Name _____ City Phone Number _____
Signature of City Official _____ Date Signed (MM/DD/YYYY) _____
Printed Name and Title _____

Please read the instructions provided with this form.



Application for Restricted Prior Service Credit Instructions

This credit can be granted for service performed:

- As a full-time, paid employee of:
 - The United States federal government;
 - Any public authority or agency created by the United States;
 - Any state or territory of the United States;
 - Any political subdivision of any state in the United States;
 - Any public agency or authority created by a state or territory in the United States; or
 - An institution of higher education at which the person is commissioned as a campus security personnel employee under Section 51.212 of the Education Code.

Note: The member may not have received TMRS service credit for this public service, including combined service credit under the Proportionate Retirement Program.

- As an employee of the State of Texas or any branch, agency, or subdivision of the state for which the person received service credit under:
 - The Employees Retirement System of Texas;
 - The Teacher Retirement System of Texas;
 - The Judicial Retirement System of Texas (Plan I or Plan II);
 - The Texas County and District Retirement System;
 - The Texas Municipal Retirement System; or
 - The City of Austin Employees Retirement System.

Note: The member may obtain this credit only if the credit has been forfeited because of withdrawal of contributions and the credit has not been reinstated.

HOW TO COMPLETE THIS FORM

The “Member Information” and “Member Certification” sections should be completed by the member. All periods of service should be listed. If service was not continuous, each period should be listed separately. Employees may receive one month of Restricted Prior Service Credit for each month of service to the entity.

The “Former Employer Verification of Service” section should be completed by the former employer. The official custodian of personnel records of the former employer should verify the service performed by the applicant. Upon verification, the official should return this form to the member for further processing. This section should not be completed if the member:

- Is applying for active duty military service (a copy of the member’s DD214 discharge document will be required); or
- Is applying for previously forfeited TMRS credit. TMRS can verify this service.

The “City Certification” section should be completed by the member’s last employing municipality. After the other sections have been completed, and the city is satisfied that the claim is correct, the custodian of city personnel records shall endorse this claim as approved and mail the original application to TMRS at P.O. Box 149153, Austin, TX 78714-9153.

IMPORTANT

- If a member is applying for credit with more than one entity, an application must be completed for each entity.
- This prior service credit is “restricted” to **time credit only** for vesting and retirement eligibility purposes and has no monetary value.
- The city must have authorized Restricted Prior Service Credit by ordinance.
- Upon receipt of the application, TMRS will verify that the service has not been previously granted, and will update the member’s account.
- The member applying for the credit must have been an employee on or after the date the city adopted Restricted Prior Service Credit.

SERVICE NOT ACCEPTED

The following service is not eligible for Restricted Prior Service Credit:

- National Guard or any military time that was not active duty;
- Private corporations or companies;
- Part time employment;
- Various elected officials;
- Volunteer work;
- Temporary or seasonal work; or
- Current service credit in TMRS or another Proportionate Retirement Program system.



STAFF REPORT
City of Dripping Springs
PO Box 384
511 Mercer Street
Dripping Springs, TX 78602

Submitted By: Laura Mueller, City Attorney
Casey Sclar, P3Works

CC Meeting Date: November 5, 2024

Agenda Item Wording: **Approval of Corrected Ordinance No. 2022-39 an Ordinance of the City Council of the City of Dripping Springs, Texas, Designating a Geographic Area within the City as an Expansion of a Reinvestment Zone pursuant to Chapter 311 of the Texas Tax Code, to be known as Reinvestment Zone Number One, Town Center TIRZ. Sponsor: Mayor Pro Tem Taline Manassian**

Agenda Item Requestor: Casey Sclar, P3Works

Summary/Background: TIRZ No. 1 and TIRZ No. 2 were created in 2016 with the adoption of the Project and Financing Plans along with an Interlocal Agreement with Hays County. The City Council approved in 2022 an amendment to the Project and Financing Plan for TIRZ No. 1 expanding the boundary of the TIRZ to include additional property. The Interlocal Agreement was also amended to address the County's contribution to the TIRZ No. 1 Fund associated with the added property.

The amended Interlocal Agreement stated an incorrect base value figure for TIRZ No. 1 and TIRZ No. 2. The stated base value for TIRZ No. 1 in the 2022 amended Interlocal Agreement was \$70,382,980 which is being corrected to \$71,930,830. The stated base value for TIRZ No. 2 in the 2022 amended Interlocal Agreement was \$14,625,030 which is being corrected to \$5,836,710.

The amended Interlocal Agreement and accompanying ordinances will need to be approved by both the City Council and Hays County Commissioners Court to verify the County's contribution amount to the TIRZ.

Commission Recommendations: N/A

**Recommended
CC Actions:** Approve amended Project and Financing Plans and amended Interlocal Agreement.

Attachments/On File: Amended Ordinance, Feasibility Tables.

Next Steps/Schedule: The amended Interlocal Agreement was presented to Hays County Commissioners Court the morning of November 5. Once approved by both parties, the City and P3Works will work with the County to ensure that the proper TIRZ contributions are made.

CITY OF DRIPPING SPRINGS
ORDINANCE No. 2022-39
AS CORRECTED

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF DRIPPING SPRINGS, TEXAS, DESIGNATING A GEOGRAPHIC AREA WITHIN THE CITY AS AN EXPANSION OF A REINVESTMENT ZONE PURSUANT TO CHAPTER 311 OF THE TEXAS TAX CODE, TO BE KNOWN AS REINVESTMENT ZONE NUMBER ONE, TOWN CENTER TIRZ, CITY OF DRIPPING SPRINGS, TEXAS; DESCRIBING THE BOUNDARIES OF THE ZONE; CREATING A BOARD OF DIRECTORS FOR THE ZONE; ESTABLISHING A TAX INCREMENT FUND FOR THE ZONE; CONTAINING FINDINGS RELATED TO THE CREATION OF THE ZONE; PROVIDING A DATE FOR THE TERMINATION OF THE ZONE; PROVIDING THAT THE ZONE TAKE EFFECT IMMEDIATELY UPON PASSAGE OF THE ORDINANCE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Dripping Springs, Texas (the “City”), pursuant to the Tax Increment Financing Act, codified at Chapter 311 of the Texas Tax Code (hereinafter referred to as the “Act”), designated a geographic area within the City as a tax increment reinvestment zone when it determined that development or redevelopment would not occur solely through private investment in the reasonably foreseeable future; and

WHEREAS, the City Council desires to promote the development of an expanded geographic area in the City, which is depicted in Exhibit “A” of this Ordinance, through the expansion of an existing reinvestment zone (hereinafter referred to as the “Zone No. 1”) as authorized by and in accordance with the Act; and

WHEREAS, pursuant to and as required by the Act, the City has prepared an Updated Reinvestment Zone Project Plan and Financing Plan for Reinvestment Zone Number One, City of Dripping Springs, Texas dated October 18, 2022, attached as Exhibit “C” (hereinafter referred to as the “Updated Project and Finance Plan”) for the Zone; and

WHEREAS, the Zone No. 1 meets the criteria for the expansion of a reinvestment zone because it is located in the city limits and extraterritorial jurisdiction of the City and meets the criteria in Section 311.005 of the Act; and

WHEREAS, the Zone No. 1 will be able to fund a significant portion of the proposed projects as listed in the attached Updated Project and Financing Plan; and

WHEREAS, the Zone No. 1 meets the other requirements of the Tax Increment Financing Act including: (a) 30 percent or less of the property in the Zone No. 1, excluding property dedicated to public use, is currently used for residential purposes; (b) the total appraised value of all taxable real property in the Zone No. 1 according to the most recent appraisal rolls of the City, together with the total appraised value of taxable real property in all other existing reinvestment zones within the City, according to the most recent appraisal rolls of the City, does not exceed 50 percent of the current total appraised value of taxable real property in the City and in the industrial districts created by the City, if any; and

WHEREAS, the improvements in the Zone No. 1 will significantly enhance the value of all taxable real property in the Zone; and

WHEREAS, notice of the public hearing on the creation of the Zone was published in the official newspaper of the City on October 7, 2022, which was not later than the seventh day before the date of the public hearing, which was held on October 18, 2022; and

WHEREAS, at the public hearing interested persons were allowed to speak for or against the creation of the Zone, the boundaries of the Zone, and the concept of tax increment financing, and owners of property in the proposed Zone were given a reasonable opportunity to protest the inclusion of their property in the Zone; and the public hearing was held in full compliance with Section 311.003(c) of the Act; and

WHEREAS, evidence was received and presented at the public hearing; and

WHEREAS, after all comments and evidence, both written and oral, were received by the City Council, the public hearing was closed on October 18, 2022; and

WHEREAS, the City has taken all actions required to expand the Zone including, but not limited to, the Act, the Texas Open Meetings Act (defined herein), and all other laws applicable to the creation of the Zone.

NOW THEREFORE, BE IT ORDAINED by the City of Dripping Springs:

SECTION 1. FINDINGS OF FACT

The foregoing recitals are incorporated into this Ordinance by reference as findings of fact as expressly set forth herein.

SECTION 2. Enactment

Title 1, Article 1.04 and Title 1, Article 2.04 of the City of Dripping Springs Code of Ordinances is hereby amended to include the updated and expanded map attached as Exhibit A and updated

project plan as Exhibit “B”, which is attached hereto and incorporated into this Ordinance for all intents and purposes.

SECTION 3. REPEALER

All ordinances, or parts thereof, that are in conflict or inconsistent with any provision of this Ordinance are hereby repealed to the extent of such conflict, and the provisions of this Ordinance shall be and remain controlling as to the matters regulated, herein.

SECTION 4. SEVERABILITY

Should any of the clauses, sentences, paragraphs, sections or parts of this Ordinance be deemed invalid, unconstitutional, or unenforceable by a court of law or administrative agency with jurisdiction over the matter, such action shall not be construed to affect any other valid portion of this Ordinance.

SECTION 5. CODIFICATION

The City Secretary is hereby directed to record and publish the attached rules, regulations and policies in the City’s Code of Ordinances as authorized by Section 52.001 of the Texas Local Government Code.

SECTION 6. EFFECTIVE DATE

This Ordinance shall be effective immediately upon passage and publication.

SECTION 7. PROPER NOTICE & MEETING

It is hereby officially found and determined that the meeting at which this Ordinance was passed was open to the public, and that public notice of the time, place and purpose of said meeting was given as required by the Open Meetings Act, Texas Government Code, Chapter 551. Notice was also provided as required by Chapter 52 of the Texas Local Government Code.

PASSED & APPROVED as corrected this, the 3rd day of September 2024, by a vote of _____ (ayes) to 0 (nays) to 0 (abstentions) of the City Council of Dripping Springs, Texas.

CITY OF DRIPPING SPRINGS:

Bill Foulds, Jr., Mayor

ATTEST:

Diana Boone, City Secretary



City of Dripping Springs

TIRZ 1 Economic Feasibility - City

TIRZ #1 Increment	Year	Tax Year	Projected Incremental Tax		Total Projected Assessed Valuation	Tax Collection Delinquencies at 2%	Total Net Tax Collections	Tax Collections on Incremental Value	City TIRZ #1		Projected Net TIRZ #1		TIRZ #1 Revenue Discounted at 5%	City Retained Taxes (General Fund)										
			TIRZ #1 Base	Capture					Participation at 50%	TIRZ Admin Expense	Revenue													
Base [a]	2022	\$	70,382,980	\$	136,979,250	\$	207,362,230	\$	7,374	\$	361,316	\$	238,678	\$	119,339	\$	27,602	\$	91,737	\$	91,737	\$	119,339	
1	2023	\$	70,382,980	\$	175,758,854	\$	246,141,834	\$	8,457	\$	414,414	\$	295,915	\$	147,957	\$	28,154	\$	119,803	\$	114,098	\$	147,957	
2	2024	\$	70,382,980	\$	213,375,766	\$	283,758,746	\$	10,181	\$	498,882	\$	375,140	\$	187,570	\$	28,717	\$	158,853	\$	144,084	\$	187,570	
3	2025	\$	70,382,980	\$	428,475,787	\$	498,858,767	\$	17,899	\$	877,054	\$	753,312	\$	376,656	\$	29,291	\$	347,364	\$	300,066	\$	376,656	
4	2026	\$	70,382,980	\$	600,765,901	\$	671,148,881	\$	24,081	\$	1,179,960	\$	1,056,219	\$	528,109	\$	29,877	\$	498,232	\$	409,897	\$	528,109	
5	2027	\$	70,382,980	\$	751,647,278	\$	822,030,258	\$	29,494	\$	1,445,228	\$	1,321,486	\$	660,743	\$	30,475	\$	630,268	\$	493,832	\$	660,743	
6	2028	\$	70,382,980	\$	845,074,931	\$	915,457,911	\$	32,847	\$	1,609,485	\$	1,485,743	\$	742,872	\$	31,084	\$	711,787	\$	531,147	\$	742,872	
7	2029	\$	70,382,980	\$	915,702,623	\$	986,085,603	\$	35,381	\$	1,733,657	\$	1,609,915	\$	804,958	\$	31,706	\$	773,252	\$	549,535	\$	804,958	
8	2030	\$	70,382,980	\$	989,088,777	\$	1,059,471,757	\$	38,014	\$	1,862,678	\$	1,738,937	\$	869,468	\$	32,340	\$	837,128	\$	566,601	\$	869,468	
9	2031	\$	70,382,980	\$	1,037,151,048	\$	1,107,534,028	\$	39,738	\$	1,947,178	\$	1,823,436	\$	911,718	\$	32,987	\$	878,731	\$	566,438	\$	911,718	
10	2032	\$	70,382,980	\$	1,061,236,289	\$	1,131,619,269	\$	40,602	\$	1,989,522	\$	1,865,781	\$	932,890	\$	33,647	\$	899,244	\$	552,058	\$	932,890	
11	2033	\$	70,382,980	\$	1,083,868,675	\$	1,154,251,655	\$	41,415	\$	2,029,313	\$	1,905,571	\$	952,786	\$	34,320	\$	918,466	\$	537,008	\$	952,786	
12	2034	\$	70,382,980	\$	1,106,953,708	\$	1,177,336,688	\$	42,243	\$	2,069,899	\$	1,946,157	\$	973,079	\$	35,006	\$	938,073	\$	522,354	\$	973,079	
13	2035	\$	70,382,980	\$	1,130,500,442	\$	1,200,883,422	\$	43,088	\$	2,111,297	\$	1,987,555	\$	993,778	\$	35,706	\$	958,072	\$	508,086	\$	993,778	
14	2036	\$	70,382,980	\$	1,154,518,110	\$	1,224,901,090	\$	43,949	\$	2,153,523	\$	2,029,781	\$	1,014,891	\$	36,420	\$	978,470	\$	494,194	\$	1,014,891	
15	2037	\$	70,382,980	\$	1,179,016,132	\$	1,249,399,112	\$	44,828	\$	2,196,594	\$	2,072,852	\$	1,036,426	\$	37,149	\$	999,277	\$	480,669	\$	1,036,426	
16	2038	\$	70,382,980	\$	1,204,004,114	\$	1,274,387,094	\$	45,725	\$	2,240,525	\$	2,116,784	\$	1,058,392	\$	37,892	\$	1,020,500	\$	467,503	\$	1,058,392	
17	2039	\$	70,382,980	\$	1,229,491,856	\$	1,299,874,836	\$	46,640	\$	2,285,336	\$	2,161,594	\$	1,080,797	\$	38,649	\$	1,042,148	\$	454,686	\$	1,080,797	
18	2040	\$	70,382,980	\$	1,255,489,353	\$	1,325,872,333	\$	47,572	\$	2,331,043	\$	2,207,301	\$	1,103,650	\$	39,422	\$	1,064,228	\$	442,209	\$	1,103,650	
19	2041	\$	70,382,980	\$	1,282,006,799	\$	1,352,389,779	\$	48,524	\$	2,377,664	\$	2,253,922	\$	1,126,961	\$	40,211	\$	1,086,750	\$	430,064	\$	1,126,961	
20	2042	\$	70,382,980	\$	1,309,054,595	\$	1,379,437,575	\$	49,494	\$	2,425,217	\$	2,301,475	\$	1,150,738	\$	41,015	\$	1,109,722	\$	418,243	\$	1,150,738	
21	2043	\$	70,382,980	\$	1,336,643,347	\$	1,407,026,327	\$	50,484	\$	2,473,721	\$	2,349,979	\$	1,174,990	\$	41,835	\$	1,133,154	\$	406,737	\$	1,174,990	
22	2044	\$	70,382,980	\$	1,364,783,873	\$	1,435,166,853	\$	51,494	\$	2,523,196	\$	2,399,454	\$	1,199,727	\$	42,672	\$	1,157,055	\$	395,539	\$	1,199,727	
23	2045	\$	70,382,980	\$	1,393,487,210	\$	1,463,870,190	\$	52,524	\$	2,573,659	\$	2,449,918	\$	1,224,959	\$	43,526	\$	1,181,433	\$	384,641	\$	1,224,959	
24	2046	\$	70,382,980	\$	1,422,764,614	\$	1,493,147,594	\$	53,574	\$	2,625,133	\$	2,501,391	\$	1,250,695	\$	44,396	\$	1,206,299	\$	374,035	\$	1,250,695	
									\$	945,622	\$	46,335,494	\$	43,248,296	\$	21,624,148	\$	884,100	\$	20,740,048	\$	10,635,460	\$	21,624,148

[a] The Base Year for the original properties in TIRZ 1 is Tax Year 2016. The Base Year for the new properties being added to TIRZ 1 is Tax Year 2022. The base value shown above is the sum of these figures.



City of Dripping Springs

TIRZ 1 Economic Feasibility - County

TIRZ #1 Increment	Year	Tax Year	Projected Incremental Tax Base Subject to			Tax Collection Delinquencies at 2%	Total Net Tax Collections	Tax Collections on Incremental Value	County TIRZ #1 Participation at 50% for		Projected Net TIRZ #1 Revenue	TIRZ #1 Revenue Discounted at 5%	County Retained Taxes (General Fund)										
			TIRZ #1 Base	Capture	Total Projected Assessed Valuation				City Property and 25% for Non-City Property	TIRZ Admin Expense													
Base [a]	2022	\$	71,930,830	\$	137,009,750	\$	208,940,580	\$	13,059	\$	639,881	\$	419,592	\$	209,749	\$	27,602	\$	182,147	\$	182,147	\$	209,749
1	2023	\$	71,930,830	\$	175,871,096	\$	247,801,926	\$	15,240	\$	746,751	\$	529,988	\$	264,886	\$	28,154	\$	236,732	\$	225,459	\$	264,886
2	2024	\$	71,930,830	\$	213,577,916	\$	285,508,746	\$	19,986	\$	979,295	\$	732,572	\$	366,087	\$	28,717	\$	337,370	\$	306,004	\$	366,087
3	2025	\$	71,930,830	\$	815,725,655	\$	887,656,485	\$	62,136	\$	3,044,662	\$	2,797,939	\$	1,066,877	\$	29,291	\$	1,037,585	\$	896,305	\$	1,066,877
4	2026	\$	71,930,830	\$	1,347,735,760	\$	1,419,666,590	\$	99,377	\$	4,869,456	\$	4,622,734	\$	1,670,814	\$	29,877	\$	1,640,937	\$	1,350,003	\$	1,670,814
5	2027	\$	71,930,830	\$	1,829,120,588	\$	1,901,051,418	\$	133,074	\$	6,520,606	\$	6,273,884	\$	2,212,982	\$	30,475	\$	2,182,507	\$	1,710,052	\$	2,212,982
6	2028	\$	71,930,830	\$	2,183,338,554	\$	2,255,269,384	\$	157,869	\$	7,735,574	\$	7,488,851	\$	2,596,838	\$	31,084	\$	2,565,754	\$	1,914,605	\$	2,596,838
7	2029	\$	71,930,830	\$	2,479,336,717	\$	2,551,267,547	\$	178,589	\$	8,750,848	\$	8,504,125	\$	2,911,220	\$	31,706	\$	2,879,514	\$	2,046,417	\$	2,911,220
8	2030	\$	71,930,830	\$	2,676,844,095	\$	2,748,774,925	\$	192,414	\$	9,428,298	\$	9,181,575	\$	3,143,511	\$	32,340	\$	3,111,171	\$	2,105,763	\$	3,143,511
9	2031	\$	71,930,830	\$	2,839,774,210	\$	2,911,705,040	\$	203,819	\$	9,987,148	\$	9,740,426	\$	3,324,437	\$	32,987	\$	3,291,450	\$	2,121,698	\$	3,324,437
10	2032	\$	71,930,830	\$	2,963,161,372	\$	3,035,092,202	\$	212,456	\$	10,410,366	\$	10,163,644	\$	3,450,895	\$	33,647	\$	3,417,248	\$	2,097,894	\$	3,450,895
11	2033	\$	71,930,830	\$	3,023,863,216	\$	3,095,794,046	\$	216,706	\$	10,618,574	\$	10,371,851	\$	3,522,354	\$	34,320	\$	3,488,034	\$	2,039,381	\$	3,522,354
12	2034	\$	71,930,830	\$	3,085,779,097	\$	3,157,709,927	\$	221,040	\$	10,830,945	\$	10,584,222	\$	3,595,242	\$	35,006	\$	3,560,236	\$	1,982,473	\$	3,595,242
13	2035	\$	71,930,830	\$	3,148,933,295	\$	3,220,864,125	\$	225,460	\$	11,047,564	\$	10,800,841	\$	3,669,588	\$	35,706	\$	3,633,882	\$	1,927,125	\$	3,669,588
14	2036	\$	71,930,830	\$	3,213,350,578	\$	3,285,281,408	\$	229,970	\$	11,268,515	\$	11,021,792	\$	3,745,421	\$	36,420	\$	3,709,001	\$	1,873,298	\$	3,745,421
15	2037	\$	71,930,830	\$	3,429,578,004	\$	3,501,508,834	\$	245,106	\$	12,010,175	\$	11,763,453	\$	3,951,843	\$	37,149	\$	3,914,695	\$	1,883,035	\$	3,951,843
16	2038	\$	71,930,830	\$	3,509,169,524	\$	3,581,100,354	\$	250,677	\$	12,283,174	\$	12,036,451	\$	4,041,520	\$	37,892	\$	4,003,629	\$	1,834,108	\$	4,041,520
17	2039	\$	71,930,830	\$	3,590,352,874	\$	3,662,283,704	\$	256,360	\$	12,561,633	\$	12,314,910	\$	4,132,991	\$	38,649	\$	4,094,341	\$	1,786,348	\$	4,132,991
18	2040	\$	71,930,830	\$	3,673,159,891	\$	3,745,090,721	\$	262,156	\$	12,845,661	\$	12,598,938	\$	4,226,291	\$	39,422	\$	4,186,868	\$	1,739,730	\$	4,226,291
19	2041	\$	71,930,830	\$	3,757,623,049	\$	3,829,553,879	\$	268,069	\$	13,135,370	\$	12,888,647	\$	4,321,456	\$	40,211	\$	4,281,246	\$	1,694,234	\$	4,321,456
20	2042	\$	71,930,830	\$	3,843,775,470	\$	3,915,706,300	\$	274,099	\$	13,430,873	\$	13,184,150	\$	4,418,526	\$	41,015	\$	4,377,511	\$	1,649,838	\$	4,418,526
21	2043	\$	71,930,830	\$	3,931,650,939	\$	4,003,581,769	\$	280,251	\$	13,732,285	\$	13,485,563	\$	4,517,536	\$	41,835	\$	4,475,701	\$	1,606,519	\$	4,517,536
22	2044	\$	71,930,830	\$	4,021,283,918	\$	4,093,214,748	\$	286,525	\$	14,039,727	\$	13,793,004	\$	4,618,527	\$	42,672	\$	4,575,855	\$	1,564,255	\$	4,618,527
23	2045	\$	71,930,830	\$	4,112,709,556	\$	4,184,640,386	\$	292,925	\$	14,353,317	\$	14,106,594	\$	4,721,538	\$	43,526	\$	4,678,012	\$	1,523,026	\$	4,721,538
24	2046	\$	71,930,830	\$	4,205,963,707	\$	4,277,894,537	\$	299,453	\$	14,673,178	\$	14,426,456	\$	4,826,608	\$	44,396	\$	4,782,212	\$	1,482,811	\$	4,826,608
									4,896,814		239,943,876		233,832,201		79,527,739		884,100		78,643,638		39,542,529		79,527,739

[a] The Base Year for the original properties in TIRZ 1 is Tax Year 2016. The Base Year for the new properties being added to TIRZ 1 is Tax Year 2022. The base value shown above is the sum of these figures.



City of Dripping Springs

TIRZ 2 Economic Feasibility - County

TIRZ #2 Increment	Year	Tax Year	Projected Incremental Tax		Total Projected Assessed Valuation	Tax Collection Delinquencies at 2%	Total Net Tax Collections	Tax Collections on Incremental Value	City TIRZ #2		Projected Net TIRZ #2 Revenue	TIRZ #2 Revenue Discounted at 5%	County Retained Taxes (General Fund)										
			TIRZ #2 Base	Capture					Participation at 50%	TIRZ Admin Expense													
6	2022	\$	5,836,710	\$	272,966,979	\$	278,803,689	\$	17,425	\$	853,836	\$	835,961	\$	417,981	\$	27,602	\$	390,379	\$	390,379	\$	417,981
7	2023	\$	5,836,710	\$	401,765,146	\$	407,601,856	\$	25,068	\$	1,228,308	\$	1,210,719	\$	605,360	\$	28,154	\$	577,206	\$	549,720	\$	605,360
8	2024	\$	5,836,710	\$	404,880,475	\$	410,717,185	\$	28,750	\$	1,408,760	\$	1,388,740	\$	694,370	\$	28,717	\$	665,653	\$	603,767	\$	694,370
9	2025	\$	5,836,710	\$	445,952,194	\$	451,788,904	\$	31,625	\$	1,549,636	\$	1,529,616	\$	764,808	\$	29,291	\$	735,517	\$	635,367	\$	764,808
10	2026	\$	5,836,710	\$	454,987,972	\$	460,824,682	\$	32,258	\$	1,580,629	\$	1,560,609	\$	780,304	\$	29,877	\$	750,427	\$	617,378	\$	780,304
11	2027	\$	5,836,710	\$	464,204,465	\$	470,041,175	\$	32,903	\$	1,612,241	\$	1,592,221	\$	796,111	\$	30,475	\$	765,636	\$	599,896	\$	796,111
12	2028	\$	5,836,710	\$	473,605,289	\$	479,441,999	\$	33,561	\$	1,644,486	\$	1,624,466	\$	812,233	\$	31,084	\$	781,149	\$	582,905	\$	812,233
13	2029	\$	5,836,710	\$	483,194,129	\$	489,030,839	\$	34,232	\$	1,677,376	\$	1,657,356	\$	828,678	\$	31,706	\$	796,972	\$	566,393	\$	828,678
14	2030	\$	5,836,710	\$	492,974,745	\$	498,811,455	\$	34,917	\$	1,710,923	\$	1,690,903	\$	845,452	\$	32,340	\$	813,112	\$	550,346	\$	845,452
15	2031	\$	5,836,710	\$	502,950,975	\$	508,787,685	\$	35,615	\$	1,745,142	\$	1,725,122	\$	862,561	\$	32,987	\$	829,574	\$	534,751	\$	862,561
16	2032	\$	5,836,710	\$	513,126,728	\$	518,963,438	\$	36,327	\$	1,780,045	\$	1,760,025	\$	880,012	\$	33,647	\$	846,366	\$	519,595	\$	880,012
17	2033	\$	5,836,710	\$	523,505,997	\$	529,342,707	\$	37,054	\$	1,815,645	\$	1,795,626	\$	897,813	\$	34,320	\$	863,493	\$	504,867	\$	897,813
18	2034	\$	5,836,710	\$	534,092,851	\$	539,929,561	\$	37,795	\$	1,851,958	\$	1,831,938	\$	915,969	\$	35,006	\$	880,963	\$	490,553	\$	915,969
19	2035	\$	5,836,710	\$	544,891,442	\$	550,728,152	\$	38,551	\$	1,888,998	\$	1,868,978	\$	934,489	\$	35,706	\$	898,783	\$	476,644	\$	934,489
20	2036	\$	5,836,710	\$	555,906,005	\$	561,742,715	\$	39,322	\$	1,926,778	\$	1,906,758	\$	953,379	\$	36,420	\$	916,959	\$	463,126	\$	953,379
21	2037	\$	5,836,710	\$	567,140,860	\$	572,977,570	\$	40,108	\$	1,965,313	\$	1,945,293	\$	972,647	\$	37,149	\$	935,498	\$	449,990	\$	972,647
22	2038	\$	5,836,710	\$	578,600,411	\$	584,437,121	\$	40,911	\$	2,004,619	\$	1,984,599	\$	992,300	\$	37,892	\$	954,408	\$	437,225	\$	992,300
23	2039	\$	5,836,710	\$	590,289,154	\$	596,125,864	\$	41,729	\$	2,044,712	\$	2,024,692	\$	1,012,346	\$	38,649	\$	973,696	\$	424,821	\$	1,012,346
24	2040	\$	5,836,710	\$	602,211,671	\$	608,048,381	\$	42,563	\$	2,085,606	\$	2,065,586	\$	1,032,793	\$	39,422	\$	993,371	\$	412,766	\$	1,032,793
25	2041	\$	5,836,710	\$	614,372,638	\$	620,209,348	\$	43,415	\$	2,127,318	\$	2,107,298	\$	1,053,649	\$	40,211	\$	1,013,438	\$	401,052	\$	1,053,649
26	2042	\$	5,836,710	\$	626,776,825	\$	632,613,535	\$	44,283	\$	2,169,864	\$	2,149,845	\$	1,074,922	\$	41,015	\$	1,033,907	\$	389,669	\$	1,074,922
27	2043	\$	5,836,710	\$	639,429,096	\$	645,265,806	\$	45,169	\$	2,213,262	\$	2,193,242	\$	1,096,621	\$	41,835	\$	1,054,785	\$	378,607	\$	1,096,621
28	2044	\$	5,836,710	\$	652,334,412	\$	658,171,122	\$	46,072	\$	2,257,527	\$	2,237,507	\$	1,118,754	\$	42,672	\$	1,076,081	\$	367,858	\$	1,118,754
29	2045	\$	5,836,710	\$	665,497,835	\$	671,334,545	\$	46,993	\$	2,302,677	\$	2,282,658	\$	1,141,329	\$	43,526	\$	1,097,803	\$	357,413	\$	1,141,329
30	2046	\$	5,836,710	\$	678,924,526	\$	684,761,236	\$	47,933	\$	2,348,731	\$	2,328,711	\$	1,164,356	\$	44,396	\$	1,119,959	\$	347,263	\$	1,164,356
						\$	934,579	\$	45,794,390	\$	45,298,469	\$	22,649,234	\$	884,100	\$	21,765,134	\$	12,052,351	\$	22,649,234		



STAFF REPORT
City of Dripping Springs
 PO Box 384
 511 Mercer Street
 Dripping Springs, TX 78602

Submitted By: Laura Mueller, City Attorney
 Casey Sclar, P3Works

CC Meeting Date: November 5, 2024

Agenda Item Wording: **Approval of Corrected Ordinance No. 2022-40 an Ordinance of the City Council of the City of Dripping Springs, Texas, Amending the Final Project Plan for TIRZ Number Two, Southwest TIRZ. Sponsor: Mayor Pro Tem Taline Manassian**

Agenda Item Requestor: Casey Sclar, P3Works

Summary/Background: TIRZ No. 1 and TIRZ No. 2 were created in 2016 with the adoption of the Project and Financing Plans along with an Interlocal Agreement with Hays County. The City Council approved in 2022 an amendment to the Project and Financing Plan for TIRZ No. 1 expanding the boundary of the TIRZ to include additional property. The Interlocal Agreement was also amended to address the County's contribution to the TIRZ No. 1 Fund associated with the added property.

The amended Interlocal Agreement stated an incorrect base value figure for TIRZ No. 1 and TIRZ No. 2. The stated base value for TIRZ No. 1 in the 2022 amended Interlocal Agreement was \$70,382,980 which is being corrected to \$71,930,830. The stated base value for TIRZ No. 2 in the 2022 amended Interlocal Agreement was \$14,625,030 which is being corrected to \$5,836,710.

The amended Interlocal Agreement and accompanying ordinances will need to be approved by both the City Council and Hays County Commissioners Court to verify the County's contribution amount to the TIRZ.

Commission Recommendations: N/A

Recommended CC Actions: Approve amended Project and Financing Plans and amended Interlocal Agreement.

Attachments/On File: Amended Ordinance, Feasibility Tables.

Next Steps/Schedule: The amended Interlocal Agreement was presented to Hays County Commissioners Court the morning of November 5. Once approved by both parties, the City and P3Works will work with the County to ensure that the proper TIRZ contributions are made.

CITY OF DRIPPING SPRINGS

ORDINANCE No. 2022-40

AS CORRECTED

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF DRIPPING SPRINGS, TEXAS, AMENDING THE FINAL PROJECT PLAN FOR TIRZ NUMBER TWO, SOUTHWEST TIRZ, CITY OF DRIPPING SPRINGS, TEXAS; PROVIDING THAT THE ORDINANCE TAKE EFFECT IMMEDIATELY UPON PASSAGE OF THE ORDINANCE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Dripping Springs, Texas (the “City”), pursuant to the Tax Increment Financing Act, codified at Chapter 311 of the Texas Tax Code (hereinafter referred to as the “Act”), may designate a geographic area within the City as a tax increment reinvestment zone if the governing body determines that development or redevelopment would not occur solely through private investment in the reasonably foreseeable future; and

WHEREAS, the City Council desires to amend and update the Final Project Plan for Tax Reinvestment Zone Number 2, Southwest TIRZ.

NOW THEREFORE, BE IT ORDAINED by the City of Dripping Springs:

1. FINDINGS OF FACT

The foregoing recitals are incorporated into this Ordinance by reference as findings of fact as expressly set forth herein.

SECTION 2. ENACTMENT

Title 1, Article 1.05, Section 1.05.012 of the City of Dripping Springs Code of Ordinances is hereby amended to include the updated Final Project Plan as attached as Exhibit “A”, which is attached hereto and incorporated into this Ordinance for all intents and purposes.

SECTION 3. REPEALER

All ordinances, or parts thereof, that are in conflict or inconsistent with any provision of this Ordinance are hereby repealed to the extent of such conflict, and the provisions of this Ordinance shall be and remain controlling as to the matters regulated, herein.

SECTION 4. SEVERABILITY

Should any of the clauses, sentences, paragraphs, sections or parts of this Ordinance be deemed invalid, unconstitutional, or unenforceable by a court of law or administrative agency with

jurisdiction over the matter, such action shall not be construed to affect any other valid portion of this Ordinance.

SECTION 5. CODIFICATION

The City Secretary is hereby directed to record and publish the attached rules, regulations and policies in the City's Code of Ordinances as authorized by Section 52.001 of the Texas Local Government Code.

