

City Council Regular Meeting

Dripping Springs City Hall
511 Mercer Street – Dripping Springs, Texas

Tuesday, November 18, 2025, 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 Ginger Faugust Deputy City Administrator Shawn Cox

City Attorney Laura Mueller

Deputy City Attorney Aniz Alani

City Secretary Diana Boone

Planning Director Tory Carpenter

IT Director Jason Weinstock

People & Communications Director Lisa Sullivan

Parks & Community Services Director Andy Binz

PLEDGE OF ALLEGIANCE

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.

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.

- **1.** Approval of the October 21, 2025 City Council regular meeting minutes.
- **2.** Approval of the position of Finance Manager and its job description.
- 3. Approval of a letter of support for the Dripping Springs Community Library's grant application for a "Library on Wheels". Sponsor: Mayor Pro Tem Taline Manassian
- 4. Approval to authorize the City Administrator to enter into and execute a Professional Services Agreement with abip, PC for the provision of auditing services for the City of Dripping Springs.
- **5. Approval of an Ordinance Amending the Fire Fee Schedule.** *Sponsor: Mayor Bill Foulds, Jr.*
- 6. Approval of the September 2025 Treasurer's Report. Deputy City Administrator, Shawn Cox

BUSINESS AGENDA

- 7. Presentation, discussion, and consideration of approval of the 2026 Founders Day Festival site plan, parade route, and carnival layout. Sponsor: Council Member Sherrie Parks
- 8. Applicant introductory presentation and possible City Council Member appointment to the Development Agreement Working Group for the Ranch Court (ATX RR12) Planned Development District and Annexation request located 26700 Ranch Road 12. Applicant: Abby Gillfillan, Lionheart Places
- 9. Discuss and Consider Approval of an Agreement between the City of Dripping Springs and Burgess and Niple regarding Utility Infrastructure GIS Development and Data Services. Sponsor: Mayor Bill Foulds, Jr.
- 10. Discuss and consider approval of a Supplement to the Wholesale Water Agreement between the West Travis County Public Utility Agency and the City of Dripping Springs for the Wild Ridge Subdivision (Planned Development District No. 13). Sponsor: Mayor Bill Foulds, Jr.
- 11. Discuss and consider approval of a Professional Services Agreement between the City of Dripping Springs and Laura Mueller for Legal Services.
- 12. Discuss and consider approval of a Resolution appointing Aniz Alani as City Attorney of the City of Dripping Springs, Texas. Sponsor: Mayor Bill Foulds, Jr.

13. Discuss and consider approval of a Resolution to cast nine (9) votes towards the Election of Members of the Hays County Appraisal District Board of Directors. 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.

14. City Attorney Report. Laura Mueller, City Attorney; Aniz Alani, Deputy City Attorney

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), 551.0761 (Deliberation Regarding Critical Infrastructure Facility), 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 potential offer to lease real property. (Consultation with Attorney, 551.071; Deliberation Regarding Real Property, 551.072)
- 16. Consultation with Attorney and Deliberation Regarding Real Property and interlocal discussions related to TIRZ Priority Projects and Other Potential Strategic Real Property Acquisitions. (Consultation with Attorney, 551.071; Deliberation Regarding Real Property, 551.072)
- 17. Consultation with Attorney and Deliberation regarding Interlocal Discussions related to Transportation Projects and Potential Ancillary Real Estate Purchases. (Consultation with Attorney, 551.071; Deliberation Regarding Real Property, 551.072)
- 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 and Agreements, Wastewater Fees, Wastewater Infrastructure Agreements, facility liability coverage, and related items. (Consultation with Attorney, 551.071)
- 19. Deliberation on the appointment, employment, evaluation, reassignment, and duties of the Utilities Director, Utilities Operations Manager, Administrative Assistant Public Works, Project Manager, and Utilities Coordinator. (Deliberation Regarding Personnel, 551.074).

UPCOMING MEETINGS

City Council & Board of Adjustment Meetings

December 2, 2025, at 6:00 p.m. December 16, 2025, at 6:00 p.m. January 6, 2025, at 6:00 p.m. January 20, 2025, at 6:00 p.m.

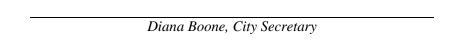
Board, Commission & Committee Meetings

Parks & Recreation Commission, November 19, 2025, at 6:00 p.m. Farmers Market Committee, November 20, 2025, at 10:00 a.m. Emergency Management Committee, November 20, 2025, at 12:00 p.m. Utility Commission, November 20, 2025, at 4:00 p.m. Transportation Committee, November 24, at 3:30 p.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 12, 2025, at 5:45 p.m.



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 Regular Meeting

Dripping Springs City Hall

511 Mercer Street – Dripping Springs, Texas

Tuesday, October 21, 2025, at 6:00 PM

DRAFT MINUTES

CALL TO ORDER & ROLL CALL

With a quorum of Council Members present, Mayor Foulds called the meeting to order at 6:01 p.m.

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

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

People & Communications Director Lisa Sullivan

Parks & Community Services Director Andy Binz

Planning Director Tory Carpenter

Senior Planner Sara Varvarigos

Building Official Shane Pevehouse

Planning & Zoning Commission Chair Mim James

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Council Member Tahuahua.

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.

Anna Nunez with the U.S. Small Business Administration Office of Disaster Recovery & Resilience spoke before council to provide information concerning the Presidential Disaster Declaration 21174, and shared information about Economic Disaster Loans that apply to Hays County.

PROCLAMATIONS & PRESENTATIONS

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

1. Presentation with Update on Solid Waste Services. Texas Disposal Systems

This update will be presented at the November 4, 2025 City Council meeting.

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 16, 2025 City Council Special Meeting Minutes.
- 3. Approval of a Temporary Construction Easement for brush and tree removal on City property directly west of 4500 Highway 290, Dripping Springs, Texas. Sponsor: Mayor Bill Foulds, Jr.
- 4. Approval of an Ordinance amending and updating the City of Dripping Springs Address for Claims purposes. Sponsor: Mayor Bill Foulds, Jr.

A motion was made by Council Member Tahuahua and seconded by Council Member Parks, to approve Consent Agenda items 2, 3, and 4.

The motion to approve carried unanimously 5 to 0.

BUSINESS AGENDA

5. Public hearing, consideration and possible action with respect to an "Ordinance Levying Special Assessments For, And Apportioning the Costs of, Certain Improvements to Property in and for The Heritage Public Improvement District Improvement Area #3A and Improvement Area #3B; Fixing a Charge and Lien Against All Properties Within Improvement Area #3A and Improvement Area #3B of the District, and the Owners

Thereof; Providing for the Manner and Method of Collection of such Assessments; Providing for Penalties and Interest on Delinquent Assessments; Making a Finding of Special Benefit to Property in the District and the Real and True Owners Thereof; Approving a Service and Assessment Plan; Providing a Severability Clause; and Providing an Effective Date". Applicant: Steve Metcalf

a. Staff Report

Andre Ayala, Managing Director for Hilltop Securities presented and remained in the audience to answer questions in regards to items 5 and 6.

b. Public Hearing

No one spoke during the Public Hearing.

c. Ordinance

A motion was made by Mayor Pro Tem Manassian and seconded by Council Member Tahuahua, to approve the ordinance levying Special Assessments for areas 3A and 3B as stated on item 5.

The motion to approve carried unanimously 5 to 0.

6. Consideration and possible action with respect to an "An Ordinance Authorizing the Issuance of the 'City of Dripping Springs, Texas Special Assessment Revenue Bonds, Series 2025 (Heritage Public Improvement District Improvement Area #3A and Improvement Area #3B Project)'; Approving and Authorizing an Indenture of Trust, a Bond Purchase Agreement, an Offering Memorandum, a Continuing Disclosure Agreement and Other Agreements and Documents in Connection Therewith; Making Findings with Respect to the Issuance of Such Bonds; and Providing an Effective Date". Applicant: Steve Metcalf

A motion was made by Mayor Pro Tem Manassian and seconded by Council Member Tahuahua, to approve the ordinance authorizing the issuance of the Special Assessment Bonds related to areas 3A and 3B as stated on item 6.

The motion to approve carried unanimously 5 to 0.

- 7. Public hearing, discussion, and consideration of approval of an Ordinance regarding ZA2025-001: an application for a zoning map amendment from Agriculture (AG) to General Retail with a Conditional Overlay (GR-CO) for the 4.98 acres located at 126025 Ranch Road 12. Applicant: Angie and Brad Mendenhall, MBARR Holdings LLC.
 - a. Applicant Presentation

Applicant Angie Mendenhall presented and remained in the audience to answer questions.

b. Staff Report

Senior Planner Sara Varvarigos presented the staff report and recommended approval of the zoning amendment and Conditional Use Overlay as presented.

c. Planning & Zoning Commission Report

Planning and Zoning Commission Chair Mim James presented the report and stated that the commission recommended approval of the zoning map amendment.

d. Public Hearing

No one spoke during the Public Hearing.

e. Ordinance

A motion was made by Council Member Tahuahua and seconded by Council Member Parks, to approve the ordinance to re-zone the property from Agriculture to General Retail as recommended by staff.

The motion to approve carried unanimously 5 to 0.

- 8. Public hearing, discussion, and consideration of approval of an ordinance amending the Sign Ordinance. Sponsor: Mayor Bill Foulds, Jr.
 - a. Staff Report

City Attorney Laura Mueller presented the staff report and recommended approval of sign ordinance amendments.

b. Public Hearing

No one spoke during the Public Hearing.

c. Ordinance

A motion was made by Council Member Parks and seconded by Council Member Crow, to approve the ordinance amending the sign ordinance.

The motion to approve carried 4 to 0 with 1 abstention by Mayor Pro Tem Manassian.

9. Discuss and Act upon a Resolution by the City Council of the City of Dripping Springs Requesting Financial Participation from the Texas Water Development Board; Authorizing the Filing of an Application for Financial Participation; and Making Certain Findings in Connection Therewith. Sponsor: Mayor Bill Foulds, Jr.

Christina Lane, Senior Managing Director for Samco Capital was present and remained in the audience to answer possible questions.

A motion was made by Council Member Tahuahua and seconded by Mayor Pro Tem Manassian, to approve the resolution and authorize staff to apply for financial participation and making certain findings in connection with the Texas Water Development Board application.

The motion to approve carried unanimously 5 to 0.

10. Discuss and consider approval of a Resolution approving and updating the Purchasing Policy. Sponsor: Mayor Bill Foulds, Jr.

A motion was made by Council Member Crow and seconded by Council Member Tahuahua, to approve the resolution approving and updating the Purchasing Policy.

The motion to approve carried unanimously 5 to 0.

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.

A motion was made by Mayor Pro Tem Mansassian and seconded by Council Member Crow, to go into Closed Session with items11-13, under sections 551.071, 551.072, and 551.074.

The motion carried unanimously 5 to 0.

Closed Session began at 7:35 p.m.

- 11. Consultation with Attorney and Deliberation Regarding Real Property and interlocal discussions related to TIRZ Priority Projects and Other Potential Strategic Real Property Acquisitions. (Consultation with Attorney, 551.071; Deliberation Regarding Real Property, 551.072)
- 12. 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 and Agreements, Wastewater Fees, Wastewater Infrastructure Agreements, facility liability coverage, and related items. (Consultation with Attorney, 551.071)
- 13. Deliberation on the appointment, employment, evaluation, reassignment, and duties of the Deputy City Attorney and City Attorney. (Deliberation Regarding Personnel, 551.074).

Closed Session ended at 8:22 p.m.

ADJOURN

A motion was made by Mayor Pro Tem Manassian and seconded by Council Member Parks, to adjourn the meeting.

The motion to adjourn carried unanimously 5 to 0.

The meeting adjourned at 8:23 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: Chase Winburn, Human Resources Director

Council Meeting Date: 18 November, 2025

Agenda Item Wording: Approval of the position of Finance Manager and its job description.

Agenda Item Requestor: Mayor Bill Foulds, Jr.

Summary/Background: This position is needed to provide hands-on management and support for the

City's Finance Department staff and daily operations. As the City grows and financial responsibilities expand, stronger oversight is needed to keep financial processes accurate, compliant, and efficient. The position will oversee the City's financial activities, including accounting, budgeting, purchasing, invoicing, debt management, and financial reporting. It will also guide City leadership on financial matters, help ensure compliance with state and local requirements, and promote transparency in how public funds are

managed.

Commission

Recommendations:

Recommended Council Actions:

Recommended approval

Attachments: Finance Manager Job Description

Next Steps/Schedule: Send to City Secretary for execution



FINANCE MANAGER FULL-TIME EXEMPT

A. GENERAL PURPOSE

Under the general direction of the Deputy City Administrator II, the Finance Manager supervises the City's financial operations, including accounting, payroll, and budgeting, and manages the Finance Department. This role also assists with the coordination of the City's investment policies and programs, leads the development, presentation, publication, implementation, and monitoring of the City's operating budget, and provides high-level, complex administrative support to the City Council.

B. ESSENTIAL DUTIES AND RESPONSIBILITIES

- 1. Manages and coordinates the City's financial operations including accounting, billing, purchasing, treasury, debt management, and required financial reporting.
- 2. Facilitates the preparation of municipal financial reports as required by state law or requested by City Council, City Administrator or Deputy City Administrators.
- 3. Advises and monitors the City's budget and other financial reports; identifying trends or potential issues and communicating findings to the City Council, City Administrator, Deputy City Administrators, and directors.
- 4. Conducts monthly bank and account reconciliations and prepares variance analysis monthly for assigned revenue, expenditure accounts, and balance sheet accounts.
- 5. Manages the City's revenue operations, including the collection of all City taxes, such as sales, ad valorem, and hotel occupancy taxes, and the invoicing and billing of fees in accordance with the City's Fee Schedule and applicable agreements.
- 6. Coordinates with City departments to prepare and review revenue estimates, validate assumptions related to utility rates, consumption, fines, fees, and other revenue streams, and recommend adjustments to tax rates, fees, and charges for City services as appropriate.

- 7. Ensures accuracy, accountability, and timely collection of revenues; and coordinates the budget and financial operations of the City's Tax Increment Reinvestment Zones (TIRZ).
- 8. Composes, prepares, reviews, and presents the proposed annual budget to the Mayor and City Council during workshops, committee, board, and commission meetings, and public hearings.
- 9. Supervises, trains, and evaluates the performance of assigned personnel to ensure effective financial operations; manages payroll and leave administration, providing guidance on employee leave policies and ensuring compliance with payroll-related regulations.
- 10. Ensures staff compliance with departmental policies, procedures, and regulatory requirements and state law related to the budget and finances.
- 11. Monitors departmental budgets and financial performance reports; identifies trends and recommends corrective actions as needed.
- 12. Assists in developing and managing the City of Dripping Springs Personnel Manual as it relates to finance, budget matters, and the Finance Department, and develops, implements, administers, and reviews the City's financial policies and procedures in accordance with state law.
- 13. Monitors changes to local, state, and federal procurement laws and regulations related to municipality and grant-funded purchases and assists with the City's audits.
- 14. Develops, implements, and regularly updates the City's Purchasing Policy to ensure compliance with applicable laws and to promote efficient procurement practices; trains staff on purchasing procedures and approval thresholds.
- 15. Performs a variety of debt management tasks, including planning debt issuances, preparing supported documentation, generating debt related reporting, and presenting debt instruments to the City Council for consideration.
- 16. Participates in special projects in support of City-wide operations, which may include analyzing vendor contracts; performing fiscal policy studies; providing policy guidance and recommendations.
- 17. Provides professional customer service and financial guidance to internal and external stakeholders, including the City Council, City Administrator, Deputy City Administrators, and Department Heads.
- 18. Ability to establish, maintain, and foster positive, effective and professional working relationships with those contacted during work.
- 19. Ability to maintain confidentiality.

20. Performs other duties as assigned.

C. EDUCATION, EXPERIENCE, AND CERTIFICATIONS

- 1. Bachelor's degree in accounting, Public or Business Administration, Finance, or related field required.
- 2. Must be bondable and maintain bondability throughout employment. Position requires handling of public funds and financial instruments.
- 3. Must have or be able to attend within the first year of employment Public Funds Investment Act training. This training shall be completed every two (2) years, in accordance with the City's approved Investment Policy.
- 4. Two years of progressively responsible experience in accounting, finance, or related field with Texas municipal finance experience required.
- 5. Two years experience in a high-level supervisory capacity preferred.
- 6. Certified Public Finance Officer CFOA certification and CPA license preferred.
- 7. Knowledge of generally accepted accounting principles and fund accounting, internal controls, fraud prevention, and compliance monitoring.
- 8. Ability to establish and maintain effective working relationships with employees, City officials, and general public.
- 9. Ability to communicate effectively verbally and in writing.
- 10. Ability to handle confidential and sensitive information while maintaining confidentiality.

D. TOOLS AND EQUIPMENT USED

Personal computer, including word processing and spreadsheet software including Microsoft Office and InCode; 10-key calculator; phone; copy machine.

E. SPECIAL REQUIREMENTS

The physical demands described here are representative of those that must be met by an employee to successfully perform the essential functions of this job. Reasonable accommodations may be made to perform the essential functions if needed.

During the course of performance of the duties of the job, the employee is frequently required to communicate verbally and in writing and move within City Hall and to other various City locations.

F. WORK HOURS

Core work hours are between 8:00 am and 5:00 pm including one unpaid hour for lunch, Monday through Friday, except holidays. This is a full-time exempt position and eligible for compensatory time off as described in the DRIPPING SPRINGS PERSONNEL MANUAL. The role may require availability during budget preparation, audit periods, or City Council meetings. Non-traditional work hours may be required and shall be coordinated with the Deputy City Administrator II.

G. WORK ENVIRONMENT

The work environment characteristics described here are representative of those an employee encounters while performing the essential functions of this job. Reasonable accommodations may be made to perform the essential functions if needed.

- 1. While performing the duties of this job, the employee regularly works inside an office.
- 2. The noise level in the office work environment is usually mild.

H. SALARY

Salary is commensurate with the position. Pay days are every other Friday or as otherwise determined by the **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, sexual orientation, military status, veteran status, national origin, mental or physical disability, pregnancy, 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 Resources Director, Chase Winburn at (512) 502-8313.

Please note: This Position Description is not a contract, and shall not be construed to alter an employee's atwill 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.

15



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: 11/18/2025

Agenda Item Wording: Approval of a letter of support for the Dripping Springs Community

Library's grant application for a "Library on Wheels". Sponsor: Mayor

Pro Tem: Taline Manassian

Agenda Item Requestor: Dripping Springs Community Library

Summary/Background: Jessica Sigur, Programs Manager with the Dripping Springs Community

Library, has requested a Letter of Support from the City of Dripping Springs Parks and Community Services Department in support of the Library's grant application to fund a **Library on Wheels**. Our departments collaborate regularly through the Programs and Events Division, and most recently, the Library participated in our **Family Fall Fest** and **Movie in the Park** events.

Commission

Recommendations:

Recommended

Council Actions:

Staff recommends approval.

Attachments: Letter of Support drafted by Emily Nelson

Next Steps/Schedule: Send Letter of Support to Dripping Springs Community Library



November 18, 2025

Dear Grant Application Review Committee:

On behalf of the City of Dripping Springs, I am writing to express our strong support for the Dripping Springs Community Library's ("Library") grant application to fund a Mobile Library. The City Council recognizes that this initiative aligns seamlessly with our shared mission to enhance access to educational, cultural, and recreational opportunities for residents of all ages throughout our growing community and approved this letter of support at the November 18, 2025, City Council meeting

The City has been a partner and supporter of the Library for a long time. A Mobile Library would be a tremendous asset to our community and the City's Parks & Community Services Department, providing an innovative way to expand library access beyond its physical location and directly into our parks, trails, and community gathering spaces.

We envision partnering with the Library to bring the Mobile Library to community events such as the Founders Day Festival, Farmers Market, and Movies in the Park, as well as to youth and family programs throughout the year. This collaboration would enrich the community experience by promoting literacy, lifelong learning, and equitable access to resources in all areas of the Dripping Springs City Limits and its Extraterritorial Jurisdiction.

The City of Dripping Springs is proud to support this project and the Library's application for grant funds. We are committed to partnering with the Library to ensure the Mobile Library's success. We believe this initiative will have a lasting positive impact on our residents by fostering stronger community connections and improving access to educational materials and services.

Should you have any questions about the City's support of the Mobile Library, please contact Emily Nelson, Parks & Community Services Assistant Director by phone to 512-858-4725, or email to enelson@cityofdrippingsprings.com.

Sincerely,

Bill Foulds, Jr., Mayor



STAFF REPORT

City of Dripping Springs

PO Box 384

511 Mercer Street

Dripping Springs, TX 78620

Submitted By: Shawn Cox, Deputy City Administrator

Council Meeting Date: Tuesday, November 18, 2025

Agenda Item Wording: Approval to authorize the City Administrator to enter into and execute

a Professional Services Agreement with abip, PC for the provision of

auditing services for the City of Dripping Springs.

Agenda Item Requestor: Shawn Cox, Deputy City Administrator

Summary/Background:

Council, at the November 4th meeting authorized City Administration to negotiate an agreement with abip, PC for the provision of auditing services for fiscal years 2025, 2026 & 2027. The agreement can also be extended for two (2) additional years (on a year-by-year basis).

abip, has a successful track record of providing auditing services for numerous municipalities and other governmental agencies in Texas. Locally, abip, has provided recent auditing services for:

City of Kyle

- City of San Marcos

- City of Universal City

- City of Woodcreek

- City of Rollingwood

- City of Alamo Heights

Additionally, abip, PC provides auditing services for Hays County.

As a firm, abip, PC has worked with municipalities who are dealing with many of the same scenarios as Dripping Springs, including work on:

- Federal Single Audits
- TxDOT Grants
- Tax Reinvestment Zones (TIRZ)

Based on their work in the area, and their extensive work on many similar projects to those in Dripping springs, the Finance Department recommends approving the attached agreement with abip, PC.

The cost including fees and expenses is capped at \$55,000.

Commission - N/A

Recommendations:

Recommended Council Actions:

The Deputy City Administrator recommends Council approve the proposed PSA with abip, PC.

Attachments:

- PSA for abip, PC for auditing services

Next Steps/Schedule:

PROFESSIONAL SERVICES AGREEMENT

This Agreement, made and entered into this November 18, 2025 by and between the **City of Dripping Springs**, Texas (hereinafter referred to as the "City") and **abip**, **PC**, (hereinafter referred to as "Contractor"), is understood and agreed to be as set forth herein:

- **1. Description of Services.** The City and Contractor agree to the following:
 - (a) Contractor shall deliver reports to City Hall via mail, in person, electronic mail, 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, 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 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. Scope of Work. Contractor will audit the financial statements of the City and all work as described in the Audit Engagement Letter in Attachment "A". Additional Services may be agreed to in writing by both parties and billed at a negotiated rate.
- **3. Term.** The City, through the City Council of Dripping Springs, hereby designates abip, PC as its Auditor for the fiscal years ending September 30, 2025, September 30, 2026, and September 30, 2027 with an option to extend the term of the services by an additional year, two times.
- **4. Schedule.** Work shall commence on **December 1, 2025** or as soon as the information becomes available for commencement of the work. Draft report will be due to the City by **February 13, 2026**. Final report shall be due to the City by **February 27, 2026** in anticipation of the item being placed on the **March 17**th, **2026** City Council agenda. Any change to this schedule must be approved in writing by the City Administrator.
- **Payment for Services.** The City will compensate Contractor in accordance with the fee structure contained in the Audit Engagement Letter in Attachment "A". The cost including fees and expenses shall not exceed \$55,000. Contractor shall invoice City accordingly. Any charge that is in excess of the costs in the proposal shall not be paid by the City unless additional costs have been approved in writing by the City.

- **Relationship of Parties.** It is understood by the parties that Contractor is an independent contractor with respect to the City and not an employee of the City. City will not provide fringe benefits, including health insurance benefits, paid vacation, or any employee benefit, for the benefit of **Contractor.** The City may contract with other individuals or firms for legal services.
- 7. **Limitations.** During the period the Contractor is covered by this agreement, the Contractor will not be permit ted to perform any services for any agency, developer, contractor or individual performing work within or for the City, or any project or construction that involves inspection, coordination, approval or in any other manner that involves the City other than that work assigned by an agency of the City.
- **8. Termination.** Either party may terminate this Agreement at any time with written notice to the other party. If terminated prior to issuance of final report, the City shall pay for all expenses and time incurred up to the time of termination not to exceed the total fee listed. In such case, all documents prepared by the Contractor towards the final report, even if in draft form, shall be provided to the City. Any such documents may be marked as draft and may not be represented by the City as final documents or misused based on auditing or accounting standards.
- **9. Injuries/ Insurance.** Contractor acknowledges the contractor's obligation to obtain appropriate insurance coverage as listed in Attachment "B".
- 10. Indemnification. CONTRACTOR AGREES TO INDEMNIFY AND HOLD CITY HARMLESS FROM ALL CLAIMS, LOSSES, EXPENSES, FEES, INCLUDING ATTORNEY'S FEES, COSTS, AND JUDGMENTS THAT MAY BE ASSERTED AGAINST CITY THAT RESULT FROM ACTS OR OMISSIONS OF CONTRACTOR, CONTRACTOR 'S EMPLOYEES, IF ANY, AND CONTRACTOR'S AGENTS.
- 11. Assignment. 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 City accept as provided for, and with the protections, described in Attachment "A".
- 12. Notice All notice 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, addressed as follows, provided that either party may change such address from time to time by providing written notice to the other in the manner set forth above. Notice is deemed to have been received three (3) days after deposit in U.S. mail.

To the City:

City of Dripping Springs Attn: City Administrator PO Box 384 Dripping Springs, TX 78620 (512) 858-4725 **To the Contractor:**

abip, PC Attn: Jeremy Barbatto, Partner 7330 San Pedro Ave, Suite 901 San Antonio, TX 78216 (210) 341-2581

- 13. 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). The Contractor must also fill out Form 1295, as required by the Texas Ethics Commission, and submit a copy to the City. The form application may be found here: https://www.ethics.state.tx.us/filinginfo/1295/.
- **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.
- 15. 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.
- **16. Applicable Law and Venue.** This Agreement is made, and shall be construed and interpreted under the laws of the State of Texas, and venue to enforce or interpret any aspect of this Agreement shall lie in Travis County, Texas.
- 17. 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. If there is any conflict between this Agreement and any Attachment, this Agreement controls.

CITY OF DRIPPING SPRINGS	ABIP, PC	
Date	Date	

ATTACHMENT "A"



7330 San Pedro Avenue, Suite 901 San Antonio, Texas 78216 (210) 341-2581

CITY OF DRIPPING SPRINGS, TEXAS

SCHEDULE OF PROFESSIONAL FEES AND EXPENSES FOR THE AUDIT OF THE 2025 FINANCIAL STATEMENTS

		Hourly	Disc	counted		
	Hours	Rates	F	Rates	1	Total
AUDIT OF CITY OF DRIPPING SPRINGS, TEXAS			30.			
Partners	22	\$ 500	\$	300	\$	6,600
Manager	75	385		250		18,750
Senior	70	255		225		15,750
Associates	68	185		175	12	11,900
Total City of Dripping Springs, Texas Audit	235				-	53,000
OUT OF POCKET EXPENSES						
Lodging					\$	1,350
Meals						300
Mileage						350
Total Out-of-pocket expenses					_	2,000
TOTAL ALL-INCLUSIVE MAXIMUM PRICE						
2025 AUDIT					\$	55,000

ADDITIONAL SERVICES:

The fee estimate is for the service of conducting a financial audit of the City. The audit service does not include time and effort necessary to adjust or correct the City's financial accounting records in order to present and report the financial information in accordance with generally accepted accounting principles. The fee also does not consider elevated risks in process and controls that will require additional audit attention. If the City requires us to assist with account reconciliations, or if we have to address elevated risks in process controls we will notify the City and bill the additional time and effort for those situations at our standard hourly rates, which are as follows for 2025:

Partner \$500/hour Manager \$385/hour Senior \$255/hour Staff \$185/hour

These rates increase annually based on local and national economic conditions. The increases can range from 3 to 8 percent and will be disclosed in our annual engagement letters.

The above rates are for undisclosed services requirements that are necessary to complete and conclude on the financial audit service. If additional services are requested by the City and those services can be scheduled at a time agreed upon by the City and **abip** then discounted rates could be established.

ATTACHMENT "B"

CITY OF DRIPPING SPRINGS CONTRACTOR INSURANCE REQUIREMENTS:

Firm providing goods, materials and services for the City of Dripping Springs shall, during the term of the contract with the City of Dripping Springs or any renewal or extension thereof, provide and maintain the types and amounts of insurance set forth herein. All insurance and certificate(s) of insurance shall contain the following provisions:

- 1. Name the City of Dripping Springs as additional named insured as to all applicable coverage.
- 2. Provide for at least ten (10) days prior written notice to the City of Dripping Springs for cancellation, non-renewal, or material change of the insurance.
- 3. Provide for a waiver of subrogation against the City of Dripping Springs for injuries, including death, property damage, or any other loss to the extent the same is covered by the proceeds of insurance.

Insurance Company Qualification: All insurance companies providing the required insurance shall be authorized to transact business in Texas and rated at least "A" by AM Best or other equivalent rating service.