SECTION 6. EFFECTIVE DATE

This Ordinance shall be effective immediately upon passage and publication.

SECTION 7. PROPER NOTICE & MEETING

It is hereby officially found and determined that the meeting at which this Ordinance was passed was open to the public, and that public notice of the time, place and purpose of said meeting was given as required by the Open Meetings Act, Texas Government Code, Chapter 551. Notice was also provided as required by Chapter 52 of the Texas Local Government Code.

PASSED & APPROVED as corrected this, the 3rd day of September 2024, by a vote of ____ (ayes) to ____ (nays) 0 (abstentions) of the City Council of Dripping Springs, Texas.

CITY OF DRIPPING SPRINGS:

Bill Foulds, Jr., Mayor

ATTEST:

Diana Boone, City Secretary

EXHIBIT "A" CORRECTED

TIRZ No. 2 Update Project and Finance Plan



City of Dripping Springs

TIRZ 1 Economic Feasibility - City

TIRZ #1 Increment	Year	Tax Year	Projected Incremental Tax		Total Projected Assessed Valuation	Tax Collection Delinquencies at 2%	Total Net Tax Collections	Tax Collections on Incremental Value	City TIRZ #1		Projected Net TIRZ #1		TIRZ #1 Revenue Discounted at 5%	City Retained Taxes (General Fund)										
			TIRZ #1 Base	Capture					Participation at 50%	TIRZ Admin Expense	Revenue													
Base [a]	2022	\$	70,382,980	\$	136,979,250	\$	207,362,230	\$	7,374	\$	361,316	\$	238,678	\$	119,339	\$	27,602	\$	91,737	\$	91,737	\$	119,339	
1	2023	\$	70,382,980	\$	175,758,854	\$	246,141,834	\$	8,457	\$	414,414	\$	295,915	\$	147,957	\$	28,154	\$	119,803	\$	114,098	\$	147,957	
2	2024	\$	70,382,980	\$	213,375,766	\$	283,758,746	\$	10,181	\$	498,882	\$	375,140	\$	187,570	\$	28,717	\$	158,853	\$	144,084	\$	187,570	
3	2025	\$	70,382,980	\$	428,475,787	\$	498,858,767	\$	17,899	\$	877,054	\$	753,312	\$	376,656	\$	29,291	\$	347,364	\$	300,066	\$	376,656	
4	2026	\$	70,382,980	\$	600,765,901	\$	671,148,881	\$	24,081	\$	1,179,960	\$	1,056,219	\$	528,109	\$	29,877	\$	498,232	\$	409,897	\$	528,109	
5	2027	\$	70,382,980	\$	751,647,278	\$	822,030,258	\$	29,494	\$	1,445,228	\$	1,321,486	\$	660,743	\$	30,475	\$	630,268	\$	493,832	\$	660,743	
6	2028	\$	70,382,980	\$	845,074,931	\$	915,457,911	\$	32,847	\$	1,609,485	\$	1,485,743	\$	742,872	\$	31,084	\$	711,787	\$	531,147	\$	742,872	
7	2029	\$	70,382,980	\$	915,702,623	\$	986,085,603	\$	35,381	\$	1,733,657	\$	1,609,915	\$	804,958	\$	31,706	\$	773,252	\$	549,535	\$	804,958	
8	2030	\$	70,382,980	\$	989,088,777	\$	1,059,471,757	\$	38,014	\$	1,862,678	\$	1,738,937	\$	869,468	\$	32,340	\$	837,128	\$	566,601	\$	869,468	
9	2031	\$	70,382,980	\$	1,037,151,048	\$	1,107,534,028	\$	39,738	\$	1,947,178	\$	1,823,436	\$	911,718	\$	32,987	\$	878,731	\$	566,438	\$	911,718	
10	2032	\$	70,382,980	\$	1,061,236,289	\$	1,131,619,269	\$	40,602	\$	1,989,522	\$	1,865,781	\$	932,890	\$	33,647	\$	899,244	\$	552,058	\$	932,890	
11	2033	\$	70,382,980	\$	1,083,868,675	\$	1,154,251,655	\$	41,415	\$	2,029,313	\$	1,905,571	\$	952,786	\$	34,320	\$	918,466	\$	537,008	\$	952,786	
12	2034	\$	70,382,980	\$	1,106,953,708	\$	1,177,336,688	\$	42,243	\$	2,069,899	\$	1,946,157	\$	973,079	\$	35,006	\$	938,073	\$	522,354	\$	973,079	
13	2035	\$	70,382,980	\$	1,130,500,442	\$	1,200,883,422	\$	43,088	\$	2,111,297	\$	1,987,555	\$	993,778	\$	35,706	\$	958,072	\$	508,086	\$	993,778	
14	2036	\$	70,382,980	\$	1,154,518,110	\$	1,224,901,090	\$	43,949	\$	2,153,523	\$	2,029,781	\$	1,014,891	\$	36,420	\$	978,470	\$	494,194	\$	1,014,891	
15	2037	\$	70,382,980	\$	1,179,016,132	\$	1,249,399,112	\$	44,828	\$	2,196,594	\$	2,072,852	\$	1,036,426	\$	37,149	\$	999,277	\$	480,669	\$	1,036,426	
16	2038	\$	70,382,980	\$	1,204,004,114	\$	1,274,387,094	\$	45,725	\$	2,240,525	\$	2,116,784	\$	1,058,392	\$	37,892	\$	1,020,500	\$	467,503	\$	1,058,392	
17	2039	\$	70,382,980	\$	1,229,491,856	\$	1,299,874,836	\$	46,640	\$	2,285,336	\$	2,161,594	\$	1,080,797	\$	38,649	\$	1,042,148	\$	454,686	\$	1,080,797	
18	2040	\$	70,382,980	\$	1,255,489,353	\$	1,325,872,333	\$	47,572	\$	2,331,043	\$	2,207,301	\$	1,103,650	\$	39,422	\$	1,064,228	\$	442,209	\$	1,103,650	
19	2041	\$	70,382,980	\$	1,282,006,799	\$	1,352,389,779	\$	48,524	\$	2,377,664	\$	2,253,922	\$	1,126,961	\$	40,211	\$	1,086,750	\$	430,064	\$	1,126,961	
20	2042	\$	70,382,980	\$	1,309,054,595	\$	1,379,437,575	\$	49,494	\$	2,425,217	\$	2,301,475	\$	1,150,738	\$	41,015	\$	1,109,722	\$	418,243	\$	1,150,738	
21	2043	\$	70,382,980	\$	1,336,643,347	\$	1,407,026,327	\$	50,484	\$	2,473,721	\$	2,349,979	\$	1,174,990	\$	41,835	\$	1,133,154	\$	406,737	\$	1,174,990	
22	2044	\$	70,382,980	\$	1,364,783,873	\$	1,435,166,853	\$	51,494	\$	2,523,196	\$	2,399,454	\$	1,199,727	\$	42,672	\$	1,157,055	\$	395,539	\$	1,199,727	
23	2045	\$	70,382,980	\$	1,393,487,210	\$	1,463,870,190	\$	52,524	\$	2,573,659	\$	2,449,918	\$	1,224,959	\$	43,526	\$	1,181,433	\$	384,641	\$	1,224,959	
24	2046	\$	70,382,980	\$	1,422,764,614	\$	1,493,147,594	\$	53,574	\$	2,625,133	\$	2,501,391	\$	1,250,695	\$	44,396	\$	1,206,299	\$	374,035	\$	1,250,695	
									\$	945,622	\$	46,335,494	\$	43,248,296	\$	21,624,148	\$	884,100	\$	20,740,048	\$	10,635,460	\$	21,624,148

[a] The Base Year for the original properties in TIRZ 1 is Tax Year 2016. The Base Year for the new properties being added to TIRZ 1 is Tax Year 2022. The base value shown above is the sum of these figures.



City of Dripping Springs

TIRZ 1 Economic Feasibility - County

TIRZ #1 Increment	Year	Tax Year	Projected Incremental Tax Base Subject to			Tax Collection Delinquencies at 2%	Total Net Tax Collections	Tax Collections on Incremental Value	County TIRZ #1 Participation at 50% for		Projected Net TIRZ #1 Revenue	TIRZ #1 Revenue Discounted at 5%	County Retained Taxes (General Fund)										
			TIRZ #1 Base	Capture	Total Projected Assessed Valuation				City Property and 25% for Non-City Property	TIRZ Admin Expense													
Base [a]	2022	\$	71,930,830	\$	137,009,750	\$	208,940,580	\$	13,059	\$	639,881	\$	419,592	\$	209,749	\$	27,602	\$	182,147	\$	182,147	\$	209,749
1	2023	\$	71,930,830	\$	175,871,096	\$	247,801,926	\$	15,240	\$	746,751	\$	529,988	\$	264,886	\$	28,154	\$	236,732	\$	225,459	\$	264,886
2	2024	\$	71,930,830	\$	213,577,916	\$	285,508,746	\$	19,986	\$	979,295	\$	732,572	\$	366,087	\$	28,717	\$	337,370	\$	306,004	\$	366,087
3	2025	\$	71,930,830	\$	815,725,655	\$	887,656,485	\$	62,136	\$	3,044,662	\$	2,797,939	\$	1,066,877	\$	29,291	\$	1,037,585	\$	896,305	\$	1,066,877
4	2026	\$	71,930,830	\$	1,347,735,760	\$	1,419,666,590	\$	99,377	\$	4,869,456	\$	4,622,734	\$	1,670,814	\$	29,877	\$	1,640,937	\$	1,350,003	\$	1,670,814
5	2027	\$	71,930,830	\$	1,829,120,588	\$	1,901,051,418	\$	133,074	\$	6,520,606	\$	6,273,884	\$	2,212,982	\$	30,475	\$	2,182,507	\$	1,710,052	\$	2,212,982
6	2028	\$	71,930,830	\$	2,183,338,554	\$	2,255,269,384	\$	157,869	\$	7,735,574	\$	7,488,851	\$	2,596,838	\$	31,084	\$	2,565,754	\$	1,914,605	\$	2,596,838
7	2029	\$	71,930,830	\$	2,479,336,717	\$	2,551,267,547	\$	178,589	\$	8,750,848	\$	8,504,125	\$	2,911,220	\$	31,706	\$	2,879,514	\$	2,046,417	\$	2,911,220
8	2030	\$	71,930,830	\$	2,676,844,095	\$	2,748,774,925	\$	192,414	\$	9,428,298	\$	9,181,575	\$	3,143,511	\$	32,340	\$	3,111,171	\$	2,105,763	\$	3,143,511
9	2031	\$	71,930,830	\$	2,839,774,210	\$	2,911,705,040	\$	203,819	\$	9,987,148	\$	9,740,426	\$	3,324,437	\$	32,987	\$	3,291,450	\$	2,121,698	\$	3,324,437
10	2032	\$	71,930,830	\$	2,963,161,372	\$	3,035,092,202	\$	212,456	\$	10,410,366	\$	10,163,644	\$	3,450,895	\$	33,647	\$	3,417,248	\$	2,097,894	\$	3,450,895
11	2033	\$	71,930,830	\$	3,023,863,216	\$	3,095,794,046	\$	216,706	\$	10,618,574	\$	10,371,851	\$	3,522,354	\$	34,320	\$	3,488,034	\$	2,039,381	\$	3,522,354
12	2034	\$	71,930,830	\$	3,085,779,097	\$	3,157,709,927	\$	221,040	\$	10,830,945	\$	10,584,222	\$	3,595,242	\$	35,006	\$	3,560,236	\$	1,982,473	\$	3,595,242
13	2035	\$	71,930,830	\$	3,148,933,295	\$	3,220,864,125	\$	225,460	\$	11,047,564	\$	10,800,841	\$	3,669,588	\$	35,706	\$	3,633,882	\$	1,927,125	\$	3,669,588
14	2036	\$	71,930,830	\$	3,213,350,578	\$	3,285,281,408	\$	229,970	\$	11,268,515	\$	11,021,792	\$	3,745,421	\$	36,420	\$	3,709,001	\$	1,873,298	\$	3,745,421
15	2037	\$	71,930,830	\$	3,429,578,004	\$	3,501,508,834	\$	245,106	\$	12,010,175	\$	11,763,453	\$	3,951,843	\$	37,149	\$	3,914,695	\$	1,883,035	\$	3,951,843
16	2038	\$	71,930,830	\$	3,509,169,524	\$	3,581,100,354	\$	250,677	\$	12,283,174	\$	12,036,451	\$	4,041,520	\$	37,892	\$	4,003,629	\$	1,834,108	\$	4,041,520
17	2039	\$	71,930,830	\$	3,590,352,874	\$	3,662,283,704	\$	256,360	\$	12,561,633	\$	12,314,910	\$	4,132,991	\$	38,649	\$	4,094,341	\$	1,786,348	\$	4,132,991
18	2040	\$	71,930,830	\$	3,673,159,891	\$	3,745,090,721	\$	262,156	\$	12,845,661	\$	12,598,938	\$	4,226,291	\$	39,422	\$	4,186,868	\$	1,739,730	\$	4,226,291
19	2041	\$	71,930,830	\$	3,757,623,049	\$	3,829,553,879	\$	268,069	\$	13,135,370	\$	12,888,647	\$	4,321,456	\$	40,211	\$	4,281,246	\$	1,694,234	\$	4,321,456
20	2042	\$	71,930,830	\$	3,843,775,470	\$	3,915,706,300	\$	274,099	\$	13,430,873	\$	13,184,150	\$	4,418,526	\$	41,015	\$	4,377,511	\$	1,649,838	\$	4,418,526
21	2043	\$	71,930,830	\$	3,931,650,939	\$	4,003,581,769	\$	280,251	\$	13,732,285	\$	13,485,563	\$	4,517,536	\$	41,835	\$	4,475,701	\$	1,606,519	\$	4,517,536
22	2044	\$	71,930,830	\$	4,021,283,918	\$	4,093,214,748	\$	286,525	\$	14,039,727	\$	13,793,004	\$	4,618,527	\$	42,672	\$	4,575,855	\$	1,564,255	\$	4,618,527
23	2045	\$	71,930,830	\$	4,112,709,556	\$	4,184,640,386	\$	292,925	\$	14,353,317	\$	14,106,594	\$	4,721,538	\$	43,526	\$	4,678,012	\$	1,523,026	\$	4,721,538
24	2046	\$	71,930,830	\$	4,205,963,707	\$	4,277,894,537	\$	299,453	\$	14,673,178	\$	14,426,456	\$	4,826,608	\$	44,396	\$	4,782,212	\$	1,482,811	\$	4,826,608
									4,896,814		239,943,876		233,832,201		79,527,739		884,100		78,643,638		39,542,529		79,527,739

[a] The Base Year for the original properties in TIRZ 1 is Tax Year 2016. The Base Year for the new properties being added to TIRZ 1 is Tax Year 2022. The base value shown above is the sum of these figures.



City of Dripping Springs

TIRZ 2 Economic Feasibility - County

TIRZ #2 Increment	Year	Tax Year	Projected Incremental Tax		Total Projected Assessed Valuation	Tax Collection Delinquencies at 2%	Total Net Tax Collections	Tax Collections on Incremental Value	City TIRZ #2		Projected Net TIRZ #2 Revenue	TIRZ #2 Revenue Discounted at 5%	County Retained Taxes (General Fund)											
			TIRZ #2 Base	Capture					Participation at 50%	TIRZ Admin Expense														
6	2022	\$	5,836,710	\$	272,966,979	\$	278,803,689	\$	17,425	\$	853,836	\$	835,961	\$	417,981	\$	27,602	\$	390,379	\$	390,379	\$	417,981	
7	2023	\$	5,836,710	\$	401,765,146	\$	407,601,856	\$	25,068	\$	1,228,308	\$	1,210,719	\$	605,360	\$	28,154	\$	577,206	\$	549,720	\$	605,360	
8	2024	\$	5,836,710	\$	404,880,475	\$	410,717,185	\$	28,750	\$	1,408,760	\$	1,388,740	\$	694,370	\$	28,717	\$	665,653	\$	603,767	\$	694,370	
9	2025	\$	5,836,710	\$	445,952,194	\$	451,788,904	\$	31,625	\$	1,549,636	\$	1,529,616	\$	764,808	\$	29,291	\$	735,517	\$	635,367	\$	764,808	
10	2026	\$	5,836,710	\$	454,987,972	\$	460,824,682	\$	32,258	\$	1,580,629	\$	1,560,609	\$	780,304	\$	29,877	\$	750,427	\$	617,378	\$	780,304	
11	2027	\$	5,836,710	\$	464,204,465	\$	470,041,175	\$	32,903	\$	1,612,241	\$	1,592,221	\$	796,111	\$	30,475	\$	765,636	\$	599,896	\$	796,111	
12	2028	\$	5,836,710	\$	473,605,289	\$	479,441,999	\$	33,561	\$	1,644,486	\$	1,624,466	\$	812,233	\$	31,084	\$	781,149	\$	582,905	\$	812,233	
13	2029	\$	5,836,710	\$	483,194,129	\$	489,030,839	\$	34,232	\$	1,677,376	\$	1,657,356	\$	828,678	\$	31,706	\$	796,972	\$	566,393	\$	828,678	
14	2030	\$	5,836,710	\$	492,974,745	\$	498,811,455	\$	34,917	\$	1,710,923	\$	1,690,903	\$	845,452	\$	32,340	\$	813,112	\$	550,346	\$	845,452	
15	2031	\$	5,836,710	\$	502,950,975	\$	508,787,685	\$	35,615	\$	1,745,142	\$	1,725,122	\$	862,561	\$	32,987	\$	829,574	\$	534,751	\$	862,561	
16	2032	\$	5,836,710	\$	513,126,728	\$	518,963,438	\$	36,327	\$	1,780,045	\$	1,760,025	\$	880,012	\$	33,647	\$	846,366	\$	519,595	\$	880,012	
17	2033	\$	5,836,710	\$	523,505,997	\$	529,342,707	\$	37,054	\$	1,815,645	\$	1,795,626	\$	897,813	\$	34,320	\$	863,493	\$	504,867	\$	897,813	
18	2034	\$	5,836,710	\$	534,092,851	\$	539,929,561	\$	37,795	\$	1,851,958	\$	1,831,938	\$	915,969	\$	35,006	\$	880,963	\$	490,553	\$	915,969	
19	2035	\$	5,836,710	\$	544,891,442	\$	550,728,152	\$	38,551	\$	1,888,998	\$	1,868,978	\$	934,489	\$	35,706	\$	898,783	\$	476,644	\$	934,489	
20	2036	\$	5,836,710	\$	555,906,005	\$	561,742,715	\$	39,322	\$	1,926,778	\$	1,906,758	\$	953,379	\$	36,420	\$	916,959	\$	463,126	\$	953,379	
21	2037	\$	5,836,710	\$	567,140,860	\$	572,977,570	\$	40,108	\$	1,965,313	\$	1,945,293	\$	972,647	\$	37,149	\$	935,498	\$	449,990	\$	972,647	
22	2038	\$	5,836,710	\$	578,600,411	\$	584,437,121	\$	40,911	\$	2,004,619	\$	1,984,599	\$	992,300	\$	37,892	\$	954,408	\$	437,225	\$	992,300	
23	2039	\$	5,836,710	\$	590,289,154	\$	596,125,864	\$	41,729	\$	2,044,712	\$	2,024,692	\$	1,012,346	\$	38,649	\$	973,696	\$	424,821	\$	1,012,346	
24	2040	\$	5,836,710	\$	602,211,671	\$	608,048,381	\$	42,563	\$	2,085,606	\$	2,065,586	\$	1,032,793	\$	39,422	\$	993,371	\$	412,766	\$	1,032,793	
25	2041	\$	5,836,710	\$	614,372,638	\$	620,209,348	\$	43,415	\$	2,127,318	\$	2,107,298	\$	1,053,649	\$	40,211	\$	1,013,438	\$	401,052	\$	1,053,649	
26	2042	\$	5,836,710	\$	626,776,825	\$	632,613,535	\$	44,283	\$	2,169,864	\$	2,149,845	\$	1,074,922	\$	41,015	\$	1,033,907	\$	389,669	\$	1,074,922	
27	2043	\$	5,836,710	\$	639,429,096	\$	645,265,806	\$	45,169	\$	2,213,262	\$	2,193,242	\$	1,096,621	\$	41,835	\$	1,054,785	\$	378,607	\$	1,096,621	
28	2044	\$	5,836,710	\$	652,334,412	\$	658,171,122	\$	46,072	\$	2,257,527	\$	2,237,507	\$	1,118,754	\$	42,672	\$	1,076,081	\$	367,858	\$	1,118,754	
29	2045	\$	5,836,710	\$	665,497,835	\$	671,334,545	\$	46,993	\$	2,302,677	\$	2,282,658	\$	1,141,329	\$	43,526	\$	1,097,803	\$	357,413	\$	1,141,329	
30	2046	\$	5,836,710	\$	678,924,526	\$	684,761,236	\$	47,933	\$	2,348,731	\$	2,328,711	\$	1,164,356	\$	44,396	\$	1,119,959	\$	347,263	\$	1,164,356	
									\$	934,579	\$	45,794,390	\$	45,298,469	\$	22,649,234	\$	884,100	\$	21,765,134	\$	12,052,351	\$	22,649,234



STAFF REPORT
City of Dripping Springs
 PO Box 384
 511 Mercer Street
 Dripping Springs, TX 78602

Submitted By: Laura Mueller, City Attorney
 Casey Sclar, P3Works

CC Meeting Date: November 5, 2024

Agenda Item Wording: **Approval of corrected Interlocal Agreement related to the Tax Increment Reinvestment Zones between the City of Dripping Springs and Hays County.** *Sponsor: Mayor Pro Tem Taline Manassian*

Agenda Item Requestor: Casey Sclar, P3Works

Summary/Background: TIRZ No. 1 and TIRZ No. 2 were created in 2016 with the adoption of the Project and Financing Plans along with an Interlocal Agreement with Hays County. The City Council approved in 2022 an amendment to the Project and Financing Plan for TIRZ No. 1 expanding the boundary of the TIRZ to include additional property. The Interlocal Agreement was also amended to address the County’s contribution to the TIRZ No. 1 Fund associated with the added property.

The amended Interlocal Agreement stated an incorrect base value figure for TIRZ No. 1 and TIRZ No. 2. The stated base value for TIRZ No. 1 in the 2022 amended Interlocal Agreement was \$70,382,980 which is being corrected to \$71,930,830. The stated base value for TIRZ No. 2 in the 2022 amended Interlocal Agreement was \$14,625,030 which is being corrected to \$5,836,710.

The amended Interlocal Agreement and accompanying ordinances will need to be approved by both the City Council and Hays County Commissioners Court to verify the County’s contribution amount to the TIRZ.

Commission Recommendations: N/A

Recommended CC Actions: Approve amended Project and Financing Plans and amended Interlocal Agreement.

Attachments/On File: Amended Ordinance, Feasibility Tables.

Next Steps/Schedule: The amended Interlocal Agreement was presented to Hays County Commissioners Court the morning of November 5. Once approved by both parties, the City and P3Works will work with the County to ensure that the proper TIRZ contributions are made.



City of Dripping Springs and County of Hays Amended Agreement Regarding the Dripping Springs Tax Increment Reinvestment Zone Number One and Tax Increment Reinvestment Zone Number Two

THIS AMENDED INTERLOCAL AGREEMENT regarding the Dripping Springs Tax Increment Reinvestment Zone Number One and Tax Increment Reinvestment Zone Number Two (this “Agreement”) is made and entered into by and between the City of Dripping Springs, Texas, a general law municipality (the “City”), and Hays County, Texas (the “County”) under the authority of Texas Government Code Chapter 791 and Chapter 311 of the Texas Tax Code for the participation of the City and the County in **Tax Increment Reinvestment Zone Number One, Town Center TIRZ and Tax Increment Reinvestment Zone Number Two, Southwest TIRZ, City of Dripping Springs, Texas, (“TIRZs”)**, TIRZs created by the City pursuant to Chapter 311 of the Texas Tax Code.

RECITALS:

WHEREAS, in accordance with the provisions of the Tax Increment Financing Act, Chapter 311, Texas Tax Code, as amended (the “Act”), the City Council of the City, pursuant to Ordinance No. 2022-39 (the “Zone No. 1 Updated Ordinance”) and Ordinance No. 2022-40 (the “Zone No. 2 Updated Ordinance”) adopted on October 18, 2022, expanded and updated Reinvestment Zone Number One, Town Center TIRZ, and Reinvestment Zone Number Two, Southwest TIRZ, City of Dripping Springs, Texas (the “TIRZs”) under the Act, attached as Exhibit “A”; and

WHEREAS, in the Ordinance, the City found that the expansion of the TIRZs would encourage the development of property in and around the TIRZs; and

WHEREAS, in the Ordinance, the City contributed fifty percent (50%) of its Tax Revenue for each TIRZ; and

WHEREAS, in consideration of the County’s contribution of a fifty percent (50%) portion of its Tax Revenue for the majority of the properties in the TIRZ and twenty-five percent (25%) for the Anarene/Double L properties, the County shall have the authority to appoint two members to the TIRZ boards; and

WHEREAS, the TIRZ project plans include transportation and other projects that benefit the County and its residents; and

WHEREAS, both the City and the County will benefit from the development and improvements paid with the Tax Increment Funds in accordance with the documents creating the TIRZs; and

WHEREAS, pursuant to Chapter 791 of the Texas Government Code, the City and the County are entering into this Agreement to set forth the conditions governing the contribution of the Tax Increment by the City and current, annually-appropriated funds by the County to the TIRZs, and the City finds that this Agreement is necessary for the implementation of the Project Plans for the TIRZs.

NOW THEREFORE, the City and the County, in consideration of the terms, conditions, and covenants contained herein, hereby agree as follows:

Section 1. Incorporation of Recitals.

The Parties hereby agree that the recitals set forth above form the basis upon which they have entered into this Agreement.

Section 2. Definitions.

In addition to any terms defined in the body of this Agreement, the following terms shall have the definitions ascribed to them as follows:

- A. Act** means the Tax Increment Financing Act, as amended and as codified as Chapter 311 of the Texas Tax Code.
- B. Captured Appraised Value** in a given year means the total appraised value, less any applicable exemptions, of all TIRZ real property taxable by the City or the County for that Tax Year less the Tax Increment Base defined in Section (G) below.
- C. Project Plan** means the updated project plans for the TIRZs attached to this Agreement as Exhibit "B" as adopted by the TIRZ Boards and the City of Dripping Springs, along with amendments to this plan that are adopted by the Board of Directors of TIRZ Number One, Town Center TIRZ, and TIRZ Number Two, Southwest TIRZ, and approved by the City Council of the City of Dripping Springs from time to time. The Updated Project Plans include maps of all property in the TIRZs, including all non-taxable property.
- D. Tax Increment** means the amount of property taxes levied and collected by the City or County for that year on the captured appraised value of real property taxable by the City or County and located in TIRZ Number One, Town Center TIRZ and TIRZ Number Two, Southwest TIRZ.
- E. City Tax Increment** will be that amount paid by the City into the Tax Increment Funds.
- F. County Payment** will be that amount of current, annually appropriated funds paid by the County into the Tax Increment Funds.
- G. Tax Increment Base** means the total appraised value as of January 1, 2016, of all real property taxable by the City or the County, as applicable, and located in the TIRZ for the

original properties and the total appraised values as of January 1, 2022, of the newly added properties to TIRZ No. 1. The Parties agree that the Tax Increment Base for this Agreement for the City and the County is **\$71,930,830-** for the TIRZ No. 1 and **\$5,836,710 -** for the TIRZ No. 2.

- H. Tax Increment Fund (TIF)** means that funds created by the City pursuant to Section 311.014 of the Act and the Ordinance, which will be maintained by the City, and into which all revenues of the TIRZs will be deposited, including deposits of Tax Increment by the City and by such other taxing units with jurisdiction over real property in the TIRZs that may enter into agreements for such contributions, including the County's Payment.
- I. TIRZ Boards** mean the governing board of directors of the TIRZs appointed in accordance with Section 311.009 of the Act, the Ordinance, and this Agreement.
- J. TIRZs** means the Tax Increment Reinvestment Zone Number One, Town Center TIRZ, approved by City of Dripping Springs Ordinance No. 1110.15 and Tax Increment Reinvestment Zone Number Two, Southwest TIRZ and updated in Ordinance No. 2022-39 and 2022-40, **as corrected**.
- K.** Terms other than those defined above shall: (1) have their meanings as given in Chapter 311, Texas Tax Code; or (2) if not so defined, their usual and ordinary meanings.
- L.** References to state statutes shall include amendments to those statutes that are duly enacted from time to time.

Section 3. Obligations of the County

- A. County Payment.** The County agrees to pay current, annually-appropriated funds to the City for deposit into the Tax Increment funds created by the City for TIRZs (the "Tax Increment Funds") fifty percent (50%) of the tax increment attributed to the captured appraised value of the County in the TIRZs, except that the tax increment attributed to the captured appraised value of the County for the Anarene/Double L properties shall be twenty-five percent (25%). The County's obligation to make these payments will accrue only after taxes on the captured appraised value are collected by the County. Payments shall be due on May 1 of each year during the term of the Agreement. No interest or penalty will be charged to the County for any payments made by the County based on collections that occur after this due date. The County may offset against future payments to the Tax Increment any portion of payments to the City under this Agreement that the County subsequently refunds to taxpayers pursuant to the provision of the Texas Tax Code.
- B. Limitations on Payments.** The County is not obligated to make payments under this Agreement: (1) unless and until taxes on the captured appraised value are actually collected by the County; or (2) in any amount greater than taxes actually collected on the County's captured appraised value. Likewise, if funds are not appropriated by the Hays County Commissioners Court during any annual budgetary cycle, then the County's obligations to

make a County Payment under this Agreement shall be waived for that Fiscal Year. Any funds already contributed to the Tax Increment Funds under this Agreement shall remain available for TIRZ expenditures, subject to the other terms and limitations of this Agreement.

- C. Boundary and Projects.** The boundaries and projects of the TIRZs are and shall be those described in Dripping Springs Ordinances Nos. 2022-39 and 2022-40, as adopted upon recommendation of the Board of Directors of the TIRZs (the “Board”) and approved by the City Council of the City and in accordance with the *Tax Increment Reinvestment Zone Number One, Town Center TIRZ, City of Dripping Springs, Texas, Final Project and Financing Plan and Tax Increment Reinvestment Zone Number Two, Southwest TIRZ (fka Arrowhead TIRZ), City of Dripping Springs, Texas, Final Project and Financing Plan*, as adopted by both the TIRZ Board and City Council (“Project Plans”) and attached as Exhibit “B”. The County’s obligation to make payments under this Agreement is limited to annual appropriation of funding by the Hays County Commissioners Court and the County’s appraised value on property in the TIRZs as described in the Agreement. The County is not obligated to make payments based on the addition of property or projects to the TIRZs. County funds will only be used for those projects adopted by the TIRZ Board and the City Council as attached to this Agreement unless a written amendment changes those projects or boundaries and is approved by both the County and the City. Any member of the Hays County Commissioners Court may review and provide comments to the TIRZ Board or the City Council on any proposed expansion of the TIRZ or amendment to the Project Plan prior to its approval by the City Council. No project expenditures of County monies provided under this Agreement shall be authorized without an affirmative vote of the Board, with the County representatives present for the vote and with the County representatives unanimously agreeing with a proposed expenditure. In the event that the County representatives do not unanimously agree with a proposed expenditure, County monies provided under this Agreement may not be utilized for that expenditure unless and until a subsequent vote of the Hays County Commissioners Court approves of that expenditure.
- D. Development in the Zone.** Property within the boundaries of the TIRZs shall be developed as closely as possible in conformity with the Updated Final Plans. As stated above, County funds will only be used for projects that have been approved by the County members of the TIRZ Board or by the County Commissioners Court.
- E. County Appointment to the Board of Directors of TIRZ Number One, Town Center TIRZ.** The TIRZ Board consists of seven (7) voting members. The Commissioners Court of the County shall each have the unequivocal right to appoint two (2) qualified voting members during the period that the TIF created under this Agreement contains funds. The City Council shall have the right to appoint five (5) qualified voting members during the length of the TIRZ as established by Ordinance 1110.15 and updated in Ordinance No. 2020-54. Members of the TIRZ Board shall meet the qualifications set forth in Section 311.009 of the Texas Tax Code. Failure of the Commissioners Court to appoint a person to the TIRZ Board shall not be deemed a waiver of the County’s right to make an appointment at a later date. The Commissioners Court will make best faith efforts to

appoint a qualified person to serve on the Board of Directors, and to fill vacancies in the positions as needed.

- F. Additional Benefit to County.** Amendments to the Agreement or additional Agreements are anticipated should the County Commissioners Court make specific findings that certain TIRZ projects provide a special benefit to the County that is greater than that provided to the City. These amendments or agreements may either use other funding mechanisms to assist in funding TIRZ projects. Any amendment or agreement shall be in writing and agreed to by the County and the City.

Section 4. Obligations of the City.

- A. Project Plan.** The Final Project Plan for TIRZ Number One has been adopted by both the City and the TIRZ Board and includes transportation and other projects that will benefit the County and its residents. The use of the County's Payments under this Agreement will fund only a portion of the Project Costs.
- B. Use of County Payments.** The City agrees to use payments made by the County under this Agreement solely to fund Project Costs as defined in Chapter 311 of the Texas Tax Code and as allowed by the Hays County Reinvestment Zone Policy.
- C. Notice to County of Amendments to Project Plan.** The City agrees to provide the County with written notice of any proposed amendments to the Project Plans at least fourteen (14) days prior to their submission to the City Council for approval. The City agrees to work with the TIRZ Board to implement the Project Plans.
- D. Disposition of Tax Increments.** Upon termination of the TIRZs, and after all obligations of the TIRZs have been paid, the City agrees to pay to the County, within sixty (60) days of the termination, all monies remaining in the Tax Increment Funds that represent the County's pro rata amount of participation authorized under this Agreement.
- E. Annual Reports / Right to Audit.** The City agrees to provide to the County an annual report regarding the TIRZs as required under Texas Tax Code Section 311.016. Additionally, the County shall have the right to audit the books and records of the TIRZs upon providing at least 10 days' written notice to the City. Such an audit shall occur between 9 a.m. and 5 p.m. on business days.

Section 5. Term and Termination.

The term of this Agreement, unless extended by mutual agreement of the County and the City, shall commence upon execution by the last party and shall last for: twenty (20) years; or (2) the date all Project Costs have been paid or reimbursed unless earlier terminated by the parties hereto. Nothing in this Agreement limits the authority of the County or City to extend the term of this Agreement. Upon termination of this Agreement, the obligation of the County to make payments to the City shall end; however, the County's TIRZ Board appointment powers and any refund obligations of the City shall survive the termination.

The City may terminate the TIRZ pursuant to the provisions of Section 311.017 of the Texas Tax Code

Section 6. Miscellaneous.

A. Administration. This Agreement and the Tax Increment Funds shall be administered by the City Administrator or their designees or consultants. The City shall maintain a separate account for the Tax Increment Funds at a depository selected by the City, which Tax Increment Fund shall be secured in the manner prescribed by law for funds of Texas cities. The City shall not charge an administration fee for oversight of the Tax Increment Fund. The Tax Increment Fund shall be an account into which the City shall deposit the County Payment, the City Increment (as defined in the TIRZ Ordinance and Project Plan), and all accrued interest earned on the fund. The County shall participate in the oversight of the Tax Increment Fund through its representation on the Board of Directors on which they will appoint two (2) out of seven (7) members. Pursuant to the Hays County Reinvestment Zone Policy adopted on February 7, 2017, no more than ten percent of the County Increment will be used for the payment of administrative, legal, consulting, or other professional expenses, except engineering and architectural fees directly related to the specific projects in which the County will participate.

B. Notice. Whenever this Agreement requires or permits any consent, approval, notice, request, proposal, or demand from one party to another, the consent, approval, notice, request, proposal, or demand must be in writing to be effective and shall be delivered to the party intended to receive it at the addresses shown below (or to such other addresses as the parties may request, in writing, from time to time).

If intended to for the City, to:
City of Dripping Springs
Attn: City Administrator
PO Box 384
Dripping Springs, TX 78620

If intended for the County, to:
Hays County Courthouse
Attn: County Judge
111 E. San Antonio Street, Suite 300
San Marcos, TX 78666

C. Non-Assignability. Neither the City, the County, nor the TIRZs shall assign any interest in this Agreement without the prior written consent of the other parties.

D. Non Discrimination. No person shall be excluded from participation in, be denied the benefits of, or be subjected to discrimination in any of the operations or funding of the TIRZs on the grounds of race, color, national origin, age, sex, religion, or other protected status.

E. Binding on the Parties and Non-Waiver. This Agreement shall not be considered fully executed or binding on the City and/or the County until this Agreement has been approved and accepted by the City Council and the Hays County Commissioner’s Court at a properly called and noticed meeting of each respective body. After such approval and acceptance, the City and the County shall deliver to each other a certified copy of a Resolution as

evidence of the authority to execute and bind the City and the County to the covenants, terms and provisions of this Agreement. The failure of either Party to insist upon the performance of any term or provision of this Agreement or to exercise any right granted hereunder shall not constitute a waiver of that Party's right to insist upon appropriate performance or to assert any such right on any future occasion.

F. Third Parties. The provisions and conditions of this Agreement are solely for the benefit for the City and the County, and are not intended to create any rights, contractual or otherwise, to any other person or entity. The relationship of the City and the County under this Agreement shall not be construed or interpreted to be a joint enterprise or joint venture. The Parties agree that each Party is an independent contractor.

G. Controlling Law. Venue and Jurisdiction shall be exclusively in Hays County, Texas and under the laws of the State of Texas.

H. Entirety of Agreement. This Agreement, including any exhibits attached hereto and any documents incorporated herein by reference, contains the entire understanding and agreement between the City and the County as to the matters contained herein. Any prior or contemporaneous oral or written agreement is hereby declared null and void to the extent in conflict with any provision of this Agreement.

- a. Attachments. The attachments enumerated and denominated below are hereby made a part of this Agreement and constitute promised performance by the Parties in accordance with the terms of this Agreement.
- b. Exhibit "A" Ordinance No. 2022-39 and Ordinance No. 2022-40
Exhibit "B" TIRZ Updated Project and Financing Plans
- c. Amendments. Notwithstanding anything to the contrary herein, this Agreement shall not be amended unless executed in writing by both parties and approved by the City Council and the Commissioners Court in open meetings held in accordance with Chapter 551 of the Texas Government Code.

[signature page follows]

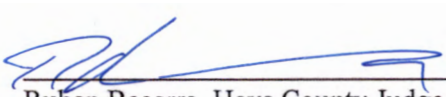
EXECUTED this 9th day of December 2022, by the City signing by and through the Mayor as its duly authorized official; and

EXECUTED this _____ day of December 2022, by the County signing by and through the Hays County Judge as its duly authorized official.

CITY OF DRIPPING SPRINGS:

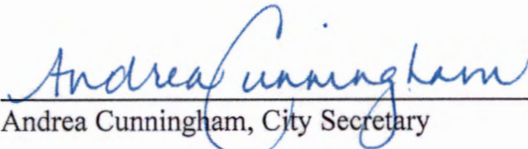
HAYS COUNTY:


Bill Foulds, Jr., Mayor


Ruben Becerra, Hays County Judge

ATTEST:

ATTEST:


Andrea Cunningham, City Secretary


Roxanne Rodriguez, Deputy County Clerk



EXECUTED as Corrected this _____ day of September 2024, by the City signing by and through the Mayor as its duly authorized official; and

EXECUTED as Corrected this _____ day of September 2024, by the County signing by and through the Hays County Judge as its duly authorized official.

CITY OF DRIPPING SPRINGS:

HAYS COUNTY:

Bill Foulds, Jr., Mayor

Ruben Becerra, Hays County Judge

ATTEST:

ATTEST:

Diana Boone, City Secretary

County Clerk



City of Dripping Springs

TIRZ 1 Economic Feasibility - City

TIRZ #1 Increment	Year	Tax Year	Projected Incremental Tax		Total Projected Assessed Valuation	Tax Collection Delinquencies at 2%	Total Net Tax Collections	Tax Collections on Incremental Value	City TIRZ #1		Projected Net TIRZ #1		TIRZ #1 Revenue Discounted at 5%	City Retained Taxes (General Fund)										
			TIRZ #1 Base	Capture					Participation at 50%	TIRZ Admin Expense	Revenue													
Base [a]	2022	\$	70,382,980	\$	136,979,250	\$	207,362,230	\$	7,374	\$	361,316	\$	238,678	\$	119,339	\$	27,602	\$	91,737	\$	91,737	\$	119,339	
1	2023	\$	70,382,980	\$	175,758,854	\$	246,141,834	\$	8,457	\$	414,414	\$	295,915	\$	147,957	\$	28,154	\$	119,803	\$	114,098	\$	147,957	
2	2024	\$	70,382,980	\$	213,375,766	\$	283,758,746	\$	10,181	\$	498,882	\$	375,140	\$	187,570	\$	28,717	\$	158,853	\$	144,084	\$	187,570	
3	2025	\$	70,382,980	\$	428,475,787	\$	498,858,767	\$	17,899	\$	877,054	\$	753,312	\$	376,656	\$	29,291	\$	347,364	\$	300,066	\$	376,656	
4	2026	\$	70,382,980	\$	600,765,901	\$	671,148,881	\$	24,081	\$	1,179,960	\$	1,056,219	\$	528,109	\$	29,877	\$	498,232	\$	409,897	\$	528,109	
5	2027	\$	70,382,980	\$	751,647,278	\$	822,030,258	\$	29,494	\$	1,445,228	\$	1,321,486	\$	660,743	\$	30,475	\$	630,268	\$	493,832	\$	660,743	
6	2028	\$	70,382,980	\$	845,074,931	\$	915,457,911	\$	32,847	\$	1,609,485	\$	1,485,743	\$	742,872	\$	31,084	\$	711,787	\$	531,147	\$	742,872	
7	2029	\$	70,382,980	\$	915,702,623	\$	986,085,603	\$	35,381	\$	1,733,657	\$	1,609,915	\$	804,958	\$	31,706	\$	773,252	\$	549,535	\$	804,958	
8	2030	\$	70,382,980	\$	989,088,777	\$	1,059,471,757	\$	38,014	\$	1,862,678	\$	1,738,937	\$	869,468	\$	32,340	\$	837,128	\$	566,601	\$	869,468	
9	2031	\$	70,382,980	\$	1,037,151,048	\$	1,107,534,028	\$	39,738	\$	1,947,178	\$	1,823,436	\$	911,718	\$	32,987	\$	878,731	\$	566,438	\$	911,718	
10	2032	\$	70,382,980	\$	1,061,236,289	\$	1,131,619,269	\$	40,602	\$	1,989,522	\$	1,865,781	\$	932,890	\$	33,647	\$	899,244	\$	552,058	\$	932,890	
11	2033	\$	70,382,980	\$	1,083,868,675	\$	1,154,251,655	\$	41,415	\$	2,029,313	\$	1,905,571	\$	952,786	\$	34,320	\$	918,466	\$	537,008	\$	952,786	
12	2034	\$	70,382,980	\$	1,106,953,708	\$	1,177,336,688	\$	42,243	\$	2,069,899	\$	1,946,157	\$	973,079	\$	35,006	\$	938,073	\$	522,354	\$	973,079	
13	2035	\$	70,382,980	\$	1,130,500,442	\$	1,200,883,422	\$	43,088	\$	2,111,297	\$	1,987,555	\$	993,778	\$	35,706	\$	958,072	\$	508,086	\$	993,778	
14	2036	\$	70,382,980	\$	1,154,518,110	\$	1,224,901,090	\$	43,949	\$	2,153,523	\$	2,029,781	\$	1,014,891	\$	36,420	\$	978,470	\$	494,194	\$	1,014,891	
15	2037	\$	70,382,980	\$	1,179,016,132	\$	1,249,399,112	\$	44,828	\$	2,196,594	\$	2,072,852	\$	1,036,426	\$	37,149	\$	999,277	\$	480,669	\$	1,036,426	
16	2038	\$	70,382,980	\$	1,204,004,114	\$	1,274,387,094	\$	45,725	\$	2,240,525	\$	2,116,784	\$	1,058,392	\$	37,892	\$	1,020,500	\$	467,503	\$	1,058,392	
17	2039	\$	70,382,980	\$	1,229,491,856	\$	1,299,874,836	\$	46,640	\$	2,285,336	\$	2,161,594	\$	1,080,797	\$	38,649	\$	1,042,148	\$	454,686	\$	1,080,797	
18	2040	\$	70,382,980	\$	1,255,489,353	\$	1,325,872,333	\$	47,572	\$	2,331,043	\$	2,207,301	\$	1,103,650	\$	39,422	\$	1,064,228	\$	442,209	\$	1,103,650	
19	2041	\$	70,382,980	\$	1,282,006,799	\$	1,352,389,779	\$	48,524	\$	2,377,664	\$	2,253,922	\$	1,126,961	\$	40,211	\$	1,086,750	\$	430,064	\$	1,126,961	
20	2042	\$	70,382,980	\$	1,309,054,595	\$	1,379,437,575	\$	49,494	\$	2,425,217	\$	2,301,475	\$	1,150,738	\$	41,015	\$	1,109,722	\$	418,243	\$	1,150,738	
21	2043	\$	70,382,980	\$	1,336,643,347	\$	1,407,026,327	\$	50,484	\$	2,473,721	\$	2,349,979	\$	1,174,990	\$	41,835	\$	1,133,154	\$	406,737	\$	1,174,990	
22	2044	\$	70,382,980	\$	1,364,783,873	\$	1,435,166,853	\$	51,494	\$	2,523,196	\$	2,399,454	\$	1,199,727	\$	42,672	\$	1,157,055	\$	395,539	\$	1,199,727	
23	2045	\$	70,382,980	\$	1,393,487,210	\$	1,463,870,190	\$	52,524	\$	2,573,659	\$	2,449,918	\$	1,224,959	\$	43,526	\$	1,181,433	\$	384,641	\$	1,224,959	
24	2046	\$	70,382,980	\$	1,422,764,614	\$	1,493,147,594	\$	53,574	\$	2,625,133	\$	2,501,391	\$	1,250,695	\$	44,396	\$	1,206,299	\$	374,035	\$	1,250,695	
									\$	945,622	\$	46,335,494	\$	43,248,296	\$	21,624,148	\$	884,100	\$	20,740,048	\$	10,635,460	\$	21,624,148

[a] The Base Year for the original properties in TIRZ 1 is Tax Year 2016. The Base Year for the new properties being added to TIRZ 1 is Tax Year 2022. The base value shown above is the sum of these figures.



City of Dripping Springs

TIRZ 1 Economic Feasibility - County

TIRZ #1 Increment	Year	Tax Year	Projected Incremental Tax Base Subject to			Tax Collection Delinquencies at 2%	Total Net Tax Collections	Tax Collections on Incremental Value	County TIRZ #1 Participation at 50% for		Projected Net TIRZ #1 Revenue	TIRZ #1 Revenue Discounted at 5%	County Retained Taxes (General Fund)										
			TIRZ #1 Base	Capture	Total Projected Assessed Valuation				City Property and 25% for Non-City Property	TIRZ Admin Expense													
Base [a]	2022	\$	71,930,830	\$	137,009,750	\$	208,940,580	\$	13,059	\$	639,881	\$	419,592	\$	209,749	\$	27,602	\$	182,147	\$	182,147	\$	209,749
1	2023	\$	71,930,830	\$	175,871,096	\$	247,801,926	\$	15,240	\$	746,751	\$	529,988	\$	264,886	\$	28,154	\$	236,732	\$	225,459	\$	264,886
2	2024	\$	71,930,830	\$	213,577,916	\$	285,508,746	\$	19,986	\$	979,295	\$	732,572	\$	366,087	\$	28,717	\$	337,370	\$	306,004	\$	366,087
3	2025	\$	71,930,830	\$	815,725,655	\$	887,656,485	\$	62,136	\$	3,044,662	\$	2,797,939	\$	1,066,877	\$	29,291	\$	1,037,585	\$	896,305	\$	1,066,877
4	2026	\$	71,930,830	\$	1,347,735,760	\$	1,419,666,590	\$	99,377	\$	4,869,456	\$	4,622,734	\$	1,670,814	\$	29,877	\$	1,640,937	\$	1,350,003	\$	1,670,814
5	2027	\$	71,930,830	\$	1,829,120,588	\$	1,901,051,418	\$	133,074	\$	6,520,606	\$	6,273,884	\$	2,212,982	\$	30,475	\$	2,182,507	\$	1,710,052	\$	2,212,982
6	2028	\$	71,930,830	\$	2,183,338,554	\$	2,255,269,384	\$	157,869	\$	7,735,574	\$	7,488,851	\$	2,596,838	\$	31,084	\$	2,565,754	\$	1,914,605	\$	2,596,838
7	2029	\$	71,930,830	\$	2,479,336,717	\$	2,551,267,547	\$	178,589	\$	8,750,848	\$	8,504,125	\$	2,911,220	\$	31,706	\$	2,879,514	\$	2,046,417	\$	2,911,220
8	2030	\$	71,930,830	\$	2,676,844,095	\$	2,748,774,925	\$	192,414	\$	9,428,298	\$	9,181,575	\$	3,143,511	\$	32,340	\$	3,111,171	\$	2,105,763	\$	3,143,511
9	2031	\$	71,930,830	\$	2,839,774,210	\$	2,911,705,040	\$	203,819	\$	9,987,148	\$	9,740,426	\$	3,324,437	\$	32,987	\$	3,291,450	\$	2,121,698	\$	3,324,437
10	2032	\$	71,930,830	\$	2,963,161,372	\$	3,035,092,202	\$	212,456	\$	10,410,366	\$	10,163,644	\$	3,450,895	\$	33,647	\$	3,417,248	\$	2,097,894	\$	3,450,895
11	2033	\$	71,930,830	\$	3,023,863,216	\$	3,095,794,046	\$	216,706	\$	10,618,574	\$	10,371,851	\$	3,522,354	\$	34,320	\$	3,488,034	\$	2,039,381	\$	3,522,354
12	2034	\$	71,930,830	\$	3,085,779,097	\$	3,157,709,927	\$	221,040	\$	10,830,945	\$	10,584,222	\$	3,595,242	\$	35,006	\$	3,560,236	\$	1,982,473	\$	3,595,242
13	2035	\$	71,930,830	\$	3,148,933,295	\$	3,220,864,125	\$	225,460	\$	11,047,564	\$	10,800,841	\$	3,669,588	\$	35,706	\$	3,633,882	\$	1,927,125	\$	3,669,588
14	2036	\$	71,930,830	\$	3,213,350,578	\$	3,285,281,408	\$	229,970	\$	11,268,515	\$	11,021,792	\$	3,745,421	\$	36,420	\$	3,709,001	\$	1,873,298	\$	3,745,421
15	2037	\$	71,930,830	\$	3,429,578,004	\$	3,501,508,834	\$	245,106	\$	12,010,175	\$	11,763,453	\$	3,951,843	\$	37,149	\$	3,914,695	\$	1,883,035	\$	3,951,843
16	2038	\$	71,930,830	\$	3,509,169,524	\$	3,581,100,354	\$	250,677	\$	12,283,174	\$	12,036,451	\$	4,041,520	\$	37,892	\$	4,003,629	\$	1,834,108	\$	4,041,520
17	2039	\$	71,930,830	\$	3,590,352,874	\$	3,662,283,704	\$	256,360	\$	12,561,633	\$	12,314,910	\$	4,132,991	\$	38,649	\$	4,094,341	\$	1,786,348	\$	4,132,991
18	2040	\$	71,930,830	\$	3,673,159,891	\$	3,745,090,721	\$	262,156	\$	12,845,661	\$	12,598,938	\$	4,226,291	\$	39,422	\$	4,186,868	\$	1,739,730	\$	4,226,291
19	2041	\$	71,930,830	\$	3,757,623,049	\$	3,829,553,879	\$	268,069	\$	13,135,370	\$	12,888,647	\$	4,321,456	\$	40,211	\$	4,281,246	\$	1,694,234	\$	4,321,456
20	2042	\$	71,930,830	\$	3,843,775,470	\$	3,915,706,300	\$	274,099	\$	13,430,873	\$	13,184,150	\$	4,418,526	\$	41,015	\$	4,377,511	\$	1,649,838	\$	4,418,526
21	2043	\$	71,930,830	\$	3,931,650,939	\$	4,003,581,769	\$	280,251	\$	13,732,285	\$	13,485,563	\$	4,517,536	\$	41,835	\$	4,475,701	\$	1,606,519	\$	4,517,536
22	2044	\$	71,930,830	\$	4,021,283,918	\$	4,093,214,748	\$	286,525	\$	14,039,727	\$	13,793,004	\$	4,618,527	\$	42,672	\$	4,575,855	\$	1,564,255	\$	4,618,527
23	2045	\$	71,930,830	\$	4,112,709,556	\$	4,184,640,386	\$	292,925	\$	14,353,317	\$	14,106,594	\$	4,721,538	\$	43,526	\$	4,678,012	\$	1,523,026	\$	4,721,538
24	2046	\$	71,930,830	\$	4,205,963,707	\$	4,277,894,537	\$	299,453	\$	14,673,178	\$	14,426,456	\$	4,826,608	\$	44,396	\$	4,782,212	\$	1,482,811	\$	4,826,608
									4,896,814		239,943,876		233,832,201		79,527,739		884,100		78,643,638		39,542,529		79,527,739

[a] The Base Year for the original properties in TIRZ 1 is Tax Year 2016. The Base Year for the new properties being added to TIRZ 1 is Tax Year 2022. The base value shown above is the sum of these figures.



City of Dripping Springs

TIRZ 2 Economic Feasibility - County

TIRZ #2 Increment	Year	Tax Year	Projected Incremental Tax		Total Projected Assessed Valuation	Tax Collection Delinquencies at 2%	Total Net Tax Collections	Tax Collections on Incremental Value	City TIRZ #2		Projected Net TIRZ #2 Revenue	TIRZ #2 Revenue Discounted at 5%	County Retained Taxes (General Fund)										
			TIRZ #2 Base	Capture					Participation at 50%	TIRZ Admin Expense													
6	2022	\$	5,836,710	\$	272,966,979	\$	278,803,689	\$	17,425	\$	853,836	\$	835,961	\$	417,981	\$	27,602	\$	390,379	\$	390,379	\$	417,981
7	2023	\$	5,836,710	\$	401,765,146	\$	407,601,856	\$	25,068	\$	1,228,308	\$	1,210,719	\$	605,360	\$	28,154	\$	577,206	\$	549,720	\$	605,360
8	2024	\$	5,836,710	\$	404,880,475	\$	410,717,185	\$	28,750	\$	1,408,760	\$	1,388,740	\$	694,370	\$	28,717	\$	665,653	\$	603,767	\$	694,370
9	2025	\$	5,836,710	\$	445,952,194	\$	451,788,904	\$	31,625	\$	1,549,636	\$	1,529,616	\$	764,808	\$	29,291	\$	735,517	\$	635,367	\$	764,808
10	2026	\$	5,836,710	\$	454,987,972	\$	460,824,682	\$	32,258	\$	1,580,629	\$	1,560,609	\$	780,304	\$	29,877	\$	750,427	\$	617,378	\$	780,304
11	2027	\$	5,836,710	\$	464,204,465	\$	470,041,175	\$	32,903	\$	1,612,241	\$	1,592,221	\$	796,111	\$	30,475	\$	765,636	\$	599,896	\$	796,111
12	2028	\$	5,836,710	\$	473,605,289	\$	479,441,999	\$	33,561	\$	1,644,486	\$	1,624,466	\$	812,233	\$	31,084	\$	781,149	\$	582,905	\$	812,233
13	2029	\$	5,836,710	\$	483,194,129	\$	489,030,839	\$	34,232	\$	1,677,376	\$	1,657,356	\$	828,678	\$	31,706	\$	796,972	\$	566,393	\$	828,678
14	2030	\$	5,836,710	\$	492,974,745	\$	498,811,455	\$	34,917	\$	1,710,923	\$	1,690,903	\$	845,452	\$	32,340	\$	813,112	\$	550,346	\$	845,452
15	2031	\$	5,836,710	\$	502,950,975	\$	508,787,685	\$	35,615	\$	1,745,142	\$	1,725,122	\$	862,561	\$	32,987	\$	829,574	\$	534,751	\$	862,561
16	2032	\$	5,836,710	\$	513,126,728	\$	518,963,438	\$	36,327	\$	1,780,045	\$	1,760,025	\$	880,012	\$	33,647	\$	846,366	\$	519,595	\$	880,012
17	2033	\$	5,836,710	\$	523,505,997	\$	529,342,707	\$	37,054	\$	1,815,645	\$	1,795,626	\$	897,813	\$	34,320	\$	863,493	\$	504,867	\$	897,813
18	2034	\$	5,836,710	\$	534,092,851	\$	539,929,561	\$	37,795	\$	1,851,958	\$	1,831,938	\$	915,969	\$	35,006	\$	880,963	\$	490,553	\$	915,969
19	2035	\$	5,836,710	\$	544,891,442	\$	550,728,152	\$	38,551	\$	1,888,998	\$	1,868,978	\$	934,489	\$	35,706	\$	898,783	\$	476,644	\$	934,489
20	2036	\$	5,836,710	\$	555,906,005	\$	561,742,715	\$	39,322	\$	1,926,778	\$	1,906,758	\$	953,379	\$	36,420	\$	916,959	\$	463,126	\$	953,379
21	2037	\$	5,836,710	\$	567,140,860	\$	572,977,570	\$	40,108	\$	1,965,313	\$	1,945,293	\$	972,647	\$	37,149	\$	935,498	\$	449,990	\$	972,647
22	2038	\$	5,836,710	\$	578,600,411	\$	584,437,121	\$	40,911	\$	2,004,619	\$	1,984,599	\$	992,300	\$	37,892	\$	954,408	\$	437,225	\$	992,300
23	2039	\$	5,836,710	\$	590,289,154	\$	596,125,864	\$	41,729	\$	2,044,712	\$	2,024,692	\$	1,012,346	\$	38,649	\$	973,696	\$	424,821	\$	1,012,346
24	2040	\$	5,836,710	\$	602,211,671	\$	608,048,381	\$	42,563	\$	2,085,606	\$	2,065,586	\$	1,032,793	\$	39,422	\$	993,371	\$	412,766	\$	1,032,793
25	2041	\$	5,836,710	\$	614,372,638	\$	620,209,348	\$	43,415	\$	2,127,318	\$	2,107,298	\$	1,053,649	\$	40,211	\$	1,013,438	\$	401,052	\$	1,053,649
26	2042	\$	5,836,710	\$	626,776,825	\$	632,613,535	\$	44,283	\$	2,169,864	\$	2,149,845	\$	1,074,922	\$	41,015	\$	1,033,907	\$	389,669	\$	1,074,922
27	2043	\$	5,836,710	\$	639,429,096	\$	645,265,806	\$	45,169	\$	2,213,262	\$	2,193,242	\$	1,096,621	\$	41,835	\$	1,054,785	\$	378,607	\$	1,096,621
28	2044	\$	5,836,710	\$	652,334,412	\$	658,171,122	\$	46,072	\$	2,257,527	\$	2,237,507	\$	1,118,754	\$	42,672	\$	1,076,081	\$	367,858	\$	1,118,754
29	2045	\$	5,836,710	\$	665,497,835	\$	671,334,545	\$	46,993	\$	2,302,677	\$	2,282,658	\$	1,141,329	\$	43,526	\$	1,097,803	\$	357,413	\$	1,141,329
30	2046	\$	5,836,710	\$	678,924,526	\$	684,761,236	\$	47,933	\$	2,348,731	\$	2,328,711	\$	1,164,356	\$	44,396	\$	1,119,959	\$	347,263	\$	1,164,356
						\$	934,579	\$	45,794,390	\$	45,298,469	\$	22,649,234	\$	884,100	\$	21,765,134	\$	12,052,351	\$	22,649,234		



STAFF REPORT
City of Dripping Springs
PO Box 384
511 Mercer Street
Dripping Springs, TX 78620

Submitted By: Diana Boone, City Secretary

Council Meeting Date: November 5, 2024

Agenda Item Wording: **Discuss and consider approval of a Resolution designating the Official Newspaper for the City of Dripping Springs for Fiscal Year 2024-2025.**

Agenda Item Requestor: Diana Boone, City Secretary

Summary/Background: Pursuant to [Texas Government Code Section 2051 Selection of Newspaper](#), the governmental entity or representative required to publish a notice in a newspaper shall select, in accordance with this subchapter, one or more newspapers to publish the notice, which is subject to certain criteria in sections 2051.044 – 2051.051. The following types of notices are published in the official newspaper of record:

- Public Hearing – planning and development notices, budget, tax rate, capital projects, etc.
- Bids – RFQ, SOQ, RFB, etc.
- Notices – ordinances, resolutions, elections, etc.

Annually the City solicits submissions from local newspapers that meet the publishing requirements and staff reviews each submission accordingly. Approved submissions are provided to the Council for selection.

Below is an accounting of Official Newspaper Selection over the past 10 years:

- 2014 – 2015: News-Dispatch
- 2016 – 2024: Dripping Springs Century News

Application packets were provided to Dripping Century News General Manager Dalton Sweat, and News-Dispatch Publisher Ashely Kontnier via email with a due date of October 4, 2024.

Both newspapers submitted applications by the due date and meet the requirements for Official Newspaper. Dripping Springs Century News has more subscribers. Both newspapers are comparable in terms of pricing, but News-Dispatch costs slightly less.

Recommended Council Actions:

Staff recommends selecting News-Dispatch for Fiscal Year 2025 due to cost and to have an opportunity to collaborate with a new publisher in the spirit of turn taking.

Attachments:

- Century News Application Packet
- News-Dispatch Application Packet
- Resolution Designating Official Newspaper
- Official Newspaper Agreement

Next Steps/Schedule:

- Notify newspapers of decision
- Execute and file Resolution and Agreement
- Inform staff of decision and provide contact sheet as submitted with application.

CITY OF DRIPPING SPRINGS

RESOLUTION No. 2024-R_____

A RESOLUTION OF THE CITY OF DRIPPING SPRINGS, TEXAS, DESIGNATING AN OFFICIAL NEWSPAPER OF THE FISCAL YEAR 2024 – 2025.

WHEREAS, the City of Dripping Springs is required to adopt an official municipal newspaper at the beginning of each Fiscal Year, as per Chapter 2051.049 of the Texas Local Government Code; and

WHEREAS, the [INSERT NEWSPAPER HERE], a newspaper in the City of Dripping Springs, meets the statutory requirements for the official newspaper.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DRIPPING SPRINGS, TEXAS THAT:

1. The City Council designates the [INSERT NEWSPAPER HERE] as the City of Dripping Springs’ Official Newspaper for Fiscal Year 2023-2024; and
2. The City of Dripping Springs shall publish in the [Selected Newspaper] each ordinance caption, public notice, or other matter required by law or ordinance to be published; and
3. The City of Dripping Springs shall require applicants to publish in the [INSERT NEWSPAPER HERE] each public notice or other matter required by law or ordinance to be published by an applicant.

PASSED & APPROVED this, the 15th day of October 2024, by a vote of _____(ayes) to _____(nays) to _____ (abstentions) of the City Council of Dripping Springs, Texas.

CITY OF DRIPPING SPRINGS:

Bill Foulds, Jr., Mayor

ATTEST:

Diana Boone, City Secretary



DRIPPING SPRINGS
Texas

OFFICIAL NEWSPAPER APPLICATION

FISCAL YEAR 2024 – APPLICATION DUE OCTOBER 4, 2024

APPLICANT INFORMATION

Name of Publication: Dripping Springs Century News

Physical Address: 101 FM 3237 City: Wimberley Zip Code: 78676

Mailing Address: PO Box 732 City: Dripping Springs Zip Code: 78620

Main Phone: (512) 858-4163

Website Address: drippingspringsnews.com

CONTACT INFORMATION

Check here if a contact list is attached.

Main Contact

Name: Dalton Sweat

Phone: (512)644-9785

Email: dsweat@sanmarcosrecord.com

Publications and Notices

Name: Kim Jonas

Phone: (512) 858-4163

Email: wimberleyview@gmail.com

Press Releases

Name: Ken Vargas

Phone: (512) 858-4163

Email: kvargas@drippingspringsnews.com

REQUIRED CRITERIA

Please select "YES" or "NO" for each set of criteria below.

- 1. Newspaper devotes not less than 25% of total column lineage to general items. YES
- 2. Newspaper is published at least once per week. YES
- 3. Newspaper is entered as 2nd Class Postal Matter in the county were published. YES
- 4. Newspaper has been published regularly and continuously for the past 12 months. YES
- 5. Newspaper has not omitted more than two issues in the past 12 months. YES
- 6. Newspaper public notices are accessible to the public on the newspaper's website at no cost. YES
- 7. Newspaper submits published notices to the Texas Press Association. YES

SUBSCRIBER & DISTRIBUTION INFORMATION (2022)

860 Total number of subscribers (website and print copy, not including kiosk deliveries)

600 Subscribers in 78620

67 Subscribers in 78619

92 Subscribers in 78737

21 Total number of kiosk placements in Dripping Springs (City & ETJ)

STATEMENT OF UNDERSTANDING

I UNDERSTAND THAT PURSUANT TO TEXAS GOVERNMENT CODE SECTION 2051.045 LEGAL RATE CHARGED FOR PUBLICATION, THAT THE LEGAL RATE FOR PUBLICATION OF A NOTICE IN A NEWSPAPER IS THE NEWSPAPER'S LOWEST PUBLISHED RATE FOR CLASSIFIED ADVERTISING, AND SECTION 2051.051 BILL FOR PUBLICATION, THAT A NEWSPAPER THAT PUBLISHES A NOTICE SHALL SUBMIT A BILL FOR THE PUBLICATION WITH A CLIPPING OF THE PUBLISHED NOTICE AND A VERIFIED STATEMENT OF THE PUBLISHER THAT: (1) STATES THE RATE CHARGED, (2) CERTIFIES THAT THE RATE CHARGED IS THE NEWSPAPER'S LOWEST PUBLISHED RATE FOR CLASSIFIED ADVERTISING, AND (3) CERTIFIES THE NUMBER AND DATES OF PUBLICATION.

I understand that the following must be attached to this application in order to be considered :

- 1) Rate sheet for public notice, legal notice, tax rate hearing and publication affidavit; and
- 2) Completed Conflict of Interest Questionnaire.



 Signature

10/3/2024

 Date

Dalton Sweat, Publisher

 Printed Name and Title

OFFICIAL NEWSPAPER AGREEMENT

This Agreement, made and entered into this, the 17th day of October 2024, by and between the **City of Dripping Springs**, Texas (hereinafter referred to as the “City”) and _____ (hereinafter referred to as “Contractor”), is understood and agreed to be as set forth herein:

- 1. Description of Services:** In accordance with Chapter 52 of the Texas Local Government Code, the City has selected the Contractor to be its official newspaper. The City shall publish in its official newspaper each ordinance, notice, or other matter required by law or ordinance to be published. Tex. Loc. Gov’t Code § 52.004. The City and Contractor agree to the following:
 - (a) Contractor shall deliver affidavits of all published items submitted by the City of Dripping Springs to City Hall via mail, in person, or other electronic means as appropriate.
 - (b) Contractor shall conduct business in good faith displaying professionalism and a courteous manner in dealings with the staff, citizens, and customers of the City.
 - (c) Contractor will report to the City Administrator and City Secretary, verbally or in writing, any conflicts between Contractor and any citizen or customer in the course of performing said duties and responsibilities.
 - (d) Contractor shall maintain complete and accurate records of work performed for the City. Contractor shall manage both public and confidential records that the Contractor obtains pursuant to this Agreement with the understanding that some records may be subject to state open records laws. Contractor shall comply with the City’s public information policies.
 - (e) Performs other related duties as needed.
- 2. Payment for Services:** The City will compensate the Contractor in accordance with the fee structure contained in the Contractor’s submission included as **Attachment “A”**. The Contractor shall invoice the City in accordance with **Attachment “A”**. Any charge that is in excess of the costs attached shall not be paid by the City.
- 3. Duration:** This Agreement shall be in effect until the end of the 2024-2025 Fiscal Year, or September 30, 2025, after which time the City Council of the City of Dripping Springs is required by Texas Local Government Code Chapter 52 to adopt an official municipal newspaper.
- 4. Termination:** Either party may terminate this Agreement by a thirty (30) day written notice.
- 5. Relationship of Parties:** It is understood by the parties that the Contractor is an independent contractor with respect to the City and not an employee of the City. The City will not provide

fringe benefits, including health insurance benefits, paid vacation, or any employee benefit, for the benefit of the Contractor.

6. **Employees:** Contractor employees, if any, who perform services for the City under this Agreement shall also be bound by the provisions of this Agreement. At the request of the City, the Contractor shall provide adequate evidence that such persons are the Contractor's employees.
7. **Mandatory Disclosure:** Texas law requires that vendors make certain disclosures. Prior to the effective date of this Contract, the Contractor has submitted to the City a copy of the Conflict of Interest Questionnaire form (CIQ Form) approved by the Texas Ethics Commission (Texas Local Government Code Chapter 176), and the Contractor shall file a Form 1295 Certificate of Interested Parties (Form 1295) approved by the Texas Ethics Commission (Texas Government Code Section 2252.908). The Contractor also confirms it is in compliance with all Texas requirements related to government contracts including: (1) no boycott of Israel; (2) not listed as a foreign terrorist organization by the Texas Comptroller of Public Accounts; (3) Contractor does not have a policy or practice of discriminating against firearm entities or firearm trade associations; (4) Contractor does not boycott energy companies; and Contractor is compliant with all other Texas laws including any additional disclosure requirements.
8. **Indemnification:** The Contractor agrees to indemnify and hold the City harmless from all claims, losses, expenses, fees, including attorney's fees, costs, and judgements that may be asserted against the City that result from acts or omissions of the Contractor, its employees if any, and the Contractor's agents.
9. **Assignment:** The Contractor's obligation under this Agreement may not be assigned or transferred to any other person, firm, or corporation without the prior written consent of the City.
10. **Notice:** All notices required or permitted under this Agreement shall be in writing and shall be delivered either in person or deposited in the United States Mail, postage prepaid, and addressed as follows:

To the City:

City of Dripping Springs
 Attn: City Secretary
 PO Box 384
 Dripping Springs, TX 78620
 (512) 858-4725

To the Contractor:

[Contractor Business Name]
 Attn: [Contact Person]
 [Address]
 [City, State, Zip]
 [Phone Number]

Either party may change such address from time to time by providing written notice to the other party in the manner set forth above. Notice is deemed to have been received three (3) days after deposit in U.S. Mail.