Certificate of Insurance: Certificates of Insurance evidencing all of the required insurance coverages shall be submitted with the Firm's submission. Copies of any modifications, amendments, renewals, or terminations of any coverage shall be promptly submitted to the City. If the contract is extended by the City of Dripping Springs, certificates of insurance evidencing all of the required insurance coverages shall be provided to the City prior to the date the contract is extended.

Type of Contract and Amount of Insurance:

- Statutory Workers Compensation insurance as required by state law.
- Commercial General Liability minimum limits of \$500,000 per occurrence for bodily injury, personal injury, and property damage.
- Automobile Liability with a minimum of \$500,000 Dollars combined single limit.
- Professional Liability Insurance with a minimum of \$500,000 Dollars per occurrence.



STAFF REPORT

City of Dripping Springs

PO Box 384

511 Mercer Street

Dripping Springs, TX 78602

Submitted By: Shane Pevehouse, Building Official

Council Meeting Date: 18 November, 2025

Agenda Item Wording: Approval of an Ordinance Amending the Fire Fee Schedule.

Agenda Item Sponsor: Mayor Foulds

Summary/Background: On September 2nd, City Council approved the proposed fire fee schedule

which updated several categories of fees. However, there were typos in the valuation matrix that need to be corrected. The items to be corrected are

underlined below.

The approved fee for projects with a valuation of \$25,001 - \$50,000 (page 10 of the approved fee schedule) is listed as - \$95 for the first \$2,000; plus \$11 for each additional \$1,000 or fraction thereof; up to and including \$25,000.

The correct fee (line 127 of updated NHCFR fee schedule) should be - \$348 for the first \$25,000; plus \$11 for each additional \$1,000 or fraction thereof;

up to and including \$50,000.

Commission

Recommendations:

Recommended Council Actions:

Approval of the ordinance implementing the correction.

Attachments: Draft Ordinance with updated NHCFR Fee Schedule.

Approved Fee Schedule.

Next Steps/Schedule: If approved, this correction will go into effect upon publication.

CITY OF DRIPPING SPRINGS

ORDINANCE No. 2025-___

AN ORDINANCE AMENDING APPENDIX A: ARTICLE A1.000 (GENERAL PROVISIONS) OF THE DRIPPING SPRINGS CODE OF ORDINANCES; AMENDING THE NORTH HAYS COUNTY FIRE RESCUE FEE SCHEDULE; PROVIDING FOR THE FOLLOWING: FINDINGS OF FACT; ENACTMENT; REPEALER, SEVERABILITY; PUBLICATION; EFFECTIVE DATE; AND PROPER NOTICE AND MEETING.

- **WHEREAS**, the City Council of the City of Dripping Springs ("City Council") seeks to provide for reasonable fees, including updating fees for building, planning, parks, and miscellaneous fees; and
- **WHEREAS**, on September 2, 2025, the City Council approved a fire fee schedule, which updated several categories of fees;
- **WHEREAS**, a clerical error resulted in incorrect fees being listed in the North Hays County Fire Rescue Fee Schedule;
- **WHEREAS**, it is necessary and desirable to amend the North Hays County Fire Rescue Fee Schedule to correct the error;
- **WHEREAS**, the fees approved and instituted by this ordinance are consistent with, and in accordance with, the annual budget for the City; 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.

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

1. FINDINGS OF FACT

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

2. ENACTMENT

Appendix A, Article Al .000 of the City of Dripping Springs Code of Ordinances, is amended by striking out the section entitled "North Hays County Fire Rescue Fee Schedule" and substituting Exhibit "A", which is attached hereto and incorporated into this Ordinance for all intents and purposes.

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.

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. 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.

6. EFFECTIVE DATE

This Ordinance shall be effective upon publication.

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 & APP	ROVED this, the $_$	_ day of	, 2025, by a vote of	$_{-}$ (ayes) to
(nays) to	(abstentions/recusa	ls) of the City	y Council of Dripping Spring	gs, Texas.

CITY OF DRIPPING SPRINGS:	
	_
Bill Foulds, Jr., Mayor	

ATTEST:

Diana Boone, City Secretary

Inspection Type	Workflow	Current Fee 2024/2025 (Last Update 9/16/2014)	Proposed Fee 2025/2026
Annual Inspection	Permit Application with City	\$120.00	\$160.00
	Confirm Payment Accepted		
	Schedule with Fire Inspector		
Annual Re-Inspection #1	Permit Application with City	\$120.00	\$180.00
	Confirm Payment Accepted	,	,
	Schedule with Fire Inspector		
10.1.1.11		6420.00	¢200.00
Annual Re-Inspection #2	Permit Application with City Confirm Payment Accepted	\$120.00	\$200.00
	Schedule with Fire Inspector		
	Schedule with Fire hispector		
Annual Re-Inspection #3	Permit Application with City	\$120.00	\$220.00
	Confirm Payment Accepted		
	Schedule with Fire Inspector		
	Assess for Escalation to Increase Fine/Day or Issue Sto		42.000.00
Highest Fine/Day	Meet with City	\$2,000.00	\$2,000.00
Stop work Order	Meet with City		
	Permit Application with City		
	Confirm Payment Accepted	╡	
	Plan Submittal to MGO	-	
Plan Review	Fire Marshal Review		
	Fire Marshal Notes		
	Fire Marshal (Approval/Denial/Pending)	Matrix Based Fee Struct	ure (See Below)
and Subdivision Plans (Per Section)			
lding Plan - New Shell Building (+0.12/sf)			
lding Plan - New Tenant Space (+0.12/sf)			
lding Plan - Remodel of Exisiting Tenant Space			
	Permit Application with City	4	
	Confirm Payment Accepted Plan Submittal to MGO	-	
Automatic Sprinkler Systems	Fire Marshal Review	-	
	Fire Marshal Notes	-	
	Fire Marshal (Approval/Denial/Pending)	-	
s than 6,000 sqft	The Warshai (Approval) Demay rending)	Matrix Based Fee Struct	ure (See Below)
01 - 12,000 sqft			
eater than 12,001 sqft (+ \$.02/sqft over 12,000 sqft,	***		
ximum \$960.00)	*One job may include multiple permits		
ndpipe Systems			
derground Fire Protection Systems			
	Permit Application with City	_	
	Confirm Payment Accepted	_	
Fire Alarm System	Plan Submittal to MGO		
·	Fire Marshal Review	Matrix Based Fee Struct	ure (See Below)
	Fire Marshal Notes	4	
And Francis Devices	Fire Marshal (Approval/Denial/Pending)		
or Fewer Devices .+ Devices			
- Devices			
	Permit Application with City		
	Confirm Payment Accepted		
	Plan Submittal to MGO*		
· · · · · · · · · · · · · · · · · · ·			
Inspection/Test Fees*	Fire Marshal Review*		
Inspection/Test Fees*	Fire Marshal Review* Fire Marshal Notes *		
Inspection/Test Fees*			
Inspection/Test Fees* t Re-Test (of Fire Final & Fire Protection System Test)	Fire Marshal Notes *	\$60.00	\$250.00

Second Re-Test (of Fire Final & Fire Protection System Test)	Schedule with Inspector	\$120.00	\$350.00
Third Re-Test (of Fire Final & Fire Protection System Test)	Schedule with Inspector	\$180.00	\$450.00
Hydrant Flow Test	Schedule with Inspector	\$120.00	\$160.00
*Kitchen Vent Hood Suppression Systems		\$180.00	\$360.00
*Alternative Fire Suppression Systems (Paint/Spray Booths)		\$180.00	\$360.00
*Commercial Propane Installations		\$300.00	\$300.00
Firework Stands	Schedule with Inspector	\$60.00	\$200.00
Home Foster Care/Adoption	Schedule with Inspector	\$0.00	\$0.00
			,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,
	Permit Application with City		
Daycare Annual Inspection	Confirm Payment Accepted		
	Schedule with Inspector		
Less Than 25 Children		\$60.00	\$200.00
Greater Than 25 Children		\$120.00	\$300.00
		454.00	\$400.00
Healthcare/Assisted Living (+ \$18.00/Additional Building)		\$54.00	\$100.00
Hospitals Licensed Clinics		\$90.00	\$100.00
Change of Occupancy Use		\$60.00	\$120.00
	Permit Application with City		
Double & wallood on F	Confirm Payment Accepted		
Permit Application Fees	Fire Marshal (Approval/Denial/Pending)		
	Schedule with Inspector		
Hazardous Materials		\$300.00	\$300.00
Above/Underground Storage Tanks		\$240.00	\$240.00
Fireworks Display (Application Required)		\$60.00	\$250.00 (1.3) \$400.00 (1.4)
Fireworks Display With Engine Standby As Required (Per Hour		\$400.00	4250.00
/ Per Engine) 2HR min		\$180.00	\$360.00
Control/Open Burning (Commercial)		\$30.00	\$60.00
Mass Gathering Of More Than 4,000 People		\$240.00	\$240.00
Temporary Structures (Tents, Air Supported Structures,		450.00	\$400.00
Canopies, Construction Trailers, etc)		\$60.00	\$100.00
Fire Watch (\$90.00/hr + \$180.00/hour/Fire Engine)		\$270.00	\$270.00
Access Gates (Application Required)		\$150.00	\$250.00
	Permit Application with City		
	Confirm Payment Accepted		
	Plan Submittal to MGO		
New Fees	Fire Marshal Review*		
	Fire Marshal Notes *		
	Fire Marshal (Approval/Denial/Pending)*		
	Schedule with Inspector		
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR min			\$360.00
Inspection Cancellation >24hrs			\$50.00
Inspection No-Show			\$100.00
TCO Inspection/Conditional COC			\$75.00
Compressed Gas Construction and/or Gas Detection System			
(\$100/system, \$200 for large system-tanks + than 100lb or			\$100.00-\$200.00
manifolds w/ 6+ bottles)			
Cryogenic Fluids (Install, Repair, Remove, Modify)			\$100.00
*Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per			\$200.00
*Flammable & Combustible Liquids (Install, repair, modify pipelines transporting F&C liquids, install, construct, alter equipment, plants, terminals, distilleries, similar F&C facilities install, alter, abandon above/underground storage tanks) (\$250/tank, system or process)			\$250.00
*High-Piled Combustible Storage Plan (500sqft or more) In- House Review (\$150 + 0.05/sf of designated high-piled storage)			\$150.00

*High-Piled Combustible Storage Plan (500sqft or more)Approved 3rd-Party Review (\$50 + cost of 3rd Party		3rd Party Cost + \$50.00
Review) *Access Control System Permit (Review & Inspection)		\$150.00
*New and Remodel Systems up to 30 heads (Review & Inspection)		\$320.00
Sprinkler Hydrostatic Testing		\$150.00
Static Water Tank Review	\$600.00	\$650.00
False Alarms 3 times in 30 days	\$250.00	\$250.00
Mobile Vendor Trailer	\$100.00	\$100.00
*Emergency Responder Radio	\$250.00	\$350.00
Working w/Out a Permit		\$300.00
Emergency Call Box	\$100.00	\$200.00
Unauthorized Burning (\$90.00/hr + \$180.00/hour/Fire Engine) *2HR min (Extinguishment Fee)		\$360.00
After Hours Inspections (\$150.00/hr w/ 2Hr Min)		\$300.00
Fire Code IFC	IFC2018	IFC2024

Proposed Matrix Based Fee Schedule	Applied to New Commercial Plan Review, Sprinkler Systems and Fire Alarm Systems
\$1 to \$500	\$35
\$501 to \$2,000	\$35 for the first \$500; plus \$4 for each additional \$100 or fraction thereof; up to and including \$2,000
\$2,001 to \$25,000	\$95 for the first \$2,000; plus \$11 for each additional \$1,000 or fraction thereof; up to and including \$25,000
\$25,001 to \$50,000	\$348 for the first \$25,000; plus \$11 for each additional \$1,000 or fraction thereof; up to and including \$50,000
\$50,001 to \$100,000	\$598 for the first \$50,000; plus \$9 for each additional \$1,000 or fraction thereof; up to and including \$100,000
\$100,001 to \$500,000	\$1,048 for the first \$100,000; plus \$6 for each additional \$1,000 or fraction thereof; up to and including \$500,000
\$500,001 to \$1,000,000	\$3,448 for the first \$500,000; plus \$4 for each additional \$1,000 or fraction thereof; up to and including \$1,000,000
\$1,000,001 and over	\$5,448 for the first \$1,000,000; plus \$2 for each additional \$1,000 or fraction thereof

City of Dripping Springs, TExas Schedule of Rates, Fines, Fees, and Charges Approved Fiscal Year 2025-2026 Budget

Department	Approved Fiscal Year 2025-	2026 Budget	
Department	SITE DEVELOPMENT		
		FY2025	FY2026
Planning			
		\$180.00 (cost put towards application fee if application is	\$180.00 (cost put towards application fee if application is filed within
Planning	Pre-Application Conference Fee Minor Projects (less than \$10,000.00) - Construction Costs of Improvements required by the Site Development Ordinance.	filed within twelve (12) months of conference.) \$ 500.00	twelve (12) months of conference.) \$ 500.00
Planning	Small Projects (\$10,000.00 - \$50,000.00)	\$ 1,000.00	\$ 1,000.00
Planning			
		\$1,500.00 and 1.5% of the estimated total construction cost of the improvements required by the Site Development	\$1,500.00 and 1.5% of the estimated total construction cost of the
Planning	Medium Projects (\$50,000.00 - \$100,000.00)	Ordinance.	improvements required by the Site Development Ordinance.
rianning			
		\$2,000.00 and 1.5% of the estimated total construction cost of the improvements required by the Site Development	\$2,000.00 and 1.5% of the estimated total construction cost of the
Planning	Large Projects (\$100,001.00 - \$500,000.00)	Ordinance.	improvements required by the Site Development Ordinance.
g		40.000.00	
		\$2,000.00 and 1.5 % of the estimated total construction cost of the improvements required by the Site Development	2,000.00 and 1.5 % of the estimated total construction cost of the
Planning	Mega Projects (greater than \$501,000.00)	Ordinance.	improvements required by the Site Development Ordinance.
	Temporary Projects	\$250.00 for temporary improvements between 15 and 30 days.	\$250.00 for temporary improvements between 15 and 30 days.
Planning	Site Development Permit Amendments/Engineer Adjustment Fee	\$ 1,000.00	\$ 1,000.00
Planning Planning	Public Notice Signage Waiver/Variance Request Non-Tree	\$ 25.00 \$ 500.00	\$ 25.00 \$ 500.00
Planning	Waiver/Variance Request Tree Removal	New for FY 2026	\$100 per tree
Planning Planning	Extension of Plan Approval Request Fee First reinspection	\$ 200.00 \$ 50.00	\$ 200.00 \$ 50.00
Planning	Second reinspection	\$ 100.00	\$ 100.00
Planning Planning	Third reinspection Further Reinspections - Double for each subsequent inspection.	\$ 200.00 Varies	\$ 200.00 Varies - See Appendix
Planning			
	Sidewalk Fee-in-Lieu	\$12.00/square foot of approved fee-in-lieu of sidewalk construction.	\$12.00/square foot of approved fee-in-lieu of sidewalk construction.
Planning Planning	Reimbursement of Consultant Fees	Varies	Varies-See Appendix
	Guarantee of Public Improvements Bond or Cash Equivalent	110% of estimated cost of construction	110% of estimated cost of construction-See Appendix Varies-See Appendix
Planning Planning	ETJ Area In Non-Development Agreement Areas Project Fees License to Encroach	Varies New for FY 2026	vanes-see Appendix \$250
Planning	Double permit fees for project started without a permit	Varies	Varies
Planning Planning	Agriculture Facility Fee Park Development Fee	\$100.00/Dwelling Unit \$648.00/Dwelling Unit	\$100.00/Dwelling Unit \$648.00/Dwelling Unit
Dii	Parkland Dedication Fee (Fee-in-Lieu)	\$1716.00/Dwelling Unit	\$1716.00/Dwelling Unit
Planning Planning	Duplex / Single Family Multifamily	\$1710.000 Dwelling Unit	\$1715.00/Dwelling Unit
	SUBDIVISION		
Planning	Pre-Application Conference Fee (cost put towards application fee if application is filed within twelve (12) months of conference)	\$180.00	\$180.00
	Preliminary Plat (Major Plat) Filing Fee	\$180.00	\$100.00
Planning	Preliminary Plat (Major Plat) Filing Fee	\$500.00/plat, plus \$225.00 per lot	\$500.00/plat, plus \$225.00 per lot
Planning		\$500.00/plat, plus \$60.00 per lot	\$500.00/plat, plus \$60.00 per lot
Planning	Preliminary Plat Minor Revision Filing Fee Minor Plat Submitting Fee	\$500.00/plat, plus \$60.00 per tot \$500.00/plat	\$500.00/plat, prus \$60.00 per tot \$500.00/plat
Planning	Final Plat (Major Plat) Filing Fee	\$250.00/plat, plus \$450.00 per lot	\$250.00/plat, plus \$450.00 per lot
Planning	Amending Plat Submitting Fee	\$500.00/plat	\$500.00/plat
Planning Planning	Guarantee of Public Improvements Bond or Cash Equivalent Guarantee of Maintenance	Varies Varies	Varies - See Appendix Varies - See Appendix
Planning	Vacation of Plat Fee	\$500.00/plat	\$500.00/plat
Planning	Replat Fee	\$500.00/plat, plus \$250.00 per lot.	\$500.00/plat, plus \$250.00 per lot.
Planning Planning	Plat Amendment Fee Waiver/Variance Request	\$500.00/plat \$500.00/variance	\$500.00/plat \$500.00/variance
Planning	Extension of Plat Approval Request Fee	\$ 200.00	
Planning Planning	Reimbursement of Consultant Cost for Plat/Construction Plan Application		
		Varies	\$ 200.00 Varies-See Appendix
Planning	Construction Plans not including City Water or Wastewater Infrastructure		
	Construction Plans not including City Water or Wastewater Infrastructure Construction Plans that include either City Water or Wastewater Infrastructure, but not both	Varies	Varies-See Appendix
Planning		Varies \$700.00/acre of the subdivision section.	Varies-See Appendix \$700.00/acre of the subdivision section.
Planning	Construction Plans that include either City Water or Wastewater Infrastructure, but not both	Varies \$700.00/acre of the subdivision section. \$1,400.00/acre of the Subdivision	Varies-See Appendix \$700.00/acre of the subdivision section. \$1,400.00/acre of the Subdivision
_	Construction Plans that include either City Water or Wastewater Infrastructure, but not both Construction Plans that include both City Water and Wastewater Infrastructure Double permit fees for project started without a permit-double final plat filing fee Vacation of Easement/Right-of-Way Fee	Varies \$700.00/acre of the subdivision section. \$1,400.00/acre of the Subdivision \$2,100.00/acre of the Subdivision	Varies-See Appendix \$700.00/acre of the subdivision section. \$1,400.00/acre of the Subdivision \$2,100.00/acre of the subdivision section.
Planning Planning	Construction Plans that include either City Water or Wastewater Infrastructure, but not both Construction Plans that include both City Water and Wastewater Infrastructure Double permit fees for project started without a permit-double final plat filing fee	Varies \$700,00/acre of the subdivision section. \$1,400,00/acre of the Subdivision \$2,100,00/acre of the Subdivision \$2,100,00/acre of the Subdivision section. Varies	Varies-See Appendix \$700.00/acre of the subdivision section. \$1,400.00/acre of the Subdivision \$2,100.00/acre of the Subdivision \$2,100.00/acre of the Subdivision section. Varies
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Planning	Construction Plans that include either City Water or Wastewater Infrastructure, but not both Construction Plans that include both City Water and Wastewater Infrastructure Double permit fees for project started without a permit-double final plat filing fee Vacation of Easement/Right-of-Way Fee Apartment/Condominium Project Plat Filing Fee Apartment/Condominium Project Plat Filing Fee Pre-Application Conference Fee Concept Plan Review Fee Construction Plans not including City Water or Wastewater Infrastructure Construction Plans that include either City Water or Wastewater Infrastructure, but not both Construction Plans that include both City Water and Wastewater Infrastructure, but not both Construction Plan Amendment/Engineer Adjustment Fee Public Notice Signage Sidewalk Fee-in-Lieu License to Encroach Fee Park Development Fee Duplex / Single Family Multifamily Parkland Dedication Fee (Fee-in-Lieu) Duplex / Single Family Multifamily ZONING	Varies \$700.00/acre of the subdivision section. \$1,400.00/acre of the Subdivision section. \$2,100.00/acre of the Subdivision section. Varies \$300.00/acre of the subdivision section. Varies \$300.00/acre of the subdivision section. \$500.00/acre of the subdivision section. \$160.00 (cost put towards application fee if application is filed within breelve (12) months of conference) \$700.00/acre of the subdivision section. \$1,400.00/acre of the Subdivision section. \$2,100.00/acre of the Subdivision section.	Varies-See Appendix \$700.00/acre of the subdivision section. \$1,400.00/acre of the Subdivision section. \$2,100.00/acre of the Subdivision section. Varies \$300.00/acre of the Subdivision section. Varies \$300.00/assement or right-of-way \$500.00/plat, plus \$225.00 per unit \$180.00 (cost put towards application fee if application is filed within twelve (12) months of conference) \$ 300.00 \$700.00/acre of the subdivision section. \$1,400.00/acre of the Subdivision section. \$ 2,100.00/acre of the Subdivision section. \$ 500.00 \$ 25.00 \$ 122.00/square foot of approved fee-in-lieu of sidewalk construction. \$ 1317.00/Powelling Unit \$ 1317.00/Dovelling Unit \$ 1317.00/Dovelling Unit \$ 1317.00/Dovelling Unit
Planning	Construction Plans that include either City Water or Wastewater Infrastructure, but not both Construction Plans that include both City Water and Wastewater Infrastructure Double permit fees for project started without a permit-double final plat filing fee Vacation of Easement/Right-of-Way Fee Apartment/Condominium Project Construction Plan Review Fees Apartment/Condominium Project Plat Filing Fee Pre-Application Conference Fee Concept Plan Review Fee Construction Plans not including City Water or Wastewater Infrastructure Construction Plans that include either City Water or Wastewater Infrastructure, but not both Construction Plans that include both City Water or Wastewater Infrastructure Construction Plan Amendment/Engineer Adjustment Fee Public Notice Signage Sidewalk Fee-in-Lieu License to Encroach Fee Park Development Fee Duplex / Single Family Mutitfamily Parkland Dedication Fee (Fee-in-Lieu) Duplex / Single Family Mutitamily ZONING Conditional Use Permit (CUP) Application: Domestic Farm Animals Conditional Use Permit Application Fee CUP Application: Ag Ed Short Form Conditional Use Permit Application Fee CUP Application: Ag Ed Short Form Conditional Use Permit Application Fee CUP Application: Ag Ed Short Form Conditional Use Permit Application Fee	Varies \$700.00/acre of the subdivision section. \$1,400.00/acre of the Subdivision \$2,100.00/acre of the Subdivision \$2,100.00/acre of the Subdivision section. Varies \$300.00/acre of the subdivision section. Varies \$300.00/acre of the subdivision section. \$500.00/plat, plus \$225.00 per unit \$180.00 (cost put towards application fee if application is filed within twelve (12) months of conference) \$ 900.00 \$700.00/acre of the subdivision section \$1,400.00/acre of the subdivision section. \$ 100.00/acre of the subdivision section.	Varies-See Appendix \$700.00/acre of the subdivision section. \$1,400.00/acre of the Subdivision \$2,100.00/acre of the Subdivision \$2,100.00/acre of the Subdivision section. Varies \$300.00/acre of the Subdivision section. Varies \$300.00/acre of the Subdivision section. \$500.00/plat, plus \$225.00 per unit \$180.00 (cost put towards application fee if application is filled within bwelve (12) months of conference) \$ 300.00 \$700.00/acre of the Subdivision section \$1,400.00/acre of the Subdivision section. \$ 2,100.00/acre of the Subdivision section. \$ 500.00 \$ 25.00 \$12.00/square foot of approved fee-in-lieu of sidewalk construction. \$ 300/encroachment Varies-See Appendix \$ 1716.00/Dwelling Unit \$ 1317.00/Dwelling Unit \$ 1317.00/Dwelling Unit
Planning	Construction Plans that include either City Water or Wastewater Infrastructure, but not both Construction Plans that include both City Water and Wastewater Infrastructure Double permit fees for project started without a permit-double final plat filing fee Vacation of Easement/Right-of-Way Fee Apartment/Condominium Project Construction Plan Review Fees Apartment/Condominium Project Plat Filing Fee Pre-Application Conference Fee Concept Plan Review Fee Construction Plans not including City Water or Wastewater Infrastructure Construction Plans that include either City Water or Wastewater Infrastructure, but not both Construction Plans that include both City Water and Wastewater Infrastructure Construction Plans that include both City Water and Wastewater Infrastructure Construction Plans Amendment/Engineer Adjustment Fee Public Notice Signage Sidewalk Fee-in-Lieu License to Encroach Fee Park Development Fee Duptex / Single Family Mutitriamily Parkland Dedication Fee (Fee-in-Lieu) Duptex / Single Family Mutitriamily ZONING Conditional Use Permit (CUP) Application: Domestic Farm Animals Conditional Use Permit Application Fee	Varies	Varies-See Appendix \$700.00/acre of the subdivision section. \$1,400.00/acre of the Subdivision \$2,100.00/acre of the Subdivision \$2,100.00/acre of the Subdivision section. Varies \$300.00/acre of the Subdivision section. Varies \$300.00/acre of the Subdivision section. \$500.00/plat, plus \$225.00 per unit \$180.00 (cost put towards application fee if application is filled within bwelve (12) months of conference) \$ 300.00 \$700.00/acre of the Subdivision section \$1,400.00/acre of the Subdivision section. \$ 2,100.00/acre of the Subdivision section. \$ 500.00 \$ 25.00 \$12.00/square foot of approved fee-in-lieu of sidewalk construction. \$ 300/encroachment Varies-See Appendix \$ 1716.00/Dwelling Unit \$ 1317.00/Dwelling Unit \$ 1317.00/Dwelling Unit
Planning	Construction Plans that include either City Water or Wastewater Infrastructure, but not both Construction Plans that include both City Water and Wastewater Infrastructure Double permit fees for project started without a permit-double final plat filing fee Vacation of Easement/Right-of-Way Fee Apartment/Condominium Project Construction Plan Review Fees Apartment/Condominium Project Plat Filing Fee Pre-Application Conference Fee Concept Plan Review Fee Construction Plans not including City Water or Wastewater Infrastructure Construction Plans that include either City Water or Wastewater Infrastructure, but not both Construction Plans that include both City Water and Wastewater Infrastructure, but not both Construction Plans that include both City Water and Wastewater Infrastructure, but not both Construction Plans Amendment/Engineer Adjustment Fee Public Notice Signage Sidewalk Fee-in-Lieu License to Encroach Fee Park Development Fee Duplex / Single Family Mutifamily Parkland Dedication Fee (Fee-in-Lieu) Duplex / Single Family Mutifamily ZONING Conditional Use Permit (CUP) Application: Domestic Farm Animals Conditional Use Permit Application Fee CUP Application: Ag Ed Short Form Conditional Use Permit Application Fee CUP Application: Ag Ed Short Form Conditional Use Permit Application Fee CUP CUP Control Conditional Use Permit Application Fee CUP CUP CONTROL USE Permit Application Fee CUP CUP CONTROL USE Permit Application Fee	Varies \$700.00/acre of the subdivision section. \$1,400.00/acre of the Subdivision section. \$2,100.00/acre of the Subdivision section. Varies \$300.00/acre of the subdivision section. Varies \$300.00/acre of the subdivision section. \$500.00/acre of the subdivision section. \$1,400.00/acre of the subdivision fee if application is filed within brelve (12) months of conference) \$700.00/acre of the subdivision section. \$1,400.00/acre of the Subdivision section. \$2,100.00/acre of the subdivision section. \$2,100.00/acre of the subdivision section. \$2,000.00/acre of the subdivision section. \$1,400.00/acre of the subdivision section.	Varies-See Appendix