- 11. Entire Agreement:** This Agreement contains the entire Agreement of the parties and there are no other promises or conditions in any other Agreement whether oral or written. This Agreement supersedes any prior written agreements between the parties.
- 12. Amendment:** This Agreement may be modified or amended only if the amendment is made in writing and is signed by both parties.
- 13. Severability:** If any provision of this Agreement shall be held to be invalid or unenforceable, then such provision shall be deemed to be written, construed, and enforced as so limited.
- 14. Waiver of Contractual Right:** The failure of any party to enforce any provision of this Agreement shall not be construed as a waiver of that party’s right to subsequently enforce and compel strict compliance with every provision of the Agreement.
- 15. Applicable Law:** The laws of the State of Texas shall govern this Agreement.
- 16. Venue:** The venue for any all legal disputes arising under this Agreement shall be Hays County, Texas.

CITY OF DRIPPING SPRINGS:

[CONTRACTOR]

Bill Foulds, Jr., Mayor



[Authorized Signatory]

Date

10/3/2024

Date

ATTEST:

Diana Boone, City Secretary

CONFLICT OF INTEREST QUESTIONNAIRE

For vendor doing business with local governmental entity

FORM CIQ

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. See Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

1 Name of vendor who has a business relationship with local governmental entity.
Dripping Springs Century News

2 **Check this box if you are filing an update to a previously filed questionnaire.** (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 Name of local government officer about whom the information is being disclosed.

N/A

Name of Officer

4 Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.

N/A

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?


Yes No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

Yes No

5 Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.

6 Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7 

Signature of vendor doing business with the governmental entity

10/3/24

Date

Legal Ad Rates for City of Dripping Springs

10/3/2024

Legal Notices: *Line Ad*

Public Notice line ads are based on lines used. The cost is \$2.51 per line.

Legal Notices: *Display*

We have simplified the cost of display ads to \$10.51 per column inch.

Tax Rate Hearing Notice:

Tax Rate Hearing Notices, run once per year unless the client requests additional runs, are required to run as a display ad in the standard pages of the newspaper, as opposed to in the classified section. These ads are almost always a $\frac{1}{4}$ page and the price is \$283.50 per run.

Public Affidavit:

A Public Affidavit tearsheet is \$6.00 for the first tearsheet and \$3.00 for each additional tearsheet.

**Public Notice
Line**

\$35.14

\$6 tear sheet

Total: \$41.14

Dripping Springs CLASSIFIED

P.O. Box 732 Dripping Springs, TX 78620

Public Notice

Public Notice

Public Notice

Public Notice

General Help Wanted

General Help Wanted

**City of Dripping Springs
Public Notice of Approved Ordinance
FY20 Budget Amendment
Effective Date: September 24, 2020
Ordinance No. 2020-50**

AN ORDINANCE OF THE CITY OF DRIPPING SPRINGS, TEXAS AMENDING THE CURRENT 2019-2020 FISCAL YEAR BUDGET; FINDING MUNICIPAL PURPOSES; AUTHORIZING EXPENDITURES; PROVIDING FOR A SEVERABILITY CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

NOTICE TO CREDITORS

Notice is hereby given that original Letters Testamentary for the Estate of Robin R. Essl, Deceased, we issued on August 26, 2020, in Cause No. 20-2032-P, pending in the County Court at Law of Hays County, Texas, to: Georgia L. Essl.

All persons having claims against this Estate which is currently being administered are required to present them to the undersigned within the time and in the manner prescribed by law.

c/o: **Carrie Campbell
Attorney at Law
303 Mesa Drive
Wimberley, Texas 78676**

DATED the 16th day of September, 2020.

Carrie Campbell
Attorney for Georgia L. Essl
State Bar No.: 00792393
303 Mesa Drive
Wimberley, Texas 78676
Telephone: (512) 847-1308
Facsimile: (512) 847-3590
E-mail: carriec1970@gmail.com

**NOTICE OF PUBLIC HEARING
(Request for Zoning)**

**NOTICE OF PUBLIC HEARING
(Conditional Use Permit)**

Notice is hereby given that the Planning & Zoning Commission of the City of Wimberley will hold a public hearing at the Wimberley City Hall on **Thursday, October 8, 2020 at 6:00 p.m.** to consider the following: **CUP-20-006** – an application for a Conditional Use Permit (CUP) to allow for the construction of a second residential building at 600 Flite Acres Road. Upon recommendation of the Planning & Zoning Commission, the City Council will also hold a public hearing on **Thursday, October 15, 2020, at 6:00 p.m.** at City Hall.

Comments on this request from any member of the public may be presented in person at City Hall, by mail (221 Stillwater, Wimberley, TX), or by email (planner@cityofwimberley.com) prior to the hearing. The public will be granted an opportunity to speak at the hearings. Additional information concerning the proposed action is available for review at the Wimberley City Hall, 221 Stillwater, Wimberley, Texas.

Did you know?
You can now view the
Legals and Public
Notices Online at
drippingspringsnews.com

Like us on
facebook

NOW HIRING
Sign on Bonus
401K
Insurance
Employment



**Port
Aransas
Police
Department**

Immediate openings for
experienced officers and
dispatchers.

Details:
cityofportaransas.org

**INDEPENDENT CONTRACTOR
NEWSPAPER CARRIERS NEEDED!**

Early morning hours, 7 days per week
San Marcos & surrounding areas

- Requirements:**
Valid Drivers License
Social Security
Dependable Vehicle
Back Up Vehicle
Dependability



Please call, text or email Rose
@ (830)385-4298,
rose@earlybirdexpressllc.com, Early Bird Express, LLC,
Owner

General Help Wanted

General Help Wanted

General Help Wanted

Pubic Notice
Display
\$149.77
\$6 tear sheet
Total: \$155.77

Dripping Springs

CLASSIFIED

P.O. Box 732 Dripping Springs, TX 78620

Public Notice

Public Notice

Public Notice

General Help Wanted

General Help Wanted

General Help Wanted

**REQUEST FOR QUALIFICATIONS FOR
 "GRANT WRITING SERVICES
 OLD FITZHUGH ROAD PROJECT"
 CITY OF DRIPPING SPRINGS, TEXAS**

PUBLIC NOTICE

Notice is hereby given that the City of Dripping Springs, Texas is soliciting Statements of Qualifications for Grant Writing and Management Services Old Fitzhugh Road Project.

Sealed Statements of Qualifications must be submitted in one (1) original, five (5) copies, and one (1) electronic copy in PDF format on a flash drive and shall be delivered to:

City of Dripping Springs, Texas
 Attn: Ginger Faught, Deputy City Administrator
 511 Mercer Street
 Dripping Springs, Texas 78620

In lieu of paper submissions, submissions may be made through electronic submission by email to gfaught@cityofdrippingsprings.com with the subject line "OFR Grant Writing Services". Documents should be submitted in PDF format. Statements of Qualifications must be submitted **by 4 p.m. on October 30, 2020**, at which time the statements will be publicly opened and read aloud. Statements received after the opening date and time will not be considered.

A pre-proposal meeting will be held on October 23, 2020 at 10 a.m. via Zoom Meeting. This meeting is optional. If interested in participating in the pre-proposal meeting please email kcampbell@cityofdrippingsprings.com by October 16, 2020. Information to participate in the Zoom Meeting will be provided prior to the meeting to any person who has requested to participate.

If additional information is requested, please email questions to Ginger Faught, Deputy City Administrator at gfaught@cityofdrippingsprings.com with "OFR Grant Writing Services" in the subject line. RFQs may be picked up at the above address or viewed online at the City's website at www.cityofdrippingsprings.com.

Administrative Assistant
 North Hays County Emergency Service
 District #1 has a part-time vacancy.
 - \$12 to \$20/hr. DOQ
 - 10-20 hours per week
 - Flexible schedule
 - No holidays or weekends

Direct questions, resumes and letters of interest to
administrator@northhayscountyesd1.org
 or mail to:

NHCESD#1
 PO Box 1604
 Dripping Springs, TX 78620

See Job description on home page
<https://www.northhayscountyesd1.org/administrative-assistant/>



Texas F

Garrison Brothers Dis looking for someone c with us as a Hospitality part-time (on Fridays & down the road).

We start early and we individual will greet vis up our equipment, swe bourbon samples for c

This individual will co most people learn in a with our guests. All wi

To apply, please visit t resume to sitandsip@g job description from M

Wallflowers, socialites, APPLY.



General Help Wanted

General Help Wanted

DRIPPING SPRINGS DAIRY QUEEN

**NOW HIRING
 GENERAL MANAGER**
 IMMEDIATE OPENINGS

What We Offer:
 Competitive Pay
 Paid Holidays and Vacation
 Incentive Pay and Career Advancement

General Help Wanted

INDEPENDENT NEWSPAPER CAF

Early morning hour
 San Marcos & su

Require
 Valid Drive
 Social S
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Public Notice

Public Notice

NOTICE TO CREDITORS

Notice is hereby given that original Letters Testamentary for the Estate of Judy Czop, Deceased, were issued on October 5, 2020 in Cause No. 20-0293-P pending in the County Court at Law of Hays County, Texas to John R. Czop, as Independent Executor of said Estate. All persons having claims against this Estate are required



General Help Wanted

IMMEDIATE HIRE
 For male and female caregivers in

Notice is hereby given that original Letters Testamentary for the Estate of Richard C. Graham, Deceased, were issued on June 23, 2020, in Cause No. 20-0154-P, pending in the County Court at Law of Hays County, Texas.

Legal Notice

\$10.36

\$6 tear sheet

Total:

\$116.36

Ric
:/o
190
Mir

DATED the 21st day of July, 2020.

Carrie Campbell
190 Oak Drive
Wimberley, Texas 78676
Telephone: (512) 847-1308
Facsimile: (512) 847-3590

NOTICE TO CREDITORS

Notice is hereby given that original Letters Testamentary for the Estate of Gracie Irene Shaw, deceased, were issued on July 1, 2020, in Cause No. 20-0156-P, pending in the County Court at Law of Hays County, Texas, to: George Shaw.

All persons having claims against this Estate which is currently being administered are required to present them to the undersigned within the time and in the manner prescribed by law.

George Shaw
c/o Carrie Campbell
190 Oak Drive
Wimberley, Texas 78676

DATED the 21st day of July, 2020.

Carrie Campbell
190 Oak Drive
Wimberley, Texas 78676
Telephone: (512) 847-1308
Facsimile: (512) 847-3590

Did you know?
You can now view the
Legals and Public
Notices Online at
drippingspringsnews.com

**Public
Notice**

**Public
Notice**

**Public
Notice**

**Public
Notice**

Public Notice to Contractors

Wimberley Village Library District

Wimberley Village Library District (WVLD) is soliciting bids from businesses or individuals interested in a contract for the following positions: Landscape Maintenance, Facilities Maintenance, Facility Custodian, and Pest Control. A job specification packet will be available at the Wimberley Village

www.fema.gov/plan/prevent/fhm/bfe, or call the FEMA Mapping and Insurance eXchange toll free at 1-877-FEMA MAP (1-877-336-2627).

**Public
Notice**

**Public
Notice**

**Public
Notice**

CITY OF DRIPPING SPRINGS, TEXAS MUNICIPAL BUDGET HEARING NOTICE FISCAL YEAR 2020-2021

The City of Dripping Springs, Texas, will hold a public hearing at the following day, time and place for the purpose of receiving written or oral comments concerning the proposed budget for fiscal year 2020-2021.

Date: August 11, 2020
Time: 6:30 p.m.
Place: City Hall Council Chambers via Zoom Videoconference
511 Mercer Street, Dripping Springs, Texas 78620
(Meeting join information is posted on the City's website calendar)

This budget will raise more total property taxes than last year's budget by \$224,350 or 17.23% and of that amount \$177,956 is tax revenue to be raised from new property added to the tax roll this year.

All interested citizens are encouraged to attend and/or submit written comments. A copy of the proposed budget in its entirety is available for public inspection during normal business hours in the office of the City Secretary, 511 Mercer Street, Dripping Springs, Texas 78620 and on the City's web site at cityodrippingsprings.com. Written comments can be emailed to City Secretary Andrea Cunningham at acunningham@cityofdrrippingsprings.com or mailed to the Attention of the City Secretary, City of Dripping Springs, PO Box 384, Dripping Springs, TX 78640.

**General Help
Wanted**

**General Help
Wanted**

INDEPENDENT CONTRACTOR NEWSPAPER CARRIERS NEEDED!

Early morning hours, 7 days per week
San Marcos & surrounding areas

Requirements:
Valid Drivers License
Social Security
Dependable Vehicle
Back Up Vehicle
Dependability

Please call, text or email Rose
@ (830)385-4298,
rose@earlybirdexpressllc.com, Early Bird Express, LLC,
Owner



GEO #90611208
Geographic ID
R52090
Address:
2 Maplewood Circle
Wimberly, Texas
78676
(203) 948-4444

Item # 11.

MAN
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Classifieds Work!

Auctions

**V & V M
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VIEWING: SAT**

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JOHN SISK AUCTION

WE BUY

**Both non-pr
including Non-Part
Provide us your des**

CALL TO

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**Donate A Boat
or Car Today**

Boat Angel

"2-Night Free Vacation"

NOTICE OF PUBLIC HEARING ON TAX INCREASE

A tax rate of \$ 0.1900 per \$100 valuation has been proposed by the governing body of the City of Dripping Springs, Texas.

PROPOSED TAX RATE	0.1900 per \$100
NO-NEW REVENUE TAX RATE	0.1850 per \$100
VOTER-APPROVAL REVENUE TAX RATE	0.2077 per \$100

The no-new-revenue tax rate is the tax rate for the 2020 tax year that will raise the same amount of property tax revenue for the City of Dripping Springs from the same properties in both the 2019 tax year and the 2020 tax year.

The voter-approval rate is the highest tax rate that the City of Dripping Springs may adopt without holding an election to seek voter approval of the rate.

The proposed tax rate is greater than the no-new-revenue tax rate. This means that the City of Dripping Springs is proposing to increase property taxes for the 2020 tax year.

A PUBLIC HEARING ON THE PROPOSED TAX RATE WILL BE HELD ON SEPTEMBER 8, 2020 AT 6:30 P.M. AT CITY HALL – 511 MERCER STREET – DRIPPING SPRINGS, TEXAS OR VIRTUALLY AS SHOWN ON THE CITY WEBSITE www.cityofdrippingsprings.com. THE PUBLIC IS INVITED TO ATTEND THE HEARING AT CITY HALL IN PERSON IF DESIRED.

The proposed tax rate is not greater than the voter-approval tax rate. As a result, the City of Dripping Springs is not required to hold an election at which voters may accept or reject the proposed tax rate. However, you may express your support or opposition the proposed tax rate by contacting the members of the City Council of the City of Dripping Springs at their officers or by attending the public hearing mentioned above.

YOUR TAXES OWED UNDER ANY OF THE TAX RATES MENTIONED ABOVE CAN BE CALCULATED AS FOLLOWS:

$$\text{Property tax amount} = (\text{tax rate}) \times (\text{taxable value of your property}) / 100$$

FOR the proposal: Taline Manassian, Wade King, April Harris Allison, Todd Purcell, Travis Crow
 AGAINST the proposal: None
 ABSENT: None

The 86th Legislature modified the manner in which the voter-approval tax rate is calculated to limit the rate of growth of property taxes in the state.

The following table compares the taxes imposed on the average residence homestead by the City of Dripping Springs last year to the taxes proposed to be imposed on the average residence homestead by the City of Dripping Springs this year.

	2019	2020	Change
Total Tax Rate (per \$100 of value)	0.1900	0.1900	\$0.00
Average homestead taxable value	\$352,150	\$373,261	<i>Increase of 5.99%</i>
Tax on average homestead	\$669	\$709	<i>Increase of \$40 or 5.99%</i>
Total tax levy on all properties	1,303,165	1,453,887	<i>Increase of \$150,277 or 11.57%</i>

For assistance with tax calculations, please contact the tax assessor for City of Dripping Springs at 512-393-5545 or jenifer.okane@co.hays.tx.us, or visit www.hayscountytax.com for more information.

Tax Rate
Hearing
Notice
\$283.50
\$6 tear sheet
Total:
\$289.50

FOR the proposal: Douglas L. Bott
 AGAINST the proposal: None
 PRESENT and not voting: None
 ABSENT: None

The following table compares taxes year to taxes proposed on the average

Total tax rate (per \$100 of value)

 Difference in rates per \$100 of value
 Percentage increase/decrease in rate
 Average appraised residence homes
 General homestead exemptions available
 (excluding 65 years of age or older or disabled)
 Average residence homestead taxable value
 Tax on average residence homestead
 Annual increase/decrease in taxes if
 proposed tax rate is adopted (+/-)
 and percentage of increase (+/-)

NOTICE OF ELECTION

If the district adopts a combined rate that would result in the taxes on the average residence homestead increasing by more than 5 percent, the qualified voters of the district will determine whether to reduce the proposed rate under Section 49.23603, Water

The 86th Texas Legislature modified the manner in which the voter-approval tax rate is calculated to limit the rate of growth

San Marcos Publishing, LP
Wimberley View • Century News
P.O. Box 49, Wimberley, Texas 78676
(512) 847-2202

State of Texas
County of Hays

Before me, the undersigned authority, on this day personally appeared Dalton Sweat, who being by me here and now duly sworn, upon oath says:

My name is Dalton Sweat, and I am the General Manager, of the The Wimberley View & The Dripping Springs Century News, a newspaper of general circulation in Hays County, Texas, and a newspaper which has been regularly and continuously published in Wimberley, Hays County, Texas, for a period of more than one year immediately preceding the date of publications of the following, and that the said notice, a copy of which follows, was published in the regular edition of said newspaper for a period of 1 week on the following dates:

September 24, 2020

----- 2020

----- 2020

----- 2020

EXAMPLE

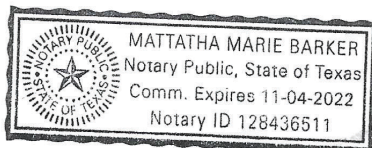
The said General Manager, Dalton Sweat further states that the rate charged for this publication is the lowest rate charged to commercial advertisers for the same class as advertising for a like amount of space.

[Signature]

Signature of Affiant

Subscribed and Sworn to me, by the said General Manager Dalton Sweat this 5th day of October, 2020 to certify which witness my hand and seal of office.

Mattatha Barker
NOTARY PUBLIC in and for Hays County, Texas



Advertising Receipt Ad 59600

San Marcos Daily Record

P.O. Box 1109
San Marcos, TX 78667
512-392-2458

Andrea Cunningham
City of Dripping Springs
PO Box 384
Dripping Springs, TX 78620

Customer: RA1942
Phone: 512-858-4725
Ad No.: 59600
Date: 09/16/20
Sales Rep: Barker, Taffy

Public Notices
City of Dripping Springs Public Notice of Approved Ordinance FY20 Budget Amendment Effective Date: September 24, 2020 Ordinance No. 2020-50

Publication	First Date	Last Date	Days	Cost
Wimberley Legal Classifieds	09/24/20	09/24/20	1	\$38.76

Total Days: 1

Total Cost: \$38.76

AN ORDINANCE OF THE CITY OF DRIPPING SPRINGS, TEXAS AMENDING THE CURRENT 2019-2020 FISCAL YEAR BUDGET; FINDING MUNICIPAL PURPOSES; AUTHORIZING EXPENDITURES; PROVIDING FOR A SEVERABILITY CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

EXAMPLE

Payment Date:	Pmt Amount:
Payment Type:	Other Credits:
Check/Card No.	Amount Due: \$38.76



September 20, 2024

News-Dispatch
113 W. Center Street
Kyle, Texas 78640
www.haysnewsdispatch.com

RE: City of Dripping Springs Official Newspaper for Fiscal Year 2024-2025

In accordance with the Texas Local Government Code Section 2051.049, the City of Dripping Springs is required to designate an Official Newspaper at the beginning of every fiscal year. The City exclusively uses the Official Newspaper for publication of ordinances, notices, or other matters required by law or ordinance.

In the selection of the Official Newspaper, the City will review the following for each newspaper seeking consideration:

1. Total number of subscribers broken down by zip code.
2. Availability and accessibility of website posting.
3. Competitive pricing for publications to be determined by submitted estimated cost sheet.

Should you like to be considered for the Official Newspaper for the City of Dripping Springs, please complete the enclosed application and Conflict of Interest Questionnaire and return to the City Secretary no later than **October 4, 2024**, to the email or mailing address below.

Sincerely,

Diana Boone, City Secretary
dboone@cityofdrippingsprings.com

Encl: Official Newspaper Application
Conflict of Interest Questionnaire



DRIPPING SPRINGS
Texas

OFFICIAL NEWSPAPER APPLICATION

FISCAL YEAR 2024 - APPLICATION DUE OCTOBER 4, 2024

APPLICANT INFORMATION

Name of Publication: News-Dispatch

Physical Address: 113 W. Center St. City: Kyle Zip Code: 78640

Mailing Address: 113 W. Center St. City: Kyle Zip Code: 78640

Main Phone: 512-268-7862

Website Address: www.haysnewsdispatch.com

CONTACT INFORMATION

Check here if a contact list is attached.

Main Contact

Name: Ashley Kontnier

Phone: 512-268-7862

Email: publisher@bartonpublicationsinc.com

Publications and Notices

Name: Ashley Kontnier

Phone: 512-268-7862

Email: paper@haysnewsdispatch.com

Press Releases

Name: Megan Navarro

Phone: 512-268-7862

Email: megan@haysfreepress.com

REQUIRED CRITERIA

Please select "YES" or "NO" for each set of criteria below.

1. Newspaper devotes not less than 25% of total column lineage to general items.
2. Newspaper is published at least once per week.
3. Newspaper is entered as 2nd Class Postal Matter in the county were published.
4. Newspaper has been published regularly and continuously for the past 12 months.
5. Newspaper has not omitted more than two issues in the past 12 months.
6. Newspaper public notices are accessible to the public on the newspaper's website at no cost.
7. Newspaper submits published notices to the Texas Press Association.

SUBSCRIBER & DISTRIBUTION INFORMATION (2022)

415 Total number of subscribers (website and print copy, not including kiosk deliveries)

102 Subscribers in 78620

51 Subscribers in 78619

46 Subscribers in 78737

200 Total number of kiosk placements in Dripping Springs (City & ETJ)

STATEMENT OF UNDERSTANDING

I UNDERSTAND THAT PURSUANT TO TEXAS GOVERNMENT CODE SECTION 2051.045 LEGAL RATE CHARGED FOR PUBLICATION, THAT THE LEGAL RATE FOR PUBLICATION OF A NOTICE IN A NEWSPAPER IS THE NEWSPAPER'S LOWEST PUBLISHED RATE FOR CLASSIFIED ADVERTISING, AND SECTION 2051.051 BILL FOR PUBLICATION, THAT A NEWSPAPER THAT PUBLISHES A NOTICE SHALL SUBMIT A BILL FOR THE PUBLICATION WITH A CLIPPING OF THE PUBLISHED NOTICE AND A VERIFIED STATEMENT OF THE PUBLISHER THAT: (1) STATES THE RATE CHARGED, (2) CERTIFIES THAT THE RATE CHARGED IS THE NEWSPAPER'S LOWEST PUBLISHED RATE FOR CLASSIFIED ADVERTISING, AND (3) CERTIFIES THE NUMBER AND DATES OF PUBLICATION.

I understand that the following must be attached to this application in order to be considered:

- 1) Rate sheet for public notice, legal notice, tax rate hearing and publication affidavit; and
- 2) Completed Conflict of Interest Questionnaire.

Ashley Kontnier Digitally signed by Ashley Kontnier
Date: 2024.10.02 08:47:21 -05'00'

10/02/2024

Signature

Date

Ashley Kontnier, Publisher/Owner

Printed Name and Title

OFFICIAL NEWSPAPER AGREEMENT

This Agreement, made and entered into this, the 17th day of October 2024, by and between the **City of Dripping Springs, Texas** (hereinafter referred to as the "City") and _____ (hereinafter referred to as "Contractor"), is understood and agreed to be as set forth herein:

1. **Description of Services:** In accordance with Chapter 52 of the Texas Local Government Code, the City has selected the Contractor to be its official newspaper. The City shall publish in its official newspaper each ordinance, notice, or other matter required by law or ordinance to be published. Tex. Loc. Gov't Code § 52.004. The City and Contractor agree to the following:
 - (a) Contractor shall deliver affidavits of all published items submitted by the City of Dripping Springs to City Hall via mail, in person, or other electronic means as appropriate.
 - (b) Contractor shall conduct business in good faith displaying professionalism and a courteous manner in dealings with the staff, citizens, and customers of the City.
 - (c) Contractor will report to the City Administrator and City Secretary, verbally or in writing, any conflicts between Contractor and any citizen or customer in the course of performing said duties and responsibilities.
 - (d) Contractor shall maintain complete and accurate records of work performed for the City. Contractor shall manage both public and confidential records that the Contractor obtains pursuant to this Agreement with the understanding that some records may be subject to state open records laws. Contractor shall comply with the City's public information policies.
 - (e) Performs other related duties as needed.
2. **Payment for Services:** The City will compensate the Contractor in accordance with the fee structure contained in the Contractor's submission included as *Attachment "A"*. The Contractor shall invoice the City in accordance with *Attachment "A"*. Any charge that is in excess of the costs attached shall not be paid by the City.
3. **Duration:** This Agreement shall be in effect until the end of the 2024-2025 Fiscal Year, or September 30, 2025, after which time the City Council of the City of Dripping Springs is required by Texas Local Government Code Chapter 52 to adopt an official municipal newspaper.
4. **Termination:** Either party may terminate this Agreement by a thirty (30) day written notice.

5. **Relationship of Parties:** It is understood by the parties that the Contractor is an independent contractor with respect to the City and not an employee of the City. The City will not provide fringe benefits, including health insurance benefits, paid vacation, or any employee benefit, for the benefit of the Contractor.
6. **Employees:** Contractor employees, if any, who perform services for the City under this Agreement shall also be bound by the provisions of this Agreement. At the request of the City, the Contractor shall provide adequate evidence that such persons are the Contractor's employees.
7. **Mandatory Disclosure:** Texas law requires that vendors make certain disclosures. Prior to the effective date of this Contract, the Contractor has submitted to the City a copy of the Conflict of Interest Questionnaire form (CIQ Form) approved by the Texas Ethics Commission (Texas Local Government Code Chapter 176), and the Contractor shall file a Form 1295 Certificate of Interested Parties (Form 1295) approved by the Texas Ethics Commission (Texas Government Code Section 2252.908). The Contractor also confirms it is in compliance with all Texas requirements related to government contracts including: (1) no boycott of Israel; (2) not listed as a foreign terrorist organization by the Texas Comptroller of Public Accounts; (3) Contractor does not have a policy or practice of discriminating against firearm entities or firearm trade associations; (4) Contractor does not boycott energy companies; and Contractor is compliant with all other Texas laws including any additional disclosure requirements.
8. **Indemnification:** The Contractor agrees to indemnify and hold the City harmless from all claims, losses, expenses, fees, including attorney's fees, costs, and judgments that may be asserted against the City that result from acts or omissions of the Contractor, its employees if any, and the Contractor's agents.
9. **Assignment:** The Contractor's obligation under this Agreement may not be assigned or transferred to any other person, firm, or corporation without the prior written consent of the City.
10. **Notice:** All notices required or permitted under this Agreement shall be in writing and shall be delivered either in person or deposited in the United States Mail, postage prepaid, and addressed as follows:

To the City:

City of Dripping Springs
Attn: City Secretary
PO Box 384
Dripping Springs, TX 78620
(512) 858-4725

To the Contractor:

[Contractor Business Name]
Attn: [Contact Person]
[Address]
[City, State, Zip]
[Phone Number]

Either party may change such address from time to time by providing written notice to the other party in the manner set forth above. Notice is deemed to have been received three (3) days after deposit in U.S. Mail.

- 11. Entire Agreement:** This Agreement contains the entire Agreement of the parties and there are no other promises or conditions in any other Agreement whether oral or written. This Agreement supersedes any prior written agreements between the parties.
- 12. Amendment:** This Agreement may be modified or amended only if the amendment is made in writing and is signed by both parties.
- 13. Severability:** If any provision of this Agreement shall be held to be invalid or unenforceable, then such provision shall be deemed to be written, construed, and enforced as so limited.
- 14. Waiver of Contractual Right:** The failure of any party to enforce any provision of this Agreement shall not be construed as a waiver of that party's right to subsequently enforce and compel strict compliance with every provision of the Agreement.
- 15. Applicable Law:** The laws of the State of Texas shall govern this Agreement.
- 16. Venue:** The venue for any all legal disputes arising under this Agreement shall be Hays County, Texas.

CITY OF DRIPPING SPRINGS:

[CONTRACTOR]

Bill Foulds, Jr., Mayor

[Authorized Signatory]

Date

Date

ATTEST:

Diana Boone, City Secretary

Attachment "A"

Application

CONFLICT OF INTEREST QUESTIONNAIRE

FORM CIQ

For vendor doing business with local governmental entity

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. See Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY	
Date Received	

1] Name of vendor who has a business relationship with local governmental entity.

Barton Publications, Inc dba News-Dispatch

2] Check this box if you are filing an update to a previously filed questionnaire. (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

1] Name of local government officer about whom the information is being disclosed.

City of Dripping Springs

Name of Officer

1] Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

Oves No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

Oves No

1] Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.

None

1] Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

Ashley Kontnier Digitally signed by Ashley Kontnier
Date: 2024.10.02 08:47:33 -05'00'

Signature of vendor doing business with the governmental entity

10/02/2024

Date

CONFLICT OF INTEREST QUESTIONNAIRE

For vendor doing business with local governmental entity

A complete copy of Chapter 176 of the Local Government Code may be found at <http://www.statutes.legis.state.tx.us/Docs/LG/htm/LG.176.htm>. For easy reference, below are some of the sections cited on this form.

Local Government Code§ 176.001(1-a): "Business relationship" means a connection between two or more parties based on commercial activity of one of the parties. The term does not include a connection based on:

- (A) a transaction that is subject to rate or fee regulation by a federal, state, or local governmental entity or an agency of a federal, state, or local governmental entity;
- (B) a transaction conducted at a price and subject to terms available to the public; or
- (C) a purchase or lease of goods or services from a person that is chartered by a state or federal agency and that is subject to regular examination by, and reporting to, that agency.

Local Government Code§ 176.003(a)(2)(A) and (B):

(a) A local government officer shall file a conflicts disclosure statement with respect to a vendor if:

(2) the vendor:

- (A) has an employment or other business relationship with the local government officer or a family member of the officer that results in the officer or family member receiving taxable income, other than investment income, that exceeds \$2,500 during the 12-month period preceding the date that the officer becomes aware that
 - (i) a contract between the local governmental entity and vendor has been executed; or
 - (ii) the local governmental entity is considering entering into a contract with the vendor;
- (B) has given to the local government officer or a family member of the officer one or more gifts that have an aggregate value of more than \$100 in the 12-month period preceding the date the officer becomes aware that:
 - (i) a contract between the local governmental entity and vendor has been executed; or
 - (ii) the local governmental entity is considering entering into a contract with the vendor.

Local Government Code§ 176.006(a) and (a-1)

(a) A vendor shall file a completed conflict of interest questionnaire if the vendor has a business relationship with a local governmental entity and:

- (1) has an employment or other business relationship with a local government officer of that local governmental entity, or a family member of the officer, described by Section 176.003(a)(2)(A);
- (2) has given a local government officer of that local governmental entity, or a family member of the officer, one or more gifts with the aggregate value specified by Section 176.003(a)(2)(B), excluding any gift described by Section 176.003(a-1); or
- (3) has a family relationship with a local government officer of that local governmental entity.

(a-1) The completed conflict of interest questionnaire must be filed with the appropriate records administrator not later than the seventh business day after the later of:

- (1) the date that the vendor:
 - (A) begins discussions or negotiations to enter into a contract with the local governmental entity; or
 - (B) submits to the local governmental entity an application, response to a request for proposals or bids, correspondence, or another writing related to a potential contract with the local governmental entity; or
- (2) the date the vendor becomes aware:
 - (A) of an employment or other business relationship with a local government officer, or a family member of the officer, described by Subsection (a);
 - (B) that the vendor has given one or more gifts described by Subsection (a); or
 - (C) of a family relationship with a local government officer.

BARTON PUBLICATIONS, INC.

Hays Free Press and News-Dispatch

CONSOLIDATED RATE SHEET

RATES FOR HAYS FREE PRESS

Retail and Classified Display earned rates are net and based on number of column inches per insertion. Bulk contracts are available.

Agency Rate	14.30
Local Open Rate.....	11.50
31-50"	11.00
51-90"	10.75
91-126"	10.50
127-168"	10.25
169" +	9.65

RATES FOR NEWS-DISPATCH

Display earned rates are net and based on the number of column inches per insertion. Bulk contracts available.

Agency Rate	11.25
Local Rate.....	9.65
31-50"	9.35
51-90"	9.00
91-126"	8.75
127-168"	8.50
169+	8.25

FREQUENCY DISCOUNTS

Contract Discount:

- 13 or more consecutive insertions earn a 20% discount off the earned rate.

COLOR

Full color is available on all ads for an additional \$2.50 per column inch. (15" minimum)

CLASSIFIEDS & LEGALS

- 20 Words.....\$9.20
- Additional Words..... 60¢

Classified & Legal Display ads are charged at local open rates, based on 6-column format

SPECIALTY PAGES

All ads in these pages require a 13-week minimum contract.

- Church Directory\$18/week
- Service Directory.....\$30/week
- Business listing on Church Page.....\$18/week
- Professional Directory.....\$35/week
- Women in Business.....\$45/week (6x commitment)

PRE-PRINTED INSERTS

Hays Free Press

All Inserts are billed for the full run	
Up to .25 oz	\$295
to .5 oz.....	\$365
to 1 oz.....	\$430
to 1.5 oz.....	\$465
to 2 oz.....	\$550
Over 2 oz	Call for Quote

News-Dispatch

Up to .25 oz	\$150
to .5 oz.....	\$180
to 1 oz.....	\$225
to 1.5 oz.....	\$300
to 2 oz.....	\$350
Over 2 oz	Call for Quote

Call for rates on inserts weighing other amounts

- Finished insert size cannot exceed 10.5" x 12"
- Inserts must arrive at our press no later than 5 p.m. Friday the week prior to publication.
Bryan Eagle Commercial Printing
1729 Briarcrest
Bryan, Texas 77802
(979) 731-4666
- Please call for rates for inserting bulky, undersized coupon books.