City of Dripping Springs, TExas Schedule of Rates, Fines, Fees, and Charges

Approved Fiscal Year 2025-2026 Budget

	Approved Fiscal Year 2025	ZOZO Duubet	
	Waiver/Variance/Special Exception Request Fees		
Planning	Fences in Residential Areas Waiver/Variance/Special Exception Fee	\$ 250.00	\$ 250.00
Planning	Other Waiver/Variance/Special Exception Request Fees	\$ 500.00	\$ 500.00
Planning	Reimbursement of Consultant Costs for Zoning Application	Varies	Varies
Planning	Zoning Determination Letter Request Fee	\$50.00/parcel	\$50.00/parcel
Planning	Zoning Ordinance Amendment Request Fee	\$500.00/request	\$500.00/request
Planning	Public Notice Signage	\$ 25.00	\$ 25.00
Planning	Planned Development District Amendment Fee	\$ 1,000.00	\$ 1,000.00
Planning	Planned Development District Minor Modification Fee	\$ 500.00	\$ 500.00
Planning	Zoning Determination Letter Request Fee	\$50.00/parcel	\$50.00/parcel
Planning	City Limits Determination Letter Request Fee	\$ 50.00	\$ 50.00
Planning	Extraterritorial Jurisdiction Determination Letter Request Fee	\$ 50.00	\$ 50.00
Planning	Street Cut/Driveway Permit Fee	\$ 100.00	
Training	Succession	Ţ	100.00
		Subdivisions, \$750.00; Other Projects (such as site	Subdivisions, \$750.00; Other Projects (such as site development),
Planning	Grandfathered Development Status Determination Request Fee	development), \$500.00	\$500.00
Planning	Appeal of Determination of Grandfathered Status Fee	\$ 250.00	\$ 250.00
Planning	Extraterritorial Jurisdiction Release Request	\$250	\$250
Planning	Mercer Street Parking Fee-in-Lieu	\$6,500.00 per space	\$6,500.00 per space
,		*	
	DEVELOPMENT AGREEMENT		
Planning	Part and the second for		
nı :	Development Agreement Fee	\$5,000.00/agreement, plus \$75.00 per acre	\$5,000.00/agreement, plus \$75.00 per acre
Planning	Reimbursement of Consultant Costs for Development Agreement	Varies	Varies-See Appendix \$100.00 (\$75.00 deposit returned upon return of the sign in good
Planning	Public Notice Signage	\$100.00 (\$75.00 deposit returned upon return of the sign in good condition).	condition).
		in good continuon).	Constitution).
Planning	Development Agreement Amendment Fee	\$ 1,000.00	\$ 1,000.00
Planning	Development Agreement Minor Modification Fee	\$ 500.00	\$ 500.00
1 failing	*	I .	
	PARKS & COMMUNITY SERVICES - see Appendix fo		
Parks	Deposit		\$100 - See Appendix
Parks	Commercial Activity: Any vendors or individuals that sell goods or services for profit at a City Park or on City Property - Resident		\$50/90 Days
Parks	Commercial Activity: Any vendors or individuals that sell goods or services for profit at a City Park or on City Property - Non-Resident	New	\$75/90 Days
	Hourly Rate with 2 hours minimum - Field Use Fees - See Appendix for Use Restrictions		
Parks	Resident/ETJ	\$ 25.00	\$ 25.0
Parks	Non-Resident & Non-Profit	\$ 75.00	\$ 75.0
Parks	Tournaments, Camps, & Clinics	\$ 100.00	\$ 100.0
	Adult Softball Leagues		
Parks	Field Use Fees	\$75/Field/Day	\$75/Field/Day
Parks		\$75/field	\$75/Field
r ar R 5	Electricity/Lights Electricity	φ, Jriletu	g/3/netu
Dorke		\$35/hour	\$35/hour
Parks	Single Use	****	
Parks	Adult Softball Leagues	\$75/field	\$75/field
	Daily Use Fees for Veterans Memorial Park and The Triangle		
	Under 4 hours		
Parks	Resident/ETJ	\$ 50.00	
Parks	Non-Resident & Non-Profit	\$ 80.00	\$ 80.00
Parks	Business or Organization	\$ 100.00	
	Over 4 hours		
Parks	Resident/ETJ	\$ 100.00	\$ 100.00
		\$ 160.00	\$ 160.00
Parks	Non-Resident & Non-Profit		
Parks	Business or Organization	\$ 200.00	\$ 200.00
	Founders Memorial Pool Entry - Resident/ETJ Resident		
Parks	Daily Entry - Child (less than 4 years)	Free	Free
Parks	Daily Entry – Child (4 – 11 years)	\$ 3.00	
Parks	Daily Entry (12 – 59 years)	\$ 5.00	\$ 5.00
Parks	Daily Entry – Adult Senior (60+ years)	\$ 4.00	
Parks	Summer Splash Pass - Child (4 - 11years)	\$ 50.00	
Parks	Summer Splash Pass (12 – 59 years)	\$ 65.00	
Parks		\$ 50.00	
	Summer Splash Pass – Senior Adult (60+ years)		
	Family Summer Splash Pass – 4 Family	\$ 130.00	
	Family Summer Splash Pass – 5 Family	\$ 130.00 \$ 155.00	
Parks	Family Summer Splash Pass – 5 Family Founders Memorial Pool Entry - Non-Resident	\$ 155.00	\$ 155.00
Parks Parks	Family Summer Splash Pass – 5 Family Founders Memorial Pool Entry - Non-Resident Daily Entry – Child (less than 4 years)	\$ 155.00	\$ 155.00 Free
Parks Parks	Family Summer Splash Pass – 5 Family Founders Memorial Pool Entry - Non-Resident Daily Entry - Child (less than 4 years) Daily Entry - Child (4 – 11 years)	\$ 155.00 Free \$ 6.00	\$ 155.00 Free \$ 6.00
Parks Parks Parks Parks	Family Summer Splash Pass – 5 Family Founders Memorial Pool Entry - Non-Resident Daily Entry – Child (Jess than 4 years) Daily Entry – Child (4 – 11 years) Daily Entry (12 – 59 years)	Free \$ 6.00 \$ 7.00	Free \$ 6.00 \$ 7.00
Parks Parks Parks Parks Parks	Family Summer Splash Pass – 5 Family Founders Memorial Pool Entry - Non-Resident Daily Entry - Child (less than 4 years) Daily Entry - Child (a – 11 years) Daily Entry (12 – 59 years) Daily Entry - Adult Senior (60+ years)	\$ 155.00 Free \$ 6.00 \$ 7.000 \$ 6.00 \$	\$ 155.00 Free \$ 6.000 \$ 7.00 \$ 6.00
Parks Parks Parks Parks Parks Parks Parks	Family Summer Splash Pass – 5 Family Founders Memorial Pool Entry - Non-Resident Daily Entry - Child (less than 4 years) Daily Entry - Child (4 – 11 years) Daily Entry - (12 – 59 years) Daily Entry - Audit Senior (60 + years) Summer Splash Pass – Child (4 – 11 years)	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.000 \$ 8.000	\$ 155.00 Free \$ 6.00 \$ 7.000 \$ 6.00 \$ 9.000 \$ 9.000
Parks Parks Parks Parks Parks	Family Summer Splash Pass – 5 Family Founders Memorial Pool Entry - Non-Resident Daily Entry - Child (less than 4 years) Daily Entry [2 - 59years] Daily Entry [2 - 59years] Daily Entry [2 - 59years] Daily Entry - Adult Senior (60+ years) Summer Splash Pass – Child (4 – 11years) Summer Splash Pass (12 – 59years)	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00	Free \$ 6.00 \$ 7.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00
Parks Parks Parks Parks Parks Parks Parks Parks Parks	Family Summer Splash Pass – 5 Family Founders Memorial Pool Entry - Non-Resident Daily Entry – Child (less than 4 years) Daily Entry – Child (a – 11 years) Daily Entry – Adutt Senior (60+ years) Daily Entry – Adutt Senior (60+ years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass (12 – 59 years) Summer Splash Pass – Senior Adutt (60+ years)	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 6.00 \$ 9.500 \$ 9.500 \$ 9.500	Free \$ 6.00.0 \$ 7.00 \$ 8.00.0 \$ 95.00 \$ 95.00 \$ 9.00.0 \$
Parks	Family Summer Splash Pass – 5 Family Founders Memorial Pool Entry - Non-Resident Daily Entry – Child (less than 4 years) Daily Entry – Child (4 – 11 years) Daily Entry – Audt Senior (60 + years) Jaily Entry – Audt Senior (60 + years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Senior Adult (60 + years) Summer Splash Pass – Senior Adult (60 + years) Family Summer Splash Pass – A Family	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 9.50 \$ 155.00 \$ 155.00	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 8 60.00 \$ 95.00 \$ 155.00 \$ 155.00
Parks	Family Summer Splash Pass – 5 Family Founders Memorial Pool Entry - Non-Resident Daily Entry – Child (less than 4 years) Daily Entry – Child (a – 11 years) Daily Entry – Adutt Senior (60+ years) Daily Entry – Adutt Senior (60+ years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass (12 – 59 years) Summer Splash Pass – Senior Adutt (60+ years)	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 6.00 \$ 9.500 \$ 9.500 \$ 9.500	\$ 155,00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 100 \$
Parks	Family Summer Splash Pass – 5 Family Founders Memorial Pool Entry - Non-Resident Daily Entry – Child (less than 4 years) Daily Entry – Child (4 – 11 years) Daily Entry – Audt Senior (60 + years) Jaily Entry – Audt Senior (60 + years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Senior Adult (60 + years) Summer Splash Pass – Senior Adult (60 + years) Family Summer Splash Pass – A Family	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 9.50 \$ 155.00 \$ 155.00	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 8 8.00 \$ 8 8.00 \$ 155.00 \$ 155.00 \$ 155.00
Parks	Family Summer Splash Pass – 5 Family Founders Memorial Pool Entry - Non-Resident Daily Entry - Child (less than 4 years) Daily Entry [2-5 9years] Daily Entry [2-5 9years] Daily Entry [2-5 9years] Daily Entry - Adult Senior (60+ years) Summer Splash Pass – Child (4-11years) Summer Splash Pass (12-69 years) Summer Splash Pass - Senior Adult (60+ years) Family Summer Splash Pass - 5 Family Family Summer Splash Pass - 5 Family	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 15500 \$ 18500 \$ 18500	Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (a – 11 years) Daily Entry – Child (a – 11 years) Daily Entry – Adult Senior (60+ years) Daily Entry – Adult Senior (60+ years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – 5 Family Family Summer Splash Pass – 5 Family Business or Organization	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 15500 \$ 18500 \$ 18500	Free Free \$ 6.00 \$ 7.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 9.00 \$ 18.00 \$ 18.00 \$ 18.00 \$ 18.00 \$ 18.00
Parks	Family Summer Splash Pass – 5 Family Founders Memorial Pool Entry - Non-Resident Daily Entry - Child (less than 4 years) Daily Entry (12 – 59 years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Senior Adult (60 v years) Summer Splash Pass – Senior Adult (60 v years) Family Summer Splash Pass – Senior Adult (60 v years) Family Summer Splash Pass – 5 Family Family Summer Splash Pass – 5 Family Business or Organization Hourty Rate - Pool Rental - 2 Hour Minimum	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 9.50 \$ 9.50 \$ 15500 \$ 15500 \$ 15000	Free Free S 6.00 S 7.00 S 6.00 S 5.00 S 6.00 S 6.
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (a – 11 years) Daily Entry (12 – 59 years) Daily Entry – Adult Senior (60+ years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – 5 Family Family Summer Splash Pass – 5 Family Business or Organization Hourly Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 8.00 \$ 8.00 \$ 9.50 \$ 95.00 \$ 155.00 \$ 100.00 \$ 125.00 \$ 125.00 \$ 125.00	\$ 155.00 Free \$ 6.00.1 \$ 7.00 \$ 8 8.00.0 \$ 95.00 \$ 155.00 \$ 155.00 \$ 100.00 \$ 100.00 \$ 100.00 \$ 100.00 \$ 100.00
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (a – 11 years) Daily Entry (12 – 59 years) Daily Entry – Adult Senior (60+ years) Daily Entry – Adult Senior (60+ years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – 5 Family Family Summer Splash Pass – 5 Family Business or Organization Hourly Rate - Pool Rental - 2 Hour Minimum Resident/ETJ	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 8.00 \$ 9.50 \$ 95.00 \$ 95.00 \$ 100.00 \$ 100.00 \$ 12500 \$ 12500	\$ 155.00 Free \$ 6.00.1 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 155.00 \$ 155.00 \$ 100.00 \$ 125.00 \$ 125.00
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (a – 11 years) Daily Entry (12 – 59 years) Daily Entry – Adult Senior (60+ years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – 5 Family Family Summer Splash Pass – 5 Family Business or Organization Hourly Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 8.00 \$ 8.00 \$ 9.50 \$ 95.00 \$ 155.00 \$ 100.00 \$ 125.00 \$ 125.00 \$ 125.00	\$ 155.00 Free \$ 6.00.1 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 155.00 \$ 155.00 \$ 100.00 \$ 125.00 \$ 125.00
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (a – 11 years) Daily Entry (12 – 59 years) Daily Entry – Adult Senior (60+ years) Daily Entry – Adult Senior (60+ years) Summer Splash Pass – Child (a – 11 years) Summer Splash Pass – Child (a – 11 years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – 5 Family Business or Organization Hourly Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 8.00 \$ 8.00 \$ 9.50 \$ 18500 \$ 18500 \$ 12500 \$ 12500 \$ 12500	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.50 \$ 95.00 \$ 95.00 \$ 155.00 \$ 100.00 \$ 125.00 \$ 125.00 \$ 125.00
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (less than 4 years) Daily Entry – Child (less than 4 years) Daily Entry (12 – 50 years) Daily Entry (12 – 50 years) Daily Entry – Adult Senior (60+ years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – 5 Family Family Summer Splash Pass – 5 Family Business or Organization Hourty Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Additional Lifeguards - 1 per 50 people over 50 attendees	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 155.00 \$ 100.00 \$ 125.00 \$ 125.00 \$ 125.00 \$ 125.00 \$ 125.00	\$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 105,000 \$ 105,000 \$ 105,000 \$ 105,000 \$ 105,000 \$ 105,000 \$ 105,000 \$ 105,000 \$ 105,000 \$ 105,000 \$ 105,000 \$ 105,000 \$ 105,000 \$ 105,000 \$ 105,000 \$ 105,000
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (less than 4 years) Daily Entry – Child (4 – 11 years) Daily Entry (12 – 59 years) Daily Entry (12 – 59 years) Daily Entry (12 – 59 years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Senior Adult (60+ years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – 5 Family Business or Organization Hourty Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident/ETJ Non-Resident & Non-Profit Business or Organization Additional Lifeguards - 1 per 50 people over 50 attendees Park Pavilion Rental Fee Deposit	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 8.00 \$ 8.00 \$ 9.50 \$ 15500 \$ 15500 \$ 12500 \$ 12500 \$ 12500 \$ 12500 \$ 12500 \$ 12500 \$ 12500 \$ 12500	Free
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (1 – 11 years) Daily Entry (1 – 50 years) Daily Entry – Adult Senior (60+ years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass (1 2 – 50 years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – 4 Family Family Summer Splash Pass – 5 Family Business or Organization Hourly Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Additional Lifeguards - 1 per 50 people over 50 attendees Park Pavilion Rental Fee Deposit Electricity	\$ 155.00 Free \$ 6.00 \$ 7.000 \$ 6.00 \$ 8.000 \$ 8.000 \$ 9.000 \$ 155.00 \$ 155.00 \$ 125.00 \$ 200.00 \$ 135.00 \$ 135.00 \$ 135.00 \$ 135.00	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 7.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 155.00 \$ 150.00 \$ 125.00 \$ 125.00 \$ 125.00 \$ 125.00 \$ 125.00
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (less than 4 years) Daily Entry (12 – 59 years) Daily Entry – Adult Senior (60+ years) Daily Entry – Adult Senior (60+ years) Summer Splash Pass – Child (4 – 11years) Summer Splash Pass – Child (4 – 11years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – 5 Family Business or Organization Hourly Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Additional Lifeguards - 1 per 50 people over 50 attendees Park Pavillon Rental Fee Deposit Electricity Pavilion Lawn Area - Resident	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 15500 \$ 100.00 \$ 12500 \$ 12500 \$ 12500 \$ 12500 \$ 12500 \$ 12500 \$ 12500	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 105.00 \$ 105.00 \$ 125.00 \$ 125.00 \$ 125.00 \$ 125.00 \$ 125.00 \$ 125.00 \$ 125.00 \$ 125.00 \$ 125.00
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (1-11 years) Daily Entry – Child (2-11 years) Daily Entry (12-59 years) Daily Entry (12-59 years) Daily Entry (12-59 years) Summer Splash Pass – Child (4-11 years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Hourty Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident/ETJ Non-Resident/ETJ Business or Organization Additional Lifeguards - 1 per 50 people over 50 attendees Park Pavilion Rental Fee Deposit Electricity Pavilion Lawn Area - Resident Pavilion Lawn Area - Resident	\$ 155.00 Free \$ 6.00 \$ 7.000 \$ 6.00 \$ 8.000 \$ 8.000 \$ 9.000 \$ 155.00 \$ 155.00 \$ 125.00 \$ 200.00 \$ 135.00 \$ 135.00 \$ 135.00 \$ 135.00	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 7.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 155.00 \$ 150.00 \$ 125.00 \$ 125.00 \$ 125.00 \$ 125.00 \$ 125.00
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (less than 4 years) Daily Entry – Child (less than 4 years) Daily Entry (12 – 59 years) Daily Entry (12 – 59 years) Daily Entry – Adult Senior (60+ years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Senior Adult (60+ years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – 5 Family Busimers or Organization Hourly Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Additional Lifeguards - 1 per 50 people over 50 attendees Park Pavilion Rental Fee Deposit Electricity Pavilion Lawn Area - Resident Pavilion Lawn Area - Non-Resident Daily Rate	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 155.00 \$ 105.00 \$ 100.00 \$ 125.00 \$ 125.00 \$ 100.00	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 100.00 \$ 100.00 \$ 125.00 \$ 125.00 \$ 125.00 \$ 125.00 \$ 125.00 \$ 135.00 \$ 135.00 \$ 125.00 \$ 135.00
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (less than 4 years) Daily Entry – Child (less than 4 years) Daily Entry (12 – 59 years) Daily Entry (12 – 59 years) Daily Entry (12 – 59 years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Senior Adult (60+ years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – 5 Family Business or Organization Hourly Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Additional Lifeguards - 1 per 50 people over 50 attendees Park Pavilion Rental Fee Deposit Electricity Pavilion Lawn Area - Resident Pavilion Lawn Area - Resident Pavilion Lawn Area - Non-Resident	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 1	\$ 155.00 Free \$ 6.00 \$ 7.70 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 100.00 \$ 10
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (1-11 years) Daily Entry (1-5 99years) Daily Entry – Adult Senior (60+ years) Summer Splash Pass – Child (4-11years) Summer Splash Pass (12-5 99years) Summer Splash Pass - Senior Adult (60+ years) Summer Splash Pass - Senior Adult (60+ years) Family Summer Splash Pass - 5 Family Family Summer Splash Pass - 5 Family Business or Organization Hourly Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Additional Lifeguards - 1 per 50 people over 50 attendees Park Pavilion Rental Fee Deposit Electricity Pavilion Lawn Area - Resident Pavilion Lawn Area - Non-Resident Daily Rate Resident/ETJ Non-Resident & Non-Profit	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 6.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 155.00 \$ 125.00	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 7.00 \$ 6.00 \$ 8.000 \$ 8.000 \$ 8.000 \$ 105.000 \$ 100.000 \$ 125.000 \$ 125.000 \$ 125.000 \$ 125.000 \$ 125.000 \$ 125.000 \$ 125.000 \$ 125.000 \$ 125.000 \$ 125.000 \$ 125.000 \$ 125.000 \$ 125.000 \$ 125.000
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (less than 4 years) Daily Entry – Child (less than 4 years) Daily Entry (12–59 years) Daily Entry (12–59 years) Daily Entry (12–59 years) Daily Entry (12–59 years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Senior Adult (60+ years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – 4 Family Family Summer Splash Pass – 5 Family Business or Organization Hourty Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Additional Lifeguards - 1 per 50 people over 50 attendees Park Pavilion Rental Fee Deposit Electricity Pavilion Lawn Area - Resident Pavilion Lawn Area - Resident Pavilion Lawn Area - Non-Resident Pavilion Lawn Area - Non-Resident Pavilion Lawn Area - Non-Resident Resident/ETJ Non-Resident & Non-Profit Business or Organization	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 1	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 7.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 155.00 \$ 125.00
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (1-11 years) Daily Entry (1-5 - 59 years) Daily Entry (12-59 years) Daily Entry (12-59 years) Daily Entry (12-59 years) Summer Splash Pass – Child (4-11 years) Summer Splash Pass – Child (4-11 years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Hourly Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Additional Lifeguards - 1 per 50 people over 50 attendees Park Pavilion Lawn Area - Resident Pavilion Lawn Area - Resident Pavilion Lawn Area - Non-Resident Daily Rate Resident/ETJ Non-Resident & Non-Profit Business or Organization Hourly Rate - 2 hour minimum Hourly Rate - 2 hour minimum	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 1	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 7.00 \$ 6.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 165.00 \$ 165.00 \$ 125.00
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (less than 4 years) Daily Entry – Child (less than 4 years) Daily Entry (12–59 years) Daily Entry (12–59 years) Daily Entry (12–59 years) Daily Entry (12–59 years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Senior Adult (60+ years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – 4 Family Family Summer Splash Pass – 5 Family Business or Organization Hourty Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Additional Lifeguards - 1 per 50 people over 50 attendees Park Pavilion Rental Fee Deposit Electricity Pavilion Lawn Area - Resident Pavilion Lawn Area - Resident Pavilion Lawn Area - Non-Resident Pavilion Lawn Area - Non-Resident Pavilion Lawn Area - Non-Resident Resident/ETJ Non-Resident & Non-Profit Business or Organization	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 6.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 155.00 \$ 125.00	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 7.00 \$ 6.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 165.00 \$ 165.00 \$ 125.00
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (1-11 years) Daily Entry (1-5 - 59 years) Daily Entry (12-59 years) Daily Entry (12-59 years) Daily Entry (12-59 years) Summer Splash Pass – Child (4-11 years) Summer Splash Pass – Child (4-11 years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Hourly Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Additional Lifeguards - 1 per 50 people over 50 attendees Park Pavilion Lawn Area - Resident Pavilion Lawn Area - Resident Pavilion Lawn Area - Non-Resident Daily Rate Resident/ETJ Non-Resident & Non-Profit Business or Organization Hourly Rate - 2 hour minimum Hourly Rate - 2 hour minimum	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 1	\$ 6.00 \$ 7.00 \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 105
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (1-11 years) Daily Entry – Child (2-11 years) Daily Entry (1-5) Seyears) Daily Entry (1-5) Seyears) Daily Entry (1-5) Seyears) Daily Entry (1-5) Seyears) Daily Entry – Adult Senior (60+ years) Summer Splash Pass – Child (4-11years) Summer Splash Pass – Child (4-11years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – 5 Family Business or Organization Hourly Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Additional Lifeguards - 1 per 50 people over 50 attendees Park Pavilion Rental Fee Deposit Electricity Pavilion Lawn Area - Resident Pavilion Lawn Area - Non-Resident Hourly Rate - 2 hour minimum Resident/ETJ Hourly Rate - 2 hour minimum Resident/ETJ	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 155.00 \$ 100.00 \$ 125.00 \$ 125.00 \$ 100.00	\$ 6.00 \$ 7.00 \$ 9.00 \$
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (less than 4 years) Daily Entry (1 – Seyvars) Daily Entry – Adult Senior (60+ years) Summer Splash Pass – Child (4 – 11years) Summer Splash Pass – Child (4 – 11years) Summer Splash Pass – Senior Adult (60+ years) Summer Splash Pass – Senior Adult (60+ years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass –	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 1	\$ 6.00 \$ 7.00 \$ 9.00 \$
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (less than 4 years) Daily Entry – Child (less than 4 years) Daily Entry (12–59 years) Daily Entry (12–59 years) Daily Entry (12–59 years) Daily Entry (12–59 years) Summer Splash Pass – Child (4–11 years) Summer Splash Pass – Senior Adult (60+ years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – 5 Family Business or Organization Hourty Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Additional Lifeguards - 1 per 50 people over 50 attendees Park Pavilion Rental Fee Deposit Electricity Pavilion Lawn Area - Resident Pavilion Lawn Area - Non-Resident Pavilion Lawn Area - Non-Resident Pavilion Lawn Area - Non-Profit Business or Organization Hourly Rate - 2 hour minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Hourly Rate - 2 hour minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Parking Lot Use Fee - Hourty Rate - See Appendix for Restrictions	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 155.00 \$ 105.00	\$ 6.00 \$ 7.00 \$ 6.00 \$ 7.00 \$ 8 6.00 \$ 9 6.00 \$ 9 6.00 \$ 9 7.00 \$ 100.00 \$
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (14–11 years) Daily Entry – Child (14–11 years) Daily Entry (12–50 years) Daily Entry (12–50 years) Daily Entry (12–50 years) Daily Entry (12–50 years) Summer Splash Pass – Child (4–11 years) Summer Splash Pass – Child (4–11 years) Summer Splash Pass – Senior Adult (60 v years) Summer Splash Pass – Senior Adult (60 v years) Summer Splash Pass – Senior Adult (60 v years) Summer Splash Pass – Senior Adult (60 v years) Family Summer Splash Pass – 5 Family Business or Organization Hourly Rate - Pool Rental - 2 Hour Minimum Resident/ETI Non-Resident & Non-Profit Business or Organization Additional Lifeguards - 1 per 50 people over 50 attendees Park Pavilion Lawn Area - Resident Pavilion Lawn Area - Resident Pavilion Lawn Area - Non-Resident Daily Rate Resident/ETI Non-Resident & Non-Profit Business or Organization Hourly Rate - 2 hour minimum Resident/ETI Non-Resident & Non-Profit Business or Organization Hourly Rate - 2 hour minimum Resident/ETI Non-Resident & Non-Profit Business or Organization Parking Lot Use Fee - Hourly Rate - See Appendix for Restrictions Resident/ETI	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 100 \$ 1000	\$ 6.00 Free \$ 6.00 \$ 7.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 180.00
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (1-11 years) Daily Entry – Child (2-11 years) Daily Entry (1-5) Seyears) Daily Entry (1-5) Seyears) Daily Entry (1-5) Seyears) Daily Entry (1-5) Seyears) Daily Entry – Adult Senior (60+ years) Summer Splash Pass – Child (4-11years) Summer Splash Pass – Child (4-11years) Summer Splash Pass (12-6) Seyears) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Family Family Summer Splash Pass – Family Business or Organization Hourly Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Additional Lifeguards - 1 per 50 people over 50 attendees Park Pavilion Rental Fee Deposit Electricity Pavilion Lawn Area - Resident Pavilion Lawn Area - Non-Resident Pavilion Lawn Area - Non-Resident Pavilion Lawn Area - Non-Pesident Business or Organization Hourly Rate - 2 hour minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Parking Lot Use Fee - Hourly Rate - See Appendix for Restrictions Resident/ETJ Non-Resident & Non-Profit	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 155.00 \$ 100.00 \$ 125.00	\$ 6.00 \$ 7.00 \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 105.00 \$ 100.00 \$ 1
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (less than 4 years) Daily Entry (12 – 59 years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Senior Adult (60+ years) Summer Splash Pass – Senior Adult (60+ years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – 5 Family Family Summer Splash Pass – 5 Family Business or Organization Hourly Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Additional Lifeguards - 1 per 50 people over 50 attendees Park Pavilion Rental Fee Deposit Electricity Pavilion Lawn Area - Resident Pavilion Lawn Area - Non-Resident Pavilion Lawn Area - Non-Resident Pavilion Lawn Area - Non-Profit Business or Organization Hourly Rate - 2 hour minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Hourly Rate - 2 hour minimum Resident/ETJ Ros-Resident & Non-Profit Business or Organization Parking Lot Use Fee - Hourly Rate - See Appendix for Restrictions Resident/ETJ Non-Resident & Non-Profit Business or Organization Parking Lot Use Fee - Hourly Rate - See Appendix for Restrictions Resident/ETJ Non-Resident & Non-Profit	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 100 \$ 1000	\$ 6.00 \$ 7.00 \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 105.00 \$ 100.00 \$ 1
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (14–11 years) Daily Entry – Child (24–11 years) Daily Entry (15–59 years) Daily Entry (15–59 years) Daily Entry (15–59 years) Daily Entry – Adult Senior (60+ years) Summer Splash Pass – Child (4–11 years) Summer Splash Pass – Child (4–11 years) Summer Splash Pass – Senior Adult (60+ years) Summer Splash Pass – Senior Adult (60+ years) Summer Splash Pass – Senior Adult (60+ years) Family Summer S	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 155.00 \$ 100.00 \$ 125.00	\$ 6.00 \$ 7.00 \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 105.00 \$ 100.00 \$ 1
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (less than 4 years) Daily Entry – Child (less than 4 years) Daily Entry (12–59 years) Daily Entry (12–59 years) Daily Entry (12–59 years) Daily Entry (12–59 years) Summer Splash Pass – Child (led –11 years) Summer Splash Pass – Senior Adult (60+ years) Summer Splash Pass – Senior Adult (60+ years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – 5 Family Business or Organization Hourty Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Additional Lifeguards - 1 per 50 people over 50 attendees Park Pavilion Rental Fee Deposit Electricity Pavilion Lawn Area - Resident Pavilion Lawn Area - Non-Resident Pavilion Lawn Area - Non-Resident Pavilion Lawn Area - Non-Profit Business or Organization Hourly Rate - 2 hour minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Hourly Rate - 2 hour minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Parking Lot Use Fee - Hourty Rate - See Appendix for Restrictions Resident/ETJ Non-Resident & Non-Profit Business or Organization Parking Lot Use Fee - Hourty Rate - See Appendix for Restrictions Resident/ETJ Non-Resident & Non-Profit Business or Organization Parking Lot Use Fee - Hourty Rate - See Appendix for Deposit Information	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 155.00 \$ 1150.00 \$ 125.0	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 8.00 \$ 9.00 \$
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (14–11 years) Daily Entry (12–50 years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Parking Lot Use Fee - Hourly Rate - See Appendix for Restrictions Resident/ETJ Non-Resident & Non-Profit Business or Organization Community Service Programs - See Appendix Special Event Permit Fees - See Appendix for Deposit Information Application Fee	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 100 \$ 10000 \$ 10000 \$ 10000 \$ 10000 \$ 100000 \$ 100000 \$ 100000	\$ 6.00 Free \$ 6.00 \$ 7.00 \$ 9.
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (1-11 years) Daily Entry – Child (2-11 years) Daily Entry (1-5) Entry – Adult Senior (60+ years) Daily Entry (1-5) Entry – Adult Senior (60+ years) Daily Entry (1-5) Entry – Adult Senior (60+ years) Summer Splash Pass – Child (4-11years) Summer Splash Pass (12-6) years) Summer Splash Pass - Senior Adult (60+ years) Summer Splash Pass - Senior Adult (60+ years) Summer Splash Pass - Senior Adult (60+ years) Family Summer Splash Pass - Family Family Summer Splash Pass - Family Family Summer Splash Pass - Family Business or Organization Hourly Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Park Pavilion Rental Fee Deposit Electricity Pavilion Lawn Area - Resident Pavilion Lawn Area - Non-Resident Business or Organization Hourly Rate - 2 hour minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Hourly Rate - 2 hour minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Parking Lot Use Fee - Hourly Rate - See Appendix for Restrictions Resident/ETJ Non-Resident & Non-Profit Business or Organization Community Service Programs - See Appendix Special Event Permit Fees - See Appendix for Deposit Information Application Fee Small Special Event Deposit	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 155.00 \$ 100.00 \$ 125.00 \$ 125.00 \$ 125.00 \$ 125.00 \$ 100.00	\$ 6.00 Free \$ 6.00 \$ 7.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 100.00 \$
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (14–11 years) Daily Entry (12–50 years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Parking Lot Use Fee - Hourly Rate - See Appendix for Restrictions Resident/ETJ Non-Resident & Non-Profit Business or Organization Community Service Programs - See Appendix Special Event Permit Fees - See Appendix for Deposit Information Application Fee	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 100 \$ 10000 \$ 10000 \$ 10000 \$ 10000 \$ 100000 \$ 100000 \$ 100000	\$ 6.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 7.
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (1-11 years) Daily Entry – Child (2-11 years) Daily Entry (1-5) Entry – Adult Senior (60+ years) Daily Entry (1-5) Entry – Adult Senior (60+ years) Daily Entry (1-5) Entry – Adult Senior (60+ years) Summer Splash Pass – Child (4-11years) Summer Splash Pass (12-6) years) Summer Splash Pass - Senior Adult (60+ years) Summer Splash Pass - Senior Adult (60+ years) Summer Splash Pass - Senior Adult (60+ years) Family Summer Splash Pass - Family Family Summer Splash Pass - Family Family Summer Splash Pass - Family Business or Organization Hourly Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Park Pavilion Rental Fee Deposit Electricity Pavilion Lawn Area - Resident Pavilion Lawn Area - Non-Resident Business or Organization Hourly Rate - 2 hour minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Hourly Rate - 2 hour minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Parking Lot Use Fee - Hourly Rate - See Appendix for Restrictions Resident/ETJ Non-Resident & Non-Profit Business or Organization Community Service Programs - See Appendix Special Event Permit Fees - See Appendix for Deposit Information Application Fee Small Special Event Deposit	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 9.00 \$ 155.00 \$ 100.00 \$ 125.00 \$ 125.00 \$ 125.00 \$ 125.00 \$ 100.00	\$ 6.00 Free \$ 6.00 \$ 7.01 \$ 8 6.00 \$ 8 6.00 \$ 9 95.00 \$ 100.00 \$ 10
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (1-11 years) Daily Entry – Child (1-11 years) Daily Entry (1-5 - 59years) Summer Splash Pass – Child (1-1 years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adul	\$ 15500 Free	\$ 6.00 \$ 7.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 9.00 \$ 100 \$
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (less than 4 years) Daily Entry – Child (less than 4 years) Daily Entry (12 – 59 years) Summer Splash Pass – Child (4 – 11 years) Summer Splash Pass – Senior Adult (60+ years) Summer Splash Pass – Senior Adult (60+ years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – 5 Family Family Summer Splash Pass – 5 Family Business or Organization Hourly Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Additional Lifeguards - 1 per 50 people over 50 attendees Park Pavilion Rental Fee Deposit Electricity Pavilion Lawn Area - Resident Pavilion Lawn Area - Non-Resident Pavilion Lawn Area - Non-Resident Pavilion Lawn Area - Non-Profit Business or Organization Hourly Rate - 2 hour minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Hourly Rate - 2 hour minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Parking Lot Use Fee - Hourly Rate - See Appendix for Restrictions Resident/ETJ Non-Resident & Non-Profit Business or Organization Community Service Programs - See Appendix Special Event Deposit Information Application Fee Small Special Event Deposit	\$ 15500 Free	\$ 6.00 \$ 7.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 9.00 \$ 100 \$
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (1-11 years) Daily Entry – Child (1-11 years) Daily Entry (1-5 - 59years) Summer Splash Pass – Child (1-1 years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adul	\$ 15500 Free	\$ 6.00 Free \$ 6.00 \$ 7.01 \$ 6.00 \$ 9
Parks	Family Summer Splash Pass – 5 Family Daily Entry – Child (1-11 years) Daily Entry – Child (1-11 years) Daily Entry (1-5 - 59years) Summer Splash Pass – Child (1-1 years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adul	\$ 15500 Free \$ 6.00 \$ 7.00 \$ 8.000 \$ 8.000 \$ 9.000 \$ 100000 \$ 100000 \$ 1000000 \$ 10000000000	\$ 6.00 \$ 7.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 8.00 \$ 9.00 \$ 100 \$
Parks	Family Summer Splash Pass – 5 Family Pounders Memorial Pool Entry - Non-Resident Daily Entry - Child (14–11 years) Daily Entry (12–50 years) Daily Entry (12–50 years) Daily Entry (12–50 years) Daily Entry (12–50 years) Summer Splash Pass – Child (4 – 1 years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Multi (60+ years) Family Summer Splash Pass – Senior Multi (60+ years) Family Summer Splash Pass – Senior Multi (60+ years) Family Summer Splash Pass – Senior Multi (60+ years) Family Summer Splash Pass – Senior Multi (60+ years) Family Summer Splash Pass – Senior Multi (60+ years) Family Summer Splash Pass – Senior Multi (60+ years) Family Summer Splash Pass – Senior Multi (60+ years) Family Summer Splash Pass – Senior Multi (60+ years) Family Summer Splash Pass – Senior Multi (60+ years) Family Summer Splash Pass – Senior Multi (60+ years) Family Summer Splash Pass – Senior Multi (60+ years) Family Summer Splash Pass – Senior Multi (60+ years) Family Summer Splash Pass – Senior Multi (60+ years) Family Summer Splash Pass – Senior Multi (60+ years) Film Permit Fee Film Permit Fee	\$ 155.00 Free \$ 6.00 \$ 7.000 \$ 6.00 \$ 8.000 \$ 8.000 \$ 180.000 \$ 180.000 \$ 180.000 \$ 190.000	\$ 6.00
Parks	Family Summer Splash Pass – 5 Family Pounders Memorial Pool Entry - Non-Resident Daily Entry - Child (1-11 years) Daily Entry (1-5 Seyvars) Daily Entry - Adult Senior (60+ years) Summer Splash Pass - Child (4-11years) Summer Splash Pass - Child (4-11years) Summer Splash Pass - Senior Adult (60+ years) Summer Splash Pass - Senior Adult (60+ years) Family Summer Splash Pass - Senior Adult (60+ years) F	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 8.000 \$ 8.000 \$ 8.000 \$ 155.00 \$ 155.00 \$ 150.00 \$ 125	Free
Parks Parks	Family Summer Splash Pass – 5 Family Founders Memorial Pool Entry - Non-Resident Daily Entry — Child (14–11 years) Daily Entry — Child (4–11 years) Daily Entry (12–59 years) Daily Entry (12–59 years) Daily Entry (12–59 years) Summer Splash Pass – Child (4–11 years) Summer Splash Pass – Senior Adult (60+ years) Summer Splash Pass – Senior Adult (60+ years) Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Adult (60+ years) Family Summer Splash Pass – Senior Multi (60+ years) Family Summer Splash Pass – 5 Family Business or Organization Hourly Rate - Pool Rental - 2 Hour Minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Additional Lifeguards - 1 per 50 people over 50 attendees Park Pavilion Rental Fee Deposit Electricity Pavilion Lawn Area - Resident Pavilion Lawn Area - Non-Resident Pavilion Lawn Area - Non-Resident Pavilion Lawn Area - Non-Profit Business or Organization Hourly Rate - 2 hour minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Hourly Rate - 2 hour minimum Resident/ETJ Non-Resident & Non-Profit Business or Organization Parking Lot Use Fee - Hourly Rate - See Appendix for Restrictions Resident/ETJ Non-Resident & Non-Profit Business or Organization Community Service Programs - See Appendix Special Event Deposit Large Special Event Deposit Film Permit Fees Film Permit Fees	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 9.00 \$ 9.00 \$ 100 \$	Free
Parks	Family Summer Splash Pass – 5 Family Pounders Memorial Pool Entry - Non-Resident Daily Entry - Child (1-11 years) Daily Entry (1-5 Seyvars) Daily Entry - Adult Senior (60+ years) Summer Splash Pass - Child (4-11years) Summer Splash Pass - Child (4-11years) Summer Splash Pass - Senior Adult (60+ years) Summer Splash Pass - Senior Adult (60+ years) Family Summer Splash Pass - Senior Adult (60+ years) F	\$ 155.00 Free \$ 6.00 \$ 7.00 \$ 6.00 \$ 8.000 \$ 8.000 \$ 8.000 \$ 155.00 \$ 155.00 \$ 150.00 \$ 125	Free