DEADLINES

The deadline for display advertising is 5 p.m. Friday the week prior to publication; classified advertising deadline is noon Monday the week of publication.

ACCEPTABLE MATERIALS

Advertisers who produce and provide their own ads should submit Adobe Acrobat PDF files, at 210 dpi with all fonts embedded.

If color, files must also be CMYK, with no four-color black text.

MECHANICAL REQUIREMENTS

Six column broadsheet format. Page depth is 20 inches; column width: 1.56 inches (9.36 picas) wide with .167 inch gutters. Full page width is 10".

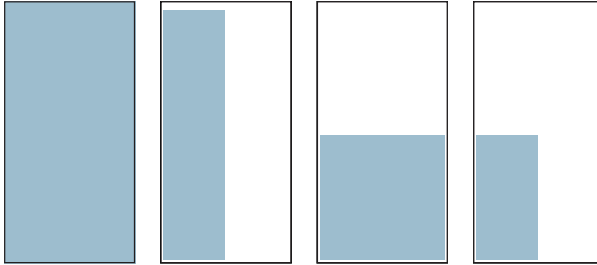
A 25% upcharge will be added to the weekly bill for guaranteed placement of ads.

GENERAL POLICIES

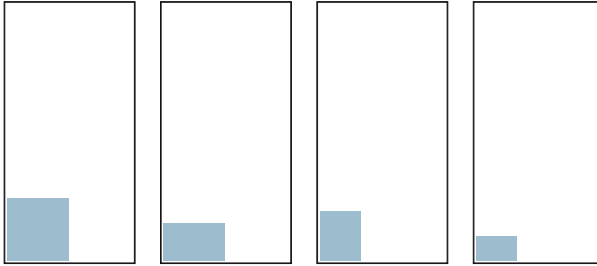
- Advertising taller than 18 inches will be billed for the full depth of the page.
- Earned and discounted rates are net to the newspaper.
- Earned and discounted rates apply only to those accounts in good standing.
- Accounts that fall 90 days past-due will lose the discounts and will be back-billed at the Local Open Rate.
- All advertisers are expected to pay in advance unless a credit application has been submitted and approved.
- Advertising that has the appearance of editorial copy will display the word "advertisement" plainly and prominently inside the ad.

Rate Card #2024-8-1

See Best of North
Hays County
results here



Full page Half page vertical Half page horizontal Quarter page vertical



Eighth page 3 col. x 3" 2 col. x 4" 2 col. x 2"

Hays Free Press

News-Dispatch

Full Page
6 col. x 20.125 inches
(10" w x 20.125" h)
One X = \$1291
Four X = \$1097
Thirteen X = \$1031

Full Page
6 col. x 20.125 inches
(10" w x 20.125" h)
One X = \$1103
Four X = \$937
Thirteen X = \$880

Half Page
6 col. x 10 inches
or 3 col. x 20.125 inches
(10" w x 10" h)
One X = \$645
Four X = \$550
Thirteen X = \$518

Half Page
6 col. x 10 inches
or 3 col. x 20.125 inches
(10" w x 10" h)
One X = \$540
Four X = \$459
Thirteen X = \$432

Quarter Page
3 col. x 10 inches
(4.9375" w x 10" h)
One X = \$330
Four X = \$289.50
Thirteen X = \$264

Quarter Page
3 col. x 10 inches
(4.9375" w x 10" h)
One X = \$280.50
Four X = \$238.50
Thirteen X = \$224.40

Eighth Page
3 col. x 5 inches
(4.9375" w x 5" h)
One X = \$172.50
Four X = \$146.60
Thirteen X = \$137.80

Eighth Page
3 col. x 5 inches
(4.9375" w x 5" h)
One X = \$144.75
Four X = \$123
Thirteen X = \$116

3 col. x 3 inches
(4.9375" w x 3" h)
One X = \$103.50
Four X = \$88
Thirteen X = \$83

3 col. x 3 inches
(4.9375" w x 3" h)
One X = \$86.85
Four X = \$73.75
Thirteen X = \$69.50

2 col. x 4 inches
(3.25" w x 4" h)
One X = \$92
Four X = \$78.25
Thirteen X = \$73.50

2 col. x 4 inches
(3.25" w x 4" h)
One X = \$77.25
Four X = \$65.50
Thirteen X = \$61.50

2 col. x 2 inches
(3.25" w x 2" h)
One X = \$46
Four X = \$39.25
Thirteen X = \$37

2 col. x 2 inches
(3.25" w x 2" h)
One X = \$38.50
Four X = \$32.75
Thirteen X = \$30.75

Full color is available on all ads for an additional \$2.50 per column inch. (15" minimum)

Top Banner
728 x 90 • \$325

Increase your business exposure with the Hays Free Press and News-Dispatch online editions.
Rates are per month.
Weekly rates available upon request.

Large Side Banner
300 x 250 • \$225

Small Side Banner
300 x 125 • \$125

SOCIAL MEDIA SPONSORED POST: **Let us post your ad on our social pages!**
\$100/post
\$225/3 posts
\$300/5 posts
Includes Facebook, Instagram and Twitter

PUBLISHER:
Ashley Kontnier
publisher@bartonpublicationsinc.com

NEWSROOM:
news@haysfreepress.com

ADVERTISING:
ads@haysfreepress.com
sales@haysfreepress.com

CLASSIFIEDS/PUBLIC NOTICES/CIRCULATION:
paper@haysfreepress.com
paper@haysnewsdispatch.com

HAYS FREE PRESS & NEWS-DISPATCH
113 W. CENTER STREET
KYLE, TX 78640

WWW.HAYSFREEPRESS.COM
WWW.HAYSNEWSDISPATCH.COM

OFFICIAL NEWSPAPER AGREEMENT

This Agreement, made and entered into this, the 15th day of October 2024, by and between the **City of Dripping Springs**, Texas (hereinafter referred to as the “City”) and _____ (hereinafter referred to as “Contractor”), is understood and agreed to be as set forth herein:

- 1. Description of Services:** In accordance with Chapter 52 of the Texas Local Government Code, the City has selected the Contractor to be its official newspaper. The City shall publish in its official newspaper each ordinance, notice, or other matter required by law or ordinance to be published. Tex. Loc. Gov’t Code § 52.004. The City and Contractor agree to the following:
 - (a) Contractor shall deliver affidavits of all published items submitted by the City of Dripping Springs to City Hall via mail, in person, or other electronic means as appropriate.
 - (b) Contractor shall conduct business in good faith displaying professionalism and a courteous manner in dealings with the staff, citizens, and customers of the City.
 - (c) Contractor will report to the City Administrator and City Secretary, verbally or in writing, any conflicts between Contractor and any citizen or customer in the course of performing said duties and responsibilities.
 - (d) Contractor shall maintain complete and accurate records of work performed for the City. Contractor shall manage both public and confidential records that the Contractor obtains pursuant to this Agreement with the understanding that some records may be subject to state open records laws. Contractor shall comply with the City’s public information policies.
 - (e) Performs other related duties as needed.
- 2. Payment for Services:** The City will compensate the Contractor in accordance with the fee structure contained in the Contractor’s submission included as *Attachment “A”*. The Contractor shall invoice the City in accordance with *Attachment “A”*. Any charge that is in excess of the costs attached shall not be paid by the City.
- 3. Duration:** This Agreement shall be in effect until the end of the 2024-2025 Fiscal Year, or September 30, 2025, after which time the City Council of the City of Dripping Springs is required by Texas Local Government Code Chapter 52 to adopt an official municipal newspaper.
- 4. Termination:** Either party may terminate this Agreement by a thirty (30) day written notice.
- 5. Relationship of Parties:** It is understood by the parties that the Contractor is an independent contractor with respect to the City and not an employee of the City. The City will not provide

fringe benefits, including health insurance benefits, paid vacation, or any employee benefit, for the benefit of the Contractor.

6. **Employees:** Contractor employees, if any, who perform services for the City under this Agreement shall also be bound by the provisions of this Agreement. At the request of the City, the Contractor shall provide adequate evidence that such persons are the Contractor's employees.
7. **Mandatory Disclosure:** Texas law requires that vendors make certain disclosures. Prior to the effective date of this Contract, the Contractor has submitted to the City a copy of the Conflict of Interest Questionnaire form (CIQ Form) approved by the Texas Ethics Commission (Texas Local Government Code Chapter 176), and the Contractor shall file a Form 1295 Certificate of Interested Parties (Form 1295) approved by the Texas Ethics Commission (Texas Government Code Section 2252.908). The Contractor also confirms it is in compliance with all Texas requirements related to government contracts including: (1) no boycott of Israel; (2) not listed as a foreign terrorist organization by the Texas Comptroller of Public Accounts; (3) Contractor does not have a policy or practice of discriminating against firearm entities or firearm trade associations; (4) Contractor does not boycott energy companies; and Contractor is compliant with all other Texas laws including any additional disclosure requirements.
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9. **Assignment:** The Contractor's obligation under this Agreement may not be assigned or transferred to any other person, firm, or corporation without the prior written consent of the City.
10. **Notice:** All notices required or permitted under this Agreement shall be in writing and shall be delivered either in person or deposited in the United States Mail, postage prepaid, and addressed as follows:

To the City:

City of Dripping Springs
 Attn: City Secretary
 PO Box 384
 Dripping Springs, TX 78620
 (512) 858-4725

To the Contractor:

[Contractor Business Name]
 Attn: [Contact Person]
 [Address]
 [City, State, Zip]
 [Phone Number]

Either party may change such address from time to time by providing written notice to the other party in the manner set forth above. Notice is deemed to have been received three (3) days after deposit in U.S. Mail.

- 11. Entire Agreement:** This Agreement contains the entire Agreement of the parties and there are no other promises or conditions in any other Agreement whether oral or written. This Agreement supersedes any prior written agreements between the parties.
- 12. Amendment:** This Agreement may be modified or amended only if the amendment is made in writing and is signed by both parties.
- 13. Severability:** If any provision of this Agreement shall be held to be invalid or unenforceable, then such provision shall be deemed to be written, construed, and enforced as so limited.
- 14. Waiver of Contractual Right:** The failure of any party to enforce any provision of this Agreement shall not be construed as a waiver of that party's right to subsequently enforce and compel strict compliance with every provision of the Agreement.
- 15. Applicable Law:** The laws of the State of Texas shall govern this Agreement.
- 16. Venue:** The venue for any all legal disputes arising under this Agreement shall be Hays County, Texas.

CITY OF DRIPPING SPRINGS:

[CONTRACTOR]

Bill Foulds, Jr., Mayor

[Authorized Signatory]

Date

Date

ATTEST:

Diana Boone, City Secretary

Attachment "A"

Application

XXXX1017202

Item # 11.

Newspaper Costs

Item # 11.

<u>Fiscal Year</u>	<u>Paper</u>	<u>Expenditures</u>	<u>Public Notice Costs</u>	<u>Notes</u>
FY22	San Marcos Daily Record (Century News)	\$ 11,331.67	\$ 4,960.08	Total expenditures may include more than ma project costs (bid postings) charged to the prc item and not the Public Notice Line Item
	The Austin Chronicle	\$ -	\$ -	
FY23	San Marcos Daily Record (Century News)	\$ 10,486.10	\$ 6,894.76	Total expenditures may include more than ma project costs (bid postings) charged to the prc item and not the Public Notice Line Item
	The Austin Chronicle	\$ 4,375.00	\$ -	DSRP Advertising (Rink & Other Events)
FY24	San Marcos Daily Record (Century News)	\$ 5,905.06	\$ 2,654.85	Total expenditures may include more than ma project costs (bid postings) charged to the prc item and not the Public Notice Line Item
	The Austin Chronicle	\$ 7,025.00	\$ -	DSRP Advertising (Rink & Other Events)

ay include object line
ay include object line
ay include object line



Public Notice
Line
\$35.14
\$6 tear sheet
Total: \$41.14

News-Dispatch Rate for same notice:
\$28.40
\$8 tear sheet
Total: \$36.40

P.O. Dripping Springs, TX 78620

Public Notice

Public Notice

Public Notice

Public Notice

General Help Wanted

General Help Wanted

City of Dripping Springs
Public Notice of Approved Ordinance
FY20 Budget Amendment
Effective Date: September 24, 2020
Ordinance No. 2020-50

AN ORDINANCE OF THE CITY OF DRIPPING SPRINGS, TEXAS AMENDING THE CURRENT 2019-2020 FISCAL YEAR BUDGET; FINDING MUNICIPAL PURPOSES; AUTHORIZING EXPENDITURES; PROVIDING FOR A SEVERABILITY CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

NOTICE TO CREDITORS

Notice is hereby given that original Letters Testamentary for the Estate of Robin R. Essl, Deceased, we issued on August 26, 2020, in Cause No. 20-2032-P, pending in the County Court at Law of Hays County, Texas, to: Georgia L. Essl.

All persons having claims against this Estate which is currently being administered are required to present them to the undersigned within the time and in the manner prescribed by law.

c/o: **Carrie Campbell**
Attorney at Law
303 Mesa Drive
Wimberley, Texas 78676

DATED the 16th day of September, 2020.

Carrie Campbell
 Attorney for Georgia L. Essl
 State Bar No.: 00792393
 303 Mesa Drive
 Wimberley, Texas 78676
 Telephone: (512) 847-1308
 Facsimile: (512) 847-3590
 E-mail: carriec1970@gmail.com

NOTICE OF PUBLIC HEARING
(Request for Zoning)

NOTICE OF PUBLIC HEARING
(Conditional Use Permit)

Notice is hereby given that the Planning & Zoning Commission of the City of Wimberley will hold a public hearing at the Wimberley City Hall on **Thursday, October 8, 2020 at 6:00 p.m.** to consider the following: **CUP-20-006** – an application for a Conditional Use Permit (CUP) to allow for the construction of a second residential building at 600 Flite Acres Road. Upon recommendation of the Planning & Zoning Commission, the City Council will also hold a public hearing on **Thursday, October 15, 2020, at 6:00 p.m.** at City Hall. Comments on this request from any member of the public may be presented in person at City Hall, by mail (221 Stillwater, Wimberley, TX), or by email (planner@cityofwimberley.com) prior to the hearing. The public will be granted an opportunity to speak at the hearings. Additional information concerning the proposed action is available for review at the Wimberley City Hall, 221 Stillwater, Wimberley, Texas.

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 Legals and Public
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drippingspringsnews.com

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NOW HIRING
 Sign on Bonus
 401K
 Insurance
Employment

Port Aransas Police Department

Immediate openings for experienced officers and dispatchers.

Details:
cityofportaransas.org

INDEPENDENT CONTRACTOR NEWSPAPER CARRIERS NEEDED!

Early morning hours, 7 days per week
 San Marcos & surrounding areas

Requirements:
 Valid Drivers License
 Social Security
 Dependable Vehicle
 Back Up Vehicle
 Dependability

Please call, text or email Rose @ (830)385-4298, rose@earlybirdexpressllc.com, Early Bird Express, LLC, Owner

General Help Wanted

General Help Wanted

General Help Wanted

Pubic Notice
Display
\$149.77
\$6 tear sheet
Total: \$155.77

News-Dispatch Rate
for same display notice:
\$137.51
\$8 tearsheet
Total: \$145.51

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SIFII

P.O. Box 702 Dripping Springs, TX 78620

Public Notice

Public Notice

Public Notice

General Help Wanted

General Help Wanted

General Help Wanted

**REQUEST FOR QUALIFICATIONS FOR
 "GRANT WRITING SERVICES
 OLD FITZHUGH ROAD PROJECT"
 CITY OF DRIPPING SPRINGS, TEXAS**

PUBLIC NOTICE

Notice is hereby given that the City of Dripping Springs, Texas is soliciting Statements of Qualifications for Grant Writing and Management Services Old Fitzhugh Road Project.

Sealed Statements of Qualifications must be submitted in one (1) original, five (5) copies, and one (1) electronic copy in PDF format on a flash drive and shall be delivered to:

City of Dripping Springs, Texas
 Attn: Ginger Faught, Deputy City Administrator
 511 Mercer Street
 Dripping Springs, Texas 78620

In lieu of paper submissions, submissions may be made through electronic submission by email to gfaught@cityofdrippingsprings.com with the subject line "OFR Grant Writing Services". Documents should be submitted in PDF format. Statements of Qualifications must be submitted **by 4 p.m. on October 30, 2020**, at which time the statements will be publicly opened and read aloud. Statements received after the opening date and time will not be considered.

A pre-proposal meeting will be held on October 23, 2020 at 10 a.m. via Zoom Meeting. This meeting is optional. If interested in participating in the pre-proposal meeting please email kcampbell@cityofdrippingsprings.com by October 16, 2020. Information to participate in the Zoom Meeting will be provided prior to the meeting to any person who has requested to participate.

If additional information is requested, please email questions to Ginger Faught, Deputy City Administrator at gfaught@cityofdrippingsprings.com with "OFR Grant Writing Services" in the subject line. RFQs may be picked up at the above address or viewed online at the City's website at www.cityofdrippingsprings.com.

Administrative Assistant
 North Hays County Emergency Service
 District #1 has a part-time vacancy.
 - \$12 to \$20/hr. DOQ
 - 10-20 hours per week
 - Flexible schedule
 - No holidays or weekends

Direct questions, resumes and letters of interest to
administrator@northhayscountyesd1.org
 or mail to:

NHCESD#1
 PO Box 1604
 Dripping Springs, TX 78620

See Job description on home page
<https://www.northhayscountyesd1.org/administrative-assistant/>



Texas F


Garrison Brothers Dis looking for someone c with us as a Hospitality part-time (on Fridays & down the road).

We start early and we individual will greet vis up our equipment, swe bourbon samples for c

This individual will co most people learn in a with our guests. All wi

To apply, please visit t resume to sitandsip@g job description from M

Wallflowers, socialites, APPLY.



General Help Wanted

General Help Wanted

DRIPPING SPRINGS DAIRY QUEEN

NOW HIRING GENERAL MANAGER
 IMMEDIATE OPENINGS

What We Offer:
 Competitive Pay
 Paid Holidays and Vacation
 Incentive Pay and Career Advancement

General Help Wanted

INDEPENDENT NEWSPAPER CAF

Early morning hour
 San Marcos & su

Require
 Valid Drive
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Public Notice

Public Notice



NOTICE TO CREDITORS

Notice is hereby given that original Letters Testamentary for the Estate of Judy Czop, Deceased, were issued on October 5, 2020 in Cause No. 20-0293-P pending in the County Court at Law of Hays County, Texas to John R. Czop, as Independent Executor of said Estate. All persons having claims against this Estate are required

General Help Wanted
IMMEDIATE HIRE
 For male and female caregivers in

Notice is hereby given that original Letters Testamentary for the Estate of Richard C. Graham, Deceased, were issued on June 23, 2020. in Cause No. 20-0154-P. pending

Legal Notice

\$10.36

\$6 tear sheet

Total:

\$116.36

DATED the 21st day of July, 2020.

Carrie Campbell

News-Dispatch

Rate for same display notice

\$101.33

\$8 tear sheet

Total: \$109.33

All interested are required to present them to the undersigned within the time and in the manner prescribed by law.

George Shaw

c/o Carrie Campbell

190 Oak Drive

Wimberly, Texas 78676

DATED the 21st day of July, 2020.

Carrie Campbell

190 Oak Drive

Wimberly, Texas 78676

Telephone: (512) 847-1308

Fax: (512) 847-3590

Did you know?
You can now view the Legals and Public Notices Online at drippingspringsnews.com

Public Notice

Public Notice

Public Notice

Public Notice

Public Notice to Contractors

Wimberly Village Library District

Wimberly Village Library District (WVLD) is soliciting bids from businesses or individuals interested in a contract for the following positions: Landscape Maintenance, Facilities Maintenance, Facility Custodian, and Pest Control. A job specification packet will be available at the Wimberly Village

www.fema.gov/plan/prevent/fhm/bfe, or call the FEMA Mapping and Insurance eXchange toll free at 1-877-FEMA MAP (1-877-336-2627).

Public Notice

Public Notice

Public Notice

CITY OF DRIPPING SPRINGS, TEXAS MUNICIPAL BUDGET HEARING NOTICE FISCAL YEAR 2020-2021

The City of Dripping Springs, Texas, will hold a public hearing at the following day, time and place for the purpose of receiving written or oral comments concerning the proposed budget for fiscal year 2020-2021.

Date: August 11, 2020

Time: 6:30 p.m.

Place: City Hall Council Chambers via Zoom Videoconference

511 Mercer Street, Dripping Springs, Texas 78620

(Meeting join information is posted on the City's website calendar)

This budget will raise more total property taxes than last year's budget by \$224,350 or 17.23% and of that amount \$177,956 is tax revenue to be raised from new property added to the tax roll this year.

All interested citizens are encouraged to attend and/or submit written comments. A copy of the proposed budget in its entirety is available for public inspection during normal business hours in the office of the City Secretary, 511 Mercer Street, Dripping Springs, Texas 78620 and on the City's web site at cityodrippingsprings.com. Written comments can be emailed to City Secretary Andrea Cunningham at acunningham@cityofdrrippingsprings.com or mailed to the Attention of the City Secretary, City of Dripping Springs, PO Box 384, Dripping Springs, TX 78640.

General Help Wanted

General Help Wanted

INDEPENDENT CONTRACTOR NEWSPAPER CARRIERS NEEDED!

Early morning hours, 7 days per week
San Marcos & surrounding areas

Requirements:

Valid Drivers License

Social Security

Dependable Vehicle

Back Up Vehicle

Dependability

Please call, text or email Rose

@ (830)385-4298,

rose@earlybirdexpressllc.com,

Early Bird Express, LLC,

Owner



GEO #90611208

Geographic ID

R52090

Address:

2 Maplewood Circle

Wimberly, Texas

78676

(203) 948-4444

Classifieds Work!

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V & V M

2915 S. ZA

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VIEWING: SAT

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JOHN SISK AUCTION

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Both non-pr
including Non-Part

Provide us your des

CALL TO

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Donate A Boat or Car Today

Boat Angel

"2-Night Free Vacation"

NOTICE OF PUBLIC HEARING ON TAX INCREASE

A tax rate of \$ 0.1900 per \$100 valuation has been proposed by the governing body of the City of Dripping Springs, Texas.

PROPOSED TAX RATE	0.1900 per \$100
NO-NEW REVENUE TAX RATE	0.1850 per \$100
VOTER-APPROVAL REVENUE TAX RATE	0.2077 per \$100

The no-new-revenue tax rate is the tax rate for the 2020 tax year that will raise the same amount of property tax revenue for the City of Dripping Springs from the same properties in both the 2019 tax year and the 2020 tax year.

The voter-approval rate is the highest tax rate that the City of Dripping Springs may adopt without holding an election to seek voter approval of the rate.

The proposed tax rate is greater than the no-new-revenue tax rate. This means that the City of Dripping Springs is proposing to increase property taxes for the 2020 tax year.

A PUBLIC HEARING ON THE PROPOSED TAX RATE WILL BE HELD ON SEPTEMBER 8, 2020 AT 6:30 P.M. AT CITY HALL – 511 MERCER STREET – DRIPPING SPRINGS, TEXAS OR VIRTUALLY AS SHOWN ON THE CITY WEBSITE www.cityofdrippingsprings.com. THE PUBLIC IS INVITED TO ATTEND THE HEARING AT CITY HALL IN PERSON IF DESIRED.

The proposed tax rate is not greater than the voter-approval tax rate. As a result, the City of Dripping Springs is not required to hold an election at which voters may accept or reject the proposed tax rate. However, you may express your support or opposition the proposed tax rate by contacting the members of the City Council of the City of Dripping Springs at their officers or by attending the public hearing mentioned above.

YOUR TAXES OWED UNDER ANY OF THE TAX RATES MENTIONED ABOVE CAN BE CALCULATED AS FOLLOWS:

Property tax amount = (tax rate) x (taxable value of your property)/100

FOR the proposal: Taline Manassian, Wade King, April Harris Allison, Todd Purcell, Travis Crow
 AGAINST the proposal: None
 ABSENT: None

The 86th Legislature modified the manner in which the voter-approval tax rate is calculated to limit the rate of growth of property taxes in the state.

The following table compares the taxes imposed on the average residence homestead by the City of Dripping Springs last year to the taxes proposed to be imposed on the average residence homestead by the City of Dripping Springs this year.

	2019	2020	Change
Total Tax Rate (per \$100 of value)	0.1900	0.1900	\$0.00
Average homestead taxable value	\$352,150	\$373,261	Increase of 5.99%
Tax on average homestead	\$669	\$709	Increase of \$40 or 5.99%
Total tax levy on all properties	1,303,165	1,453,887	Increase of \$150,277 or 11.57%

For assistance with tax calculations, please contact the tax assessor for City of Dripping Springs at 512-393-5545 or jenifer.okane@co.hays.tx.us, or visit www.hayscountytax.com for more information.

Tax Rate
Hearing
Notice
\$283.50
\$6 tear sheet
Total:
\$289.50

~~FOR the proposal: Douglas L. Bott~~
News-Dispatch
Rate for same
display notice
\$260.55
\$8 tear sheet
Total: 268.55

Difference in rates per \$100 of value
 Percentage increase/decrease in rate
 Average appraised residence homes
 General homestead exemptions ava
 (excluding 65 years of age or older or disabl
 Average residence homestead taxab
 Tax on average residence homestea
 Annual increase/decrease in taxes if
 proposed tax rate is adopted (+/-)
 and percentage of increase (+/-)

NOTICE OF ELECTION

If the district adopts a combined de that would result in the taxes on th percent, the qualified voters of the determine whether to reduce the of rate under Section 49.23603, Water

The 86th Texas Legislature modi calculated to limit the rate of growtl

	News-Dispatch	Century News
Newspaper devotes not less than 25% of total column lineage to general items.	✓	✓
Newspaper is published at least once per week.	✓	✓
Newspaper is entered as 2 nd Class Postal Matter.	✓	✓
Newspaper published regularly and continuously the past 12 months.	✓	✓
Newspaper has not omitted more than two issue in the past 12 months.	✓	✓
Newspaper notices are accessible to the public on the newspaper's website at no cost.	✓	✓
Newspaper submimts published notices to the Texas Press Association.	✓	✓
Number of subscribers in zip code 78620.	102	600
Number of subscribers in zip code 78619.	51	67
Number of subscribers in zip code 78737.	46	92
Number of kiosk placements in the city and extraterritorial jurisdiction.	200	21
Public Notice Rate	\$145.51	\$155.77
Legal Notice Rate	\$109.33	\$116.36
Tax Rate Hearing (1/4 Page)	\$268.55	\$289.50
Publication Affidavit **All notices require an affidavit tear sheet (affidavit plus newspaper clipping)	\$8.00	\$6.00



City Council Planning Department Staff Report

City Council Meeting: November 5, 2024
Project No: ZA2024-004
Project Planner: Tory Carpenter, AICP – Planning Director

Item Details

Project Name: 109 Bonnie Drive
Property Location: 109 Bonnie Drive
Legal Description: Dripping Springs Heights, Block B, Lot 15
Applicant: Mary Faith Pryer
Property Owners: Mary Faith Pryer
Request: Zoning Amendment from Single Family (SF-1) to Local Retail (LR)
Recommendation: Staff recommends denial of the zoning amendment.



Overview

The applicant seeks a zoning amendment for 109 Bonnie Dr to change the current zoning from Single-Family Residential (SF-1) to Local Retail (LR) to accommodate a variety of commercial uses. The application includes a variety of proposed uses, including insurance agencies, legal services, health services, real estate offices, brokerage services, artisan shops, artist studios, and galleries. The applicant also highlights the potential for future sale of the property.

Per Ch. 30 Exhibit A

- **SF-1 – Single-family residential district—Low density:** *The SF-1, single-family residential district is intended to provide for development of low-density, detached, single-family residences on lots of at least one acre in size.*

The applicant is requesting a zoning amendment to “LR”

- **LR – Local Retail:** *The LR, local retail district is established to provide areas for low intensity, specialized retail sales that are intended to service local neighborhoods, citizens, and visitors of the city. Bed-and-breakfasts are permitted within local retail districts. General, office, regional commercial, or commercial services uses should not be permitted.*

Analysis

	SF-1	LR	Differences between SF-1 & LR
Max Height	2.5 stories / 40 feet	2 stories / 40 feet	None
Min. Lot Size	1 acre	5,000 square feet	0.89 acres less
Min. Lot Width	Unregulated	50 feet	50 feet more
Min. Lot Depth	Unregulated	100 feet	100 feet
Min. Front/Side/Rear Yard Setbacks	25 feet / 15 feet / 25 feet	15 feet / 10 feet / 10 feet	10 feet / 5 feet / 5 feet less
Impervious Cover	30%	60%	30% more

Surrounding Properties



Direction	Zoning District	Existing Use	Future Land Use
North	LR	Retail Center	N/A
East	SF-1	Single Family	
South	SF-1	Single Family	
West	SF-1	Single Family	

Approval Criteria for Zoning Amendment (Chapter 30 Zoning, Exhibit A, Sec 2.28.1 and 2.28.2)

2.28.2 The Planning & Zoning Commission and the City Council shall consider the following factors:

Factors	Staff Comments
<p>1. whether the proposed change will be appropriate in the immediate area concerned;</p>	<p>While there is a commercial services-zoned property to the northeast housing an existing retail center, the immediate area surrounding the subject property is predominantly zoned and developed for single-family residential (SF-1) uses.</p> <p>The proposed Local Retail (LR) zoning would introduce commercial activity on a parcel surrounded on three sides by residences, making it incompatible with the immediate residential environment. The nearby retail center does not justify further encroachment of commercial zoning into the residential core.</p>
<p>2. their relationship to the general area and the City as a whole;</p>	<p>Although there is commercial activity nearby to the northeast, the subject property remains in a primarily residential area. The broader area to the south, west, and east is residential in nature, and the proposed change would be inconsistent with the overall land use pattern. Expanding commercial zoning into this residential area would undermine the residential character of the general area and disrupt the city’s planning vision for cohesive neighborhood development.</p>
<p>3. whether the proposed change is in accord with any existing or proposed plans for providing public schools, streets, water supply, sanitary sewers, and other utilities to the area;</p>	<p>There are no existing or proposed plans affected by this request.</p>
<p>4. the amount of undeveloped land currently classified for similar development in the vicinity and elsewhere in the City, and any special circumstances which may make a substantial part of such undeveloped land unavailable for development;</p>	<p>Approval of this request would not make other land unavailable for development.</p>
<p>5. the recent rate at which land is being developed in the same zoning classification, particularly in the vicinity of the proposed change;</p>	<p>There are no similarly zoned properties in the vicinity.</p>
<p>6. how other areas designated for similar development will be, or are unlikely to be, affected if the proposed amendment is approved;</p>	<p>Approval of this request would into impact other similar commercial development.</p>
<p>7. whether the proposed change treats the subject parcel of land in a manner which is significantly different from decisions made involving other, similarly situated parcels; and</p>	<p>The subject parcel is currently surrounded by other SF-1-zoned properties that have maintained their residential character despite the proximity to the retail center to the northeast. Approving this rezoning would treat this property differently from similarly situated parcels, setting a precedent for commercial encroachment into residential neighborhoods, which could destabilize zoning consistency.</p>

<p>8. any other factors which will substantially affect the public health, safety, morals, or general welfare.</p>	<p>Introducing a retail use in a primarily residential area could increase traffic and disruption to nearby properties. The proposed zoning amendment could affect the general welfare of nearby property owners.</p>
--	---

Recommendation

Staff recommends **Denial** of the zoning amendment as presented.

At their October 22, 2024 meeting, the Planning & Zoning Commission voted to unanimously recommend denial of the zoning amendment.

Council Consideration

2.35.1. Council review: Every application or proposal which is recommended for approval or approval with conditions by the P&Z shall be automatically forwarded, along with the P&Z's recommendation, to the city council for setting and holding of public hearing thereon following appropriate public hearing notification, as prescribed in subsection 2.32. The city council may then approve the request, approve it with conditions, or disapprove it by a simple majority vote of the city council members present and voting, except where super majority is required as listed below.

2.35.2. Unanimously denied by P&Z: If P&Z unanimously recommends denial, approval by the city council shall require an affirmative vote by a two-thirds majority of those present and voting. No zoning change shall become effective until after the adoption of an ordinance for same.

Public Notification

A legal notice advertising the public hearing was placed in the Dripping Springs Century-News, signs were posted on the site, notice was placed on the City Website, and all property owners within a 300-foot radius of the site were notified of the zoning map amendment. To date, no letters for or against the request have been received.

Attachments

Exhibit 1 – Zoning Amendment Application

Recommended Action:	Recommend denial of the requested Zoning Amendment
Alternatives/Options:	Recommend approval of the zoning map amendment.
Budget/Financial Impact:	All fees have been paid.
Public Comments:	None as of the date of this report.
Enforcement Issues:	N/A

Local Retail Land Uses

P – Permitted

C- Conditional

AGRICULTURE			Bar	C
Orchard/Crop Propagation	C		Convenience Store (Without Gas Sales)	C
Small Scale Farm	C		Studio, Tattoo or Body Piercing	C
Farm Animals (Exempt - FFA, 4H)	C		Antique Shop	P
Farm Animals (Non-Exempt)	C		Appliance Repair	P
Garden (Non-Retail)	P		Art Dealer/Gallery	P
RESIDENTIAL			Artisan's Shop	P
Rooming/Boarding House	P		Bakery or Confectionary (Retail)	P
Accessory Bldg./Structure (Nonresidential)	P		Barbershop	P
Duplex/Two-Family	P		Beauty Shop	P
Garden Home/Townhome	P		Bed and Breakfast Inn or Facility	P
Home Occupation	P		Bicycle Sales and Repair	P
Living Quarters on Site with a Business	P		Book Store	P
Multiple-Family Dwelling	P		Computer Sales	P
Residential Loft	P		Consignment Shop	P
Swimming Pool, Private	P		Cooking School	P
OFFICE			Dance/Drama/Music Studio or School	P
Check Cashing Service	P		Drapery, Blind Upholstery Store	P
Armed Services Recruiting Center	P		Financial Services	P
Credit Agency	P		Florist Shop	P
Insurance Agency Offices	P		Food or Grocery Store (Limited)	P
Offices, General/Professional	P		Furniture Store (New and/or Used)	P
Office, Brokerage Services	P		Garden Shop (Inside Storage)	P
Offices, Health Services	P		Hardware Store	P
Offices, Legal Services	P		Locksmith	P
Offices, Professional	P		Market (Public)	P
Offices, Real Estate Office	P		Needlework Shop	P
Security Monitoring Company	P		Pet Shop/Supplies	P
Telemarketing Center	P		Pharmacy	P
PERSONAL AND BUSINESS SERVICES			Photocopying/Duplicating	P

Photography Studio	P
Restaurant (No Drive-Through Service)	P
Shoe Repair	P
Tailor Shop	P
Tool and Machinery Rental (Indoor Storage)	P
Used Merchandise/Furniture	P
Vacuum Cleaner Sales and Repair	P
Veterinarian Clinic (Indoor Kennels)	P
Woodworking Shop (Ornamental, Handmade)	P
Cafeteria	C
Mobile food vendor - longer than 10 days	C
Mobile food vendor court	C
Artist Studio	P
Live-in Security Quarters	P
Mobile food vendor - 10 days or less	P
Travel Agency	P
Temporary Outdoor Sales/Promotion	P
TRANSPORTATION AND AUTO SERVICES	
Automobile Repair, Minor	C
Auto Financing and Leasing	P
Tire Dealer, Indoor Storage	P
Parking Structure, Commercial	C
AMUSEMENT/ RECREATION	
Gaming Club (private)	C
Museum	P
Psychic Reading Services	P
Video Rentals/Sales	P

Health Club	P
Park and/or Playground	P
INSTITUTIONAL/GOVERNMENT	
Assisted Living Facility	C
Hospice	C
Water Supply Facility (Private)	C
Wireless Communications Tower	C
Home for the Aged, Residential	C
Hospital (Acute Care, General)	C
Maternity Home	C
Nursing/Convalescent Home	C
Orphanage	C
Sewage Pumping Station	C
Telephone Switching/Exchange Bldg.	C
Wastewater Treatment Plant	C
Water Supply (Elevated Storage Tank)	C
Child Day-Care Facility	P
Church, Religious Assembly	P
Civic Club	P
Fire Station	P
Fraternal Lodge or Union	P
Group Day-Care Home	P
Medical Clinic or Office	P
Library	P
Philanthropic Organization	P
Post Office	P
School, K Through 12 (public or private)	P
LIGHT INDUSTRIAL/MFG.	
Contractor's Temporary On-site Office	C
Contractor's Office (No Outside Storage)	P



DRIPPING SPRINGS
Texas

City of Dripping Springs

Item # 12.

PHYSICAL: 511 Mercer Street • MAILING: PO Box 384
Dripping Springs, TX 78620

512.858.4725 • cityofdrippingsprings.com

ZONING/PDD AMENDMENT APPLICATION

Case Number (staff use only): _____ - _____

CONTACT INFORMATION

PROPERTY OWNER NAME Mary Faith Pryor
STREET ADDRESS 109 Bonnie Dr.
CITY Dripping Springs STATE TX ZIP CODE 78620
PHONE 512-738-3333 EMAIL ascendmountains@gmail.com

APPLICANT NAME Mary Faith Pryor
COMPANY _____
STREET ADDRESS Same
CITY _____ STATE _____ ZIP CODE _____
PHONE _____ EMAIL _____

REASONS FOR AMENDMENT

- TO CORRECT ANY ERROR IN THE REGULATION OR MAP
- TO RECOGNIZE CHANGES IN TECHNOLOGY, STYLE OF LIVING, OR MANNER OF CONDUCTING BUSINESS
- TO RECOGNIZE CHANGED CONDITIONS OR CIRCUMSTANCES IN A PARTICULAR LOCALITY
- TO MAKE CHANGES IN ORDER TO IMPLEMENT POLICIES REFLECTED WITHIN THE COMPREHENSIVE PLAN

PROPERTY & ZONING INFORMATION

PROPERTY OWNER NAME	Mary Faith Pryor
PROPERTY ADDRESS	109 Bonnie Drive, Dripping Springs, TX. 78620
CURRENT LEGAL DESCRIPTION	DRIPPING SPRINGS HEIGHTS, BLOCK B, LOT 15
TAX ID#	R26672
LOCATED IN	<input checked="" type="checkbox"/> CITY LIMITS <input type="checkbox"/> EXTRATERRITORIAL JURISDICTION
CURRENT ZONING	SF-1
REQUESTED ZONING/AMENDMENT TO PDD	LR
REASON FOR REQUEST <i>(Attach extra sheet if necessary)</i>	The applicant requests zoning approval for 109 Bonnie Dr to accommodate possible rentals for local businesses. This space aims to support a diverse range of commercial activities, including insurance agencies, general and professional services, brokerage services, health services, legal services, real estate offices, art dealers/galleries, artisan shops, and artist studios. This zoning change will enable the integration of various professional and creative enterprises, promoting a vibrant business community and providing flexible leasing options to meet local demands.
INFORMATION ABOUT PROPOSED USES <i>(Attach extra sheet if necessary)</i>	The proposed uses for 109 Bonnie Dr encompass a variety of business types to ensure its versatile utility. The space will be available for insurance agencies, general and professional service providers, brokerage services, health services, legal services, real estate offices, art dealers/galleries, artisan shops, and artist studios. By offering a conducive environment for both commercial and artistic ventures, 109 Bonnie Dr aims to become a central hub for local enterprises. Additionally, the property retains the potential for future sale, facilitating adaptive use and offering long-term investment opportunities.

COMPLIANCE WITH OUTDOOR LIGHTING ORDINANCE? *

(See attached agreement).

YES (REQUIRED)* YES (VOLUNTARY)* NO*

* If proposed subdivision is in the City Limits, compliance with Lighting Ordinance is **mandatory**. If proposed subdivision is in the ETJ, compliance is **mandatory** when required by a Development Agreement or as a condition of an Alternative Standard/Special Exception/Variance/Waiver.

Voluntary compliance is strongly encouraged by those not required by above criteria *(see Outdoor Lighting tab on the CODS webpage and online Lighting Ordinance under Code of Ordinances tab for more information).*

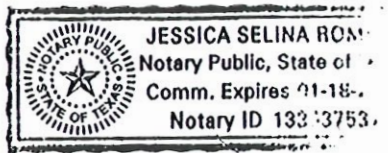
APPLICANT'S SIGNATURE

The undersigned, hereby confirms that he/she/it is the owner of the above described real property and further, that Mary Prior is authorized to act as my agent and representative with respect to this Application and the City's zoning amendment process.
(As recorded in the Hays County Property Deed Records, Vol. attached Pg. _____.) ban # 140367051

Mary Prior
Name

Owner
Title

STATE OF TEXAS §
 §
COUNTY OF HAYS §



This instrument was acknowledged before me on the 7th day of August,
2020 by Shirley Lynne Brown

Notary Public, State of Texas

My Commission Expires: 01-18-20

Mary Prior
Name of Applicant

109 Bonnie Drive
Zoning Amendment from SF-1 to LR Request
for Appointment-Based Small Professional Business

1. Request for LR Low-Impact Business Uses

The SF-1 zoning permits an *artist studio*, currently the only “P” (permitted) use under SF-1. Proposing beyond this, I seek flexibility to use the property for a *small professional business*, by appointment only. This amendment would enable low-impact business in the LR zoning, without converting the property to a higher-intensity commercial use, and it provides flexibility beyond a single-use designation as SF-1.

2. Community Support and Alignment with Local Trends

Neighbors on Bonnie Drive and Judy Lane have expressed support for this change to LR zoning, which suggests alignment with current property uses in the area (e.g., AirBnB, small businesses) and anticipated future growth. See #4, the side building of Cowgirls and Lace with parking spaces and front entrance is already located on Bonnie Drive next door to my property, and a commercial home and additional vacant property on 290 across the street.

3. Consistency with Other Local Low-Impact Professional Businesses

Low-foot-traffic businesses, such as Ms. Curran’s CPA office on Hwy 290, operate under LR zoning with minimal impact. My request for LR zoning would provide a similar low-impact, appointment-based service space that fits well within our community standards. I’m not proposing a high-traffic retail space like those on Mercer or RR12, only a *small professional business services* that complement the neighborhood.

4. Neighboring Commercial Property, Retail Cohesion Along the US-290 Corridor

My property sits adjacent to Cowgirls and Lace, with one of their side buildings featuring a front entrance and parking spaces on Bonnie Drive. Additionally, 104 Bonnie Drive is a commercial property, situated behind a vacant 290 frontage lot owned by another party. 104 Bonnie Drive property is within the neighborhood’s setbacks and is located across from the Cowgirls and Lace building on Bonnie Drive. I have collaborated with Cowgirls and Lace owners about potentially clearing the brush between our properties, which would enhance visual cohesion and allow for coordinated green space improvements, providing aesthetic and practical benefits.

5. Alignment with Dripping Springs’ Identity and Economy

Including non-profit businesses in the area, Dripping Springs is known as the “Wedding Capital of Texas,” my property has potential to support related appointment-based businesses, such as photography studio, wedding planners, or other *small professional services*. These businesses align with the town’s identity and enhance the local economy and contribute to the community’s identity.

6. Highlight of Light Retail Precedents Along US-290 Corridor

The corridor from Bonnie Drive to Mercer Street has seen residential-to-light-retail conversions, including *small professional businesses*, reflecting Dripping Springs’ growth. With the upcoming expansion from four to six lanes on Hwy 290, rezoning my property to LR would seamlessly support this evolution, offering other *appointment-only small professional business services* that align with the community’s vision and growth.

7. Investment Use as Small Professional Services

I intend to convert the property to investment use in the coming year moving overseas and seeking zoning flexibility for low-impact options beyond Airbnb. With an LR zoning, I could lease to small professionals, creating options that support both community needs and investment goals. While an artist studio is permitted under the current SF-1 zoning, shifting to an appointment-only for artwork sales and possible small gallery would raise zoning issues to LR. The requested flexibility allows for *appointment-only small professional business services*, without repeated zoning applications.

8. Streamlined Permitting for Appointment-Only Professional Business

The permitting requirements for an *artist studio* in SF-1 closely resemble those for *appointment-only small professional business services* under LR zoning. Rezoning to LR would broaden permissible uses for the property, enabling flexibility for other *appointment-only small professional business services* while maintaining minimal disruption to the neighborhood. This approach aligns with community planning goals, providing a stable, low-impact business model suited to Dripping Springs' growth.

CITY OF DRIPPING SPRINGS
ORDINANCE No. 2024-__

AN ORDINANCE OF THE CITY OF DRIPPING SPRINGS, TEXAS (“CITY”), REZONING ONE TRACT OF LAND, TOTALING APPROXIMATELY 0.774 ACRES FROM SINGLE FAMILY (SF-1) DISTRICT TO LOCAL RETAIL (LR); AND PROVIDING FOR THE FOLLOWING: FINDINGS OF FACT; ENACTMENT; REPEALER; SEVERABILITY; EFFECTIVE DATE; AUTHORIZING THE CITY ADMINISTRATOR TO NOTE THE CHANGE ON THE OFFICIAL ZONING MAP OF THE CITY; PROPER NOTICE & MEETING.

WHEREAS, the City Council of the City of Dripping Springs ("City Council") seeks to promote orderly land use and development within the City; and

WHEREAS, the City Council finds to be reasonable and necessary the rezoning of the tract, described more fully in Attachment “A” and totaling approximately .774 acres, from Single Family (SF-1) to Local Retail (LR); and

WHEREAS, the City Council recognizes changed conditions and circumstances in the particular location; and

WHEREAS, the City Council finds that the zoning change is compatible with the surrounding area and with the City's Zoning Ordinance and Comprehensive Plan; and

WHEREAS, after notice and hearing required by law, a public hearing was held before the Dripping Springs Planning and Zoning Commission on October 22, 2024, to consider the proposed amendment and the Planning and Zoning Commission unanimously recommended denial of the proposed change; and

WHEREAS, after public hearing held by the City Council on November 5, 2024, the City Council voted to approve the proposed amendment by an affirmative vote by a two-thirds majority of those present and voting in accordance with section 2.35.2 of the City’s Zoning Ordinance; and

WHEREAS, pursuant to Texas Local Government Code Section 51.001, the City has general authority to adopt an ordinance or police regulation that is for the good government, peace or order of the City and is necessary or proper for carrying out a power granted by law to the City; and

WHEREAS, pursuant to Chapter 211 of the Texas Local Government Code, the City has the authority to zone and rezone property; and

WHEREAS, the City Council finds that it is necessary and proper for the good government, peace or order of the City of Dripping Springs to adopt this Ordinance.

NOW, THEREFORE, BE IT ORDAINED by the City Council of Dripping Springs:

1. FINDINGS OF FACT

The foregoing recitals are incorporated into this Ordinance by reference as findings of fact as expressly set forth herein.

2. ENACTMENT

One tract of land totaling approximately .774 acres and described more fully in Attachment “A” and shown in Attachment “B”, is hereby rezoned from Single Family (SF-1) to Local Retail (LR).

3. REPEALER

All ordinances, resolutions, or parts thereof, that are in conflict or inconsistent with any provision of this Ordinance are hereby repealed to the extent of such conflict, and the provisions of this Ordinance shall be and remain controlling as to the matters regulated, herein.

4. SEVERABILITY

Should any of the clauses, sentences, paragraphs, sections or parts of this Ordinance be deemed invalid, unconstitutional, or unenforceable by a court of law or administrative agency with jurisdiction over the matter, such action shall not be construed to affect any other valid portion of this Ordinance.

5. CHANGE ON ZONING MAP

The City Administrator is hereby authorized to and shall promptly note the zoning change on the official Zoning Map of the City of Dripping Springs, Texas.

6. EFFECTIVE DATE

This Ordinance shall be effective immediately upon passage.

7. PROPER NOTICE & MEETING

It is hereby officially found and determined that the meeting at which this Ordinance was passed was open to the public, a public hearing was held, and that public notice of the time, place and purpose of said hearing and meeting was given as required by the Open Meetings Act, Texas Government Code, Chapter 551.

PASSED & APPROVED this, the ____ day of _____ 2024, by a vote of ____ (ayes) to ____ nays to ____ (abstentions) of the City Council of Dripping Springs, Texas.

CITY OF DRIPPING SPRINGS:

Bill Foulds, Jr., Mayor

ATTEST:

Diana Boone, City Secretary

ATTACHMENT "A"

109 Bonnie Drive

Legal Description: Dripping Springs Heights, Block B, Lot 15

ATTACHMENT "B"
.774 ACRE PROPERTY DEPICTION





DRIPPING SPRINGS
Texas

To: Mayor Bill Foulds, Jr. and City Council, City of Dripping Springs

From: Shawn Cox, Deputy City Administrator 

Date: November 5, 2024

RE: FY 2025 Proposed Budget Amendment #1

General Fund:

Revenues:

- Balance Fwd. has increased **\$439,269.11** (From \$2,682,552.45 to \$3,121,821.56)
 - This Fund Balance increase is made up of a balance forward from FY 2023 (\$49,375.88 from Street/ROW Maintenance) and from FY 2024 (\$389,893.26 from Street Improvements). The increase in Balance Forward will provide funding for the increase in the FY 2025 Street Improvements line item.
- TXF from HOT has increased **\$200,000.00** (From \$55,000.00 to \$255,000.00)
 - The \$200,000.00 increase is a carryover from FY 2024 and will be utilized for the Downtown Bathroom Project. The funds were not transferred.
- TXF from TIRZ revenues have been added in the amount of **\$100,000.00**
 - This is a transfer of the funding the TIRZ is providing for the Downtown Restroom project.

Expenditures:

- Street Improvements expenditures have been added in the amount of **\$439,269.14**
 - This proposed amendment has been added to fund FY 2024 Street Improvement projects which have been carried into FY 2025, and is funded from the savings in the FY 2023 Street Maintenance line item and unused funding from the FY 2024 Street Improvements line item.
- Downtown Bathroom expenditures have been added in the amount of **\$360,000.00**
 - The proposed funding is requested to complete the Downtown Bathroom project and is being funded from HOT and TIRZ Funds. \$60,000.00 is proposed to come from unused fund balance. This is a reduction from the \$200,000.00 the General Fund was originally covering. HOT funding is reducing the General Fund contribution.

HOT Fund:

Expenditures:

- Balance Forward has increased **\$200,000.00** (From \$626,259.95 to \$826,259.95)
 - This \$200,000.00 was intended to be transferred to the General Fund in FY 2024 for the Downtown Restroom project but was not.

Expenditures:

- TXF to General Fund has increased **\$200,000.00** (From \$55,000.00 to \$255,000.00)
 - This transfer to the General Fund is for the Downtown Restroom project. This increased expenditure is being funded from an increase in the Balance Forward from FY 2024.

Utilities Fund:**Expenditures:**

- SCADA has increased **\$9,450.00** (From \$50,000.00 to \$59,450.00)
 - This requested increase in funding is to cover the SCADA project approved by Council at the October 1st Regular Meeting.

TIRZ I Fund:**Revenues:**

- Balance Fwd. has increased **\$55,400.00** (From \$121,804.14 to \$177,204.14)
 - This increase is being funded from unutilized FY 2024 Downtown Restroom expenditures.

Expenditures:

- TXF to General Fund expenditures have been added in the amount of **\$50,000.00**
 - This is a transfer of the \$50,000.00 originally budgeted, but unused, in FY 2024, for the Downtown Restroom project.

TIRZ II Fund:**Revenues:**

- Balance Fwd. has increased **\$89,000.00** (From \$1,979,387.49 to \$2,068,387.49)
 - This increase is being funded from unutilized expenditures including those budgeted for FY 2024 Downtown Restroom.

Expenditures:

- TXF to General Fund expenditures have been added in the amount of **\$50,000.00**
 - This is a transfer of the \$50,000.00 originally budgeted, but unused, in FY 2024, for the Downtown Restroom project.

CITY OF DRIPPING SPRINGS

ORDINANCE NO. 2024-_____

BUDGET AMENDMENT

AN ORDINANCE OF THE CITY OF DRIPPING SPRINGS, TEXAS AMENDING THE CURRENT 2024-2025 FISCAL YEAR BUDGET; FINDING MUNICIPAL PURPOSES; AUTHORIZING EXPENDITURES; PROVIDING FOR A SEVERABILITY CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City Council of the City of Dripping Springs (“City Council”) seeks to amend and otherwise modify the City’s budget for Fiscal Year 2024-2025; and

WHEREAS, the City has had a need to adjust line items in the General, Hotel Occupancy Tax, Utilities, TIRZ I and TIRZ II Funds; and

WHEREAS, the City Council finds that the proposed Budget Amendment is for legitimate municipal purposes, and thus is statutorily authorized by Texas Local Government Code section 102.010; and

WHEREAS, pursuant to Texas Local Government Code Section 51.001, the City has general authority to adopt an ordinance or police regulation that is for the good government, peace or order of the city and is necessary or proper for carrying out a power granted by law to the City; and

WHEREAS, pursuant to Texas Local Government Code Section 101.002, the City Council may manage and control the finances of the municipality; and

WHEREAS, the City Council finds that it is necessary and proper for the good government, peace or order of the City of Dripping Springs to adopt an ordinance amending the current budget.

NOW, THEREFORE, BE IT ORDAINED by the Dripping Springs City Council, that:

1. FINDINGS OF FACT

The foregoing recitals are incorporated into this Ordinance by reference as findings of fact as if expressly set forth herein. The City of Dripping Springs’ budget for Fiscal Year 2024 -2025 shall read in accordance with *Attachment “A”*, which is attached hereto and incorporated into this Ordinance for all intents and purposes.

2. BUDGET AMENDMENTS

The City of Dripping Springs' budget for Fiscal Year 2024-2025 shall read in accordance with *Attachment "A"*, which is attached hereto and incorporated into this Ordinance for all intents and purposes. Budget changes include:

General Fund:

Revenues:

- Balance Fwd. has increased **\$439,269.11** (From \$2,682,552.45 to \$3,121,821.56)
- TXF from HOT has increased **\$200,000.00** (From \$55,000.00 to \$255,000.00)
- TXF from TIRZ revenues have been added in the amount of **\$100,000.00**

Expenditures:

- Street Improvements expenditures have been added in the amount of **\$439,269.14**
- Downtown Bathroom expenditures have been added in the amount of **\$360,000.00**

HOT Fund:

Revenues:

- Balance Forward has increased **\$200,000.00** (From \$626,259.95 to \$826,259.95)

Expenditures:

- TXF to General Fund has increased **\$200,000.00** (From \$55,000.00 to \$255,000.00)

Utilities Fund:

Expenditures:

- SCADA has increased **\$9,450.00** (From \$50,000.00 to \$59,450.00)

TIRZ I Fund:

Revenues:

- Balance Fwd. has increased **\$55,400.00** (From \$121,804.14 to \$177,204.14)

Expenditures:

- TXF to General Fund expenditures have been added in the amount of **\$50,000.00**

TIRZ II Fund:

Revenues:

- Balance Fwd. has increased **\$89,000.00** (From \$1,979,387.49 to \$2,068,387.49)

Expenditures:

- TXF to General Fund expenditures have been added in the amount of **\$50,000.00**

3. REPEALER

To the extent reasonably possible, ordinances are to be read together in harmony. However, all ordinances, or parts thereof, that are in conflict or inconsistent with any provision of this Ordinance are hereby repealed to the extent of such conflict, and the provisions of this Ordinance shall be and remain controlling as to the matters regulated, herein.

4. SEVERABILITY

Should any of the clauses, sentences, paragraphs, sections or parts of this Ordinance be deemed invalid, unconstitutional, or unenforceable by a court of law or administrative agency with jurisdiction over the matter, such action shall not be construed to affect any other valid portion of this Ordinance.

5. NOTICE TO COUNTY

The City Secretary has hereby been directed to file this Budget Amendment in the office of the County Clerk in Hays County pursuant to Chapter 102 of the Local Government Code.

6. EFFECTIVE DATE

This Ordinance shall be effective immediately upon passage and publication as provided for by law.

7. PROPER NOTICE & MEETING

It is hereby officially found and determined that the meeting at which this Ordinance was passed was open to the public, and that public notice of the time, place and purpose of said meeting was

given as required by the Open Meetings Act, Texas Government Code Chapter 551. Notice was also provided as required by Chapter 52 of the Texas Local Government Code.

PASSED & APPROVED this, the 5th day of November 2024 by a vote of ____ (*ayes*) to ____ (*nays*) to ____ (*abstentions*) of the City Council of Dripping Springs, Texas.

CITY OF DRIPPING SPRINGS:

by: _____
Bill Foulds, Jr., Mayor

ATTEST:

Diana Boone, City Secretary

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
CITY - GENERAL FUND			
Balance Forward	2,682,552.45	3,121,821.56	439,269.11
Revenue			
AD Valorem	3,707,356.54		
AV P&I	4,000.00		
Sales Tax	4,500,000.00		
Mixed Beverage	100,000.00		
Alcohol Permits	6,500.00		
Fire Inspections	50,000.00		
Bank Interest	150,000.00		
Development Fees:			
- Subdivision	295,100.00		
- Site Dev	400,000.00		
- Zoning/Signs/Ord	65,000.00		
Building Code	1,500,000.00		
Transportation Improvements Reimbursements	1,010,000.00		
Solid Waste	55,000.00		
Health Permits/Inspections	75,000.00		
Municipal Court			
Other Income	40,000.00		
TXF from Capital Improvements			
TXF DSRP On Call			
TXF from HOT	55,000.00	255,000.00	200,000.00
TXF from WWU			
TXF from TIRZ	-	100,000.00	100,000.00
TXF from Sidewalk Fund	29,000.00		
FEMA			
CARES Act			
Opioid Abatement			
Coronavirus Local Fiscal Recovery Funds (CLFRF)			
Total	14,724,508.98	3,476,821.56	739,269.11
Expense			
Supplies	37,000.00		
Office IT Equipment and Support	117,329.00		
Software Purchase, Agreements and Licenses	301,251.76		
Website	7,000.00		
Communications Network/Phone	85,221.64		
Miscellaneous Office Equipment	10,000.00		
Utilities:			
- Street Lights	20,000.00		

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
- Streets Water	4,000.00		
- Office Electric	8,000.00		
- Office Water	750.00		
- DT Restroom Electric	2,000.00		
- DT Restroom Water	2,000.00		
- Stephenson Electric	1,500.00		
- Stephenson Water	800.00		
Transportation:			
- Improvement Projects	790,000.00		
- Street & ROW Maintenance	215,075.00		
- Street Improvements	-	439,269.14	439,269.14
Office Maintenance/Repairs	36,880.00		
Stephenson Building Maintenance	2,500.00		
Maintenance Equipment	115,500.00		
Equipment Maintenance	17,750.00		
Maintenance Supplies	6,500.00		
Fleet Acquisition	50,000.00		
Fleet Maintenance	103,675.00		
City Hall Improvements	1,100,000.00		
Maintenance Facility	-		
Uniforms	17,500.00		
Special Projects:			
- Family Violence Ctr	7,000.00		
- Lighting Compliance	2,000.00		
- Economic Development	5,000.00		
- Records Management	720.00		
- Government Affairs	50,000.00		
- Stephenson Parking Lot Improvements			
- Stephenson Building Rehabilitation	-		
- Planning Consultant	30,000.00		
- Land Acquisition	10,000.00		
- Downtown Bathroom	-	360,000.00	360,000.00
- City Hall Planning			
Public Safety:			
- Emergency Management Equipment	67,500.00		
- Emergency Equipment Fire & Safety	611.00		
- Emergency Mgt PR	3,000.00		
- Emergency Equipment Maintenance & Service	12,299.00		
- Emergency Management Other			
- Animal Control	3,400.00		
Public Relations	15,000.00		
Postage	4,500.00		

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
TML Insurance:			
- Liability	33,908.00		
- Property	67,191.00		
- Workers' Comp	42,497.00		
Dues, Fees, Subscriptions	74,462.85		
Public Notices	2,600.00		
City Sponsored Events			
Election	8,000.00		
Salaries	3,936,374.84		
Taxes	309,012.18		
Benefits	315,432.63		
Retirement	214,341.87		
DSRP Salaries	293,829.00		
DSRP Taxes	23,737.92		
DSRP Benefits	35,267.45		
DSRP Retirement	17,049.43		
Professional Services:			
- Financial Services	37,500.00		
- Engineering	70,000.00		
- Special Counsel and Consultants	16,000.00		
- Muni Court	15,500.00		
- Bldg. Inspector	750,000.00		
- Fire Inspector	40,000.00		
- Health Inspector	-		
- Architectural and Landscape Consultants	5,000.00		
- Historic District Consultant	29,500.00		
- Lighting Consultant	2,000.00		
- Human Resource Consultant	38,200.00		
Training/CE	100,000.00		
Employee Engagement	20,000.00		
Meeting Supplies	3,120.00		
Code Publication	6,461.47		
Mileage	2,000.00		
Miscellaneous Office Expense	10,000.00		
Bad Debt Expense			
Contingencies/Emergency Fund	62,000.00		
Coronavirus Local Fiscal Recovery Funds (CLFRF)			
Debt Payment 2024	486,041.67		
Debt Payment 2025	865,000.00		
TXF to Reserve Fund	500,000.00		
TXF AV to TIF	575,566.14		
TXF to TIRZ			

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
Sales Tax TXF to WWU	900,000.00		
SPA & ECO D TXF	259,200.00		
TXF to DSRP			
TXF to Capital Improvement Fund	-		
TXF to Vehicle Replacement Fund	115,083.55		
TXF to WWU			
TXF to Founders Day			
TXF to Farmers Market	16,542.01		
Total	13,561,681.40	799,269.14	799,269.14
PARKS - GENERAL FUND			
Revenue			
Sponsorships and Donations	5,500.00		
City Sponsored Events			
Programs and Events	9,500.00		
Community Service Permit Fees	1,800.00		
Aquatics Program Income	41,750.00		
Pool and Pavilion Rental	21,235.00		
Park Rental Fees	6,000.00		
Reimbursement of Utility Costs			
TXF from HOT Fund	16,500.00		
TXF from Parkland Dedication	8,500.00		
TXF from Parkland Development			
TXF from Landscaping Fund	60,000.00		
Total Revenue	170,785.00		
Expense			
Other	6,500.00		
Park Consultants			
Dues Fees and Subscriptions	2,575.00		
Advertising & Marketing	15,500.00		
Total Other	24,575.00		
Public Improvements			
All Parks	247,000.00		
Triangle Improvement	5,000.00		
Rathgeber Improvements	-		
Founders Park	175,000.00		
Founders Pool	10,000.00		
Skate Park	25,000.00		
S & R Park	70,000.00		
Charro Ranch Park	-		

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
Total Improvements	532,000.00		
Utilities			
Portable Toilets	10,000.00		
Hays Trinity Groundwater Permit	150.00		
Triangle Electric	500.00		
Triangle Water	500.00		
Ranch House Network/Phone	8,568.00		
S&R Park Water	13,000.00		
SRP Electric	2,500.00		
FMP Pool/ Pavilion Water	5,300.00		
FMP Pool//Electricity	4,500.00		
Pool Phone/Network	2,500.00		
FMP Pool Propane	10,000.00		
Total Utilities	57,518.00		
Maintenance			
General Maintenance (All Parks)	25,000.00		
Trail Washout repairs			
Equipment Rental	5,000.00		
Founders Pool	21,000.00		
Founders Park	26,000.00		
Skate Park Maintenance	2,500.00		
S&R	43,500.00		
Charro Ranch Park	26,150.00		
Triangle/ Veteran's Memorial Park	5,700.00		
Rathgeber Maintenance			
Ranch Park Maintenance	17,000.00		
Total Maintenance	171,850.00		
Supplies			
General Parks	19,600.00		
Charro Ranch Supplies	1,050.00		
Founders Park Supplies	-		
Founders Pool Supplies	26,200.00		
Program and Events	10,950.00		
DSRP & Ranch House Supplies			
Rathgeber Supplies	1,504.00		
S&R Supplies	400.00		
Total Supplies	59,704.00		

Program Staff

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
Camp Staff	-		
Program Event Staff	16,840.00		
Aquatics Staff	126,813.64		
Total Staff Expense	143,653.64		
Total Parks Expenditures	989,300.64		
FOUNDERS DAY - GENERAL FUND			
Balance Forward	63,778.56		
Revenue			
Craft booths/Business Booths	7,540.00		
Food booths	1,500.00		
BBQ cookers	5,115.00		
Carnival	15,000.00		
Parade	4,675.00		
Sponsorship	100,000.00		
Parking concession	500.00		
Electric	3,000.00		
Misc.			
TXF from General Fund			
Total	201,108.56		
Expense			
Publicity	1,400.00		
Porta-Potties	10,000.00		
Security	38,000.00		
Health, Safety & Lighting	17,500.00		
Transportation	10,500.00		
Barricades/Traffic Plan	21,500.00		
Bands/Music/Sound	25,000.00		
Clean Up	18,500.00		
FD Event Supplies	1,000.00		
Sponsorship	3,500.00		
Parade	500.00		
Tent, Tables & Chairs	7,000.00		
Electricity	2,000.00		
FD Electrical Setup	225.00		
Contingencies			
Total expenses	156,625.00		
Balance Forward	44,483.56		

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
Revenue			
Sponsorships			
- Sunblock Party	-		
- Glasses	-		
- Misc. Sponsorships	-		
Sales			
- Glasses	-		
- T-Shirts	-		
- Other	-		
TXF from HOT	-		
Total	-		
Expense			
Merchandise			
- Glasses	-		
- T-Shirts	-		
- Stickers	-		
- Other	-		
Maintenance	-		
Block Party	-		
Other	-		
Total expenses	-		
CONSOLIDATED GENERAL FUND			
Revenue			
City	14,724,508.98	15,463,778.12	739,269.14
Parks	170,785.00	170,785.00	-
Founders	201,108.56	201,108.56	-
Eclipse	-	-	-
Total	15,096,402.54	15,835,671.68	739,269.14
Expense			
City	13,561,681.40	14,360,950.54	799,269.14
Parks	989,300.64	989,300.64	-
Founders	156,625.00	156,625.00	-
Eclipse	-	-	-
Total Expense	14,707,607.04	15,506,876.18	799,269.14
Balance Forward	388,795.50	328,795.50	(60,000.00)

DRIPPING SPRINGS FARMERS MARKET

Balance Forward 28,193.38
Revenue

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
FM Sponsor	1,000.00		
Grant Income	1,000.00		
Booth Space	66,000.00		
Applications	1,400.00		
Membership Fee	2,200.00		
Interest Income	1,800.00		
Market Event/Merch.	400.00		
Transfer from General Fund	16,542.01		
Total	118,535.39		

Expense

Advertising	4,700.00
Market Manager	60,468.30
Payroll Tax Expense	4,877.83
DSFM Benefits	7,057.78
Retirement	3,508.67
Entertainment& Activities	5,000.00
Dues Fees & Subscriptions	200.00
Training	100.00
Office Expense	200.00
Supplies Expense	-
Network & Phone	200.00
Cleaning & Maintenance	2,200.00
Other Expense	-
Capital Fund	-
Contingency Fund	500.00
Transfer to Reserve Fund	-

Total Expense	89,012.58
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Balance Forward	29,522.81
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PARKLAND DEDICATION FUND

Balance Forward	10,365.81
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Revenue

Parkland Fees	
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Total Revenue	10,365.81
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Expense

Park Improvements	-
TXF to AG Facility	
Master Naturalists	-

Total Expenses	-
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	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
Balance Forward	10,365.81		
PARKLAND DEVELOPMENT FUND			
Balance Forward			
Revenue			
Parkland Development Fees			
Total Revenue	-		
Expense			
Transfer to Parks			
Total Expenses	-		
Balance Forward	-		
AG FACILITY FUND			
Balance Forward	-		
Revenue			
Ag Facility Fees	-		
Total Revenues	-		
Expense			
TXF to DSRP	-		
Total Expense	-		
Balance Forward	-		
LANDSCAPING FUND			
Balance Forward	509,067.00		
Revenue			
Tree Replacement Fees			
Total Revenues	509,067.00		
Expense			
Sports and Rec Park			
DSRP			
FMP			
Charro			
Historic Districts			
Professional Services			
Tree Maintenance	25,000.00		
City Hall Lawn and Tree Maintenance	2,300.00		
Total Expense	27,300.00		

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
Balance Forward	481,767.00		

SIDEWALK FUND

Balance Forward	29,828.96		
Revenue			
Fees	-		
Total Revenues	29,828.96		
Expense			
Expense	29,000.00		
Total Expense	29,000.00		
Balance Forward	828.96		

DRIPPING SPRINGS RANCH PARK OPERATING FUND

Balance Forward	156,169.49		
Revenue			
Stall Rentals	40,000.00		
RV/Camping Site Rentals	21,000.00		
Facility Rentals	125,000.00		
Equipment Rental	8,000.00		
Sponsorships & Donations	52,275.00		
Merchandise Sales	22,065.20		
Riding Permits	8,000.00		
Staff & Misc. Fees	4,000.00		
Cleaning Fees	25,000.00		
General Program and Events:			
- Riding Series	35,000.00		
- Coyote Camp	137,100.00		
- Misc. Events	12,000.00		
- Programing	53,000.00		
- Concert Series			
- Ice Rink	229,169.00		
- Ice Rink Merchandise	500.00		
Consessions			
Other Income	500.00		
Interest	4,500.00		
TXF from Ag Facility	-		
TXF from HOT	330,000.00		
Total Revenue	1,263,278.69		