City of Dripping Springs, TExas Schedule of Rates, Fines, Fees, and Charges

Approved Fiscal Year 2025-2026 Budget

Marcian Michael Mich		Approved Fiscal Year 2025-	2026 Budget	
Process Proc	Parks		\$50.00/day per block or lot	\$50.00/day per block or lot
ALCOHOL BENEFACE PERMIT FEES - 000 Appendix	Dorles		\$25.00	\$25.00
Section Sect	Parks			\$25.00
Marches Marc			Appendix	
Section 1	Administration		\$ 750.00	\$ 750.00
Marchael	Administration			
Marchester State Marchester	Administration			-
Marchell	Administration			\$ 75.00
Marchanes	Administration			\$ 150.00
March Marc				\$ 937.50 \$ 150.00
Authors Auth	Autimistration		\$ 150.00	\$ 150.00
	Administration		\$ 562.50	\$ 562.50
	Administration			
Marcard Marc				\$ 750.00 \$ 375.00
Marce Marc	Administration			\$ 87.50
Met Descript Section of Product (control 1 0 0 0 0 0 0 0 0 0	Administration	Wine and Malt Beverage Off-Premise Permit (BQ)	\$ 30.00	\$ 30.00
Monte Contingence Monte Contingence Monte	Administration			\$ 75.00
Proceedings Process Control State Process Proc				
Product Description				
Microspy Principal (1997 1998 1	Administration			\$0.00 (no fee for this permit)
	Administration			\$ 250.00
Commerce				\$ 37.50
Content Cont	ou auUII		40.50 (no ree roi una permit)	φυσο (πο ree ror una permit)
Management Man	Administration	Consumer Delivery Permit (CD)		
	Administration			\$ 75.00
Mariene Mari	Administration			
MISCELLANEOUS	Administration	Third-Party Local Cartage Permit (ET)	\$0.00 (no fee for this permit)	\$0.00 (no fee for this permit)
Copes Cope	Administration		\$ 37.50	\$ 37.50
Marie Work Mar		*		
March Marc	Dubile Wester		\$0.10 (nove	80 10/mars
Mathematical Math				
Material Copies Control Copies Co	Public Works			
March Works Section March Section March Works March Section March Works March Section March Works	Public Works			
Material Material Material	Public Works	Certified Copies	\$1.00/page	\$1.00/page
Material Material Material				
March Marc	Public Works	Notary Services		
Pacification Paci	Public Works			\$ 500.00
Non-		Itinerant Vendor License Application Fees		
Marke Water Sempour Profit Sept of May Usage Permit Sept of 2000 Sept o	Parks			
Pack Wards Temporary Paulic Street Closure Permitt Intention \$ 200.00 \$ 200.00				
Pack Communing Pool Inspection Fee \$100.00 tourname potably \$100.00 t	Public Works			\$ 250.00
Mode State	Public Works			
Part	Building			
	Building			
Special District Agreement Amendment Fe 1,000.00	Planning	Special District Agreement Fee		
Ministrization Professional Services Fees Miscellaneous Waries See Appendix Meministration Credit Cards and Debt Cards Waries See Appendix Ministrization Professional Services Fees Ministrization Credit Cards and Debt Cards Waries See Appendix Ministrization Waries See Appendix Waries See Appendix Ministrization Waries See Appendix Waries See Appendix Waries See Appendix Ministrization Ministrization Waries See Appendix Waries See Appendix Ministrization Fee Waries See Appendix Ministrization Fee Sanction Waries Sanction See Appendix Ministrization Fee Sanction Waries Sanction See Appendix Ministrization Fee Sanction See Appendix Ministrization Fee Sanction Waries Sanction Fee Sanction See Appendix Ministrization Fee Sanction Fee Sanction See Appendix Ministrization Fee Sanction Fee Fee Sanction Fee Sanction Fee Fee Fee Fee Sanction Fee Sanction Fee Fee Fee Fee Fee Fee Fee Fee Fee Fe	Building			
Meministration Potestional Services Fees Varies Development Varies Varies Development Varies Varies Development Varies Varies Development	Ptanning		\$ 1,000.00	\$ 1,000.00
Marte House Superction Fee	Administration		Varies	Varies-See Appendix
FARMERS MARKET - See Appendix for reduction or waiver of fees Application Application Fee	Administration			
Application Fee Application Fee Pends Application Fee Vendor Booth Fee Vendor Bo	Administration	•		Varies-See Appendix
Same Application Same			1 or waiver of fees	
Annual Market Membership Vendor Booth Fee Annual Market Membership Vendor Booth Fee Annual Market Membership Vendor Booth Fee Agricultural Producers Farmers Sanction Sa	Parks		\$30.00 non-refundable	\$40.00 non-refundable
Aglicultural Producers Farmers Aglicultural Producers Farmers Aglicultural Producers Farmers Aglicultural Producers Farmers Annual Corporate Membership Annual Farmity Membership Annual Corporate M	Parks		\$ 40.00	Eliminate
Agricultural Producers Rancher Agricultural Producers Rancher Agricultural Producers Rancher \$30.00/dey \$30.00				
Value Added Food & Beverages \$3.00 day	Parks			
Carl Services Weekend Market Shared Booth Other Booth Rental Fees Weights Weights Weights First Penalty Fees Penalty Fees Penalty Fees Annual Individual Membership Annual Family Membership Parks Annual Family Membership Parks Annual Corporate Membership Parks Annu	Parks			
Shared Booth Other Booth Rental Fees Since	Parks			\$30.00/day
Other South Rental Fees Weights Veights Tent Tent Tent Tent Tent Tent Tent Tent	Parks			400.0011
Weights Weights St.00/reach St.00/re		Weekend Market	\$30.00/day	
Tent Scientify Scientific Sci	Parks	Weekend Market Shared Booth	\$30.00/day	
Shared Booth \$10.00/day \$10.00 \$10.0	Parks Parks	Weekend Market Shared Booth Other Booth Rental Fees	\$30.00/day \$15.00/day	\$16.00/day
Penalty Fees Late Set-Up Sarks Annual Individual Membership Parks Annual Corporate Membership STREET CUTS, EXCAVATIONS AND REPAIR OF CITY STREETS Local Government Code Ch. 284 Review of Application Fees Public Works Network Node (up to 5 network nodes) Network Node (up to 5 network nodes) Network Node (up to 5 network nodes) Network Node (each additional network node on a single application, up to 30 network nodes) Network Node (support Pole Municipal Authorization Required, Registration, Compensation and Fees Municipal Authorization Required, Reg		Weekend Market Shared Booth Other Booth Rental Fees Weights Tent	\$30.00/day \$15.00/day \$5.00/each \$20.00/each	\$16.00/day \$5.00/each \$20.00/each
Late Booth Reservation Payment S 10.00 \$ 10.	Parks Parks	Weekend Market Shared Booth Other Booth Rental Fees Weights Tent Electricity	\$30,00/day \$15,00/day \$5,00/each \$20,00/each \$3,00/booth	\$16.00/day \$5.00/each \$20.00/each \$5.00/booth
Late Booth Reservation Payment No Show (for vendors that do not show or cancel after 2 hours before the start of the Farmers Market Program Fees Priends of Dripping Springs Farmers Market Program Fees Annual Individual Membership Sanks Annual Family Membership Annual Corporate Membership STREET CUTS, EXCAVATIONS AND REPAIR OF CITY STREETS Local Government Code Ch. 284 Review of Application Fees Network Node (up to 5 network nodes) Network Node (up to 5 network nodes) Network Node (up to 5 network nodes) Network Node (up to 5 network node on a single application, up to 30 network nodes) Stop to Municipal Authorization Required, Registration, Compensation and Fees	Parks Parks	Weekend Market Shared Booth Other Booth Rental Fees Weights Tent Electricity Shared Booth	\$30,00/day \$15,00/day \$5,00/each \$20,00/each \$3,00/booth	\$16.00/day \$5.00/each \$20.00/each \$5.00/booth
Friends of Dripping Springs Farmers Market Program Fees Annual Individual Membership \$30.00/individual	Parks Parks	Weekend Market Shared Booth Other Booth Rental Fees Weights Tent Electricity Shared Booth Penalty Fees	\$50,00/day \$15,00/day \$5,00/each \$20,00/each \$5,00/booth \$10,00/day	\$16.00/day \$5.00/each \$20.00/each \$5.00/booth \$10.00/day
Annual Individual Membership Annual Familty Membership Annual Familty Membership Annual Corporate Membership Annual Corporate Membership Annual Corporate Membership Annual Corporate Membership STREET CUTS, EXCAVATIONS AND REPAIR OF CITY STREETS STREET CUTS, EXCAVATIONS AND REPAIR OF CITY STREETS Local Government Code Ch. 284 Review of Application Fees Alter Annual Corporate Membership STREET CUTS, EXCAVATIONS AND REPAIR OF CITY STREETS Local Government Code Ch. 284 Review of Application Fees Antural Corporate Membership STREET CUTS, EXCAVATIONS AND REPAIR OF CITY STREETS Local Government Code Ch. 284 Review of Application Fees Antural Corporate Membership Antural Corporate Membership STREET CUTS, EXCAVATIONS AND REPAIR OF CITY STREETS Local Government Code Ch. 284 Review of Application Fees Antural Corporate Membership STREET CUTS, EXCAVATIONS AND REPAIR OF CITY STREETS Local Government Code Ch. 284 Street Cuts, Excavation Street	Parks Parks Parks Parks Parks Parks	Weekend Market Shared Booth Other Booth Rental Fees Weights Tent Electricity Shared Booth Penalty Fees Late Set-Up Late Booth Reservation Payment	\$30.00/day \$15.00/day \$5.00/each \$20.00/each \$5.00/rooth \$10.00/day \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	\$16.00/day \$5.00/each \$20.00/each \$5.00/booth \$10.00/day \$ 10.00 \$ 10.00
Annual Family Membership Annual Corporate Membership Annual Corporate Membership Annual Corporate Membership Annual Corporate Membership S55.00 (up to four individuals) \$250.00 (up to ten employees) \$250.00 (up to ten employees) \$50.00/market with a limit of one market per month STREET CUTS, EXCAVATIONS AND REPAIR OF CITY STREETS Local Government Code Ch. 284 Review of Application Fees Review of Application Fees Review of Application Fees Network Node (up to 5 network nodes) Second S500 S500 S500 S000 S	Parks Parks Parks Parks Parks	Weekend Market Shared Booth Other Booth Rental Fees Weights Tent Electricity Shared Booth Penalty Fees Late Set-Up Late Booth Reservation Payment No Show (for vendors that do not show or cancel after 2 hours before the start of the Farmers Market)	\$30.00/day \$15.00/day \$5.00/each \$20.00/each \$5.00/rooth \$10.00/day \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	\$16.00/day \$5.00/each \$20.00/each \$5.00/booth \$10.00/day \$ 10.00 \$ 10.00
Annual Corporate Membership \$250.00 (up to ten employees) \$250.00 (up to ten employees) \$50.00/market with a limit of one market per month STREET CUTS, EXCAVATIONS AND REPAIR OF CITY STREETS Local Government Code Ch. 284 Review of Application Fes Review of Application Fes Network Node (up to 5 network nodes) \$500 \$5	Parks Parks Parks Parks Parks Parks	Weekend Market Shared Booth Other Booth Rental Fees Weights Tent Electricity Shared Booth Penalty Fees Late Set-Up Late Booth Reservation Payment No Show (for vendors that do not show or cancel after 2 hours before the start of the Farmers Market) Friends of Dripping Springs Farmers Market Program Fees	\$30,00/day \$15,00/day \$5,00/ach \$20,00/ach \$5,00/booth \$10,00/day \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	\$16.00/day \$5.00/each \$20.00/each \$10.00/day \$10.00/day \$ 10.00 \$ 10.00
STREET CUTS, EXCAVATIONS AND REPAIR OF CITY STREETS Local Government Code Ch. 284 Review of Application Fees Network Node (up to 5 network nodes) Network Node (each additional network node on a single application, up to 30 network nodes) Strasport Facility (each additional network node on a single application, up to 30 network nodes) Stool	Parks	Weekend Market Shared Booth Other Booth Rental Fees Weights Tent Electricity Shared Booth Penalty Fees Late Set-Up Late Booth Reservation Payment No Show (for vendors that do not show or cancel after 2 hours before the start of the Farmers Market) Friends of Dripping Springs Farmers Market Program Fees Annual Individual Membership	\$30,00/day \$15,00/tay \$5,00/tach \$20,00/each \$5,00/booth \$10,00/day \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	\$16.00/day \$5.00/each \$20.00/each \$5.00/booth \$10.00/day \$ 10.00 \$ 10.00 \$ \$ 10.00 \$ \$ 10.00
FM New Business Meet and Greet (Micro-Sponsorship) month \$50.00/market with a limit of one market per month STREET CUTS, EXCAVATIONS AND REPAIR OF CITY STREETS Local Government Code Ch. 284 Public Works Network Node (up to 5 network nodes) \$500 Network Node (up to 5 network nodes on a single application, up to 30 network nodes) \$500 Network Node (each additional network node on a single application, up to 30 network nodes) \$500 Network Node (each additional network node on a single application, up to 30 network nodes) \$500 Network Node (each additional network node on a single application, up to 30 network nodes) \$500 Network Node (each additional network nodes) \$500 Network Node (eac	Parks Parks Parks Parks Parks Parks Parks Parks	Weekend Market Shared Booth Other Booth Rental Fees Weights Tent Electricity Shared Booth Penalty Fees Late Set-Up Late Booth Reservation Payment No Show (for vendors that do not show or cancel after 2 hours before the start of the Farmers Market) Friends of Dripping Springs Farmers Market Program Fees Annual Individual Membership	\$30,00/day \$15,00/tay \$5,00/tach \$20,00/each \$5,00/booth \$10,00/day \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	\$16.00/day \$5.00/each \$20.00/each \$5.00/booth \$10.00/day \$ 10.00 \$ 10.00 \$ \$ 10.00 \$ \$ 10.00
FM New Business Meet and Greet (Micro-Sponsorship) month \$50.00/market with a limit of one market per month STREET CUTS, EXCAVATIONS AND REPAIR OF CITY STREETS Local Government Code Ch. 284 Public Works Network Node (up to 5 network nodes) \$500 Network Node (up to 5 network nodes on a single application, up to 30 network nodes) \$500 Network Node (each additional network node on a single application, up to 30 network nodes) \$500 Network Node (each additional network node on a single application, up to 30 network nodes) \$500 Network Node (each additional network node on a single application, up to 30 network nodes) \$500 Network Node (each additional network nodes) \$500 Network Node (eac	Parks	Weekend Market Shared Booth Other Booth Rental Fees Weights Tent Electricity Shared Booth Penalty Fees Late Set-Up Late Booth Reservation Payment No Show (for vendors that do not show or cancel after 2 hours before the start of the Farmers Market) Friends of Dripping Springs Farmers Market Program Fees Annual Individual Membership Annual Family Membership	\$30,00/day \$15,00/day \$5,00/each \$20,00/each \$5,00/booth \$10,00/day \$10,00/day \$10,00 \$10,00 \$10,00 \$30,00/individual \$55,00 (up to four individuals)	\$16.00/day \$5.00/each \$20.00/each \$20.00/each \$10.00/day \$10.00/day \$ 10.00 \$ 10.00 \$ 310.00 \$ 350.00/individual \$55.00 (up to four individuals)
STREET CUTS, EXCAVATIONS AND REPAIR OF CITY STREETS Local Government Code Ch. 284 Review of Application Fees Review of Application Fees Stooper node Stooper node	Parks	Weekend Market Shared Booth Other Booth Rental Fees Weights Tent Electricity Shared Booth Penalty Fees Late Set-Up Late Booth Reservation Payment No Show (for vendors that do not show or cancel after 2 hours before the start of the Farmers Market) Friends of Dripping Springs Farmers Market Program Fees Annual Individual Membership Annual Family Membership	\$50,00/day \$15,00/day \$15,00/day \$5,00/each \$50,00/each \$50,00/booth \$10,00/day \$10,000 \$10,00	\$16.00/day \$5.00/each \$20.00/each \$20.00/each \$10.00/day \$10.00/day \$ 10.00 \$ 10.00 \$ 310.00 \$ 350.00/individual \$55.00 (up to four individuals)
Local Government Code Ch. 284 Review of Application Fees Review of Application Fees Stool \$500 Stool \$200 per node \$200 per	Parks	Weekend Market Shared Booth Other Booth Rental Fees Weights Tent Electricity Shared Booth Penalty Fees Late Set-Up Late Booth Reservation Payment No Show (for vendors that do not show or cancel after 2 hours before the start of the Farmers Market) Friends of Dripping Springs Farmers Market Program Fees Annual Family Membership Annual Family Membership Annual Corporate Membership	\$30,00/day \$15,00/rach \$5,00/rach \$20,00/rach \$20,00/rach \$10,00/day \$ 10,00/day \$ 10,00 \$ 10,00 \$ 10,00 \$ \$30,00/individuals \$55,00 (up to four individuals) \$250,00/up to ten employees)	\$16.00/day \$5.00/each \$20.00/each \$20.00/each \$10.00/day \$ 10.00 \$ 10.00 \$ 10.00 \$ \$20.00/individual \$55.00 (up to four individuals) \$250.00 (up to ten employees)
Review of Application Fees Review of Application Fees Network Node (up to 5 network nodes) Network Node (each additional network node on a single application, up to 30 network nodes) S200 per node \$200 per node	Parks	Weekend Market Shared Booth Weights Tent Electricity Shared Booth Penalty Fees Late Set-Up Late Booth Reservation Payment No Show (for vendors that do not show or cancel after 2 hours before the start of the Farmers Market) Friends of Dripping Springs Farmers Market Program Fees Annual Individual Membership Annual Family Membership Annual Corporate Membership FM New Business Meet and Greet (Micro-Sponsorship)	\$50,00/day \$15,00/day \$5,00/each \$5,00/each \$5,00/boeth \$10,00/day \$10,00/day \$10,00 \$10,00 \$10,00 \$10,00 \$30,00/individual \$55,00 (up to four individuals) \$250,00/market with a limit of one market permonth	\$16.00/day \$5.00/each \$20.00/each \$20.00/each \$10.00/day \$ 10.00 \$ 10.00 \$ 10.00 \$ \$20.00/individual \$55.00 (up to four individuals) \$250.00 (up to ten employees)
Public Works Network Node (up to 5 network nodes) \$500 \$500 Public Works Network Node (leach additional network node on a single application, up to 30 network nodes) \$200 per node \$200 per node Public Works Transport Facility (each additional network nodes) \$500 \$500 Public Works Transport Facility (each additional network node on a single application, up to 30 network nodes) \$500 per node \$250 per node Public Works Node Support Pole \$1,000 per pole \$1,000 per pole	Parks	Weekend Market Shared Booth Weights Tent Electricity Shared Booth Penalty Fees Late Set-Up Late Booth Reservation Payment No Show (for vendors that do not show or cancel after 2 hours before the start of the Farmers Market) Friends of Dripping Springs Farmers Market Program Fees Annual Individual Membership Annual Family Membership Annual Corporate Membership FM New Business Meet and Greet (Micro-Sponsorship) STREET CUTS, EXCAVATIONS AND REPAIR O	\$50,00/day \$15,00/day \$5,00/each \$5,00/each \$5,00/boeth \$10,00/day \$10,00/day \$10,00 \$10,00 \$10,00 \$10,00 \$30,00/individual \$55,00 (up to four individuals) \$250,00/market with a limit of one market permonth	\$16.00/day \$5.00/each \$20.00/each \$20.00/each \$10.00/day \$ 10.00 \$ 10.00 \$ 10.00 \$ \$20.00/mininidual \$55.00 (up to four individuals) \$250.00 (up to ten employees)
Vablic Works Network Node (each additional network node on a single application, up to 30 network nodes) \$200 per node \$200 per node Vablic Works Transport Facility (up to 5 network nodes) \$500 \$500 Vablic Works Transport Facility (each additional network node on a single application, up to 30 network nodes) \$250 per node \$250 per node Vablic Works Node Support Pole \$1,000 per pole \$1,000 per pole Municipal Authorization Required, Registration, Compensation and Fees	Parks	Weekend Market Shared Booth Other Booth Rental Fees Weights Tent Electricity Shared Booth Penalty Fees Late Set-Up Late Set-Up Late Booth Reservation Payment No Show (for vendors that do not show or cancel after 2 hours before the start of the Farmers Market) Friends of Dripping Springs Farmers Market Program Fees Annual Individual Membership Annual Family Membership Annual Corporate Membership Membership STREET CUTS, EXCAVATIONS AND REPAIR O Local Government Code Ch. 284	\$50,00/day \$15,00/day \$5,00/each \$5,00/each \$5,00/boeth \$10,00/day \$10,00/day \$10,00 \$10,00 \$10,00 \$10,00 \$30,00/individual \$55,00 (up to four individuals) \$250,00/market with a limit of one market permonth	\$16.00/day \$5.00/each \$20.00/each \$20.00/each \$10.00/day \$ 10.00 \$ 10.00 \$ 10.00 \$ \$20.00/individual \$55.00 (up to four individuals) \$250.00 (up to ten employees)
Vablic Works Transport Facility (up to 5 network nodes) \$500 \$500 Vable Works Transport Facility (each additional network node on a single application, up to 30 network nodes) \$250 per node \$250 per node Vablet Works Node Support Pole \$1,000 per pole \$1,000 per pole Municipal Authorization Required, Registration, Compensation and Fees \$1,000 per pole	Parks	Weekend Market Shared Booth Other Booth Rental Fees Weights Tent Electricity Shared Booth Penalty Fees Late Set-Up Late Booth Reservation Payment No Show (for vendors that do not show or cancel after 2 hours before the start of the Farmers Market) Friends of Dripping Springs Farmers Market Program Fees Annual Individual Membership Annual Family Membership Annual Corporate Membership FM New Business Meet and Greet (Micro-Sponsorship) STREET CUTS, EXCAVATIONS AND REPAIR O Local Government Code Ch. 284 Review of Application Fees	\$30,00/day \$15,00/day \$5,00/each \$20,00/each \$20,00/each \$10,000/day \$10,000/day \$10,000/day \$10,000 \$	\$16.00/day \$5.00/each \$20.00/each \$20.00/each \$10.00/day \$ 10.00 \$ 10.00 \$ 10.00 \$ 10.00 \$ \$50.00/ministributal \$55.00 (up to four individuals) \$ \$250.00 (up to ten employees)
Public Works Node Support Pole \$1,000 per pole \$1,000 per pole Municipal Authorization Required, Registration, Compensation and Fees \$1,000 per pole \$1,000 per pole	Parks	Weights Tent Electricity Shared Booth Penalty Fees Late Set-Up Late Booth Rental Fees Weights To Shared Booth Penalty Fees Late Set-Up Annual Individual Membership Annual Individual Membership Annual Corporate Membership STREET CUTS, EXCAVATIONS AND REPAIR O Local Government Code Ch. 284 Review of Application Fees Network Node (up to 5 network nodes)	\$50,00/day \$15,00/day \$5,00/each \$5,00/each \$5,00/boeh \$10,00/day \$10,00/day \$10,00 \$10,00 \$10,00 \$10,00 \$50,00/individuals \$55,00 (up to four individuals) \$250,00/market with a limit of one market per month FCITY STREETS	\$16.00/day \$5.00/each \$20.00/each \$10.000/day \$10.00/day \$ 10.00 \$10.
Municipal Authorization Required, Registration, Compensation and Fees	Parks	Weights Tent Electricity Shared Booth Penalty Fees Late Set-Up Late Booth Rental Fees Weights The Shared Booth Penalty Fees Late Set-Up Late Booth Reservation Payment No Show (for vendors that do not show or cancel after 2 hours before the start of the Farmers Market) Friends of Dripping Springs Farmers Market Program Fees Annual Individual Membership Annual Family Membership Annual Family Membership Annual Corporate Membership STREET CUTS, EXCAVATIONS AND REPAIR O Local Government Code Ch. 284 Review of Application Fees Network Node (up to 5 network nodes) Network Node (each additional network node on a single application, up to 30 network nodes) Transport Facility (up to 5 network nodes)	\$50,00/day \$15,00/day \$15,00/day \$5,00/bach \$20,00/each \$20,00/each \$10,00/day \$10,00/day \$10,00 \$10,00 \$10,00 \$30,00/individual \$55,00 (up to four individuals) \$250,00 (up to four individuals) \$250,00 (up to four individuals) \$750,00 (up to four individuals) \$250,00 (up to four individuals)	\$16.00/day \$5.00/each \$20.00/each \$20.00/each \$10.00/day \$ 10.00 \$ 10.00 \$ 10.00 \$ 10.00 \$ \$30.00/mdividual \$ \$55.00 (up to four individuals) \$ \$ \$55.00 (up to four individuals) \$ \$ \$55.00 (up to four individuals) \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$
	Parks	Weekend Market Shared Booth Other Booth Rental Fees Weights Tent Electricity Shared Booth Penalty Fees Late Set-Up Late Set-Up Late Booth Reservation Payment No Show (for vendors that do not show or cancel after 2 hours before the start of the Farmers Market) Friends of Dripping Springs Farmers Market Program Fees Annual Individual Membership Annual Family Membership Annual Corporate Membership STREET CUTS, EXCAVATIONS AND REPAIR O Local Government Code Ch. 284 Review of Application Fees Network Node (up to 5 network nodes) Network Node (each additional network node on a single application, up to 30 network nodes) Transport Facility (up to 5 network nodes)	\$50,00/day \$15,00/day \$5,00/each \$5,00/each \$50,00/each \$50,00/each \$10,00/day \$10,000	\$5.00/each \$5.00/each \$20.00/each \$10.00/day \$ 10.00/day \$ 10.00 \$ 1
	Parks	Weekend Market Shared Booth Other Booth Rental Fees Weights Tent Electricity Shared Booth Penalty Fees Late Set-Up Late Set-Up Late Booth Reservation Payment No Show (for vendors that do not show or cancel after 2 hours before the start of the Farmers Market) Friends of Dripping Springs Farmers Market Program Fees Annual Individual Membership Annual Tamily Membership Annual Corporate Membership STREET CUTS, EXCAVATIONS AND REPAIR O Local Government Code Ch. 284 Review of Application Fees Network Node (up to 5 network nodes) Transport Facility (up to 5 network nodes) Transport Facility (uech additional network node on a single application, up to 30 network nodes) Node Support Focility (sech additional network node on a single application, up to 30 network nodes)	\$50,00/day \$15,00/day \$5,00/each \$5,00/each \$50,00/each \$50,00/each \$10,00/day \$10,000	\$5.00/each \$5.00/each \$20.00/each \$10.00/day \$ 10.00/day \$ 10.00 \$ 1

City of Dripping Springs, TExas Schedule of Rates, Fines, Fees, and Charges Approved Fiscal Year 2025-2026 Budget

		Approved 113cat real 2023	ZOZO Buugot	
No. Section Process				
No. Section Process				
	Public Works	Node Support Pole		
	T abtic Works			,
Part	Public Works		\$28.00/month	\$28.00/month
Part	Public Works	Service Pole (to collocate a network node on a service pole in the public right-of-way)	\$20.00/year	\$20.00/year
March Marc		DRIPPING SPRINGS RANCH PARK	(FEES	
1986	Parks			
Prof.			1	
March Marc				
	Parks		\$250	\$250 - See Appendix
March Marc	Parks		\$100.00/field/day	\$100.00/field/day
March	Parks			
	Parks	Event Center Stalls Full Day	\$25.00/day per stall	\$25.00/day per stall
	Parks	Shavings	\$9.00/bag (sales tax included)	\$9.00/bag (sales tax included)
	Parks			
		Outdoor Arena		
			\$150,000 day, if control with Funct Control Facility	
	Parks	Homestead Arena - Full Day		\$150.00/day, if rented with Event Center Facility, \$75.00/day
Description	Parks	Outdoor Arena - Full Day - Mon - Thurs	New	\$150
Description	Dorles	Outdoor Arona, Full Day, Fri. Sun.	New	\$250.00 or \$200.00 if control with Main Acons
Dear Dear Concessor Distract Protect Stocks Species Dear Spe				
March Marc				
Montane				
	Parks		Exempt for Practices	Exempt for Practices- See Appendix for Restrictions
	Parks		\$20.00/day/horse	\$20.00/dav/horse
Page	Parks			
	Parks	Family Riding Membership (1 – 4 persons)	\$500.00/year	\$500.00/year
The County From State St	Parks			
The Committee Company See				
Descript Frontine Camping Base	rarks	Hamer Day ree	\$20.00/hour	\$20.00/hour
Descript Frontine Camping Base	1			
	Parks		\$100.00/person who is under the age of eighteen, per year	\$100.00/person who is under the age of eighteen, per year
Main Indian			\$20.00/night/vehicle	\$20.00/night/vehicle
March March February March M			***************************************	**************************************
Part March	Parks	Full Day, Monday – Thursday		
Part Common	Parks			
March Marc				
Part Fall Day, Rootley, Processor Pr	Parks			
Part Sept				
Part	Parks			
Part				
Main Feet Room				
Part Description				
Paris Main Event Room	Parks			
Main Freent Boom				
Small Fort Room				
Part		Small Event Room		
Part	Parks			
Part				
Part	Parks			
Part				
Paris				
Part	Pdiks		\$33.00/10di	\$35.00/illuli
Parks	Parks		Full Day	\$300.00/day
Parks Compession Stand	Parks	Concession Kitchen		
Parks	Parks			\$200.00/day
Parks Full Day St.00.0001sty (toxes not include equation) \$3,000.001sty (toxes not include equation) \$1,000.001sty \$1,000.0	rdIKS			
Parks Each Additional Hour \$300hour \$300hour		Entire Event Center (excludes stalls and RV Hookuns)	Each Additional Hour	
Half Day				\$25.00/hour
Parks Expansion \$4,000.00/esy \$900.00/esy \$900.0	Parks	Full Day	\$3,000.00/day (does not include expansion)	\$25.00/hour \$3,000.00/day (does not include expansion)
Full Day Parks Each Additional Hour \$300.00may \$4,000.00may \$900.00may Parks Epanasion Staff Fees Staff Fees Authority Staff Charge Tables and Chairs Tables and Chairs Onsite \$300.00may rathe \$25,00mour/staff member Regular Time and \$25,00mour/staff member (one hour minimum) \$25,00mour/staff member (o	Parks	Full Day Each Additional Hour	\$3,000.00/day (does not include expansion) \$300/hour	\$25.00/hour \$3,000.00/day (does not include expansion) \$300/hour
Parks Expansion \$000.00/dey \$000.00/dey \$000.00/dey		Full Day Each Additional Hour Half Day	\$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day	\$25,00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day
Hourly Staff Charge Tables and Chairs Orisite	Parks Parks Parks Parks	Full Day Each Additional Hour Hatf Day Expansion Full Day	\$3,000,00/day (does not include expansion) \$300/hour \$2,000,00/day \$900,00/day \$4,000,00/day	\$25.00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$900.00/day \$4,000.00/day
Parks Nourly Staff Charge S25.00/hour/staff member Regular Time and S25.	Parks Parks Parks Parks Parks	Full Day Each Additional Hour Half Day Expansion Full Day Each Additional Hour	\$3,000.00/day (does not include expansion) \$300/bour \$2,000.00/day \$2,000.00/day \$4,000.00/day \$4,000.00/day	\$25,00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$900.00/day \$900.00/day \$4,000.00/day \$300.00/hour
Tables and Chairs Onsite St. Oolste St. Ools	Parks Parks Parks Parks	Full Day Each Additional Hour Hati Day Expansion Full Day Each Additional Hour Expansion Full Day Each Additional Hour Expansion	\$3,000.00/day (does not include expansion) \$300/bour \$2,000.00/day \$2,000.00/day \$4,000.00/day \$4,000.00/day	\$25,00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$900.00/day \$900.00/day \$4,000.00/day \$300.00/hour
Parks Offsite St.00/day per table St.00/day Parks Offsite St.00/day St.00/da	Parks Parks Parks Parks Parks	Full Day Each Additional Hour Hati Day Expansion Full Day Each Additional Hour Expansion Full Day Each Additional Hour Expansion	\$3,000.00/day (does not include expansion) \$300/bour \$2,000.00/day \$2,000.00/day \$4,000.00/day \$4,000.00/day	\$25,00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$900.00/day \$900.00/day \$4,000.00/day \$300.00/hour
Parks Offsite S16.00/day per table S16.00/day S16.0	Parks Parks Parks Parks Parks	Full Day Each Additional Hour Half Day Expansion Full Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge	\$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$2,000.00/day \$4,000.00/day \$4,000.00/day \$300.00/day \$300.00/day	\$25.00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$300.00/day \$4,000.00/day \$4,000.00/day \$300.00/hour \$500.00/day
Parks Onsite S15.00/cart (25 chairs)/day S15.00/cart (25 chairs)/day Parks Onsite S100.00/net S100.00/net S100.00/net S100.00/net S100.00/net S1.000.00/net	Parks Parks Parks Parks Parks Parks Parks Parks	Futl Day Each Additional Hour Hatf Day Expansion Futl Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge Tables and Chairs	\$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$2,000.00/day \$4,000.00/day \$4,000.00/day \$300.00/day \$300.00/day \$300.00/day \$300.00/day	\$25.00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$900.00/day \$4,000.00/day \$300.00/hour \$300.00/hour \$500.00/day
Parks Onsite \$100.00/set \$100.00/set \$100.00/set \$1.200.00/set \$	Parks Parks Parks Parks Parks Parks Parks	Full Day Each Additional Hour Hatt Day Expansion Full Day Each Additional Hour Expansion Full Day Each Additional Hour Expansion Expansion Staff Fees Hourly Staff Charge Tables and Chairs Onsite	\$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$2,000.00/day \$4,000.00/day \$4,000.00/day \$300.00/day \$300.00/day \$300.00/day \$500.00/day	\$25.00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$3000.00/day \$4,000.00/day \$300.00/hour \$300.00/hour \$300.00/day \$25.00/hour/staff member Regular Time and
Parks Offsite S1,200,00/set S1	Parks Parks Parks Parks Parks Parks Parks Parks Parks	Full Day Each Additional Hour Half Day Expansion Full Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge Tables and Chairs Onsite Offsite	\$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$20,00.00/day \$40,000.00/day \$4,000.00/day \$300.00/hour \$500.00/day \$25,00/hour/staff member Regular Time and \$8,00/day per tuble \$15.00/day per tuble	\$25.00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$000.00/day \$4,000.00/day \$4,000.00/day \$300.00/hour \$900.00/day \$25.00/hour/staff member Regular Time and \$8,00/day per table \$16,00/day per table
Parks Offsite Delivery Charges Fee TBD at assessment per event specifications Fee TBD at assessment per event specifications Stage set-up or removal in Special Event Rooms(s) \$150.00/stage per event \$150.00/stage \$150.00/stage per event \$150.00/s	Parks	Full Day Each Additional Hour Half Day Expansion Full Day Each Additional Hour Expansion Full Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge Tables and Chairs Onsite Offsite Chairs Portable Bleacher	\$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$20,000.00/day \$40,000.00/day \$4,000.00/day \$300,00/hour \$900.00/day \$250,00/hour/staff member Regular Time and \$25,00/hour/staff member Regular Time and \$15,00/day per table \$15,00/day per table \$15,00/day are table \$15,00/day car (25 chairs)/day	\$25.00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$2,000.00/day \$4,000.00/day \$300.00/day \$300.00/hour \$900.00/day \$25,00/hour/staff member Regular Time and \$8,00/day per table \$15,00/day (25 chairs)/day
Parks Stage set-up or removal in Special Event Rooms(s) \$150,000/stage per event \$150,000/stage per event Parks Stage set-up in Arena(s) \$50,000/stage per event \$50,000/stage per event Parks Bar \$50,000/stage per event \$50,000/stage per event Parks Drag Fees during Event (includes up to 4 drags) \$100,000/stage \$100,000/stage Parks Water/Drag Additional Fee (includes 2 drags) \$100,000/stage \$100,000/stage Parks Additional Drags Add On \$25,000/stage \$25,000/stage Parks A fenes Packing and Post Event Re-Leveling \$200,000/event \$200,000/event Parks Dressage Arena New \$350,00, or \$200,00 if rented with Main Arena Parks Special Dirt Needs TBD at assessment per event specifications Parks Jump Set (set up fees are additional) \$25,000/day \$25,000/day Parks Jump Set Set-Up Fee \$25,000/day \$25,000/day Barel Racing and Reining Drag Package \$300,00/day \$300,00/day	Parks	Full Day Each Additional Hour Half Day Expansion Full Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge Tables and Chairs Onsite Onsite Onsite Portable Bleacher Onsite	\$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$20,00.00/day \$40,000.00/day \$4,000.00/day \$4,000.00/day \$40,000.00/day \$500.00/day \$500.00/day \$25,00/hour/staff member Regular Time and \$5,00/day per table \$16,00/day per table \$15,00/day per table \$15,00/day per table \$15,00/day per table \$15,00/day per table	\$25.00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$000.00/day \$4,000.00/day \$300.00/hour \$300.00/hour \$900.00/day \$25.00/hour/staff member Regular Time and \$8,00/day per table \$16,00/day per table \$16,00/day per table \$15.00/cart (25 chairs)/day
Parks Stage set-up in Arena(s) \$50.00/stage per event \$50.00/stage per event Parks Bor \$50.00/bar \$50.00/bar Parks Parks \$50.00/bar \$50.00/bar Parks Drag Fees during Event (includes up to 4 drags) \$100.00/day \$100.00/day Parks Additional Drags Add On \$25.00/drag \$25.00/drag Parks Additional Drags Add On \$200.00/event \$300.00/event Parks Arena Packing and Post Event Re-leveling \$200.00/event \$300.00/event Parks Dressage Arena New \$350.00, or \$200.00 if rented with Main Arena Parks Special Dirt Needs TBD at assessment per event specifications Parks Jump Set (set up fees are additional) \$25.00/drag \$25.00/drag Parks Jump Set Set-Up Fee \$25.00/hour/staff member (one hour minimum) \$25.00/hour/staff member (one hour minimum) Parks Barrell Racing and Reining Drag Package \$300.00/day \$300.00/day	Parks	Full Day Each Additional Hour Hatf Day Expansion Full Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge Tables and Chairs Onsite Offsite Chairs Portable Bleacher Onsite Offsite	\$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$20,00.00/day \$20,00.00/day \$4,000.00/day \$300.00/day \$300.00/day \$500.00/day \$500.00/day \$500.00/day \$500.00/day \$51,00/day per table \$15,00/day per table	\$25.00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$500.00/day \$40,000.00/day \$300.00/day \$300.00/hour \$900.00/day \$25.00/hour/staff member Regular Time and \$25.00/hour/staff yet table \$15.00/day per table \$15.00/day per table \$15.00/day (25 chairs)/day
Parks Bar \$50.00/bar \$50.00/bar \$50.00/bar \$50.00/bar	Parks	Full Day Each Additional Hour Half Day Expansion Full Day Each Additional Hour Expansion Full Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge Tables and Chairs Onsite Offsite	\$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$2,000.00/day \$2,000.00/day \$4,000.00/day \$4,000.00/day \$4,000.00/day \$3,000.00/day \$3,000.00/day \$25,00/hour f \$9,000.00/day \$25,00/hour/staff member Regular Time and \$8,00/day per table \$15,00/day per table \$15,00/day per table \$15,00/day per table \$10,00/day to table	\$25.00/hour \$3,000.00/day (does not include expansion) \$3000/hour \$2,000.00/day \$3000.00/day \$4,000.00/day \$4,000.00/day \$300.00/hour \$500.00/hour \$500.00/day \$25.00/hour/staff member Regular Time and \$25.00/hour/staff member Regular Time and \$15.00/day per table
Arena Footing and Add-On Fees \$100.00/day \$100.00/day Parks Drag Fees during Event (includes 2 drags) \$100.00/day \$100.00/day Parks Additional Drags Add tional Fee (includes 2 drags) \$100.00/day \$100.00/day Parks Additional Drags Add On \$25.00/drag \$25.00/drag Parks Arena Packing and Post Event Re-leveling \$2000.00/event \$2000.00/event Parks Dressage Arena New \$350.00, or \$200.00 if rented with Main Arena Parks Special Dirt Needs TBD at assessment per event specifications TBD at assessment per event specifications Parks Jump Set (set up fees are additional) \$250.00/day \$250.00/day Parks Jump Set Set-Up Fee \$25.00/hour/staff member (one hour minimum) \$25.00/hour/staff member (one hour minimum) Parks Barrell Racing and Reining Drag Package \$300.00/day \$300.00/day \$300.00/day	Parks	Full Day Each Additional Hour Hatt Day Expansion Full Day Each Additional Hour Expansion Full Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge Tables and Chairs Onsite Offsite Chairs Portable Bleacher Onsite Offsite Delivery Charges Stage set-up or removal in Special Event Rooms(s)	\$3,000.00/day (does not include expansion) \$300hour \$2,000.00/day \$2,000.00/day \$2,000.00/day \$4,000.00/day \$4,000.00/day \$300.00/day \$300.00/day \$25,00/hour \$000.00/day \$25,00/hour/staff member Regular Time and \$5,00/day per table \$15,00/day per table \$15,00/day Table \$11,00/day (25 chairs)/day \$10,00/set \$1,000.00/set	\$25.00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$2,000.00/day \$4,000.00/day \$4,000.00/day \$300.00/day \$300.00/day \$300.00/day \$25.00/hour/staff member Regular Time and \$25.00/hour/staff member Regular Time and \$15.00/day per table \$15.00/day per table \$15.00/day per table \$15.00/day (25 chairs)/day \$100.00/set \$1,000/set
Parks Water/Drag Additional Fee (includes 2 drags) \$100.00/day \$100.00/day Parks Additional Drags Add On \$25.00/drag \$25.00/drag Parks Arens Packing and Post Event Re-leveling \$2000.00/event \$2000.00/event Parks Dressage Arena New \$350.00, or \$200.00 if rented with Main Arena Parks Special Dirt Needs TBD at assessment per event specifications Parks Jump Set (set up fees are additional) \$250.00/day \$250.00/day Parks Jump Set Set-Up Fee \$25.00/out/staff member (one hour minimum) \$25.00/out/staff member (one hour minimum) Parks Barrell Racing and Reining Drag Package \$300.00/day \$300.00/day	Parks	Futt Day Each Additional Hour Half Day Expansion Futt Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge Tables and Chairs Onsite Offsite Chairs Portable Bleacher Offsite Offsite Offsite Offsite Offsite Stage set-up or removal in Special Event Rooms(s) Stage set-up in Arena(s)	\$3,000.00/day (does not include expansion) \$300/bour \$2,000.00/day \$20,00.00/day \$20,00.00/day \$4,000.00/day \$4,000.00/day \$4,000.00/day \$4,000.00/day \$500.00/day \$500.00/day \$1,000/day per table \$1,00/day per table	\$25.00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$3,000.00/day \$4,000.00/day \$4,000.00/day \$4,000.00/day \$300.00/hour \$500.00/day \$25.00/hour/staff member Regular Time and \$30.00/day per table \$15.00/cart (25 chairs)/day \$100.00/set \$1,200.00/set \$1,200.00/set
Parks Additional Drags Add On \$25.00/drag \$200.00/event \$2000.00/event \$250.00/event \$250.00/even	Parks	Full Day Each Additional Hour Half Day Expansion Full Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge Tables and Chairs Onsite Offsite Chairs Portable Bleacher Offsite Offsite Offsite belivery Charges Stage set-up or removal in Special Event Rooms(s) Stage set-up in Arena(s) Bar Arena Footing and Add-On Fees	\$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$20,00.00/day \$4,000.00/day \$4,000.00/day \$300.00/day \$500.00/day \$25,00/hour \$500.00/day \$25,00/hour/staff member Regular Time and \$5,00/day per tuble \$15,00/cart (25 chairs)/day \$15,00/cart (25 chairs)/day \$100.00/set \$1,00.00/set \$1,00.00/set \$1,00.00/set	\$25.00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$900.00/day \$4000.00/day \$4000.00/day \$300.00/day \$300.00/day \$300.00/day \$300.00/day \$25.00/hour/staff member Regular Time and \$25.00/hour/staff member Regular Time and \$15.00/day per table
Parks Arens Packing and Post Event Re-leveling \$2000.00/event \$2000.00/event Parks Dressage Arena New \$350.00, or \$200.00 if rented with Main Arena Parks Special Dirt Needs T8D at assessment per event specifications T8D at assessment per event specifications Parks Jump Set (set up fees are additional) \$250.00/day \$250.00/day Parks Jump Set Set-Up Fee \$25.00/hour/staff member (one hour minimum) \$25.00/hour/staff member (one hour minimum) Parks Barrell Racing and Reining Drag Package \$300.00/day \$300.00/day	Parks	Full Day Each Additional Hour Half Day Expansion Full Day Each Additional Hour Expansion Full Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge Tables and Chairs Onsite Offsite Off	\$3,000.00/day (does not include expansion) \$300/brour \$2,000.00/day \$20,00.00/day \$20,00.00/day \$4,000.00/day \$4,000.00/day \$4,000.00/day \$4,000.00/day \$25,00/brour/staff member Regular Time and \$8,00/day per table \$15,00/day per table \$1,000/set	\$25.00/hour \$3,000.00/day (does not include expansion) \$3000/hour \$2,000.00/day \$3000.00/day \$4,000.00/day \$4,000.00/day \$300.00/hour \$500.00/day \$25.00/hour/staff member Regular Time and \$8,00/day per table \$15.00/day per table
Parks Dressage Arena New \$350.00, or \$200.00 if rented with Main Arena Parks Special Dirt Needs Parks Jump Set (set up fees are additional) \$250.00 iday \$250.00 iday \$250.00 iday Parks Jump Set Set-Up Fee \$25.00 iday \$25.00 iday \$25.00 iday iday Parks Jump Set Set-Up Fee \$25.00 iday \$25.00 iday iday Parks Barrell Racing and Reining Drag Package \$300.00 iday \$300.00 iday Parks Custodial Cleaning Fees - See Appendix for Additional Information	Parks	Full Day Each Additional Hour Hatt Day Expansion Full Day Each Additional Hour Expansion Full Day Each Additional Hour Expansion Expansion Full Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge Tables and Chairs Onsite Offsite Chairs Portable Bleacher Onsite Offsite Offsite Chairs Stage set-up or removat in Special Event Rooms(s) Stage set-up in Arena(s) Bar Arena Footing and Add-On Fees Drag Fees during Event (includes up to 4 drags)	\$3,000,00/day (does not include expansion) \$300hour \$2,000,00/day \$20,000,00/day \$40,000 oolday \$4,000,00/day \$4,000,00/day \$300,00/day \$25,00/hour \$500,00/day \$25,00/hour/staff member Regular Time and \$5,00/day per table \$15,00/day per table \$15,00/day per table \$15,00/day per table \$1,200,00/set \$1,200,00/set \$1,200,00/set \$1,200,00/set \$1,000/set	\$25.00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$2000.00/day \$4,000.00/day \$4,000.00/day \$300.00/day \$300.00/day \$300.00/day \$25.00/hour/staff member Regular Time and \$25.00/hour/staff member Regular Time and \$15.00/day per table \$15.00/day are table \$15.00/day \$100.00/day \$100.00/day \$100.00/day \$100.00/day \$100.00/day
Parks Special Dirt Needs T80 at assessment per event specifications Parks Jump Set (set up fees are additional) \$250,00/day \$2	Parks	FutI Day Each Additional Hour Half Day Expansion FutI Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge Tables and Chairs Onsite Offsite Chairs Portable Bleacher Offsite Of	\$3,000.00/day (does not include expansion) \$300hour \$2,000.00/day \$20,000.00/day \$20,000.00/day \$4,000.00/day \$4,000.00/day \$300.00/day \$25,000/day \$25,000/day \$25,000/day per table \$15,00/day per table \$1,00/day \$1,000/day \$1,000/day \$1,000/day \$1,000/day \$25,00/day \$25,00/day \$25,00/day	\$25.00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$300.00/day \$4,000.00/day \$4,000.00/day \$4,000.00/day \$300.00/hour \$300.00/hour \$300.00/hour \$25.00/hour/staff member Regular Time and \$25.00/hour/staff member Regular Time and \$15.00/day per table \$15.00/day per table \$15.00/day Carbairy/day \$15.00/day per table \$100.00/set
Parks Jump Set (set up fees are additional) \$250,00/day \$250,00/da	Parks	Futt Day Each Additional Hour Half Day Expansion Futt Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge Tables and Chairs Onsite Offsite Chairs Portable Bleacher Onsite Offsite Offsite Offsite Delivery Charges Stage set-up or removal in Special Event Rooms(s) Stage set-up in Arena(s) Bar Arena Footing and Add-On Fees Drag Fees during Event (includes up to 4 drags) Water/Drag Additional Fee (includes 2 drags) Additional Drags Add On Arena Packing and Post Event Re-leveling	\$3,000.00/day (does not include expansion) \$300hour \$2,000.00/day \$20,00.00/day \$2,000.00/day \$4,000.00/day \$4,000.00/day \$500.00/day \$500.00/day \$500.00/day \$500.00/day \$500.00/day \$50.00/day per table \$15.00/day \$10.00/day \$10.00/day \$10.00/day \$25.00/day \$25.00/day \$25.00/day \$25.00/day \$20.00.00/day	\$25.00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$3000.00/day \$4,000.00/day \$4,000.00/day \$300.00/hour \$5000.00/day \$25,000/day per table \$15,00/day \$1,00/day \$1,00/day \$1,00/day \$1,00/day \$1,00/day \$2,00/day \$2,00/day \$2,00/day \$2,00/day
Parks Jump Set (set up fees are additional) \$250,00/day \$250,00/da	Parks	FutI Day Each Additional Hour Half Day Expansion FutI Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge Tables and Chairs Onsite Offsite Chairs Portable Bleacher Onsite Offsite Offsite Stage set-up or removal in Special Event Rooms(s) Stage set-up in Arena(s) Bar Arena Footing and Add-On Fees Drag Fees during Event (includes up to 4 drags) Water/Drag Additional Fee (includes 2 drags) Additional Drags Add On Arena Packing and Post Event Re-leveling	\$3,000.00/day (does not include expansion) \$300hour \$2,000.00/day \$20,00.00/day \$2,000.00/day \$4,000.00/day \$4,000.00/day \$500.00/day \$500.00/day \$500.00/day \$500.00/day \$500.00/day \$50.00/day per table \$15.00/day \$10.00/day \$10.00/day \$10.00/day \$25.00/day \$25.00/day \$25.00/day \$25.00/day \$20.00.00/day	\$25.00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$3000.00/day \$4,000.00/day \$4,000.00/day \$300.00/hour \$5000.00/day \$25,000/day per table \$15,00/day \$1,00/day \$1,00/day \$1,00/day \$1,00/day \$1,00/day \$2,00/day \$2,00/day \$2,00/day \$2,00/day
Parks Barrell Racing and Reining Drag Package \$300.00/day \$300.00/day Custodial Cleaning Fees - See Appendix for Additional Information	Parks	Full Day Each Additional Hour Half Day Expansion Full Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge Tables and Chairs Onsite Offsite Chairs Portable Bleacher Onsite Offsite Offsite Univery Charges Stage set-up or removal in Special Event Rooms(s) Stage set-up in Arena(s) Bar Arena Footing and Add-On Fees Drag Fees during Event (includes up to 4 drags) Mater/Drag Additional Fee (includes 2 drags) Additional Drags Add On Arena Packing and Post Event Re-leveling Dressage Arena	\$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$20,00.00/day \$2,000.00/day \$4,000.00/day \$4,000.00/day \$300.00/day \$25,00/hour/staff member Regular Time and \$25,00/hour/staff member Regular Time and \$4,000.00/day per tuble \$15,00/day \$10,00/day \$10,00/day \$10,00/day \$10,00/day \$25,00/day	\$25.00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$2,000.00/day \$3,000.00/day \$3,000.00/day \$3,000.00/day \$3,000.00/day \$3,000.00/day \$3,000.00/day \$3,000.00/day \$3,000.00/day \$3,000.00/day \$3,000/day \$3,000/day \$3,000/day per table \$15,00/day \$1,000.00/day
Parks Barrell Racing and Reining Drag Package \$300.00/day \$300.00/day Custodial Cleaning Fees - See Appendix for Additional Information	Parks	Full Day Each Additional Hour Half Day Expansion Full Day Each Additional Hour Expansion Full Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge Tables and Chairs Onsite Offsite Portable Bleacher Onsite Offsite Offsite Offsite Offsite Portable Bleacher Offsite Offsit	\$3,000,00/day (does not include expansion) \$300/bour \$2,000,00/day \$2,000,00/day \$2,000,00/day \$4,000,00/day \$4,000,00/day \$4,000,00/day \$4,000,00/day \$4,000,00/day \$5,00/day per table \$1,00/day \$1,00,00/set	\$25.00/hour \$3,000.00/day (does not include expansion) \$3000/hour \$2,000.00/day \$3000.00/day \$300.00/hour \$4,000.00/day \$4,000.00/day \$300.00/hour \$500.00/day \$25.00/hour/staff member Regular Time and \$25.00/hour/staff member Regular Time and \$30.00/day per table \$15.00/day per table \$10.00/set \$1.00.00/set \$1.00.00/set \$1.00.00/set \$1.00.00/set \$1.00.00/set \$1.00.00/set \$1.00.00/day \$1.00.00/day \$1.00.00/day \$2.00.00/day \$2.00.00/day \$3.00.00/day \$3.00.00/day
Custodial Cleaning Fees - See Appendix for Additional Information	Parks	Full Day Each Additional Hour Hat Day Expansion Full Day Each Additional Hour Expansion Full Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge Tables and Chairs Onsite Offsite Chairs Portable Bleacher Offsite Delivery Charges Stage set-up or removal in Special Event Rooms(s) Stage set-up in Arena(s) Bar Arena Footing and Add-On Fees Drag Fees during Event (includes up to 4 drags) Water/Drag Additional Fee (includes 2 drags) Additional Tags Add On Arena Packing and Post Event Re-leveling Dressage Arena Special Dirt Needs Jump Set (set up fees are additional)	\$3,000.00/day (does not include expansion) \$300/bour \$2,000.00/day \$2,000.00/day \$2,000.00/day \$4,000.00/day \$4,000.00/day \$4,000.00/day \$4,000.00/day \$4,000.00/day \$4,000.00/day \$5,000/day per table \$1,00/day \$1,00,00/day \$1,00,00/day \$1,00,00/day \$1,00,00/day \$1,00,00/day \$2,00,00/day	\$25.00/hour \$3,000.00/day (does not include expansion) \$3000/hour \$2,000.00/day \$3000.00/day \$4,000.00/day \$4,000.00/day \$300.00/hour \$500.00/day \$25.00/hour/staff member Regular Time and \$25.00/hour/staff member Regular Time and \$30.00/day per table \$15.00/day per table \$10.00/stage per event \$50.00/stage per event \$50.00/stage per event \$50.00/day \$100.00/day \$100.00/day \$200.00/day \$200.00/day \$25.00/day
Parks Event Park \$1,500/event \$1,500/event	Parks	Full Day Each Additional Hour Half Day Expansion Full Day Each Additional Hour Expansion Full Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge Tables and Chairs Onsite Offsite Delivery Charges Stage set-up or removal in Special Event Rooms(s) Stage set-up in Arena(s) Bar Arena Footing and Add-On Fees Drag Fees during Event (includes up to 4 drags) Water/Drag Additional Fee (includes 2 drags) Additional Drags Add On Arena Packing and Post Event Re-leveling Dressage Arena Special Dirt Needs Jump Set (set up fees are additional) Jump Set Set-Up Fee	\$3,000,00/day (does not include expansion) \$300hour \$2,000,00/day \$2,000,00/day \$4,000,00/day \$4,000,00/day \$4,000,00/day \$300,00/day \$300,00/day \$25,00/hour/staff member Regular Time and \$50,00/day per table \$15,00/day per table \$15,00/day per table \$15,00/day CS chairs)/day \$100,00/set \$1,000/set	\$25.00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$3000/hour \$2,000.00/day \$4,000.00/day \$4,000.00/day \$300.00/hour \$3000.00/day \$300.00/hour \$3000.00/day \$25.00/hour/staff member Regular Time and \$8,00/day per table \$15.00/cart (25 chairs)/day \$100.00/set \$1,000/set
	Parks	Full Day Each Additional Hour Half Day Expansion Full Day Each Additional Hour Expansion Full Day Each Additional Hour Expansion Staff Fees Hourly Staff Charge Tables and Chairs Onsite Offsite Off	\$3,000.00/day (does not include expansion) \$300hour \$2,000.00/day \$300.00/day \$40,000.00/day \$4,000.00/day \$4,000.00/day \$300.00/day \$300.00/day \$300.00/day \$300.00/day \$300.00/day \$300.00/day \$25,00/hour/staff member Regular Time and \$25,00/day per table \$15,00/day \$100.00/set \$1,000/day \$1,000/day \$1,000/day \$1,000/day \$25,00/day	\$25.00/hour \$3,000.00/day (does not include expansion) \$300/hour \$2,000.00/day \$300.00/day \$300.00/day \$4,000.00/day \$300.00/hour \$300.00/day \$300.00/hour \$300.00/day \$300.00/hour \$300.00/day \$25.00/hour/staff member Regular Time and \$8,00/day per table \$15.00/day \$100.00/set \$100.00/set \$100.00/set \$100.00/set \$100.00/set \$100.00/set \$25.00/day \$100.00/day \$100.00/day \$100.00/day \$100.00/day \$25.00/day \$25.00/day \$25.00/day \$25.00/day \$25.00/day \$25.00/day \$25.00/day