Expense

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
Advertising	15,000.00		
Office Supplies	10,000.00		
Postage			
DSRP On Call	-		
Programing Staff	154,246.48		
Network and Communications	9,414.00		
IT Equipment & Support	3,000.00		
Co-Sponsored Events	7,900.00		
Sponsorship Expenses	2,100.00		
Supplies and Materials	-		
Uniforms	1,000.00		
Ranch House Supplies	1,000.00		
Dues, Fees and Subscriptions	5,127.50		
Mileage	500.00		
Equipment	5,000.00		
House Equipment			
Equipment Rental	3,000.00		
Equipment Maintenance	25,000.00		
Portable Toilets	960.00		
Electric	60,000.00		
Water	7,000.00		
Septic	750.00		
Lift Station Maintenance	12,000.00		
Propane/Natural Gas	2,500.00		
On Call Phone			
Alarm	13,317.24		
Stall Cleaning & Repair	4,000.00		
Training and Education	-		
General Program and Events:			
- Riding Series	28,000.00		
- Coyote Camp	12,000.00		
- Misc. Events	700.00		
- Programing	8,000.00		
- Concert Series			
- Ice Rink	229,169.00		
Other Expense	10,000.00		
Improvements	320,000.00		
Tree Planting			
Contingencies	30,000.00		
Fleet Acquisition	-		
Fleet Maintenance	3,000.00		
General Maintenance and Repair	149,040.00		

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
Grounds and General Maintenance	21,690.00		
House Maintenance	5,000.00		
HCLE	13,200.00		
Merchandise	17,065.20		
Sales Tax Remittance			
RV/Parking Lot			
TXF to Vehicle Replacement Fund	31,906.08		
Total Expenses	1,221,585.50		
Balance Forward	41,693.19		

HOTEL OCCUPANCY TAX FUND			
Balance Forward	626,259.95	826,259.95	200,000.00
Revenues			
Hotel Occupancy Tax	900,000.00		
Interest	7,200.00		
Total	1,533,459.95	826,259.95	200,000.00

Expenses			
Advertising	300.00		
Christmas Lighting Displays	27,290.00		
City Sponsored Events			
Historic Districts Marketing			
Signage	90,200.00		
Arts	-		
Lighting			
Dues and Fees	5,000.00		
TXF to Debt Service	90,375.00		
RV/ Parking Lot			
Software	5,000.00		
TXF to General Fund	55,000.00	255,000.00	200,000.00
TXF to DSVB	550,000.00		
TXF to Event Center	330,000.00		
Grants	40,842.00		
Total expenses	1,194,007.00	255,000.00	200,000.00
Balance Forward	339,452.95		-

VISITORS BUREAU			
Balance Forward			
Revenue	3,323.83		
Fees			

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
- Brewers Fest	1,000.00		
- Wedding Showcase	9,000.00		
Ticket Sales			
- Brewers Fest	17,000.00		
- Dripping with Taste	-		
- Songwriter's Festival	9,000.00		
Merchandise			
- Brewers Fest	-		
- Songwriters Festival	4,000.00		
- Eclipse	-		
Sponsorships & Donations			
- Songwriter's Festival	70,000.00		
- Brewers Fest	1,000.00		
- Stars in Dripping Springs	20,000.00		
Grants			
TXF from HOT Fund	550,000.00		
Other Revenues	9,000.00		
Interest	5,000.00		
Total	698,323.83		

Expense

Personnel

- Salaries	143,727.90
- Taxes	11,499.18
- Benefits	14,172.99
- TMRS	8,339.81

Dues, Fees and Subscriptions

3,065.00

Advertising & Marketing

66,742.00

Supplies

2,500.00

IT Equipment & Support

Software

21,960.00

Training & Education

8,800.00

Professional Services

- Marketing Consultant

5,000.00

Utilities

- Water

- Electricity

1,000.00

- Phone/Network

Website

10,000.00

Office Maintenance/Repairs

10,700.00

Office Improvements

-

Postage

500.00

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
Other	-		
Brewers Fest	17,675.00		
Dripping with Taste	-		
Songwriter's Festival	100,000.00		
Wedding Showcases	2,000.00		
Stars in Dripping Springs	40,000.00		
Transfer to Capital	40,000.00		
Total expenses	507,681.89		
Balance Forward	190,641.94		

UTILITY FUND

Balance Forward 8,730,497.32

Wastewater**Revenue**

TXF from TWDB	-
Wastewater Service	1,672,883.25
Late Fees/Rtn check fees	9,000.00
Portion of Sales Tax	-
Delayed Connection Fees	5,000.00
Line Extensions	-
Transfer fees	-
Overuse fees	-
Reuse Fees	-
FM 150 WWU Line Reimbursement	-
Interest	-
Other Income	-
Reuse Water Income	-
Developer Reimbursed Costs	-
TXF from General Fund	-
Total Revenues	1,686,883.25

Expense

Administrative and General Expense:

- Regulatory Expense	-
- Planning and Permitting	-
Engineering:	
- Engineering & Surveying	-
- Construction Phase Services HR TEFS 1873-001	-
- Misc. Planning/Consulting 1431-001	-
- 2nd Amendment CIP 1881-001	-
- Sewer Planning CAD 1971-001	-

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
- Water Planning 1982-001	-		
- FM 150 WWU Line 1989-001	-		
- Parallel West Interceptor Design& Cost			
- Caliterra Plan Review & construction Phase Services 19	-		
- TLAP Renewal application 1732-001	-		
- Arrowhead PR & Const. Phase Services - 1967-001	-		
- Heritage PID PR & Cons. Phase Services - 1734-001	-		
- Double L Planning & Const. Phase Services - 1743-001	-		
- Cannon Tract - 1842-001	-		
- Driftwood 522 PR & Const. Phase Services - 1900-001	-		
- Big Sky PR & Const Phase Services - 1913-001	-		
- Driftwood Creek PR & Const Phase Services - 1917-001	-		
- Cannon/Cynosure/Double L Water CCN App. - 2007-00	-		
- Cynosure-Wild Ridge - 2009-001	-		
- Oryx Cannon 58 Plan Review & CPS - 60972-2	-		
- New Growth Plan Review & CPS - 60972-2	-		
- Cannon Ranch Gateway Village Plan Review & CPS - 6	-		
- TLAP Renewal application	-		
System Operations and Maintenance:			
- Routine Operations	95,700.00		
- Non-Routine Operations	94,400.00		
- System Maintenance & Repair	30,000.00		
- Chlorinator Maintenance	4,500.00		
- Chlorinator Alarm	1,500.00		
- Odor Control	28,600.00		
- Meter Calibrations	3,500.00		
- Lift Station Cleaning	35,000.00		
- Jet Cleaning Collection lines	50,000.00		
- Drip Field Lawn Maintenance	11,000.00		
- Drip Field Maint & Repairs	30,000.00		
- Drip Field Meter Box Replacement	-		
- Lift Station repairs	35,000.00		
- Autodialer Replacement	-		
- Lift Station Preventative Maintenance	11,000.00		
- WWTP Repairs/Pump Repairs	70,000.00		
- Chemicals	16,500.00		
- Electricity	88,000.00		
- Laboratory Testing	-		
- Sludge Hauling	165,000.00		
- Phone/Network	-		
- Supplies	-		
- Wastewater Flow Measurement	-		

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
- Backwash Flow Meter & Check valve	-		
- Arrowhead Plant Operations	-		
- Big Sky Plant Operations	-		
Arrowhead Operations and Maintenance:			
- Routine Operations	26,000.00		
- Non-Routine Operations	24,000.00		
- Chlorinator Maintenance	1,750.00		
- Chlorinator Alarm	1,100.00		
- Meter Calibrations	1,400.00		
- Lift Station Cleaning	6,000.00		
- Drip Field Lawn Maintenance	44,000.00		
- Drip Field Maint & Repairs	8,000.00		
- Lift Station repairs	3,000.00		
- Lift Station Preventative Maintenance	2,000.00		
- WWTP Repairs/Pump Repairs	17,000.00		
- Chemicals	14,300.00		
- Electricity	22,000.00		
- Sludge Hauling	50,000.00		
- Supplies			
- Equipment			
- Equipment Maintenance			
- Fleet Acquisition			
- Fleet Maintenance			
- Fuel			
- Capital Projects	-		
- Arrowhead Plant Lease(s)	286,560.00		
Big Sky Operations and Maintenance:			
- Routine Operations	23,250.00		
- Non-Routine Operations	21,450.00		
- Chlorinator Maintenance	1,500.00		
- Chlorinator Alarm	1,000.00		
- Meter Calibrations	1,200.00		
- Lift Station Cleaning	3,000.00		
- Drip Field Maint & Repairs	7,500.00		
- Lift Station repairs	2,500.00		
- Lift Station Preventative Maintenance	1,000.00		
- WWTP Repairs/Pump Repairs	5,000.00		
- Chemicals	13,000.00		
- Electricity	20,000.00		
- Sludge Hauling	39,000.00		
- Supplies	-		

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
Other Expense	-		
Capital Projects:	-		
- Road Reconstruction	-		
- HRTreated Effluent Fill Station	-		
- Parallel West Interceptor	-		
- Arrowhead Drain Field	-		
- Parallel West Interceptor	-		
Other:			
- Reimbursement to Caliterra Oversize of West Intercepto	-		
TWDB Engineering:			
- West Interceptor, SC, LS, FM and TE line 1950-001	-		
- East Interceptor 1951-001	-		
- Effluent HP 1952-001	-		
- Reclaimed Water Facility 1953-001	-		
- WWTP Design Assistance	-		
- So Regional WW System Exp P&M 1923-001	-		
Miscellaneous:	-		
- Consultants and Legal	-		
TWDB Capital Projects:	-		
- West Interceptor	-		
- South Collector, LS and FM and TE Line	-		
- East Interceptor	-		
- Effluent Holding Pond	-		
- WWTP	-		
Transfer to General Fund			
Transfer to Vehicle Replacement Fund		50,545.02	
Total Expense		1,466,755.02	

DEVELOPMENT/CAPITAL**Revenues**

Developer Reimbursed Costs	567,500.00
Portion of Sales Tax	900,000.00
Overuse fees	221,841.43
Line Extension Fees	-
Reuse Fees	-
FM 150 WWU Line Reimbursement	40,000.00
Other Income	40,000.00
PEC	130,000.00
ROW Fees	3,500.00
Cable	130,000.00
TX Gas Franchise Fees	4,250.00
Interest	180,000.00

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
Total Revenue	2,217,091.43		
Expense			
- Construction Phase Services HR TEFS 1873-001	15,000.00		
- Misc. Planning/Consulting 1431-001	67,500.00		
- 2nd Amendment CIP 1881-001	60,000.00		
- Sewer Planning CAD 1971-001	15,000.00		
- Water Planning 1982-001	5,000.00		
- FM 150 WWU Line 1989-001	40,000.00		
- Parallel West Interceptor Design& Cost	-		
- Caliterra Plan Review & construction Phase Services 19	15,000.00		
- TLAP Renewal application 1732-001			
- Arrowhead PR & Const. Phase Services - 1967-001	10,000.00		
- Heritage PID PR & Cons. Phase Services - 1734-001	60,000.00		
- Double L Planning & Const. Phase Services - 1743-001	75,000.00		
- Cannon Tract - 1842-001	5,000.00		
- Driftwood 522 PR & Const. Phase Services - 1900-001	75,000.00		
- Big Sky PR & Const Phase Services - 1913-001	20,000.00		
- Driftwood Creek PR & Const Phase Services - 1917-001	35,000.00		
- Cannon/Cynosure/Double L Water CCN App. - 2007-001			
- Cynosure-Wild Ridge - 2009-001	25,000.00		
- Oryx Cannon 58 Plan Review & CPS - 60972-2	60,000.00		
- New Growth Plan Review & CPS - 60972-2	60,000.00		
- Cannon Ranch Gateway Village Plan Review & CPS - 6	60,000.00		
- Effluent HP 1952-001 - Engineering	60,000.00		
- Effluent Holding Pond - Construction			
Other Expense			
- HRTreated Effluent Fill Station	200,000.00		
- Parallel West Interceptor	-		
- Arrowhead Drain Field	1,800,000.00		
- WWTP Water Supply	50,000.00		
- WWTP Road Repair	50,000.00		
- Arrowhead Capital Projects	500,000.00		
Total Expense	3,347,500.00		
TWDB PROJECT			
Revenues			
TXF from TWDB	21,005,000.00		
Total Revenue	21,005,000.00		

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
Expense			
TWDB Engineering:			
- West Interceptor, SC, LS, FM and TE line 1950-001	150,000.00		
- East Interceptor 1951-001	200,000.00		
- Reclaimed Water Facility 1953-001	25,000.00		
- WWTP Design Assistance			
- So Regional WW System Exp P&M 1923-001	30,000.00		
Miscellaneous:			
- Consultants and Legal	100,000.00		
TWDB Capital Projects:			
- West Interceptor	3,000,000.00		
- South Collector, LS and FM and TE Line	3,500,000.00		
- East Interceptor	-		
- WWTP	14,000,000.00		
Total Expense	21,005,000.00		

WATER**Revenue**

Fees:

- Tap Fees	-		
- Impact Fees	-		
- Meter Set Fees	3,000.00		
- Disconnect Fees	-		
- Equipment Fees	8,000.00		
- Inspection Fees	1,000.00		

Rates:

- Base Rate	40,000.00		
- Usage	200,000.00		
- Penalties			

Other Revenues

6,000.00

TXF from Wastewater Fund

Total Revenue**258,000.00****Expense**

Administrative and General Expense:

- Regulatory Expense	-		
- Planning and Permitting	-		

System Operations and Maintenance:

- Routine Operations	27,500.00		
- Non Routine Operations	15,000.00		
- System Maintenance & Repair	25,000.00		
- Laboratory Testing	-		

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
- Supplies	-		
- Water Meters	60,000.00		
Operating and Maintenance			
Total Expense	127,500.00		
ADMINISTRATION			
Revenues			
PEC	-		
ROW Fees	-		
Cable	-		
TX Gas Franchise Fees	-		
Interest	-		
TXF from General Fund	-		
Total Revenue	-		
Expense			
Administrative and General Expense:			
- Administrative/Billing Expense	66,000.00		
- Legal Fees	55,000.00		
- Auditing	10,000.00		
- Software	7,000.00		
- IT Equipment & Support	5,000.00		
Systems Operations and Maintenance:			
- Phone/Network	18,000.00		
- Equipment	320,000.00		
- Equipment Maintenance	11,000.00		
- Fleet Acquisition	50,000.00		
- Fleet Maintenance	14,000.00		
- Fuel	22,000.00		
- Laboratory Testing	45,000.00		
- SCADA	50,000.00	59,450.00	9,450.00
Supplies	59,500.00		
Other Expense			
Public Relations	-		
Uniforms	11,000.00		
Training	20,000.00		
Dispatch	3,000.00		
Salaries	711,493.20		
Overtime	48,672.00		
Taxes	53,169.15		
Benefits	70,133.37		
Retirement	40,977.10		

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
On Call	26,000.00		
Total Expense	1,716,944.82	59,450.00	9,450.00

CONSOLIDATED UTILITY FUND**Revenue**

Balance Forward	8,730,497.32		
Development/Capital	2,217,091.43		
TWDB Project	21,005,000.00		
Wastewater	1,686,883.25		
Water	258,000.00		
Operations	-		
Total	33,897,472.00		

Expense

Development/Capital	3,347,500.00		
TWDB Project	21,005,000.00		
Wastewater	1,466,755.02		
Water	127,500.00		
Operations	1,716,944.82	1,726,394.82	9,450.00
Total Expense	27,663,699.84	1,726,394.82	9,450.00
Balance Forward	6,233,772.16	6,224,322.16	(9,450.00)

TWDB FUND

Balance Forward	906.24		
Revenues	21,005,000.00		
Interest	20.00		
Total revenue	21,005,926.24		

Expenses

Escrow Fees			
Expenses	21,005,000.00		
Total Expenses	21,005,000.00		
Balance Forward	926.24		

IMPACT FUND

Bal Forward	852,770.61		
Revenue			
Impact Fees			
Impact Fee Deposits			
Interest Income	45,000.00		
Total	897,770.61		

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
Expense			
TXF to Debt Service 2015	670,405.60		
TXF to Debt Service 2019			
TXF to Debt Service 2022			
Total expense	670,405.60		
Total Bal Forward	227,365.01		
DEBT SERVICE FUND 2015			
Bal Forward	860,634.56		
Revenue			
TXF from Impact Fund	670,405.60		
Interest	20,000.00		
Total Revenue	1,551,040.16		
Expenses			
Debt Payment 2015	684,900.76		
Total Expense	684,900.76		
Balance Forward	866,139.40		
DEBT SERVICE FUND 2013			
Bal Forward	125,421.54		
Revenue			
TXF from HOT	90,375.00		
Interest	20,000.00		
Total	235,796.54		
Expense			
Tax Series 2013	88,487.50		
Total Expenses	88,487.50		
Balance Forward	147,309.04		
DEBT SERVICE FUND 2019			
Bal Forward	1,103,641.63		
Revenue			
TXF from Impact Fees			
Interest	20,000.00		
Total	1,123,641.63		

Expense

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
Tax Series 2019	1,043,533.00		
Total Expenses	1,043,533.00		
Balance Forward	80,108.63		

DEBT SERVICE FUND 2022

Bal Forward	1,195,168.50		
Revenue			
TXF from Impact Fees			
Interest			
Total	1,195,168.50		

Expense			
Tax Series 2022	1,191,768.50		
Total Expenses	1,191,768.50		
Balance Forward	3,400.00		

PEG FUND

Balance Forward	154,185.10		
Revenues			
TWC	30,000.00		
Interest Income	4,000.00		
Total Revenues	188,185.10		

Expense			
TXF to Event Center	-		
Total Expense	-		
Balance Forward	188,185.10		

RESERVE FUND

Balance Forward	2,744,859.25		
Revenue			
TXF from General Fund	300,000.00		
Interest	75,000.00		
Total	3,119,859.25		

Expense			
Expense			
Total Expense	-		

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
Balance Forward	3,119,859.25		

TIRZ 1

Balance Forward	121,804.14	177,204.14	55,400.00
Revenues			
City AV	219,023.80		
County AV	346,013.11		
City for GAP Escrow			
Interest Income	20,000.00		
EPS Reimbursements			
Total Revenue	706,841.05	177,204.14	55,400.00

Expense

TIRZ Expense			
Project Management/Misc. Costs	16,000.00		
Project Administration P3 Works	8,000.00		
Legal Fees			
EPS			
MAS	-		
HDR	52,500.00		
TJKM - Grant Writing			
Buie - PR			
Misc. Consulting	155,000.00		
Creation Cost Reimbursements			
TXF to GAP Escrow			
TXF to General Fund		50,000.00	50,000.00
Stakeholder Reimbursement	-		
Total Expense	231,500.00	50,000.00	50,000.00
Balance Forward	475,341.05		5,400.00

TIRZ 2

Balance Forward	1,979,387.49	2,068,387.49	89,000.00
Revenue			
Interest Income	30,000.00		
City AV	356,542.34		
County AV	596,658.45		
Total Revenue	2,962,588.28	2,068,387.49	89,000.00

Expense

Project Management/Misc. Costs	16,000.00		
Project Administration P3 Works	8,000.00		

	FY 2025 Adopted	FY 2025 Proposed Amendment #1	Change
MAS			
HDR	17,500.00		
Misc. Consulting	95,000.00		
Creation Cost Reimbursements			
TXF to General Fund		50,000.00	50,000.00
Stakeholder Reimbursement	-		
Total Expense	136,500.00	50,000.00	50,000.00
Balance Forward	2,826,088.28	2,018,387.49	39,000.00

VEHICLE REPLACEMENT FUND

Balance Forward	317,116.00		
Revenue			
TXF from General Fund	115,083.55		
TXF from DSRP	31,906.08		
TXF from WWU	50,545.02		
Total Revenue	514,650.65		
Expense			
Vehicle Replacement			
Total Expense	-		
Balance Forward	514,650.65		



October 30, 2024

Shawn Cox
Deputy City Administrator
City of Dripping Springs

**RE: Mercer Street Public Restroom Project
Recommendation of Award**

Four (4) proposals for the referenced project were received on October 11, 2024 from:

- Sadie Burche
- De Haro Ramirez Group Texas, LLC
- Jonestar Construction, LLC
- Noble General Contractors, LLC

Proposals have been evaluated and the best value is **Sadie Burche** with the following proposal price:

Proposal Price: \$362,495.00

Staff recommends award of the contract for a total amount of \$362,495.00 to Sadie Burche based on evaluation of the proposal response packages.

Chad Gilpin, PE
City Engineer

Enclosures:

- Proposal Evaluation Score Summary
- Proposal Price Tabulation
- Sadie Burche - Proposal Response Package
- Mercer Street Public Restroom Plans

Mercer Street Public Restroom - Proposal Evaluation Score Summary (Average 4 Evaluators)						
	Qualifications & Similar Project Experience Including References (20 Points)	Experience with Construction of City, County, State or Federal Government Building Facilities (20 Points)	Timeline & Previously Demonstrated Ability to Stay on Schedule. Include Project Schedule for this Project (15 Points)	Value Engineering Recommendations (5 Points)	Fee/Pricing (40 Points)	Total (100 Points)
Sadie Burche	16.3	15.0	11.8	0.0	40.0	83.0
De Haro Ramirez Group	15.0	15.8	12.5	4.0	33.7	80.9
Jonestar Construction	16.8	12.5	12.3	3.3	26.8	71.6
Noble Construction	14.3	16.6	13.5	3.8	24.4	72.5

Total Proposal Fee

\$362,495.00

\$406,585.00

\$470,430.00

\$477,700.00

NOTICE TO RESPONDENTS

Competitive Sealed Proposals will be received by the **City of Dripping Springs**, at its office at **511 Mercer St., City Hall Building, Dripping Springs, Texas**, until **2:00 p.m. on Tuesday, October 8th, 2024**. Proposals will be for the furnishing of all necessary materials, machinery, equipment, labor, superintendence, and all other services and appurtenances required for the construction of the “Project” titled **MERCER STREET RESTROOMS (#CIP-2024-001)** and shall include acknowledgement of any addenda submitted, and all other documents included in said call for Proposals. No Proposals may be withdrawn after the scheduled opening time. Any Proposals received after scheduled deadline will be returned unopened. Said proposal shall be marked;

“MERCER STREET RESTROOMS PROJECT (#CIP-2024-001)”

Proposals must be submitted on City of Dripping Springs forms and must be accompanied by an acceptable proposal security in the form of a cashier’s check or bond, payable to the City of Dripping Springs, Texas, equal to five percent (5%) of the total bid amount. Proposals must be submitted in a sealed envelope plainly marked with the name of the project as shown above, and the name and address of the Respondent. When submitted in person or by courier, this envelope shall be placed in another envelope addressed to:

**City of Dripping Springs
511 Mercer St.
Dripping Springs, Texas, 78620**

Mercer Street Restrooms (#CIP-2024-001) generally includes: 0.040 acres of site clearing and asphalt driveway removal, 48 square yards of 5” concrete sidewalks, the installation of two restroom buildings including building slabs, water, wastewater, and electrical service connections.

Plans, Specifications, and Instructions to Respondents may be obtained via the City of Drippings Springs website <https://www.cityofdrippingsprings.com/requestforbids> beginning **September 17th, 2024**.

The City reserves the right to reject any and all Proposals and any nonconforming Proposal and to award the Contract in a period of time not exceeding **60 days** from the Proposal due date. Proposals shall remain firm for that period.

The successful Respondent must furnish a performance bond and payment bond on the forms provided, each in the amount of one hundred percent (100%) of the contract amount, from a surety company holding a permit from the State of Texas to act as surety.

Respondents are expected to inspect the site of the work and inform themselves regarding all local conditions.

An **Optional Pre-Proposal conference** with prospective Respondents will be held on **Thursday, September 26th, 2024, at 1:00 p.m.** at the City of Dripping Springs, City Hall 511 Mercer St., Dripping Springs, Texas.



STAFF REPORT
City of Dripping Springs
PO Box 384
511 Mercer Street
Dripping Springs, TX 78620

Submitted By: Emily Nelson, Assistant Director of Parks & Community Services

Council Meeting Date: 11/5/24

Agenda Item Wording: **Discuss and consider approval of the renewal of the Vendor Agreement between the City of Dripping Springs and Peak Beverage, LLC.**

Agenda Item Requestor: Council Member Sherrie Parks

Summary/Background: This past year DSRP and Peak Beverage worked together to create a harmonious working relationship. We learned a lot of lessons, and they were receptive to all feedback that we shared. They adjusted how they operate at DSRP to meet the needs of our clients. Each time we brought feedback on challenges, they adjusted their protocol to better support our needs. While I am sure we will still have future feedback, Peak Beverage has shown a willingness to adjust and pivot and correct throughout this last year. It has been a learning experience for DSRP and Peak Beverage.

This past year of the agreement brought DSRP \$4,283.64 in revenue from our percentage split with Peak Beverage. In years past, DSRP did not receive any type of percentage splits with bars. We think this number will continue to grow year over year. It may also let us open the window to private events again because all private events not affiliated with an organization would be required to utilize Peak Beverage as their bar service.

We recommend approving this agreement with these final details being clarified in the current agreement:

- Rentals with an organization (e.g. Ducks Unlimited) that is not selling alcohol but only serving alcohol, are not required to utilize Peak Beverage for their bar service.
- All rentals selling alcohol are required to utilize Peak Beverage for their bar service.
- Private rentals (e.g. weddings/birthdays) are required to utilize Peak Beverage for their bar service.

**Commission
 Recommendations:**

**Recommended
Council Actions:**

Staff recommend approval of the agreement with the edits listed above for one more year.

Attachments:

Current Peak Beverage Agreement

Next Steps/Schedule:

Upon approval, execute an agreement with Peak Beverage.

Vendor Agreement

This *Vendor Agreement* (“Agreement”) is for the performance of certain goods and/or services, as specified below:

1. **PARTIES:** This Agreement is hereby executed by and between the City of Dripping Springs, Texas, (the “City”) a General Law, Type-A municipality located in Hays County, Texas, and Peak Beverage Texas LLC, a Texas limited liability company (the “Contractor”).
2. **DESCRIPTION:** Contractor is hereby engaged to provide Alcoholic Beverage Services.
3. **SCOPE:** Agreement applies to Contractor’s participation in the Event, which shall be conducted as more particularly described in Attachment “A”
4. **LOCATION:** This Agreement is fully performable in Dripping Springs, Texas.
5. **EXCLUSIVE GRANT:** Subject to the terms and conditions set forth in this Agreement and at all times during the Term of this Agreement, the City hereby grants to the Contractor the exclusive right to provide and perform Beverage Services at all City events described in Attachment “B”.
6. **CONSIDERATION:**
 - 6.1 In consideration of Contractor’s participation in the Event, the Contractor agrees to pay the City a commission equal to fifteen percent (15%) of the gross receipts for all Catering Services provided at the Venue. “Gross Receipts” is defined herein as the total amount of income or revenue received by the Contractor for the sale of alcoholic beverages related to events at the Venue, less any Texas Mixed Beverage Sales Taxes or Texas Mixed Beverage Gross Receipts tax paid by the Contractor to the Texas Comptroller as required by law, credit card fees, discounts, and comps.
 - 6.2 Contractor agrees to deliver payment and a copy of gross receipts to the City within thirty (30) days after any such event at which the Contractor has provided Beverage Services.
 - 6.3 Contractor may enter into additional commissions with vendors or events but will not exceed a total of thirty-five percent (35%) including the City commission.

7. CONTRACTOR’S DUTIES

- 7.1 Contract Negotiation with the Client. Contractor shall negotiate all pricing, bar menus and services directly with City’s Client. City is not responsible for any disputes

between the Contractor and City's Clients regarding Beverage Services and/or any pricing or billing of Beverage Services.

- 7.2 Compliance with City's Rules and Regulations. Contractor shall follow City's established rules and regulations for set-up, service and breakdown for any City's Client event for which Contractor provides Beverage Services.
- 7.3 Safe Alcohol Service Certification. All individuals serving alcohol on Contractor's behalf shall be trained in Safe Alcohol Service by a TABC-approved Seller Training course. Contractor's Beverage Services shall comply with all relevant state and local laws in all material aspects.
- 7.4 Representations and Warranties of Contractor. Contractor represents and warrants that: (i) it has the authority to enter into this Agreement and to fully perform the obligations hereunder, (ii) it is duly organized and validly existing under applicable laws, (iii) this Agreement constitutes a legal, valid and binding obligation, enforceable in accordance with its terms, (iv) neither the execution, delivery and/or performance of this Agreement, will, directly or indirectly (with or without notice or lapse of time) breach any provision of its governing documents, or cause a default under any contract, instrument, or order to which it is a party or by which it is bound, (v) it will materially comply with applicable federal, state and local laws and regulations in performing its obligations under this Agreement, and (vi) Beverage Services shall be performed in a workmanlike manner and with professional diligence and skill.

8. CITY'S DUTIES:

- 8.1 City's Client Contracts. City covenants that all City event contracts with City Clients shall include a provision to the effect that (i) Contractor is the City's exclusive provider for alcohol beverage services at the Venue and (ii) all alcohol must be consumed within the City's designated event area at the Venue and may not be removed from the Venue.
- 8.2 Point of Contact. City shall provide information (name, phone number, mobile phone number and email address) to Contractor of the individual(s) who will serve as City's (1) main manager-level point of contact with Contractor and ensure that such individual(s) shall be accessible to Contractor on-site at the Venue or remotely via telephone and email and (2) on-site point of contact with Contractor and ensure that such individual(s) shall be accessible to Contractor on-site at the Venue at all times during any applicable event.
- 8.3 Access to Venue. City shall provide Contractor access to the Venue in order to provide Beverage Services pursuant to Contractor's contract with City's Clients.

- 8.4 Venue. City shall ensure that Venue is in clean and orderly condition and fully functional for Contractor to provide Beverage Services to City's Clients.
- 8.5 Venue Rules and Regulations. City shall provide Contractor with the rules and regulations applicable to Contractor's Beverage Services and any changes thereto no fewer than ten (10) business days prior to any event at which such Venue rules and regulations shall apply.
- 8.6 IP License. City grants to Contractor a non-exclusive, non-transferrable license during the Term to use City's name and logo solely in connection with the Beverage Services and website and marketing materials with respect to such Beverage Services.
- 8.7 Insurance. City shall carry property insurance/liability coverage for its own property for all causes of loss.
- 8.8 Representations and Warranties of Venue Operator. Venue Operator represents and warrants that: (i) it has the authority to enter into this Agreement and to fully perform the obligations hereunder, (ii) it is duly organized and validly existing under applicable laws, (iii) this Agreement constitutes a legal, valid and binding obligation, enforceable in accordance with its terms, (iv) neither the execution, delivery and/or performance of this Agreement, will, directly or indirectly (with or without notice or lapse of time) breach any provision of its governing documents, or violate, breach, or cause a default under any contract, instrument, or order to which it is a party or by which it is bound, and (v) it will materially comply with applicable federal, state and local laws and regulations in performing its obligations under this Agreement.

9. **SUPPLIES:** Contractor agrees to provide all supplies, tools, and equipment necessary for performance under this Agreement.

10. **DURATION:** This Agreement shall be in effect for no more than one year and may be renewed for two additional years if not terminated by either party.

11. TERMINATION:

- 11.1 This Agreement may be terminated by mutual consent of the parties.
- 11.2 This Agreement may be terminated by either party without prejudice upon written notice to the other party via certified mail, return receipt requested, thirty (30) days prior to commencement of the Event.
- 11.3 Termination shall release each party from all obligations of this Agreement, except as specified below.

- 11.4 Termination of this Agreement, as provided above, shall not prohibit, or impair any claim by either party based upon any breach of this Agreement.
- 11.5 The City shall determine if Contractor shall be relieved of Contractor's obligations to participate in the Event due to inclement weather.
- 11.6 *Force Majeure*: In situations in which Contractor's participation in the Event is delayed, cancelled, or suspended due to acts of God, severe weather, natural disaster, state of public emergency, or strike, the terms of this Agreement are waived.

12. SITE MAINTENANCE:

- 12.1 Contractor shall not perform waste or damage the site.
- 12.2 Contractor shall exercise reasonable care and due diligence to avoid harming City premises upon which the Event occurs.
- 12.3 Contractor shall restore or rehabilitate the site and the access to it at the termination of this Agreement. This requirement shall not apply to normal wear and compression on the grass.

13. INDEPENDENT CONTRACTOR: The Parties agree that Contractor is an independent contractor and is neither an agent nor an employee of the City. Contractor is solely responsible for directing and controlling Contractor's resources and staff in order to achieve the goals of this Agreement.

14. LICENSES: Contractor shall, at its own expense, obtain all necessary licenses and permits required in connection with performing Beverage Services, materially comply with all state statutes and local ordinances in connection with the preparation, storage and service of alcoholic beverages, and hold the City harmless for any material violation thereof unless such violation is as a result of or in connection with the City's negligence or willful misconduct, in which case the City shall hold Contractor harmless and shall cooperate with Contractor to remedy the violation. Contractor shall upon request provide to the City a copy of such necessary licenses, including, without limitation, Texas Sales Tax License. Special Event Temporary Permits may be obtained by the Contractor for a fee, or the City may obtain the Permit themselves.

15. SAFETY: Contractor shall abide by all state, federal and local rules, and regulations. Contractor shall take all reasonable steps to ensure public safety and protection from fire damage.

16. INSURANCE: Contractor, at its expense, shall obtain and maintain during the Term of this Agreement, the following insurance coverage:

- 16.1** Worker's Compensation Insurance equal to or greater than the current statutory limit; and
- 16.2** Comprehensive General Liability Insurance with coverage no less than \$1,000,000 per occurrence and \$2,000,000 in the aggregate; and
- 16.3** Liquor Liability Insurance in an amount not less than \$1,000,000 per occurrence.

Within five (5) business days after the signing of this agreement, but no earlier than thirty (30) days prior to the first event at the Venue of this Agreement, Contractor shall deliver a Certificate of Insurance listing the City as an additional named insured in connection with the policies set forth in this Section. The policies further shall provide for ten (10) days' written notice to the City from the insurer by registered or certified mail, return receipt requested, in the event of any modification, cancellation, or termination thereof. All of the foregoing limits may be met with an umbrella or excess policy with the same monetary limited written on an occurrence basis, providing it is written by the same insurance carrier.

17. INDEMNIFICATION: CONTRACTOR, CONTRACTOR'S AGENT'S AND/OR EMPLOYEES SHALL INDEMNIFY AND HOLD THE CITY, CITY'S AGENTS, EMPLOYEES, AND/OR VOLUNTEERS HARMLESS FOR ANY CLAIMS OR CAUSES OF ACTION STEMMING FROM THE CONTRACTOR'S PARTICIPATION AT THE EVENT, INCLUDING BUT NOT LIMITED TO PERSONAL INJURY AND LOST OR DAMAGE TO PROPERTY.