City of Dripping Springs, TExas Schedule of Rates, Fines, Fees, and Charges

Approved Fiscal Year 2025-2026 Budget

Parks	Approved Fiscal Year 2025-		
	Event Center Entire Facility	\$1,000.00/event	\$1,000.00/event
Parks	Main Indoor Arena	\$350.00/day	\$350.00/day
Parks	Livestock Barn	\$200.00/event	\$200.00/event
Parks	Outdoor Arena	\$100.00/event	\$100.00/event
Parks	Main Special Event Room	\$350.00/event	\$350.00/event
		\$350.00/event	\$250.00/event
Parks	Small Event Room		
Parks	Vendor Hall	\$250.00/event	\$250.00/event
Parks	Concession Kitchen	\$150.00/event	\$150.00/event
Parks	Concession Stand	\$75.00/event	\$75.00/event
Parks	Fields/Trails	Determined by DSRP Manager	Determined by DSRP Manager
Parks	VIP Booth	\$25.00/booth/event	\$25.00/booth/event
Parks	Civic Meeting Custodial (if serving food/drink)	\$25.00/ event	\$25.00/ event
Parks	Animal Stall/Pen Cleaning	Determined by DSRP Manager	Determined by DSRP Manager
Parks	Table Setup/Breakdown	Determined by DSRP Manager	Determined by DSRP Manager
	Electrical Requests		
Parks	Large Amp Plugs	\$45.00/box (plug)	\$45.00/box (plug)
Parks	Direct Plug into Transformer	\$50.00/plug	\$50.00/plug
Parks	Extension Cords	\$40.00/item/event	\$40.00/item/event
	Sound System and Network		
Parks	Pop-Up Vendor Electrical (110v)	\$10.00/day	\$10.00/day
Parks	Basic Sound Package (microphone and background sound)	\$50.00/day	\$50.00/day
Parks	Basic Projector Screen package (click share and screen)	\$50.00/day \$25.00/day	\$50.00/day \$25.00/day
raikā	Danie i rojector ocrecii package (Litek Silate aliu Screen)	423.00ruay	423.00rday
Parks	Enhanced AV Package	Fee TBD at assessment per event specifications	Fee TBD at assessment per event specifications
			Do de doucosment per event aprenieditoris
Parks	Audio/Visual Engineer	Fee TBD at assessment per event specifications.	Fee TBD at assessment per event specifications.
Parks	Single Day Network Access	\$5.00/day	\$5.00/day
Parks	Three Day Network Access	\$ 12.00	\$ 12.00
		\$ 20.00	\$ 20.00
Parks	Seven Day Network Access		\$ 20.00
Parks	Secure Multiple Vendor Network Access	\$ 300.00	\$ 300.00
	Other Fees		
Parks	Damages and Fines	Varies	Varies-See Appendix
Parks	Business Opportunities (non-peak)	Varies	Varies-See Appendix
Parks	Special Fees	Varies	Varies-See Appendix
Parks	Special Events and Programming	Varies	Varies-See Appendix
Parks		\$100.00 for 2 hours plus \$50.00 for each additional hour past 2 hours. Must be booked within 31 days of date of	\$100.00 for 2 hours plus \$50.00 for each additional hour past 2 hours.
rdika	Civic Meeting Rate (non-profit/governmental only) up to 4 hours	meeting.	Must be booked within 31 days of date of meeting.
		meeting.	Must be booked within 31 days of date of meeting.
Parks	Overnight Parking Fee	meeting. \$20.00/vehicle per night	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
	Overnight Parking Fee Event Parking	meeting. \$20.00/vehicle per night \$5.00/vehicle per day	Must be booked within 31 days of date of meeting.
Parks	Overnight Parking Fee	meeting. \$20.00/vehicle per night \$5.00/vehicle per day	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See	meeting. \$20.00/vehicle per night \$5.00/vehicle per day	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See WATER RATES AND FEES	meeting. \$20.00/vehicle per night \$5.00/vehicle per day	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See WATER RATES AND FEES Temporary Fire Hydrant Meter Request	meeting. \$20.00/vehicle per night \$5.00/vehicle per day Appendix	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See WATER RATES AND FEES Temporary Fire Hydrant Meter Request Security Deposit	meeting. \$20,000-ehicle per night \$5,000-ehicle per day Appendix \$ 2,000.00	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works Public Works	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See WATER RATES AND FEES Temporary Fire Hydrant Meter Request Security Deposit Monthly Rate	meeting. \$20.00/vehicle per night \$5.00/vehicle per day \$5.00/vehicle per day \$4.000 \$6.00	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See WATER RATES AND FEES Temporary Fire Hydrant Meter Request Security Deposit Monthly Rate Volumetric Rate	meeting. \$20,000-ehicle per night \$5,000-ehicle per day Appendix \$ 2,000.00	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works Public Works Public Works	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See . WATER RATES AND FEES Temporary Fire Hydrant Meter Request Security Deposit Monthly Rate Volumetric Rate Service Call and Reconnect Fee	meeting. \$20.00vehicle per night \$5.00/vehicle per day Appendix \$ 2,000.00 \$ \$0.00/month \$10.00/housand gallons	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works Public Works	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See. WATER RATES AND FEES Temporary Fire Hydrant Meter Request Security Deposit Monthly Rate Volumetric Rate Service Call and Reconnect Fee Service Call and Reconnect Fee	meeting. \$20.00/vehicle per night \$5.00/vehicle per day \$5.00/vehicle per day \$4.000 \$6.00	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works Public Works Public Works Public Works	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See WATER RATES AND FEES Temporary Fire Hydrant Meter Request Security Deposit Monthly Rate Volumetric Rate Service Call and Reconnect Fee New Water Service Fees	meeting. \$20,000-whicio per night \$5.00/wehicio per day Appendix \$ 2,000.00 \$ 350,00/month \$ 10,00/housand gallons	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works Public Works Public Works	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See. WATER RATES AND FEES Temporary Fire Hydrant Meter Request Security Deposit Monthly Rate Volumetric Rate Service Call and Reconnect Fee Service Call and Reconnect Fee	meeting.	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works Public Works Public Works Public Works	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See WATER RATES AND FEES Temporary Fire Hydrant Meter Request Security Deposit Monthly Rate Volumetric Rate Service Call and Reconnect Fee Service Call and Reconnect Fee Meter Set Fee Customer Service Inspection	meeting. \$20,000-whicio per night \$5.00/wehicio per day Appendix \$ 2,000.00 \$ 350,00/month \$ 10,00/housand gallons	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works Public Works Public Works Public Works Public Works	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See. WATER RATES AND FEES Temporary Fire Hydrant Meter Request Security Deposit Monthly Rate Volumetric Rate Service Call and Reconnect Fee Service Call and Reconnect Fee Metter Set Fee	meeting.	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See WATER RATES AND FEES Temporary Fire Hydrant Meter Request Security Deposit Monthly Rate Volumetric Rate Service Call and Reconnect Fee Service Call and Reconnect Fee Meter Set Fee Customer Service Inspection	meeting	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works Public Works Public Works Public Works Public Works Public Works Public Works Public Works Public Works Public Works Public Works	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See. WATER RATES AND FEES Temporary Fire Hydrant Meter Request Security Deposit Monthly Rate Volumetric Rate Service Call and Reconnect Fee New Water Service Fees Meter Set Fee Customer Service Inspection 5/8 x 5/8 Meter	meeting.	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works Public Works Public Works Public Works Public Works Public Works Public Works Public Works	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See WATER RATES AND FEES Temporary Fire Hydrant Meter Request Security Deposit Monthly Rate Volumetric Rate Service Call and Reconnect Fee Service Call and Reconnect Fee Meter Set Fee Customer Service Inspection 5/8 x 3/4 Meter 3/8 x 3/4 Meter	meeting.	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See. WATER RATES AND FEES Temporary Fire Hydrant Meter Request Security Deposit Monthly Rate Volumetric Rate Service Call and Reconnect Fee Service Call and Reconnect Fee Meter Set Fee Customer Service Inspection 578 x 578 Meter 1578 x 324 Meter 3/4 x 3/4 Meter 3/4 x 3/4 Meter	meeting.	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See. WATER RATES AND FEES Temporary Fire Hydrant Meter Request Security Deposit Monthly Rate Volumetric Rate Service Call and Reconnect Fee Service Call and Reconnect Fee Meter Set Fee Customer Service Inspection 5/8 k 3/6 Meter 3/4 x 3/4 Meter 1" x 1" Meter LET Endpoint	meeting	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works Public Works Public Works Public Works Public Works Public Works Public Works Public Works Public Works Public Works Public Works Public Works Public Works Public Works Public Works	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See WATER RATES AND FEES Temporary Fire Hydrant Meter Request Security Deposit Monthly Rate Volumetric Rate Service Call and Reconnect Fee Service Call and Reconnect Fee Meter Set Fee Meter Set Fee Customer Service Inspection 5/8 x 3/4 Meter 1" x 1" Meter 1" x 2" Meter LET Endpoint Meter Box and Lid	meeting.	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See. WATER RATES AND FEES Temporary Fire Hydrant Meter Request Security Deposit Monthly Rate Volumetric Rate Service Call and Reconnect Fee Service Call and Reconnect Fee New Water Service Fees Meter Set Fee Customer Service Inspection 5/8 x 5/8 Meter 5/8 x 5/8 Meter 1" x 1" Meter LET Endpoint Meter Box and Lid For lots palted on or prior to 11/01/2012	meeting.	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See. WATER RATES AND FEES Temporary Fire Hydrant Meter Request Security Deposit Monthly Rate Volumetric Rate Service Call and Reconnect Fee Service Call and Reconnect Fee New Water Service Fees Meter Set Fee Customer Service Inspection 578 x 576 Meter 374 x 374 Meter 374 x 374 Meter 17 x 17 Meter LET Endpoint Meter Box and Lid For lots platted do no rprior to 11/01/2012 For lots platted do no rprior to 11/01/2012 For lots platted do no rprior to 11/01/2015	meeting \$20,000-whicin per right \$5.00/whicin per day \$5.	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works	Overnight Parking Fee Event Parking FEE DISCOUNTS AND WAIVERS See. WATER RATES AND FEES Temporary Fire Hydrant Meter Request Security Deposit Monthly Rate Volumetric Rate Service Call and Reconnect Fee Service Call and Reconnect Fee New Water Service Fees Meter Set Fee Customer Service Inspection 578 x 578 Meter 578 x 374 Meter 17 x 17 Meter LET Endpoint Meter Box and Lid For lots platted 10/31/2012 - 01/31/2015 For lots platted 00/31/2015 - 00/31/2018	meeting.	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works	Divernight Parking Fee	meeting	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works	Description	meeting.	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works	Event Parking	meeting.	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works	Description	meeting	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works	Discript Parking Fee	meeting \$20,000-whicin per right \$5.00/whicin per day \$6.00/whicin per day \$6.	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works	FEE DISCOUNTS AND WAIVERS See WATER RATES AND FEES Temporary Fire Hydrant Meter Request Security Deposit Monthly Rate Volumetric Rate Service Call and Reconnect Fee Service Call and Reconnect Fee New Water Service Fees Meter Set Fee Customer Service Inspection 578 x 578 Meter 17* x1* Meter 17* x1* Meter 18* x34 Meter 17* x2* Meter 18* x34 Meter 18* x34 Meter 19* x34 Meter 19* x35 Meter 19* x35 Meter 19* x35 Meter 19* x36 Meter 19* x36 Meter 19* x37 Meter 19* x37 Meter 19* x37 Meter 19* x38 M	meeting.	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Parks Public Works	Event Parking	meeting s20,000-thicle per day \$5,000-thicle per day \$5,000-thicle per day \$5,000-thicle per day \$5,000-thicle per day \$2,000.00 \$2,000.00 \$2,000.00 \$30,000-thicle \$10,000-thicle \$10,000-thicle \$10,000-thicle \$1,000-thicle \$	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Parks Public Works	Discript Parking Fee	meeting. \$20,000-whicis per right \$5.00/wehicis per day \$5.00/wehicis per day \$5.00/wehicis per day \$5.00/wehicis per day \$5.00/month \$1.00/month \$1.00/mont	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Parks Public Works	FEE DISCOUNTS AND WAIVERS See Event Parking	meeting.	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Parks Public Works	Discript Parking Fee	meeting. \$20,000-whicis per right \$5.00/wehicis per day \$5.00/wehicis per day \$5.00/wehicis per day \$5.00/wehicis per day \$5.00/month \$1.00/month \$1.00/mont	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Parks Public Works	Event Parking	meeting \$20,000-which per right \$5,000-which per day \$5,000-which per day \$5,000-which per day \$0,000-which per day \$0,000-which per day \$0,000-which per day \$0,000-which per day \$10,000-which per day \$10,000-which per day \$10,000-which per day \$10,000-which per day \$1,000-which per day	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Parks Public Works	FEE DISCOUNTS AND WAIVERS See. WATER RATES AND FEES	meeting.	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night
Parks Parks Public Works	Event Parking	meeting \$20,000-whicis per right \$5.00/wehicis per day \$5.00/wehicis per day \$5.00/wehicis per day \$5.00/wehicis per day \$5.00/month \$1.000/month	Must be booked within 31 days of date of meeting. \$20.00/vehicle per night

City of Dripping Springs, Texas Schedule of Rates, Fines, Fees, and Charges Approved Fiscal Year 2025-2026 Budget

Building (Residential, Commercial and Multi-family, and Signs) Permit Fees					
Dept	Residential	FY 2025	FY 2026		
Building	One- and Two-Family New Residential Permit	Varies	\$0.92/ft2		
Building	Mobile/Modular Home Permit	\$450	\$0.50/ft2		
Building	Construction Trailer Permit (Plus inspections for Scope of Work)	N/A	\$0.50/ft2		
Building	Addition/Alteration/Remodel (Plus inspections for Scope of Work)	\$120	\$0.92/ft2		
Building	Accessory Building (Plus inspections for Scope of Work)	\$192	\$0.92/ft2		
Building	Additional Dwelling (Plus inspections for Scope of Work)	Varies	\$0.92/ft2		
Building	Stand Alone Trade Permit (Plus inspections for Scope of Work)	\$120	\$200		
Building	Inspection Fee (for inspections not covered by the Residential Permit Fee)	\$100	\$100		
Building	After Hours Inspection Fee	N/A	\$200		
Building	Remote Virtual Inspection Fee	N/A	\$100		
Building	Reinspection Fee (Including Remove Virtual Reinspection)	Varies	\$150		
Building	Expired Permit Renewal Fee (Site visit inspection and plan review)	Varies	\$250		
Building	Pre-Construction Meeting (only upon request and limited to 1 hour max)	N/A	\$180/hour		
Building	Swimming Pool Permit	\$450	\$450		
Building	Swimming Pool Review (for pools not requiring building review with certain Development	\$75	\$100		
Building	Plan reviews requiring more than 3 rounds of comments (\$50/additional review)	N/A	\$50		
Building	Plan Review \$95/hour	N/A	\$95		
Building	Plan Revision for Approved Permit (\$50/additional review)	N/A	\$50		
Building	Unauthorized Occupancy	\$750	\$2,000		
Building	Waiver/Variance	\$500	\$500		
Building	Demolition Permit	\$100	\$250		
Building	On Site Sewage Facility Permit	Varies	\$600		
Building	Child/Adult Care Sanitation Permit (renewed annually)	\$200	\$300		
Building	Double permit fees for project started without a permit	Varies	Varies		

Dept	Commercial and Multi-Family	FY 2025	FY 2026
Building	Building Permit Fee - per ICC Building Valuation Data Table and fees below		
Building	\$1.00 - \$10,000 valuation	\$160	\$200
Building	\$10,000.01 - \$25,000.00 valuation (\$200+ \$17.00 for each additional \$1,000.00, or fraction thereof, to and including \$25,000.00)	Varies	Varies
Building	\$25,000.01 - \$50,000.00 valuation (\$455+ \$13.00 for each additional \$1,000.00, or fraction thereof, to and including \$50,000.00)	Varies	Varies
Building	\$50,000.01 - \$100,000 valuation (\$780+ \$9.00 for each additional \$1,000.00, or fraction thereof, to and including \$100,000.00)	Varies	Varies
Building	\$100,000.01 - \$500,000.00 valuation (\$1,230+ \$8.00 for each additional \$1,000.00, or fraction thereof, to and including \$500,000.00)	Varies	Varies
Building	\$500,000.01 - \$1.000,000.00 valuation (\$4,430+ \$7.00 for each additional \$1,000.00, or fraction thereof, to and including \$1,000,000.00)	Varies	Varies
Building	Valuation more than \$1,000,000.00 (\$7,930+ \$5.00 for each additional \$1,000.00, or fraction	Varies	Varies
Building	Construction Trailer/Modular Building Permit (Plus inspections for Scope of Work)	Varies	\$0.50/ft2
Building	Stand Alone Trade Permit (Plus inspections for Scope of Work)	\$120	\$300
Building	Inspection Fee (for inspections not covered by the Commercial Permit Fee)	N/A	\$200
Building	After Hours Inspection Fee	N/A	\$300
Building	Remote Virtual Inspection Fee	N/A	\$150
Building	Reinspection Fee (Including Remove Virtual Reinspection)	Varies	\$250
Building	Expired Permit Renewal (Site visit inspection and plan review)	Varies	\$500
Building	Pre-Construction Meeting (only upon request and limited to 1 hour max)	\$180/hour	\$180/hour
Building	Swimming Pool Annual Inspection	\$240	\$240
Building	Plan Review requiring more than 3 rounds of comments (\$100/additional review)	N/A	\$100

Building	Plan Revisions (\$100/additional review)	N/A	\$100
Building	Certificate of Occupancy (Includes Plan Review and 1 inspection)	\$60	\$180
Building	Unauthorized Occupancy	\$750	\$2,000
Building	Outdoor Lighting Review	N/A	\$138/hour
Building	Outdoor Lighting Inspection	N/A	\$138/hour
Building	Waiver/Variance	\$500	\$500
Building	Demolition Permit	\$200	\$400
Building	On Site Sewage Facility Permit	\$800	\$1,250
Building	Food Establishment Permit (renewed annually)	Varies	\$450
Building	Food Establishment Compliance Inspection Fee	\$200	\$200
Building	Mobile Food Unit Permit (restricted and unrestricted)	\$200	\$200
Building	Food Permit Change of Name/Ownership	\$100	\$100
Building	Temp Food Event (fee per day)	\$30	\$30
Building	Child/Adult Care, Church, School Establishment Permit (renewed annually)	Varies	\$300
Building	Double permit fees for project started without a permit	Varies	Varies

Dept	Signs	FY 2025	FY 2026
Building	Real Estate Sign (12-month permit; requires annual renewal)	\$50	\$150
Building	Real Estate - Individual Lease Units (12-month permit; requires annual renewal)	\$0	\$100
Building	Monument Sign (\$7.50/ft2)	Varies	Varies
Building	Building Sign (Wall, Fence, Awning, Hanging) (\$4.50/ft2)	Varies	Varies
Building	Banner	\$25	\$25
Building	Construction Development Sign (12-month permit; requires annual renewal)	\$50	\$150
Building	Restaurant Menu (\$7.50/ft2)	\$225	Varies
Building	Tenant Panel on Multi-Unit Monument (\$7.50/ft2)	\$50	Varies
Building	Master Sign Plan and Ordinance Review (does not include sign or variance fees)	\$300	\$500
Building	Impounded Sign Recovery Fee	\$25	\$25
Building	Waiver/Variance	\$150	\$500
Building	Plan Review requiring more than 3 rounds of comments (\$50/additional review)	N/A	\$50
Building	Plan Revisions (\$50/additional review)	N/A	\$50
Building	Double permit fees for project started without a permit	Varies	Varies