18. RULES: The Contractor shall follow the City's established rules and regulations for set-up, service, and breakdown for any event for which the Contractor provides Beverage Services.

19. CONTROLLING LAW & VENUE: Any and all disputes that may arise in relation to this Agreement shall be subject to the laws of the State of Texas. Venue for any disputes arising under this Agreement shall be in Hays County, Texas. In the event that any suit or other action, at law or in equity, is instituted by either Party to enforce any of the provisions of this Agreement or resolve any disputes between the Parties with respect to this Agreement, the non-prevailing Party shall be obligated to pay all costs and expenses incurred by the prevailing Party in connection with the preparation and prosecution and any settlement of any such suit or action, at all appellate levels, including the reasonable fees and disbursements of the attorneys, accountants and experts of the prevailing Party.

20. NOTICES: Any notice provided for by this Agreement and any other notice, demand, or communication which either party may wish to send to the other, shall be in writing and given

by (a) hand delivery, (b) express overnight delivery service, or (c) registered or certified United States mail, return receipt requested. Notices shall be addressed to the party for whom such notice, demand or communication is intended at such party's address as set forth below:

To the City:

City of Dripping Springs
Attn: Event Center Manager
PO Box 384
Dripping Springs, TX 78620
enelson@cityofdrippingsprings.com

To the Contractor:

Peak Beverage Texas, LLC
Attn: Tannea Musselman
252 Frog Pond Lane, Building A
Dripping Springs, TX 78620
tannea@peakbev.com

21. ASSIGNMENT: Neither party shall assign, sublet, or transfer any interest in this Agreement without written consent of the other Party. Nothing herein shall be construed as giving any rights or benefits hereunder to anyone other than the City and Contractor.

22. BINDING ON SUCCESSORS: This Agreement shall be binding upon, and shall inure to the benefit of, the parties hereto and their respective successors and permitted assigns.

23. MANDATORY DISCLOSURES: Texas law requires that vendors make certain disclosures. Prior to the effective date of this Contract, the Contractor has submitted to the City a copy of the Conflict-of-Interest Questionnaire form (CIQ Form) approved by the Texas Ethics Commission (Texas Local Government Code Chapter 176), and the Contractor shall file a Form 1295 Certificate of Interested Parties (Form 1295) approved by the Texas Ethics Commission (Texas Government Code Section 2252.908). The Contractor also confirms it is in compliance with all Texas requirements related to government contracts including: (1) no boycott of Israel; (2) not listed as a foreign terrorist organization by the Texas Comptroller of Public Accounts; (3) Contractor does not have a policy or practice of discriminating against firearm entities or firearm trade associations; (4) Contractor does not boycott energy companies; and Contractor is compliant with all other Texas laws including any additional disclosure requirements.

24. SEVERABILITY: Any provisions of the Agreement prohibited or unenforceable by law shall be ineffective without affecting any other provision of this Agreement or shall be deemed to be severed or modified to conform to such law, and the remaining provisions of this Agreement shall remain in force, provided that the purpose of this Agreement can be achieved. To the full extent, however, that the provisions of such applicable law may be waived, they are hereby waived to the end that this Agreement be deemed to be a valid and binding agreement enforceable in accordance with its terms.

25. MERGER: This instrument, and all Attachments affixed hereto, constitutes the entire Agreement between the City and Contractor. To the extent there are any conflicts between

this Agreement and the attachments, this Agreement shall govern. This Agreement supersedes all other agreements, oral or written, made with respect to the Event.


26. MODIFICATIONS: All amendments or modifications to the Agreement must be in writing. No modification shall be effective until approved by both parties.


27. COUNTERPARTS: This Agreement may be executed in multiple counterparts, each of which shall be deemed to be an original, and all of such counterparts together shall constitute but one and the same instrument.

BE IT HEREBY AGREED & APPROVED, for good and valuable consideration, as described herein, the sufficiency of which is hereby acknowledged.

CITY OF DRIPPING SPRINGS:

PEAK BEVERAGE TEXAS, LLC:

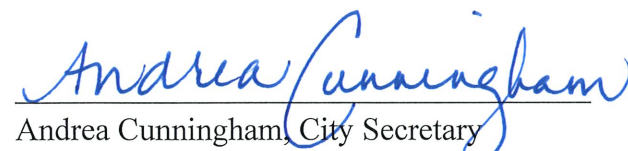

Michelle Fischer, City Administrator


Tanea Musselman, Director of Strategic Partnerships

November 9, 2023
Date

Date

ATTEST:


Andrea Cunningham, City Secretary



this Agreement and the attachments, this Agreement shall govern. This Agreement supersedes all other agreements, oral or written, made with respect to the Event.


26. MODIFICATIONS: All amendments or modifications to the Agreement must be in writing. No modification shall be effective until approved by both parties.


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BE IT HEREBY AGREED & APPROVED, for good and valuable consideration, as described herein, the sufficiency of which is hereby acknowledged.

CITY OF DRIPPING SPRINGS:

PEAK BEVERAGE TEXAS, LLC:

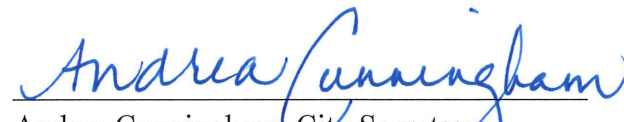

Michelle Fischer, City Administrator

DocuSigned by:

5711175690D64A0...
Tannea Musselman, Director of Strategic Partnerships

November 9, 2023
Date

11/15/2023
Date

ATTEST:


Andrea Cunningham, City Secretary



ATTACHMENT A

Peak Beverage Texas, LLC Proposal

SCOPE OF SERVICES

PEAK BEVERAGE

POS systems: Peak to provide adequate handheld POS terminals for bar location using concessions or cash bars.

Staff Uniforms / Attire: Peak will provide attire for staff.

ICE, Bar Equipment: Peak team to provide Ice, cups, bins, etc.

Staffing: Peak to provide adequate bartenders, barbacks and managers based on projected guests and event type.

TiPs Certified Bartenders: Peak to provide all TABC certified bartenders.

ID/ Age Verification: Peak to ID any and all individuals at the bar locations; potentially utilize wristbands or stamp at client request to keep transaction times high.

POS Reporting & Data: Peak to provide all data from the event series and transparency into reporting by bar location, by item - square is the processing platform.

Compliance with local and state health regulations: Peak to provide hand washing stations and safe drink handling (when designated type of event its needed).

Insurance: Peak to provide a COI with venue listed as additional insured and umbrella policy.

Tables: Peak to provide tables for all bar locations.

Menu Design: Peak will provide design options or can work collectively with producer on menu Designs.

Product Purchasing: Peak to handle all product purchasing and receiving. Product may be brought with us via truck from our warehouse.

Menu Printing: Peak to print all menus for cash bar or concessions needs (if it's a high amount - may work with client).

Bar setup & Breakdown: Peak to set up and tear down all bar locations at the beginning and end of the event.

PRODUCER- VENUE

Security: venue or rental client to provide overall security for event each day and overnight (if needed).

WiFi: venue to Provide - Peak has the capability to run of hots posts for cash bar (credit only) events.

Generators/Power Source: venue to provide power if needed to bar location.

Access to Venue: venue will grant access to allow our team to successfully set up and break down for the event days.

Marketing: venue or client to market the event to drive attendance and ticket sales for all public events.

COLLABORATIVE/SHARED SERVICES (both Parties)

Event Layout Creation: Peak to work in partnership with venue on the best layout for the event series to maximize sales & minimize lines.

Menus: Peak to design in partnership with venue and determine all product offerings for menus along with pricing.

ATTACHMENT B

City of Dripping Springs Events List

Month	Event	Estimated Attendance	Length of event
September	MotoXtreme Circus	300+	1-night
October	Trunk-or-Treat	500+	1-night
	Haunted House	1000+	Runs 3 weekends
	Hill Country Harvest Market	1000+	3 -day
	TxJr. Roller Derby Skate-a-thon	150+	1-day
	Big Tex Gun Show	200+	2-day
November	CCA Banquet (private)	200+	1-night
	The Hope Project Gala (private)	250+	1-night
December	Vintage Market Days	10,000+	3-day
	Rough Out Ranch Rodeo	1000+	3-day
December-January	Western Wonderland	1000+	Runs all Month
January	TxJr. Roller Derby Competition	150+	3-day
	Big Tex Gun Show	200+	2-day
	Hays County Livestock Show	300+	1-week
February	Monster Truck Show	500+	1-night
	Hunters Heritage Banquet (Private)	200+	1-night
March	TxJr. Roller Derby Scrimmage	100+	1-night
	Polo Tournament	150+	3-day
	Spring Wildflower Market	1000+	3-day
	Dripping Springs Rodeo	9000+	2-day
	Eggstravaganza	500+	1-day
April	Eclipse	1000+	3-day
	Big Tex Gun Show	200+	2-day
May	Up Trade Days	300+	3-day
	TxJr. Roller Derby Scrimmage	100+	1-night
	Shorty Scott Memorial	300+	2-day
July	Big Tex Gun Show	200+	2-day
August	Dwarfanators	200+	1-night
September	Goat Courture	1000+	1-day

CONFLICT OF INTEREST QUESTIONNAIRE

For vendor doing business with local governmental entity

FORM CIQ

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. See Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

City of Dripping Springs

NOV 15 2023

Rec'd by City Secretary

1 Name of vendor who has a business relationship with local governmental entity.

Peak Beverage Texas LLC - NO CONFLICT

2 Check this box if you are filing an update to a previously filed questionnaire. (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 Name of local government officer about whom the information is being disclosed.

N/A

Name of Officer

4 Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.

N/A

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

Yes No

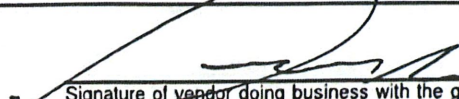
B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

Yes No

5 Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.

N/A

6 Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7 
Signature of vendor doing business with the governmental entity

11/15/23
Date

CERTIFICATE OF INTERESTED PARTIES

FORM 1

Item # 15.

1 of 1

Complete Nos. 1 - 4 and 6 if there are interested parties.
 Complete Nos. 1, 2, 3, 5, and 6 if there are no interested parties.

OFFICE USE ONLY CERTIFICATION OF FILING

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.

Peak Beverage Texas LLC
 Dripping Springs, TX United States

Certificate Number:
 2023-1095057

Date Filed:
 11/15/2023

2 Name of governmental entity or state agency that is a party to the contract for which the form is being filed.

City of Dripping Springs, Texas

Date Acknowledged:
 11/15/2023

3 Provide the identification number used by the governmental entity or state agency to track or identify the contract, and provide a description of the services, goods, or other property to be provided under the contract.

PBEV11072023
 Beverage and concessions provider at Dripping Springs Ranch Park

4	Name of Interested Party	City, State, Country (place of business)	Nature of interest (check applicable)	
			Controlling	Intermediary

5 Check only if there is NO Interested Party.

6 UNSWORN DECLARATION

My name is _____, and my date of birth is _____.

My address is _____, _____, _____, _____, _____.
(street) (city) (state) (zip code) (country)

I declare under penalty of perjury that the foregoing is true and correct.

Executed in _____ County, State of _____, on the _____ day of _____, 20____.
(month) (year)

 Signature of authorized agent of contracting business entity
 (Declarant)

CERTIFICATE OF INTERESTED PARTIES

FORM 11

Item # 15.

1 of 1

Complete Nos. 1 - 4 and 6 if there are interested parties.
 Complete Nos. 1, 2, 3, 5, and 6 if there are no interested parties.

OFFICE USE ONLY CERTIFICATION OF FILING

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.
 Peak Beverage Texas LLC
 Dripping Springs, TX United States

Certificate Number:
 2023-1095057

Date Filed:
 11/15/2023

2 Name of governmental entity or state agency that is a party to the contract for which the form is being filed.
 City of Dripping Springs, Texas

Date Acknowledged:

3 Provide the identification number used by the governmental entity or state agency to track or identify the contract, and provide a description of the services, goods, or other property to be provided under the contract.
 PBEV11072023
 Beverage and concessions provider at Dripping Springs Ranch Park

4	Name of Interested Party	City, State, Country (place of business)	Nature of interest (check applicable)	
			Controlling	Intermediary

5 Check only if there is NO Interested Party.

6 UNSWORN DECLARATION

My name is _____, and my date of birth is _____.

My address is _____, _____, _____, _____, _____.
(street) (city) (state) (zip code) (country)

I declare under penalty of perjury that the foregoing is true and correct.

Executed in _____ County, State of _____, on the _____ day of _____, 20____.
(month) (year)

 Signature of authorized agent of contracting business entity
 (Declarant)

<i>Ongoing Projects</i>	
Comprehensive Plan	Council and Commission Workshop dates TBD
Cannon Mixed-Use	Awaiting Resubmittal
PDD2023-0001 Madelynn Estates	Dormant
PDD2023-0002 Southern Land	Awaiting Resubmittal
PDD2023-0003 ATX RR12 Apartments	Under Review

ADMINISTRATIVE APPROVAL PROJECTS				
Site Development Project Name	City Limits / ETJ	Location	Description	Status
SD2021-0005 Dripping Springs WWTP Expansion	CL	23127 FM 150 W	Expansion of the Wastewater treatment plant	HOLD
SD2021-0021 RR 12 Commercial Kitchen	CL	28707 RR 12	Commercial kitchen that will support a catering business, no on-site dining is proposed	Approved w/ Conditions
SD2021-0013 Dreamland	ETJ			Waiting on Resubmittal
SD2021-0033 Bell Springs Business Park, Sec 1&2 Rev	ETJ	4955 Bell Springs	A revision for minor adjustments on site layouts, rainwater, and overall drainage & water quality	Approved w/ Conditions
SD2022-0001 Julep Commercial Park	ETJ	Northeast corner of W US 290 and Trautwein Rd	11.27 acre site of mixed-use commercial buildings with supporting driveways, water quality and detention pond, rainwater harvesting, and other utilities	Waiting on Resubmittal
SD2022-0010 Wenty's Wine Bar	ETJ	5307 Bell Springs Rd	Wine bar and associated improvements	Waiting on Resubmittal
SD2022-0013 DS Flex Business Park	CL	28513 RR 12	Construction of two shell buildings with accompanying site improvements	Waiting on Resubmittal
SD2022-0011 Skybridge Academy	CL	519 Old Fitzhugh Road	Remodel/repurpose of existing historic structures, add new construction to tie together the house and garage with additional parking and revised driveway	Approved w/ Conditions
SD2022-0014 Bell Springs Site Plan (Travis Flake)	ETJ	5307 Bell Springs Rd	Office and Warehouse with drives, parking, waterline connection, and pond	Approved w/ Conditions
SD2022-0018 Office 49	ETJ	241 Frog Pond Lane	The construction of eleven office buildings of varying sizes along with the related paving, grading, drainage, and utility improvements.	Waiting on Resubmittal
SD2022-0019 Double L Ranch, Phase 1	ETJ	RR 12	Construction of water, wastewater, drainage and paving improvements for 244 single family lots.	Approved w/ Conditions
SD2022-0020 Merigian Studios	ETJ	105 Daisy Lane	Art studio with driveway, parking, and external structures	Approved w/ Conditions
SD2022-0024 4400 US 290 SP	ETJ	4400 US 290	7 Commercial Buildings in the ETJ	Waiting on Resubmittal
SD2022-0025 Hardy Drive	ETJ	2901 US 290	Construction of a road for the Hardy and Bunker Ranch development to meet fire code	Approved w/ Conditions
SD2023-0004 Austin Ridge Bible Church Revision	ETJ	31330 Ranch Road 12	Removal of the existing old house, the addition of 3 portable buildings and pavilion; additional parking.	Waiting on Resubmittal
SD2023-0007 Phase 4A Drip Irrigation System Improvements	ETJ	2581 E Hwy 290	The project is Phase 4A of the drip disposal fields and consists of 14.76 acres of drip irrigation fields only.	Approved w/ Conditions
SD2023-0008 102 Rose Drive	CL	102 Rose Dr	Construction of tow additional duplexes w/ accompanying site improvements	Waiting on Resubmittal
SD2023-0009 Paloma	CL	235 Sports Park Rd	Adding improvements to the site	Waiting on Resubmittal
SD2023-0010 Creek Road Horse Farms	CL/ETJ	1225 Creek Rd	Horse training facility with covered riding arena, barn, storage building and open-air riding.	Waiting on Resubmittal
SD2023-0011 Amazing Explorers Academy	ETJ	Ledgestone	Daycare facility, including driveways, parking areas; and water, wastewater, and stormwater facilities.	Waiting on Resubmittal
SD2023-0012 Ariza 290 West	ETJ	13900 W US Highway 290	Multifamily residential.	Waiting on Resubmittal
SD2023-0013 10 Federal	ETJ	3975 US 290	Enclosed storage facility	Approved w/ Conditions
SD2023-0014 BR Dripping Springs	CL	27010 RR 12	3 commercial buildings with parking, stormwater and water quality.	Waiting on Resubmittal
SD2023-0017 OroBianco Mobile Food Unit - Driveways	CL	27713 RR 12	Driveway for gelato food truck.	Waiting on Resubmittal
SD2023-0018 Sunset Canyon Storage Facility	ETJ	950 S. Sunset Canyon Drive	Proposed storage facility with associated parking and drive.	Waiting on Resubmittal
SD2023-0019 3980 US 290 Warehouse	ETJ	3980 US 290	Construction of 4 - 5k sq ft Warehouse/office buildings	Waiting on Resubmittal
SD2023-0020 Graveyard Cellars	ETJ	24101 RR 12	2800 sq ft building and parking	Approved w/ Conditions
SD2024-001 Roxie's at Dripping Springs	CL	299 W. Mercer Street	Renovating and expanding site	Waiting on Resubmittal
SD2024-002 QuickTrip #4133	CL	HWY 290 and Sawyer Ranch Rd	Convenience store with fuel sales	Waiting on Resubmittal
SD2024-003 Julep Commercial Park West	ETJ	14131 Trautwein Rd	2.95 acres site of mixed use commercial buildings with driveway, water quality and detention pond.	Approved
SD2024-004 Glass Business Park, Phase 2	ETJ	2560 W Hwy 290	Construction of 6 additional warehouse buildings with associated site improvements	Waiting on Resubmittal
SD2024-005 Dripping Springs ES #6	ETJ	Mira Vista	55,000 sq ft new elementary school in Headwaters	Approved
SD2024-007 New Growth at Roger Hanks	CL	US 290 at Roger Hanks Pkwy	Mix land use and 240 residential units with parkland and roadway connections.	Waiting on Resubmittal
SD2024-008 AutoZone 5807 Dripping Springs	CL	US Hwy 290	Retail parts store.	Waiting on Resubmittal
SD2024-010 Austin Ridge Bible Church	ETJ	3100 E Hwy 290	Church campus, with worship center, driveways, parking, detention, and park area.	Under Review
SD2024-011 Patriot Erectors CZP	ETJ	3023 West Hwy 290	Detention pond.	Waiting on Resubmittal
SD2024-012 5285 Bell Springs Rd	ETJ	5285 Bell Springs Rd	Private religious educational facility and associated improvements.	Waiting on Resubmittal
SD2024-013 Cowboy Church of the Hill Country	ETJ	207 Darden Hill Road	Construction of a church building and accompanying site improvements.	Waiting on Resubmittal
SD2024-014 Pear Tree Commercial	ETJ	27322 RR 12	Existing commercial space. Pave the parking area and provide water quality treatment of that area.	Waiting on Resubmittal
SD2024-015 JWLP Parking Addition	CL	249 Sportplex Dr	Parking lot adjacent to existing commercial site.	Approved
SD2024-016 UG Boat and RV Storage	ETJ	31301 RR 12	Open air rv and boat storage.	Waiting on Resubmittal
SD2024-017 CFA 4181 Belterra Village Site Modification	ETJ	165 Hargraves Drive	Drive-thru lane expansion and parking lot reconfiguration.	Under Review

Subdivision Project Name	City Limits / ETJ	Location	Description	Status
SUB2022-0009 Driftwood Subdivision Phase 3 Preliminary Plat	ETJ	17901 FM 1826	Preliminary Plat for 14 lots: 12 Residential, 1 Commercial, 1 Industrial	Approved w/ Conditions
SUB2021-0011 Double L Phase 1 Prelim Plat	ETJ	1.5 miles N of US 290 & RR 12	PP for 243 residential units and 1 amenity center	Approved w/ Conditions
SUB2022-0033 The Ranch at Caliterra	ETJ	Premier Park Loop	Preliminary plat of the Carter tract with 243 lots	Approved w/ Conditions
SUB2022-0036 Driftwood Creek FM 150 12 Treated Effluent and 10 Raw Wastewater Forcemains Ph I and II	ETJ	FM 150	12 inch treated effluent line and 10 inch wastewater forcemains to connect with Dripping Springs WWTP	Approved w/ Conditions
SUB2022-0043 Howard Ranch Sec 4 Lots 62 & 63 AP	ETJ	590 Cypress Creek Dr	An amending plat to remove a site parking area from the single family lot. This request is by the property owner.	Waiting on Resubmittal
SUB2022-0048 Wild Ridge Phase 1 CP	CL	E US 290	Construction plans for phase 1 of Wild Ridge	Waiting on Resubmittal
SUB2022-0049 Serenity Hills	ETJ	1111 Hays Country Acres Rd	50 Lot subdivision in Dripping Springs ETJ	Approved w/ Conditions
SUB2023-0001 Village Grove Phase 2B CP	CL	Sports Park Rd	Residential townhome infrastructure improvements. Construction of 16 Townhome lots and roadways.	Waiting on Resubmittal
SUB2023-0003 The Ranch at Caliterra CP	ETJ	Soaring Hill Rd at HC Carter Way	Construction Plans for the Carter tract.	Waiting on Resubmittal
SUB2023-0006 Wild Ridge Phase 1 FP	CL	E US 290	Approximately 62.1 acres to include 136 residential lots, roadways, and a commercial lot	Approved w/ Conditions
SUB2023-0008 Silver Creek Subdivision Construction Plans	ETJ	Silver Creek Rd	29 Single family residential lots with access, paving, OSSF, water supply well, and open space	Approved w/ Conditions
SUB2023-0018 Cannon Ranch Phase 2 Final Plat	CL	Rushmore Drive at Lone Peak Way	Subdivide into 100 lots.	Approved w/ Conditions
SUB2023-0021 Driftwood Golf and Ranch Club Phase Four Subdivision CP	ETJ	Driftwood Ranch Drive	Paving, drainage, water, wastewater subdivision constructions plans.	Under Review
SUB2023-0028 Arrowhead Commercial Final Plat	CL	US Hwy 290 W	Subdividing 6.6 acres as 1 lot.	Waiting on Resubmittal
SUB2023-0034 Lunaroya Subdivision Final Plat	ETJ	Silver Creek Rd	28 single family large residential lots with on site sewage for each lot	Waiting on Resubmittal
SUB2023-0035 Parten Ranch Phase 6 & 7 Final Plat	ETJ	600 Two Creeks Lane	122 single family lots and 4 drainage/open space lots	Approved w/ Conditions
SUB2023-0036 Caliterra Phase 5 Section 13 Final Plat	ETJ	Carentan Cove at Kelsey Lane	11 single family lots	Approved w/ Conditions
SUB2023-0037 Amending Plat of Final Subdivision Plat of Roger Hanks Park	CL	US 290 at Roger Hanks Pkwy	Redesign to include north bound turn lane on Roger Hanks Pkwy, Improvements to Hamilton Crossing and Lake Lucy Loop	Waiting on Resubmittal
SUB2023-0038 The Ranch at Caliterra Final Plat	ETJ	HC Carter Way	234 single family lots on 200.024 acres	Approved w/ Conditions
SUB2023-0039 Wild Ridge Phase 2 Construction Plans	CL	Shadow Ridge Parkway	142 single family lots, minor arterial and local roadways, 2 water quality ponds, utilities, lift station, parkland and open space	Waiting on Resubmittal
SUB2023-0042 Hardy Construction Plans	CL	2901 West US 290	78.021 acres subdivided into 73 single family lots	Approved w/ Conditions
SUB2023-0048 Driftwood Falls Estates Subdivision	ETJ	609 S Creekwood Dr	Replat two lots in one.	Approved w/ Conditions
SUB2023-0049 Amended Plat of the Breed Hill Replat Subdivision	ETJ	3100 W US 290	Combining three lots into one.	Approved w/ Conditions
SUB2023-0050 Sanctuary Subdivision CP	ETJ	1111 Hays Country Acres Rd	48 residential lots ranging from 1.6 acres to 2	Approved w/ Conditions
SUB2023-0051 Gateway Village Phase 1 CP	CL	HWY 290	144 Single family lots.	Approved w/ Conditions
SUB2024-004 Driftwood Subdivision, Phase Four, Block A, Lots 8 and 9 Amending Plat	ETJ	2236-2266 Thurman Roberts Way	Combine lots 8 and 9, Block A into one lot, 8-A	Waiting on Resubmittal
SUB2024-005 Roger Hanks Construction Plans	CL	US 290 at Roger Hanks Pkwy	Public improvements from southern boundary to intersection with 290.	Waiting on Resubmittal
SUB2024-006 Sanctuary Dripping Springs Final Plat	ETJ	1111 Hays Country Acres Rd	57 lots subdivision	Approved w/ Conditions
SUB2024-007 Plat Amendment - Esperanza Subdivision Phase Two, Block 4, Lot 22	CL	613 Yellow Bell Run	Amending single family lot	Approved w/ Conditions
SUB2024-008 Skylight Hills Final Plat	ETJ	13001 and 13111 High Sierra	Subdivide into 5 lots.	Waiting on Resubmittal
SUB2024-009 Blue Creek Subdivision, Lots 16 & 17 Am	ETJ	500 Blue Creek Drive	Adjusting lot lines to transfer 3.65 acres	Approved w/ Conditions
SUB2024-010 Maddox Ranch	ETJ	500 Shelton Ranch Rd	2 lot minor plat.	Waiting on Resubmittal
SUB2024-011 Driftwood Golf and Ranch Club, Phase One, Block A, Lots 14, 15, and 16 Amending Plat	ETJ	Club Ranch Court	Combine three lots into two.	Waiting on Resubmittal
SUB2024-012 St. Martin's Subdivision, Lots 1 & 2 Amending Plat	CL/ETJ	230 Post Oak Drive	Combine two existing lots into one.	Waiting on Resubmittal
SUB2024-013 Richford Subdivision, Lot 2 Replat	ETJ	14331 Canonade	Divide existing lot into two.	Waiting on Resubmittal
SUB2024-015 Gateway Village Phase 1	CL	US 290	Final plat for 144 single family subdivision.	Waiting on Resubmittal
SUB2024-016 Replat of Dripping Springs Retail Center Subdivision	CL	598 E Hwy 290	Combine one platted lot and one unplatted lot to create 35.7 acres.	Waiting on Resubmittal
SUB2024-017 Wild Ridge Phase 2 Final Plat	CL	Shadow Ridge Parkway	152 single family residential lots.	Waiting on Resubmittal
SUB2024-019 Driftwood Subdivision, Phase 5, Preliminary Plat	ETJ	Thurman Roberts Way	13 lots. 10 residential, 2 open space, and 1 private.	Waiting on Resubmittal
SUB2024-020 JWLP Parking Addition Amending Plat	CL	249 Sportplex Drive	Combing two lots to allow additional parking lot for existing site plan.	Approved w/ Conditions
SUB2024-021 Village Grove Phase 2A Subdivision	CL	Village Grove Parkway	Infrastructure for 64 single family residential lots on 18.206 acres	Waiting on Resubmittal
SUB2024-022 Driftwood Falls Estates, Lots 5A & 6A Amending Plat	ETJ	700 South Creekwood Dr	Adjusting lot line between two properties.	Waiting on Resubmittal
SUB2024-023 WT Chapman, Lots 1A and 2 Amending Plat	CL	216 South Bluff St	Combine two lots into one.	Waiting on Resubmittal
SUB2024-024 Heritage Phase 4 Subdivision	CL	Sportsplex Drive	115 single family lots on 31.80 acres	Waiting on Resubmittal
SUB2024-025 Village Grove Phase 3 Subdivision	CL	Village Grove Parkway	115 single family lots on 30.04 acres	Waiting on Resubmittal
SUB2024-026 Driftwood Ph 1 Sec 2 Block A, Lots 23 & 24 Amending Plat	ETJ	1324 and 1342 Thurman Roberts Way	Combine lots 23 and 24 into one single lot, 23A.	Under Review
SUB2024-027 Caliterra Phase 3 Section 10	ETJ	Point du Hoc Loop	22 Single family lots, 32.591 acre tract	Under Review

In Administrative Completeness	Filing Date
ADMIN2024-061 Schneider Tract Replat	16-Oct
ADMIN2024-062 Genesis City - Glamping hotel	16-Oct
SD2024-013 Cowboy Church of the Hill Country	16-Oct
SUB2024-013 Richford Subdivision, Lot 2 Replat	30-Oct



DRIPPING SPRINGS
Texas

HUMAN RESOURCES DIRECTOR FULL-TIME EXEMPT

A. GENERAL PURPOSE

Under direction of the City Administrator, the Human Resources Director directs, manages, supervises and coordinates the activities and operations of the Human Resources department including recruitment, retention, employment services, personnel issues, compensation and benefits, customer service, training, succession planning, safety, workers' compensation, organization and policy development, and payroll support. The Human Resources Director will have the opportunity to identify critical issues and priorities and set strategic priorities for the department. The role involves administering human resources policies, procedures, and programs, ensuring compliance with relevant laws and regulations, and supporting the overall mission and goals of the City. This position serves as a strategic partner with leadership and employees to support high performance in City departments and achieve organizational goals while mitigating employment-related liability for the organization.

B. ESSENTIAL DUTIES AND RESPONSIBILITIES

1. Advises department heads and supervisors on local, state, and federal policies regarding equal employment opportunities, compensation, and employee benefits.
2. Ensures the organization's compliance with federal, state, and local employment laws and regulations, and best practices.
3. Coordinates Human Resources department activities with other departments and agencies as needed.
4. Helps develop and implement personnel policies and procedures. Recommends and implements changes in personnel policies and procedures.
5. Oversees the employee performance and evaluation program.
6. Administers the employee benefits program.
7. Conducts new hire employee orientation sessions, creates, updates, and maintains onboarding and offboarding documentation.

8. Assists with the preparation and revision of job descriptions for proposed and budgeted positions, posts jobs on city and other websites.
9. Provides guidance on employee retention and succession planning.
10. Oversees salary surveying including gathering, analyzing, and applying compensation data to identify gaps or discrepancies. Ensures compliance with legal requirements and internal equity standards and ensures the city remains competitive in the job market.
11. Facilitates and documents employee and management training, and certification activities; coordinates training/development conducted by others. Works with People and Communications Director on employee professional growth programs to improve team functional and/or individual performance as it relates to engagement and creating a supportive environment.
12. Assists People and Communications Director with development and oversight of employee engagement, recognition, and wellness programs.
13. Provides support for personnel related issues and counseling, including receiving grievances and complaints, and works with employees and management to resolve them.
14. Provides professional advice to the city officials; makes presentations to councils, boards, and commissions.
15. Communicates official plans, policies, and procedures to staff.
16. Oversees the creation, analysis, maintenance, and communication of required Human Resources records.
17. Attends staff meetings and briefings with department heads.
18. Prepares a variety of studies, reports, and related information for decision-making purposes.
19. Prepares and administers the budget of the Human Resources department.
20. Works with outside Human Resources Consultants as needed.
21. Travels to various destinations in and out of the City.
22. Performs other tasks as assigned by City Administrator and Deputy City Administrators.

C. EDUCATION & EXPERIENCE

Must possess a Bachelor's degree in Human Resources or a closely related field or professional certification (PHR, SPHR, SHRM-CP, GPHR, CCP, CEBS, CPLP, CERL, or equivalent). Must have at least four (4) years of increasingly responsible work in generalist human resources work with broad knowledge of benefits administration, recruitment and employee selection, compensation and employee relations or any equivalent combination of education, training and

experience. Experience in municipal or related government work preferred.

D. NECESSARY KNOWLEDGE, SKILLS, AND ABILITIES

1. Able to use tools and equipment listed below.
2. Ability to establish and maintain effective working relationships with employees, City Officials, and general public.
3. Strong analytical and problem-solving skills.
4. Strong supervisory and leadership skills to lead and motivate teams, drive City initiatives, and foster a positive and inclusive work environment.
5. Ability to communicate effectively orally and in writing.
6. Typing, filing and sorting, postings of documents.
7. Skill, tact, and diplomacy as liaison between Mayor, City Council, staff, State and County officials, and general public.
8. Maintain confidentiality.

E. TOOLS AND EQUIPMENT USED

Personal computer, including word processing and spreadsheet software; 10-key calculator; phone; and copy machine.

F. SPECIAL REQUIREMENTS

1. A valid state driver's license.
2. While performing the duties of this job, the employee is required to sit for extended periods of time and communicate orally with others. The employee is occasionally required to move around City Hall and around different sites within the City.

G. WORK HOURS

Core work hours are between 8:00 am and 5:00 pm, including one hour for lunch, Monday through Friday, except holidays as determined by the City Holiday Calendar. Non-traditional work hours may be required and shall be coordinated with the City Administrator or Deputy City Administrators. This is a full-time exempt position and eligible for compensatory time off as described in the DRIPPING SPRINGS PERSONNEL MANUAL. Any compensatory time performed must be preapproved by the direct supervisor.

H. SALARY

Pay range is \$100,000 to \$120,000 annually. Salary is commensurate with the position. Pay days
 Human Resources Director
 Job Description

Approved 10/07/2024

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will be the days as listed in the current CITY OF DRIPPING SPRINGS PERSONNEL MANUAL.

I. BENEFITS

Benefits shall be in accordance with those outlined in the CITY OF DRIPPING SPRINGS PERSONNEL MANUAL, as may be modified by the employee’s offer letter and subsequent revisions to the Manual.

J. EQUAL OPPORTUNITY EMPLOYER

The City’s employment decisions are made without regard to race, color, religion, sex, age, national origin, sexual orientation, handicap, or marital status. Discrimination or harassment against any person in recruitment, examination, appointment, training, promotion, discipline, or any other aspect of personnel administration because of political or religious opinions or affiliations, membership, or non-membership in employee organizations, or because of race, color, national origin, age, disability, veteran status, sex, or marital status is prohibited. To discuss an accommodation, please contact the Human Resource Director or City Administrator at (512) 858-4725.

Please note: This Position Description is not a contract, and shall not be construed to alter an employee’s at-will relationship. The terms and conditions of any employee’s position with the City may be altered by the City Council at any time. To the extent reasonably possible, this Job Description, the Personnel Manual, and the employee’s Offer Letter shall be read together in harmony. If there are conflicts between this Position Description, the Personnel Manual, and the employee’s Offer Letter, the most specific term or condition of employment shall govern.