North Hays County Fire Rescue Fee Schedule				
Inspection Type	Workflow	FY 2025 (Last Update 9/16/2014)	FY 2026	
Annual Inspection	Permit Application with City	\$120.00	\$160.00	
	Confirm Payment Accepted			
	Schedule with Fire Inspector			
Annual Re-Inspection #1	Permit Application with City	\$120.00	\$180.00	
Aumaan ne mspeedon n2	Confirm Payment Accepted	¥120.00	¥100.00	
	Schedule with Fire Inspector			
Annual Re-Inspection #2	Permit Application with City	\$120.00	\$200.00	
	Confirm Payment Accepted			
	Schedule with Fire Inspector			
Annual Re-Inspection #3	Permit Application with City	\$120.00	\$220.00	
	Confirm Payment Accepted		, =	
	Schedule with Fire Inspector			
	ss for Escalation to Increase Fine/Day or Issue Sto			
Highest Fine/Day	Meet with City	\$2,000.00	\$2,000.00	
Stop work Order	Meet with City			
	Downsit Application with City	T		
	Permit Application with City Confirm Payment Accepted	-		
	Plan Submittal to MGO	1		
Plan Review	Fire Marshal Review	1		
	Fire Marshal Notes	Martin Daned For Stone	t (C Dl)	
	Fire Marshal (Approval/Denial/Pending)	Matrix Based Fee Struc	ture (See Below)	
e and Subdivision Plans (Per Section)				
ilding Plan - New Shell Building (+0.12/sf)				
uilding Plan - New Tenant Space (+0.12/sf)	_			
illding Plan - Remodel of Exisiting Tenant Space				
	Permit Application with City	T		
	Confirm Payment Accepted			
Automatic Sprinkler Systems	Plan Submittal to MGO			
Automatic Sprinkler Systems	Fire Marshal Review			
	Fire Marshal Notes			
J. 5000 6	Fire Marshal (Approval/Denial/Pending)	Matrix Based Fee Struc	ture (See Below)	
ss than 6,000 sqft 001 - 12,000 sqft	_			
eater than 12,001 sqft (+ \$.02/sqft over 12,000 sqft,	-			
aximum \$960.00)	*One job may include multiple permits			
andpipe Systems				
derground Fire Protection Systems				
	Permit Application with City			
	Confirm Payment Accepted			
Fire Alarm System	Plan Submittal to MGO			
	Fire Marshal Review	Matrix Based Fee Struc	ture (See Below)	
	Fire Marshal Notes Fire Marshal (Approval/Denial/Pending)	-		
0 or Fewer Devices	The Marshar (Approval) Demail Felluling)	1		
1 + Devices				
	Permit Application with City			
	Confirm Payment Accepted			
	Plan Submittal to MGO*			
Inspection/Test Fees*				
Inspection/Test Fees*	Fire Marshal Review*			
Inspection/Test Fees*	Fire Marshal Notes *			
	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)*	\$50.00	¢250.00	
Inspection/Test Fees* est Re-Test (of Fire Final & Fire Protection System Test) cond Re-Test (of Fire Final & Fire Protection System Test)	Fire Marshal Notes *	\$60.00 \$120.00	\$250.00 \$350.00	

Hydrant Flow Test	Schedule with Inspector	\$120.00	\$160.00
*Kitchen Vent Hood Suppression Systems		\$180.00	\$360.00
*Alternative Fire Suppression Systems (Paint/Spray Booths)		\$180.00	\$360.00
*Commercial Propane Installations		\$300.00	\$300.00
Firework Stands	Schedule with Inspector	\$60.00	\$200.00
Home Foster Care/Adoption	Schedule with Inspector	\$0.00	\$0.00
Home roster care/Adoption	Schedule With hispector	\$0.00	\$0.00
	Dormit Application with City		
Davison Annual Inspection	Permit Application with City		
Daycare Annual Inspection	Confirm Payment Accepted		
	Schedule with Inspector		
Less Than 25 Children		\$60.00	\$200.00
Greater Than 25 Children		\$120.00	\$300.00
Healthcare/Assisted Living (+ \$18.00/Additional Building)		\$54.00	\$100.00
Hospitals Licensed Clinics		\$90.00	\$100.00
Change of Occupancy Use		\$60.00	\$120.00
			•
	Permit Application with City		
	Confirm Payment Accepted		
Permit Application Fees	Fire Marshal (Approval/Denial/Pending)		
	Schedule with Inspector		
Hazardaus Materiala	Schedule with hispector	\$300.00	\$300.00
Hazardous Materials			· ·
Above/Underground Storage Tanks		\$240.00	\$240.00
Fireworks Display (Application Required)		\$60.00	\$250.00 (1.3) \$400.00 (1.4)
Fireworks Display With Engine Standby As Required (Per Hou		\$180.00	\$360.00
/ Per Engine) 2HR min		720.00	· ·
Control/Open Burning (Commercial)		\$30.00	\$60.00
Mass Gathering Of More Than 4,000 People		\$240.00	\$240.00
Temporary Structures (Tents, Air Supported Structures,		Acc 00	\$100.00
Canopies, Construction Trailers, etc)		\$60.00	\$100.00
Fire Watch (\$90.00/hr + \$180.00/hour/Fire Engine)		\$270.00	\$270.00
Access Gates (Application Required)	_	\$150.00	\$250.00
Access Gates (Application Required)		\$150.00	\$250.00
	Danish Analization with City		
	Permit Application with City		
	Confirm Payment Accepted		
	Plan Submittal to MGO		
New Fees	Fire Marshal Review*		
New Fees	Fire Marshal Review* Fire Marshal Notes *		
New rees			
New rees	Fire Marshal Notes *		
	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		6260.00
New Fees UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$360.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$360.00 \$50.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR min Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR min Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR min Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles)	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify)	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per building or system) *Flammable & Combustible Liquids (Install, repair, modify	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per building or system) *Flammable & Combustible Liquids (Install, repair, modify pipelines transporting F&C liquids, install, construct, alter equipment, plants, terminals, distilleries, similar F&C facilities	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00 \$200.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per building or system) *Flammable & Combustible Liquids (Install, repair, modify pipelines transporting F&C liquids, install, construct, alter equipment, plants, terminals, distilleries, similar F&C facilities install, alter, abandon above/underground storage tanks)	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00 \$200.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per building or system) *Flammable & Combustible Liquids (Install, repair, modify pipelines transporting F&C liquids, install, construct, alter equipment, plants, terminals, distilleries, similar F&C facilities install, alter, abandon above/underground storage tanks) (\$250/tank, system or process)	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00 \$200.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per building or system) *Flammable & Combustible Liquids (Install, repair, modify pipelines transporting F&C liquids, install, construct, alter equipment, plants, terminals, distilleries, similar F&C facilities install, alter, abandon above/underground storage tanks) (\$250/tank, system or process) *High-Piled Combustible Storage Plan (500sqft or more) In-	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00 \$200.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per building or system) *Flammable & Combustible Liquids (Install, repair, modify pipelines transporting F&C liquids, install, construct, alter equipment, plants, terminals, distilleries, similar F&C facilities install, alter, abandon above/underground storage tanks) (\$250/tank, system or process) *High-Piled Combustible Storage Plan (500sqft or more) In- House Review (\$150 + 0.05/sf of designated high-piled	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00 \$200.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per building or system) *Flammable & Combustible Liquids (Install, repair, modify pipelines transporting F&C liquids, install, construct, alter equipment, plants, terminals, distilleries, similar F&C facilities install, alter, abandon above/underground storage tanks) (\$250/tank, system or process) *High-Piled Combustible Storage Plan (500sqft or more) In- House Review (\$150 + 0.05/sf of designated high-piled storage)	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00 \$200.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per building or system) *Flammable & Combustible Liquids (Install, repair, modify pipelines transporting F&C liquids, install, construct, alter equipment, plants, terminals, distilleries, similar F&C facilities install, alter, abandon above/underground storage tanks) (\$250/tank, system or process) *High-Piled Combustible Storage Plan (500sqft or more) In- House Review (\$150 + 0.05/sf of designated high-piled storage) *High-Piled Combustible Storage Plan (500sqft or	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00 \$200.00 \$250.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per building or system) *Flammable & Combustible Liquids (Install, repair, modify pipelines transporting F&C liquids, install, construct, alter equipment, plants, terminals, distilleries, similar F&C facilities install, alter, abandon above/underground storage tanks) (\$250/tank, system or process) *High-Piled Combustible Storage Plan (500sqft or more) In- House Review (\$150 + 0.05/sf of designated high-piled storage)	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00 \$200.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per building or system) *Flammable & Combustible Liquids (Install, repair, modify pipelines transporting F&C liquids, install, construct, alter equipment, plants, terminals, distilleries, similar F&C facilities install, alter, abandon above/underground storage tanks) (\$250/tank, system or process) *High-Piled Combustible Storage Plan (500sqft or more) In- House Review (\$150 + 0.05/sf of designated high-piled storage) *High-Piled Combustible Storage Plan (500sqft or more)Approved 3rd-Party Review (\$50 + cost of 3rd Party Review)	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00 \$200.00 \$250.00 \$150.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per building or system) *Flammable & Combustible Liquids (Install, repair, modify pipelines transporting F&C liquids, install, construct, alter equipment, plants, terminals, distilleries, similar F&C facilities install, alter, abandon above/underground storage tanks) (\$250/tank, system or process) *High-Piled Combustible Storage Plan (500sqft or more) In- House Review (\$150 + 0.05/sf of designated high-piled storage) *High-Piled Combustible Storage Plan (500sqft or more)Approved 3rd-Party Review (\$50 + cost of 3rd Party	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00 \$200.00 \$250.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per building or system) *Flammable & Combustible Liquids (Install, repair, modify pipelines transporting F&C liquids, install, construct, alter equipment, plants, terminals, distilleries, similar F&C facilities install, alter, abandon above/underground storage tanks) (\$250/tank, system or process) *High-Piled Combustible Storage Plan (500sqft or more) In- House Review (\$150 + 0.05/sf of designated high-piled storage) *High-Piled Combustible Storage Plan (500sqft or more)Approved 3rd-Party Review (\$50 + cost of 3rd Party Review)	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00 \$200.00 \$250.00 \$150.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per building or system) *Flammable & Combustible Liquids (Install, repair, modify pipelines transporting F&C liquids, install, construct, alter equipment, plants, terminals, distilleries, similar F&C facilities install, alter, abandon above/underground storage tanks) (\$250/tank, system or process) *High-Piled Combustible Storage Plan (500sqft or more) In- House Review (\$150 + 0.05/sf of designated high-piled storage) *High-Piled Combustible Storage Plan (500sqft or more)Approved 3rd-Party Review (\$50 + cost of 3rd Party Review) *Access Control System Permit (Review & Inspection)	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00 \$200.00 \$250.00 \$150.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per building or system) *Flammable & Combustible Liquids (Install, repair, modify pipelines transporting F&C liquids, install, construct, alter equipment, plants, terminals, distilleries, similar F&C facilities install, alter, abandon above/underground storage tanks) (\$250/tank, system or process) *High-Piled Combustible Storage Plan (500sqft or more) In- House Review (\$150 + 0.05/sf of designated high-piled storage) *High-Piled Combustible Storage Plan (500sqft or more)Approved 3rd-Party Review (\$50 + cost of 3rd Party Review) *Access Control System Permit (Review & Inspection) *New and Remodel Systems up to 30 heads (Review &	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector		\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00 \$200.00 \$250.00 \$150.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per building or system) *Flammable & Combustible Liquids (Install, repair, modify pipelines transporting F&C liquids, install, construct, alter equipment, plants, terminals, distilleries, similar F&C facilities install, alter, abandon above/underground storage tanks) (\$250/tank, system or process) *High-Piled Combustible Storage Plan (500sqft or more) In-House Review (\$150 + 0.05/sf of designated high-piled storage) *High-Piled Combustible Storage Plan (500sqft or more)Approved 3rd-Party Review (\$50 + cost of 3rd Party Review) *Access Control System Permit (Review & Inspection) *New and Remodel Systems up to 30 heads (Review & Inspection) Sprinkler Hydrostatic Testing	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector	\$600.00	\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00 \$200.00 \$250.00 \$150.00 3rd Party Cost + \$50.00 \$150.00 \$320.00
UTV Standby (\$90.00/hr + \$180.00/hour/Fire Engine) 2HR mir Inspection Cancellation >24hrs Inspection No-Show TCO Inspection/Conditional COC Compressed Gas Construction and/or Gas Detection System (\$100/system, \$200 for large system-tanks + than 100lb or manifolds w/ 6+ bottles) Cryogenic Fluids (Install, Repair, Remove, Modify) *Electric Vehicle Charging, Energy Storage, Solar Photovoltaic Power, Fuel Cell Power Systems (install or modify) (per building or system) *Flammable & Combustible Liquids (Install, repair, modify pipelines transporting F&C liquids, install, construct, alter equipment, plants, terminals, distilleries, similar F&C facilities install, alter, abandon above/underground storage tanks) (\$250/tank, system or process) *High-Piled Combustible Storage Plan (500sqft or more) In- House Review (\$150 + 0.05/sf of designated high-piled storage) *High-Piled Combustible Storage Plan (500sqft or more)Approved 3rd-Party Review (\$50 + cost of 3rd Party Review) *Access Control System Permit (Review & Inspection) *New and Remodel Systems up to 30 heads (Review & Inspection)	Fire Marshal Notes * Fire Marshal (Approval/Denial/Pending)* Schedule with Inspector	\$600.00	\$50.00 \$100.00 \$75.00 \$100.00-\$200.00 \$100.00 \$200.00 \$250.00 \$150.00 \$150.00 \$150.00 \$150.00

Mobile Vendor Trailer		\$100.00	\$100.00		
*Emergency Responder Radio		\$250.00	\$350.00		
Working w/Out a Permit			\$300.00		
Emergency Call Box		\$100.00	\$200.00		
Unauthorized Burning (\$90.00/hr + \$180.00/hour/Fire Engine) *2HR min (Extinguishment Fee)			\$360.00		
After Hours Inspections (\$150.00/hr w/ 2Hr Min)			\$300.00		
Fire Code IFC		IFC2018	IFC2024		
Proposed Matrix Based Fee Schedule	Applied to New Commerc	cial Plan Review, Sprinkler Systems and	l Fire Alarm Systems		
\$1 to \$500		\$35			
\$501 to \$2,000	\$35 for the first \$500; plus \$4 fo	or each additional \$100 or fraction thereof; u	p to and including \$2,000		
\$2,001 to \$25,000	\$95 for the first \$2,000; plus \$11 for each additional \$1,000 or fraction thereof; up to and including \$25,000				
\$25,001 to \$50,000	\$95 for the first \$2,000; plus \$11 fo	or each additional \$1,000 or fraction thereof;	up to and including \$25,000		

\$100,001 to \$500,000

\$500,001 to \$1,000,000

\$1,000,001 and over

\$1,048 for the first \$100,000; plus \$6 for each additional \$1,000 or fraction thereof; up to and including \$500,000

\$3,448 for the first \$500,000; plus \$4 for each additional \$1,000 or fraction thereof; up to and including \$1,000,000

\$5,448 for the first \$1,000,000; plus \$2 for each additional \$1,000 or fraction thereof

Item 6.



lexas

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

From: Shawn Cox, Deputy City Administrator

Date: November 18, 2025

RE: September 2025 City Treasurer's Report

General Fund:

The General Fund received **\$1,381,750.92** in revenues for September.

General Fund revenues are in line with the amended budget. Line items of note include:

- 100-000-40001: Sales Tax Revenue \$405,105.54 was received in September, of which \$302,286.54 is considered City Revenues and is not allocated to either the Utility Fund or through agreements. This is a 1.88% increase from September 2024 collections. Total collections for FY 2025 were \$4,962,460.14, which is \$62,460.14 more than projected.
- 100-000-46014: Transportation Improvements Reimbursements The City received \$474,867.12 in reimbursements. \$147,867.12 is from TxDOT for the Mercer Street Sidewalk Project. The additional reimbursement (\$327,000.00) was from the PDD 11 escrow account for improvements to Rob Shelton (sidewalks).
- 100-201-43031: Building Code Fees The City received \$02,009.45 in Building Code Fees in September.

General Fund expenditures are in line with the amended budget. Line items of note include:

- 100-000-63004: Dues, Fees & Subscriptions This line item show to be over budget by \$13,958.90. This is primarily due to the fees paid to our online collections. These are based on the number of credit card transactions each month. Other line items are being looked at to absorb and correspond expenditures. This will not negatively affect the General fund balance. There is still a healthy balance forward from FY 2025 to FY 2026. Approximately \$300,000.00.
- 100-107-90003: Transfer to Wastewater Utility Fund This line item shows to be over budget by \$92,014.64. This
 is due to a payment received at the beginning of the fiscal year which should have been allocated to FY 2024. This
 will be corrected during the audit.
- Transportation, Stephenson Building, & Maintenance Yard improvements were intended to be funded though the 2025 debt issuance. These transfers were not completed prior to the end of the fiscal year but will be adjusted during the audit.

Utility Fund:

The Utility Fund received \$464,948.14 in revenues for September.

Utility Fund revenues are in line with the projected budget. Line items of note include:

- 400-300-43018: Wastewater Service Fees The Utility Fund received \$1,792,096.74 in Wastewater Fees for FY 2025. This is \$67,096.74 more than projected.
- 400-300-43025: Reuse Fees The Utility Fund received \$122,369.44 in Reuse Fees for FY 2025.

Item 6.



- 400-300-43048: Reclaimed Water Use Fee In September, the Utility Fund received \$16,062.91 in reclaimed water fees, bringing the total for FY 2025 to \$40,218.31.
- 400-301-43041: Water Usage Though September, \$471,001.79.
- 400-320-47009: Sales Tax \$81,021.11 was deposited into the Utility Fund for the September Sales Tax allocation.

Utility Fund expenditures are in line with the projected budget. The end of year combination of some line items will require Journal Entries to allocate correctly. The finance Department is working with the Utility Department and will be working with the auditors to resolve. The Utility Fund as a whole has a gain of \$1.2 million which will be included in the balance forward to FY 2026.

Dripping Springs Ranch Park (DSRP):

The Ranch Park received **\$183,745.63** in September. Some CivicRec payments will need to be allocated tough the audit, since their total were not known prior to the end of the month and fiscal year.

DSRP revenues are in line with the amended budget. Line items of note include:

- 200-401-43012: Facility Rental Fees For FY 2025, \$135,039.25 was collected. This is \$12,789.25 more than projected.
- 200-401-44007: Miscellaneous Events A total of \$89,412.17 was collected in FY 2025.
- 200-401-44008: Program Fees While Incode shows a collection of \$54,415.90, CivicRec receipts total \$72,173.90. This again is related to the monthly transfer taking place after the end of the fiscal year. This will be reconciled with the audit process.
- 200-401-47004: Transfer from AG Facility Fund The end of year transfer into this line item was not completed prior to the end of the fiscal year. This too will be amended though the audit.
- 200-401-47005: Transfer from HOT Fund The second half of the approved transfer from the HOT Fund was completed bringing the total transfer to \$330,000.00.

DSRP expenditures are in line with the amended budget. Line items of note include:

- 200-401-64028: Riding Series \$38,101.65 was spent from this line item, which is \$5,101.65 more than projected. These additional expenditures have been offset by the additional revenues (\$41,417.75). The September expenditures all came in after the final amendment of the FY 2025 budget.
- 200-401-66004: City Sponsored Events The \$36,924.48 in expenditures are related to the Rodeo Event at the Ranch Park. These costs are being offset by the additional Miscellaneous Event Revenues, which were \$37,928.17 more than projected. Historically we have paid these costs from the revenue line item (since they are related). We will work with the auditors to clean up these transactions.
- 200-401-71008: DSRP Improvements This line item was reduced to \$170,000.00 in the final fiscal year amendment. The payments made in September were not anticipated until FY 2026, which is why the line item was reduced. We will work with the auditors to correct.

Banking:



On September 30th, the City's cash balance was **\$38.905 Million**. This is a 1.2% increase from the previous month's cash balances. A total of **\$98,264.42** was collected in interest revenues in September. A total of \$951,034.59 was earned in FY 2025 across all funds.





City of Dripping Springs, TX



For Fiscal: FY 2024-2025 Period Ending: 09/30/2025

TEXUS						Variance	
		Original	Current	Period	Fiscal	Variance Favorable	Percent
		Total Budget	Total Budget	Activity	Activity	(Unfavorable)	
Fund: 100 - General Fun	d						
Revenue	u						
Department: 000 - I	Undesignated						
100-000-40000	Ad Valorem Tax	3,707,356.54	3,726,162.68	8,258.05	3,728,612.66	2,449.98	100.07 %
100-000-40001	Sales Tax Revenue	4,500,000.00	4,900,000.00	405,105.54	4,962,460.14	62,460.14	101.27 %
100-000-40002	Mixed Beverage	100,000.00	26,976.63	0.00	26,976.63	0.00	0.00 %
100-000-40006	Ad Valorem Tax Penalty/Interest	4,000.00	13,531.83	1,520.11	16,459.36	2,927.53	121.63 %
100-000-41000	Solid Waste Franchise Fee	55,000.00	60,000.00	0.00	40,977.90	-19,022.10	31.70 %
100-000-42000	Alcohol Permit Fees	6,500.00	5,868.50	30.00	6,002.50	134.00	102.28 %
100-000-46000	FEMA	0.00	0.00	155,077.10	155,077.10	155,077.10	0.00 %
<u>100-000-46001</u>	Other Revenues	40,000.00	40,000.00	338,044.72	1,714,938.10	1,674,938.10	4,287.35 %
100-000-46002	Interest	150,000.00	210,000.00	11,917.65	212,076.74	2,076.74	100.99 %
100-000-46011	Coronavirus Local Fiscal Recovery F	0.00	0.00	0.00	50.00	50.00	0.00 %
<u>100-000-46013</u>	Opioid Abatement	0.00	0.00	0.00	241.78	241.78	0.00 %
100-000-46014	Transportation Improvements Reim	1,010,000.00	1,337,000.00	327,000.00	448,245.42	-888,754.58	66.47 %
<u>100-000-47005</u>	Transfer from HOT Fund	55,000.00	255,000.00	0.00	0.00	-255,000.00	100.00 %
<u>100-000-47010</u>	Transfer from Wastewater Fund	0.00	12,500.00	10,000.00	10,000.00	-2,500.00	20.00 %
100-000-47013	Transfer From TIRZ	0.00	100,000.00	0.00	0.00	-100,000.00	100.00 %
<u>100-000-47016</u>	Transfer from Sidewalk Fund	29,000.00	29,000.00	0.00	0.00	-29,000.00	100.00 %
<u>100-000-47019</u>	Transfer from Series 2025	0.00	383,000.00	0.00	0.00	-383,000.00	100.00 %
	Department: 000 - Undesignated Total:	9,656,856.54	11,099,039.64	1,256,953.17	11,322,118.33	223,078.69	2.01%
Department: 105 - 0							
100-105-44000	Sponsorships & Donations	0.00	0.00	500.00	1,200.00	1,200.00	0.00 %
<u>100-105-46006</u>	Merchandise	0.00	0.00	0.00	-239.83	-239.83	0.00 %
	Department: 105 - Communications Total:	0.00	0.00	500.00	960.17	960.17	0.00%
Department: 200 - I	Planning & Development						
100-200-42001	Health Permits/Inspections	75,000.00	65,000.00	3,087.50	60,007.50	-4,992.50	7.68 %
100-200-43000	Site Development Fees	400,000.00	63,000.00	4,262.00	88,541.60	25,541.60	140.54 %
100-200-43002	Zoning Fees	65,000.00	68,500.00	0.00	7,635.00	-60,865.00	88.85 %
100-200-43030	Subdivision Fees	295,100.00	516,000.00	1,000.00	717,696.45	201,696.45	139.09 %
Depa	rtment: 200 - Planning & Development Total:	835,100.00	712,500.00	8,349.50	873,880.55	161,380.55	22.65%
Department: 201 - I	Building						
100-201-42001	Health Permit	0.00	0.00	-175.00	-265.00	-265.00	0.00 %
100-201-42007	Sign Permits	0.00	0.00	9,440.00	80,631.15	80,631.15	0.00 %
100-201-43029	Fire Inspections	50,000.00	40,000.00	3,324.80	45,893.30	5,893.30	114.73 %
100-201-43031	Building Code Fees	1,500,000.00	1,600,000.00	102,009.45	1,627,654.86	27,654.86	101.73 %
	Department: 201 - Building Total:	1,550,000.00	1,640,000.00	114,599.25	1,753,914.31	113,914.31	6.95%
Department: 400 - I	Parks & Recreation						
100-400-44000	Sponsorships & Donations	5,500.00	5.00	0.00	6,676.00	6,671.00	33,520.00 %
100-400-44001	Community Service Fees	1,800.00	1,800.00	445.00	1,250.00	-550.00	30.56 %
100-400-44002	Program & Event Fees	9,500.00	9,500.00	0.00	3,419.00	-6,081.00	64.01 %
100-400-44004	Park Rental Income	6,000.00	8,980.00	605.00	7,890.00	-1,090.00	12.14 %
100-400-47002	Transfer from Parkland Dedication	8,500.00	8,500.00	0.00	0.00	-8,500.00	100.00 %
100-400-47003	Transfer from Landscaping Fund	60,000.00	60,000.00	0.00	0.00	-60,000.00	100.00 %
100-400-47005	Transfer from HOT Fund	16,500.00	16,500.00	0.00	0.00	-16,500.00	100.00 %
	Department: 400 - Parks & Recreation Total:	107,800.00	105,285.00	1,050.00	19,235.00	-86,050.00	81.73%
Department: 402 - A	Aquatics						
100-402-44003	Aquatic Fees	41,750.00	49,118.15	249.00	28,637.40	-20,480.75	41.70 %
100-402-44004	Park Rental Income	21,235.00	21,517.75	0.00	23,497.75	1,980.00	109.20 %

		Original	Current	Period	Fiscal	Variance Favorable	Percent
		Total Budget	Total Budget	Activity	Activity	(Unfavorable)	
100-402-46012	Reimbursement of Utility Costs	0.00	4,790.00	50.00	3,280.00	-1,510.00	31.52 %
	Department: 402 - Aquatics Total:	62,985.00	75,425.90	299.00	55,415.15	-20,010.75	26.53%
Department	: 404 - Founders Day						
100-404-43012	FD Facility Rental	0.00	8,000.00	0.00	0.00	-8,000.00	100.00 %
100-404-45000	FD Craft/Business Booths	7,540.00	7,020.00	0.00	7,020.00	0.00	0.00 %
100-404-45001	FD Food Booths	1,500.00	1,612.50	0.00	9,251.25	7,638.75	573.72 %
100-404-45002	FD BBQ Cooker Registration Fees	5,115.00	6,650.00	0.00	0.00	-6,650.00	100.00 %
100-404-45003	FD Carnival	15,000.00	20,265.63	0.00	20,265.63	0.00	0.00 %
100-404-45004	FD Parade Registration Fees	4,675.00	3,910.00	0.00	3,995.00	85.00	102.17 %
100-404-45005	FD Sponsorships	100,000.00	121,700.00	0.00	132,800.00	11,100.00	109.12 %
<u>100-404-45006</u> 100-404-45007	FD Parking Fees FD Electric Fees	500.00	500.00	0.00	0.00	-500.00	100.00 %
100-404-43007	Department: 404 - Founders Day Total:	3,000.00 137,330.00	3,300.00 172,958.13	0.00	2,220.00 175,551.88	-1,080.00 2,593.75	32.73 % 1.50%
	Revenue Total:	12,350,071.54	13,805,208.67	1,381,750.92	14,201,075.39	395,866.72	2.87%
F	nevenue rotui	12,000,071.04	13,003,200.07	1,301,730.32	14,201,075.05	333,000.72	2.0770
Expense	:: 000 - Undesignated						
100-000-60000	Salaries	3,936,374.84	3,594,295.82	0.00	0.00	3,594,295.82	100.00 %
100-000-61000	Health Insurance	315,432.63	288,020.89	0.00	64,442.40	223,578.49	77.63 %
100-000-61001	Dental Insurance	0.00	0.00	0.00	4.54	-4.54	0.00 %
100-000-61002	Medicare	0.00	0.00	0.00	95.49	-95.49	0.00 %
100-000-61003	Social Security	0.00	0.00	0.00	408.17	-408.17	0.00 %
100-000-61004	Unemployment	0.00	0.00	0.00	96.00	-96.00	0.00 %
100-000-61005	Federal Withholding	309,012.18	282,158.39	0.00	0.00	282,158.39	100.00 %
100-000-61006	TMRS	214,341.87	195,715.12	0.00	34.81	195,680.31	99.98 %
100-000-62009	Human Resources Consultant	38,200.00	32,000.00	2,008.44	32,000.00	0.00	0.00 %
100-000-63004	Dues, Fees & Subscriptions	74,462.85	125,000.00	10,765.32	138,958.90	-13,958.90	-11.17 %
100-000-63005	Training/Continuing Education	100,000.00	85,000.00	27,279.39	92,734.98	-7,734.98	-9.10 %
100-000-64000	Office Supplies	37,000.00	25,000.00	8,016.86	29,670.17	-4,670.17	-18.68 %
100-000-64004	Office Furniture and Equipment	10,000.00	10,000.00	6,083.50	9,259.98	740.02	7.40 %
100-000-66002	Postage & Shipping	4,500.00	4,500.00	1,126.67	4,509.71	-9.71	-0.22 %
100-000-68004	Animal Control	3,400.00	3,400.00	3,400.00	3,400.00	0.00	0.00 %
<u>100-000-69002</u> 100-000-70001	Economic Development Mileage	5,000.00 2,000.00	5,000.00 1,200.00	0.00 67.20	5,000.00 67.20	0.00 1,132.80	0.00 % 94.40 %
100-000-70001	Contingencies/Emergency Fund	62,000.00	10,000.00	2,134.24	8,618.93	1,132.80	13.81 %
100-000-70002	Other Expenses	10,000.00	5,000.00	-68,941.64	5,258.15	-258.15	-5.16 %
100-000-90000	Transfer to Reserve Fund	500,000.00	300,000.00	300,000.00	300,000.00	0.00	0.00 %
100-000-90002	Transfer to TIRZ	575,566.14	575,566.14	555,494.11	555,494.11	20,072.03	3.49 %
100-000-90013	Transfer to Vehicle Replacement Fu	115,083.55	115,083.55	0.00	0.00	115,083.55	100.00 %
100-000-90015	Transfer to Farmers Marke	16,542.01	16,542.01	0.00	0.00	16,542.01	100.00 %
	Department: 000 - Undesignated Total:	6,328,916.07	5,673,481.92	847,434.09	1,250,053.54	4,423,428.38	77.97%
Department	:: 100 - City Council/Boards & Commissions						
100-100-63004	Dues, Fees & Subscriptions	0.00	0.00	0.00	195.00	-195.00	0.00 %
100-100-64004	Office Furniture and Equipment	0.00	0.00	0.00	763.21	-763.21	0.00 %
100-100-69000	Family Violence Center	7,000.00	7,000.00	0.00	7,000.00	0.00	0.00 %
100-100-69008	Land Acquisition	10,000.00	0.00	0.00	0.00	0.00	0.00 %
Departm	ent: 100 - City Council/Boards & Commissions Total:	17,000.00	7,000.00	0.00	7,958.21	-958.21	-13.69%
Department	:: 101 - City Administrators Office						
100-101-60000	Regular Employees	0.00	0.00	55,091.59	647,014.41	-647,014.41	0.00 %
100-101-60002	Overtime	0.00	0.00	28.13	447.80	-447.80	0.00 %
100-101-61000	Health Insurance	0.00	0.00	2,098.32	25,538.87	-25,538.87	0.00 %
100-101-61001	Dental Insurance	0.00	0.00	135.83	1,753.43	-1,753.43	0.00 %
100-101-61002	Medicare	0.00	0.00	751.59	8,938.16	-8,938.16	0.00 %
100-101-61003	Social Security	0.00	0.00	3,213.69	34,972.20	-34,972.20	0.00 %
100-101-61004	Unemployment	0.00	0.00	0.00	864.01	-864.01	0.00 %
<u>100-101-61006</u>	TMRS Department: 101 - City Administrators Office Total:	0.00 0.00	0.00	2,948.46	37,212.74 756 741 62	-37,212.74	0.00 %
	Department. 101 - City Auministrators Office Total:	0.00	0.00	64,267.61	756,741.62	-756,741.62	0.00%

						Variance	
		Original	Current	Period	Fiscal	Favorable	Percent
		Total Budget	Total Budget	Activity	Activity	(Unfavorable)	Remaining
Department: 102 - Ci	ity Socratary						
100-102-60000	Regular Employees	0.00	0.00	11,623.76	138,909.33	-138,909.33	0.00 %
100-102-60001	Part-time Employees	0.00	0.00	1,490.00	21,158.40	-21,158.40	0.00 %
100-102-60002	Overtime Employees	0.00	0.00	0.40	501.79	-501.79	0.00 %
<u>100-102-61000</u>	Health Insurance	0.00	0.00	1,024.80	13,314.79	-13,314.79	0.00 %
<u>100-102-61001</u>	Dental Insurance	0.00	0.00	67.40	876.20	-876.20	0.00 %
<u>100-102-61002</u>	Medicare	0.00	0.00	187.67	2,287.24	-2,287.24	0.00 %
100-102-61003	Social Security	0.00	0.00	802.44	9,779.80	-9,779.80	0.00 %
100-102-61004	Unemployment	0.00	0.00	0.00	545.57	-545.57	0.00 %
100-102-61006	TMRS	0.00	0.00	670.71	8,063.37	-8,063.37	0.00 %
<u>100-102-62000</u>	Municipal Election	8,000.00	0.00	0.00	0.00	0.00	0.00 %
<u>100-102-62018</u>	Code Publication	6,461.47	6,461.47	6,461.47	6,461.47	0.00	0.00 %
100-102-64032	Meeting Supplies	3,120.00	10,000.00	-117.51	10,000.00	0.00	0.00 %
100-102-66003	Public Notices	2,600.00	6,000.00	916.00	6,461.77	-461.77	-7.70 %
100-102-69003	Records Management	720.00	3,000.00	476.00	2,924.00	76.00	2.53 %
	Department: 102 - City Secretary Total:	20,901.47	25,461.47	23,603.14	221,283.73	-195,822.26	-769.09%
Department: 103 - Co	ourts						
100-103-62003	Muni Court Attorney/ Judge	15,500.00	8,000.00	540.00	7,440.00	560.00	7.00 %
100 103 02003	Department: 103 - Courts Total:	15,500.00	8,000.00	540.00	7,440.00	560.00	7.00%
	•	13,300.00	0,000.00	340.00	7,440.00	300.00	7.0070
Department: 104 - C	ity Attorney						
<u>100-104-60000</u>	Regular Employees	0.00	0.00	22,004.58	285,675.14	-285,675.14	0.00 %
100-104-61000	Health Insurance	0.00	0.00	1,039.34	13,509.75	-13,509.75	0.00 %
<u>100-104-61001</u>	Dental Insurance	0.00	0.00	67.40	876.20	-876.20	0.00 %
100-104-61002	Medicare	0.00	0.00	314.62	4,084.48	-4,084.48	0.00 %
100-104-61003	Social Security	0.00	0.00	1,345.21	17,335.61	-17,335.61	0.00 %
100-104-61004	Unemployment	0.00	0.00	0.00	288.00	-288.00	0.00 %
100-104-61006	TMRS	0.00	0.00	1,269.66	16,597.38	-16,597.38	0.00 %
100-104-62003	Special Counsel and Consultants	16,000.00	5,000.00	204.00	4,262.60	737.40	14.75 %
100-104-69004	Government Affairs	50,000.00	0.00	0.00	0.00	0.00	0.00 %
100-104-70001	Mileage	0.00	0.00	0.00	357.05	-357.05	0.00 %
	Department: 104 - City Attorney Total:	66,000.00	5,000.00	26,244.81	342,986.21	-337,986.21	-6,759.72%
Department: 105 - Co	ommunications						
•		0.00	0.00	10 264 47	208,455.85	200 455 05	0.00.0/
<u>100-105-60000</u>	Regular Employees	0.00	0.00	18,364.47	•	-208,455.85	0.00 %
<u>100-105-60002</u>	Overtime	0.00	0.00	107.46	632.13	-632.13	0.00 %
100-105-61000	Health Insurance	0.00	0.00	1,559.92	15,708.68	-15,708.68	0.00 %
<u>100-105-61001</u>	Dental Insurance	0.00	0.00	101.10	1,011.00	-1,011.00	0.00 %
100-105-61002	Medicare	0.00	0.00	265.18	3,014.73	-3,014.73	0.00 %
100-105-61003	Social Security	0.00	0.00	1,133.84	12,890.01	-12,890.01	0.00 %
<u>100-105-61004</u>	Unemployment	0.00	0.00	0.00	441.45	-441.45	0.00 %
<u>100-105-61006</u>	TMRS	0.00	0.00	1,065.82	12,109.34	-12,109.34	0.00 %
100-105-63039	Employee Engagement	20,000.00	20,000.00	3,810.71	20,013.31	-13.31	-0.07 %
<u>100-105-64021</u>	Merchandise	0.00	0.00	0.00	-312.00	312.00	0.00 %
100-105-66000	Website	7,000.00	7,000.00	360.00	7,172.75	-172.75	-2.47 %
100-105-66005	Public Relations	15,000.00	15,000.00	3,089.07	16,830.61	-1,830.61	-12.20 %
	Department: 105 - Communications Total:	42,000.00	42,000.00	29,857.57	297,967.86	-255,967.86	-609.45%
Department: 106 - IT							
100-106-60000	Regular Employees	0.00	0.00	6,730.77	87,370.13	-87,370.13	0.00 %
100-106-61000	Health Insurance	0.00	0.00	530.74	6,898.42	-6,898.42	0.00 %
100-106-61001	Dental Insurance	0.00	0.00	33.70	438.10	-438.10	0.00 %
100-106-61002	Medicare	0.00	0.00	97.42	1,264.58	-1,264.58	0.00 %
<u>100-106-61002</u> <u>100-106-61003</u>		0.00	0.00	416.54			0.00 %
	Social Security				5,406.97	-5,406.97	
<u>100-106-61004</u>	Unemployment	0.00	0.00	0.00	144.01	-144.01	0.00 %
<u>100-106-61006</u>	TMRS	0.00	0.00	388.36	5,076.06	-5,076.06	0.00 %
<u>100-106-64001</u>	Office IT Equipment & Support	117,329.00	117,329.00	22,802.61	129,448.11	-12,119.11	-10.33 %
100-106-64002	Software	301,251.76	275,000.00	39,207.23	276,862.07	-1,862.07	-0.68 %
100-106-64003	Uniforms	0.00	0.00	0.00	369.00	-369.00	0.00 %

						Variance	
		Original	Current	Period	Fiscal	Favorable	Percent
		Total Budget	Total Budget	Activity	Activity	(Unfavorable)	Remaining
100-106-65000	Network/Phone	85,221.64	85,221.64	9,638.75	87,925.54	-2,703.90	-3.17 %
200 200 00000	Department: 106 - IT Total:	503,802.40	477,550.64	79,846.12	601,202.99	-123,652.35	-25.89%
B	•	, , , , , , , , , , , , , , , , , , , ,	,	-,-	,	.,	
Department: 107 - Fina		0.00		27.522.05	244 222 72	044000 70	0.00.0/
<u>100-107-60000</u>	Regular Employees	0.00	0.00	27,699.05	314,293.79	-314,293.79	0.00 %
<u>100-107-60002</u>	Overtime	0.00	0.00	0.00	58.19	-58.19	0.00 %
<u>100-107-61000</u>	Health Insurance	0.00	0.00	2,053.72	25,833.68	-25,833.68	0.00 %
<u>100-107-61001</u>	Dental Insurance	0.00	0.00	133.77	1,683.13	-1,683.13	0.00 %
<u>100-107-61002</u>	Medicare	0.00	0.00	381.37	4,255.98	-4,255.98	0.00 %
<u>100-107-61003</u>	Social Security	0.00	0.00	1,630.64	18,197.25	-18,197.25	0.00 %
<u>100-107-61004</u>	Unemployment	0.00	0.00	0.00	576.01	-576.01	0.00 %
<u>100-107-61006</u>	TMRS	0.00	0.00	1,598.24	18,256.21	-18,256.21	0.00 %
<u>100-107-62001</u>	Financial Services	37,500.00	55,849.00	0.00	55,949.00	-100.00	-0.18 %
<u>100-107-67000</u>	TML Liability Insurance	33,908.00	25,699.50	0.00	25,702.50	-3.00	-0.01 %
<u>100-107-67001</u>	TML Property Insurance	67,191.00	87,262.50	0.00	87,262.50	0.00	0.00 %
<u>100-107-67002</u>	TML Workmen's Comp Insurance	42,497.00	61,822.00	0.00	61,822.00	0.00	0.00 %
<u>100-107-70001</u>	Mileage	0.00	0.00	71.84	460.82	-460.82	0.00 %
100-107-80004	Series 2024	486,041.67	486,041.67	0.00	486,041.66	0.01	0.00 %
<u>100-107-80005</u>	Series 2025	865,000.00	425,529.52	-425,995.47	435,204.53	-9,675.01	-2.27 %
<u>100-107-90003</u>	Transfer to Wastewater Utility Fund	900,000.00	980,000.00	81,021.11	1,072,014.64	-92,014.64	-9.39 %
100-107-90004	SPA & ECO D Transfers	259,200.00	215,000.00	21,797.89	195,494.62	19,505.38	9.07 %
	Department: 107 - Finance Total:	2,691,337.67	2,337,204.19	-289,607.84	2,803,106.51	-465,902.32	-19.93%
Department: 200 - Plan	ning & Development						
<u>100-200-60000</u>	Regular Employees	0.00	0.00	19,336.07	186,897.86	-186,897.86	0.00 %
100-200-60002	Overtime	0.00	0.00	33.52	224.11	-224.11	0.00 %
<u>100-200-61000</u>	Health Insurance	0.00	0.00	1,565.18	15,195.19	-15,195.19	0.00 %
<u>100-200-61001</u>	Dental Insurance	0.00	0.00	101.10	977.30	-977.30	0.00 %
100-200-61002	Medicare	0.00	0.00	255.61	2,571.60	-2,571.60	0.00 %
<u>100-200-61003</u>	Social Security	0.00	0.00	1,092.96	10,996.09	-10,996.09	0.00 %
<u>100-200-61004</u>	Unemployment	0.00	0.00	0.00	431.99	-431.99	0.00 %
<u>100-200-61006</u>	TMRS	0.00	0.00	1,117.63	10,863.86	-10,863.86	0.00 %
100-200-62002	Engineering & Surveying	70,000.00	70,000.00	5,705.30	76,790.55	-6,790.55	-9.70 %
<u>100-200-62005</u>	Health Inspector	0.00	15,000.00	2,300.00	14,950.00	50.00	0.33 %
<u>100-200-62006</u>	Architectural & Landscape Consulta	5,000.00	2,500.00	0.00	0.00	2,500.00	100.00 %
<u>100-200-62007</u>	Historic District Consultant	29,500.00	29,500.00	0.00	28,247.80	1,252.20	4.24 %
<u>100-200-62010</u>	Miscellaneous Consultant	30,000.00	30,000.00	89.91	313.56	29,686.44	98.95 %
Departme	ent: 200 - Planning & Development Total:	134,500.00	147,000.00	31,597.28	348,459.91	-201,459.91	-137.05%
Department: 201 - Build	ding						
100-201-60000	Regular Employees	0.00	0.00	46,316.95	560,801.40	-560,801.40	0.00 %
100-201-60002	Overtime	0.00	0.00	212.54	8,892.30	-8,892.30	0.00 %
100-201-61000	Health Insurance	0.00	0.00	4,616.92	59,636.30	-59,636.30	0.00 %
<u>100-201-61001</u>	Dental Insurance	0.00	0.00	303.30	3,923.62	-3,923.62	0.00 %
100-201-61002	Medicare	0.00	0.00	647.97	7,912.02	-7,912.02	0.00 %
100-201-61003	Social Security	0.00	0.00	2,770.64	33,830.71	-33,830.71	0.00 %
100-201-61004	Unemployment	0.00	0.00	0.00	1,615.30	-1,615.30	0.00 %
100-201-61006	TMRS	0.00	0.00	2,684.74	33,088.18	-33,088.18	0.00 %
<u>100-201-62004</u>	Bldg. Inspector	750,000.00	1,000,000.00	147,095.00	995,300.00	4,700.00	0.47 %
100-201-62008	Lighting Consultant	2,000.00	2,000.00	1,466.80	2,044.30	-44.30	-2.22 %
100-201-62014	FireInspector	40,000.00	40,000.00	0.00	39,419.82	580.18	1.45 %
100-201-64003	Uniforms	0.00	0.00	786.17	4,288.29	-4,288.29	0.00 %
	Department: 201 - Building Total:	792,000.00	1,042,000.00	206,901.03	1,750,752.24	-708,752.24	-68.02%
Department: 300 - Was	- tewater						
100-300-71001	Transportation Improvement Proje	790,000.00	525,000.00	211,576.51	735,828.66	-210,828.66	-40.16 %
<u>100 300 /1001</u>	Department: 300 - Wastewater Total:	790,000.00	525,000.00	211,576.51	735,828.66	-210,828.66	-40.16%
	·	, 30,000.00	323,000.00	211,3/0.31	133,020.00	-210,020.00	-40.10%
Department: 301 - Wat							
<u>100-301-64004</u>	Office Furniture and Equipment	0.00	0.00	0.00	411.97	-411.97	0.00 %
	Department: 301 - Water Total:	0.00	0.00	0.00	411.97	-411.97	0.00%

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		0.5551	•	D. d. d	etl	Variance	
		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Favorable (Unfavorable)	Percent Remaining
Donartment: 204 Ma	intonanco	.ou. Dauger	.oun zaagu	7.00.0.00	,	(Ciliaro Labie)	
Department: 304 - Ma 100-304-60000	Regular Employees	0.00	0.00	46,610.69	545,127.85	-545,127.85	0.00 %
100-304-60002	Overtime	0.00	0.00	819.43	15,351.18	-15,351.18	0.00 %
100-304-60003	On Call Pay	0.00	0.00	800.00	10,573.26	-10,573.26	0.00 %
100-304-61000	Health Insurance	0.00	0.00	5,064.25	63,414.38	-63,414.38	0.00 %
100-304-61001	Dental Insurance	0.00	0.00	337.00	4,212.50	-4,212.50	0.00 %
100-304-61002	Medicare	0.00	0.00	689.33	8,182.50	-8,182.50	0.00 %
100-304-61003	Social Security	0.00	0.00	2,947.52	34,987.24	-34,987.24	0.00 %
100-304-61004	Unemployment	0.00	0.00	61.85	1,751.36	-1,751.36	0.00 %
100-304-61006	TMRS	0.00	0.00	2,782.87	33,324.48	-33,324.48	0.00 %
100-304-63000	Office Maintenance/Repairs	36,880.00	36,880.00	8,561.64	39,909.69	-3,029.69	-8.21 %
<u>100-304-63001</u>	Equipment Maintenance	17,750.00	8,000.00	3,384.00	6,756.50	1,243.50	15.54 %
100-304-63002	Fleet Maintenance	103,675.00	75,000.00	19,299.41	76,265.97	-1,265.97	-1.69 %
100-304-63008	Stephenson Building & Lawn Maint	2,500.00	500.00	0.00	103.17	396.83	79.37 %
100-304-63009	Street/ROW Maintenance	215,075.00	175,000.00	116,825.39	175,000.00	0.00	0.00 %
<u>100-304-63018</u>	Triangle/Veterans Park Maintenanc	0.00	0.00	33.97	33.97	-33.97	0.00 %
100-304-63023	General Maintenance	0.00	0.00	0.00	515.78	-515.78	0.00 %
<u>100-304-64003</u>	Uniforms	17,500.00	12,500.00	4,568.85	9,453.45	3,046.55	24.37 %
<u>100-304-64006</u>	Fleet Acquisition	50,000.00	48,000.00	2,748.49	48,027.34	-27.34	-0.06 %
<u>100-304-64008</u>	Fuel	0.00	0.00	37.27	512.43	-512.43	0.00 %
<u>100-304-64009</u> <u>100-304-64010</u>	Maintenance Equipment	115,500.00 6,500.00	115,500.00 6,500.00	12,596.00 1,759.88	99,247.98	16,252.02 961.97	14.07 % 14.80 %
100-304-64010	Maintenance Supplies Street Electricty	20,000.00	18,000.00	4,972.61	5,538.03 20,310.77	-2,310.77	-12.84 %
100-304-65002	City Streets Water	4,000.00	4,000.00	562.80	3,524.67	475.33	11.88 %
100-304-65003	Office Electricty	8,000.00	11,750.00	3,649.00	13,387.76	-1,637.76	-13.94 %
100-304-65004	Office Water	750.00	2,450.00	391.86	2,306.84	143.16	5.84 %
100-304-65005	Stephenson Bldg Electric	1,500.00	750.00	388.87	1,196.69	-446.69	-59.56 %
100-304-65006	Stephenson Water	800.00	800.00	71.04	665.85	134.15	16.77 %
100-304-65009	Triangle Electric	0.00	0.00	114.75	459.00	-459.00	0.00 %
100-304-65015	Downtown Restroom Electric	2,000.00	1,000.00	264.14	264.14	735.86	73.59 %
100-304-65021	Downtown Restroom Water	2,000.00	1,000.00	179.50	632.31	367.69	36.77 %
<u>100-304-69001</u>	Lighting Compliance	2,000.00	2,000.00	1,817.10	1,817.10	182.90	9.15 %
100-304-69006	Stephenson Bldg Improvements	0.00	0.00	0.00	27,922.95	-27,922.95	0.00 %
100-304-69010	Downtown Bathroom	0.00	395,000.00	300.00	394,735.22	264.78	0.07 %
<u>100-304-71002</u>	Street Improvements	0.00	773,157.42	0.00	773,697.02	-539.60	-0.07 %
<u>100-304-71003</u> 100-304-71014	City Hall Improvements Maintenance Yard Improvements	1,100,000.00 0.00	1,100,000.00 0.00	2,549.68 5,437.50	1,101,518.65 23,186.25	-1,518.65	-0.14 % 0.00 %
100-304-71014	Department: 304 - Maintenance Total:	1.706.430.00	2.787.787.42	250.626.69	3.543.914.28	-23,186.25 - 756.126.86	-27.12%
D		1,700,430.00	2,707,707.42	230,020.03	3,343,314.20	750,120.00	27.12/0
Department: 400 - Par 100-400-60000	Regular Employees	0.00	0.00	45,025.39	540,416.20	-540,416.20	0.00 %
100-400-60001	Part-time Employees	16,840.00	6,840.00	18.00	413.70	6,426.30	93.95 %
100-400-60002	Overtime	0.00	0.00	305.34	3,905.73	-3,905.73	0.00 %
100-400-60003	On Call Pay	0.00	0.00	800.00	6,400.00	-6,400.00	0.00 %
100-400-60005	Camp Staff	0.00	0.00	-104,881.68	0.00	0.00	0.00 %
100-400-60006	Camp Staff OT	0.00	0.00	-6.61	0.00	0.00	0.00 %
100-400-61000	Health Insurance	0.00	0.00	2,117.03	25,028.67	-25,028.67	0.00 %
100-400-61001	Dental Insurance	0.00	0.00	134.96	1,841.52	-1,841.52	0.00 %
100-400-61002	Medicare	0.00	0.00	696.67	9,441.83	-9,441.83	0.00 %
<u>100-400-61003</u>	Social Security	0.00	0.00	2,978.96	40,372.64	-40,372.64	0.00 %
100-400-61004	Unemployment	0.00	0.00	55.21	3,335.08	-3,335.08	0.00 %
<u>100-400-61006</u>	TMRS	0.00	0.00	2,661.76	30,707.92	-30,707.92	0.00 %
100-400-62011	Park Consultant	0.00	10,000.00	0.00	1,245.00	8,755.00	87.55 %
100-400-63004	Dues, Fees & Subscriptions	2,725.00	2,725.00	665.65	3,115.65	-390.65	-14.34 %
<u>100-400-63010</u>	Sports & Rec Park Lawn Mainten	0.00	0.00	610.00	9,240.00	-9,240.00	0.00 %
<u>100-400-63011</u>	Founders Park Lawn Maintenance	0.00	0.00	610.00	6,200.00	-6,200.00	0.00 %
100-400-63012 100-400-63013	Charro Ranch Landscaping	0.00	0.00	20.00	3,205.00	-3,205.00	0.00 %
<u>100-400-63013</u> 100-400-63015	General Parks Maintenance Founders Park/Pool Maintenance	25,000.00 26,000.00	25,000.00 26,000.00	3,568.66 0.00	21,405.76 10,500.67	3,594.24 15,499.33	14.38 % 59.61 %
<u> </u>	rounders range our maintenance	20,000.00	20,000.00	0.00	10,300.07	13,433.33	JJ.U1 /0

Item 6.

						Variance	
		Original	Current	Period	Fiscal	Favorable	Percent
		Total Budget	Total Budget	Activity	Activity	(Unfavorable)	Remaining
100-400-63016	Sports & Rec Park Maintenance	43,500.00	43,500.00	2,962.80	10,017.62	33,482.38	76.97 %
100-400-63017	Charro Ranch Park Maintenance	26,150.00	21,150.00	5,966.00	5,966.00	15,184.00	71.79 %
100-400-63018	Triangle/Veterans Park Maintenanc	5,700.00	5,700.00	0.00	0.00	5,700.00	100.00 %
100-400-63036	Skate Park Maintenance	2,500.00	2,500.00	0.00	0.00	2,500.00	100.00 %
100-400-64003	Uniforms	0.00	0.00	485.48	739.85	-739.85	0.00 %
100-400-64005	Equipment Rental	5,000.00	2,500.00	0.00	353.79	2,146.21	85.85 %
100-400-64011	Park Supplies	19,600.00	19,600.00	13,217.97	18,772.08	827.92	4.22 %
100-400-64012	Charro Ranch Supplies	1,050.00	1,050.00	453.07	869.04	180.96	17.23 %
100-400-64013	Founders Park/Pool Supplies	0.00	0.00	-1,291.05	0.00	0.00	0.00 %
100-400-64014	Sports & Rec Park Supplies	400.00	400.00	0.00	358.11	41.89	10.47 %
100-400-64015	Park Program & Event Supplies	10,950.00	10,950.00	6,101.99	10,281.31	668.69	6.11 %
100-400-64033	Rathgeber Supplies	1,504.00	1,504.00	0.00	362.94	1,141.06	75.87 %
100-400-65000	Network/Phone	8,568.00	8,568.00	0.00	0.00	8,568.00	100.00 %
100-400-65007	Portable Toilets	10,000.00	7,500.00	1,195.00	7,850.00	-350.00	-4.67 %
100-400-65009	Triangle Electric	500.00	500.00	0.00	0.00	500.00	100.00 %
100-400-65010	Triangle Water	500.00	500.00	70.36	457.34	42.66	8.53 %
100-400-65011	Sports & Rec Park Water	13,000.00	16,274.98	958.22	16,865.51	-590.53	-3.63 %
100-400-65012	Sports & Rec Park Electricty	2,500.00	2,500.00	1,393.45	-1,195.15	3,695.15	147.81 %
100-400-65014	Founders Park/Pool Electricty	0.00	0.00	-5,444.81	0.00	0.00	0.00 %
100-400-66001	Advertising	15,500.00	15,500.00	1,785.38	7,843.21	7,656.79	49.40 %
100-400-70003	Other Expenses	6,500.00	6,500.00	250.29	3,043.93	3,456.07	53.17 %
100-400-70007	Sponsored Events	0.00	0.00	1,247.13	2,943.11	-2,943.11	0.00 %
100-400-71004	All Parks Improvements	247,000.00	397,000.00	29,238.13	263,366.02	133,633.98	33.66 %
100-400-71005	Founders Park/Pool Improvmts	175,000.00	155,000.00	9,056.25	36,870.75	118,129.25	76.21 %
100-400-71006	Sports & Rec Park Improvements	70,000.00	90,000.00	700.00	60,653.27	29,346.73	32.61 %
100-400-71009	Triangle Improvements	5,000.00	5,000.00	0.00	3,600.00	1,400.00	28.00 %
100-400-71010	Rathgeber Improvements	0.00	0.00	-8,534.73	0.00	0.00	0.00 %
100-400-71012	Skate Park Improvements	25,000.00	0.00	0.00	0.00	0.00	0.00 %
	Department: 400 - Parks & Recreation Total:	765,987.00	884,261.98	15,190.27	1,166,794.10	-282,532.12	-31.95%
Donoutmont: 401	•	•	,	ŕ	, ,	•	
Department: 401 - I		202 820 00	417 227 10	27 201 50	402 201 51	15 025 67	2.60.0/
<u>100-401-60000</u>	Regular Employees	293,829.00	417,237.18	27,381.59	402,201.51	15,035.67	3.60 %
<u>100-401-60002</u> 100-401-60003	Overtime	0.00	0.00	120.06	3,368.45	-3,368.45	0.00 %
	On Call Pay	0.00	0.00	0.00	4,000.00 41,584.13	-4,000.00	0.00 %
100-401-61000 100-401-61001	Health Insurance Dental Insurance	35,267.45 0.00	50,079.78 0.00	2,697.16 176.55	2,731.77	8,495.65 -2,731.77	16.96 % 0.00 %
<u>100-401-61001</u> 100-401-61002	Medicare	0.00	0.00	391.61	5,786.98	-2,731.77	0.00 %
100-401-61003	Social Security	0.00	0.00	1,674.64	24,745.66	-24,745.66	0.00 %
100-401-61004	Unemployment	0.00	0.00	0.00	1,072.19	-1,072.19	0.00 %
100-401-61005	Federal Withholding	17,049.43	27,019.36	0.00	0.00	27,019.36	100.00 %
100-401-61006	TMRS	23,737.92	30,898.68	1,586.85	23,692.30	7,206.38	23.32 %
100-401-63023	General Maintenance	17,000.00	17,000.00	0.00	0.00	17,000.00	100.00 %
100 101 03023	Department: 401 - DSRP Total:	386,883.80	542,235.00	34,028.46	509,182.99	33,052.01	6.10%
	·	300,003.00	342,233.00	34,020.40	303,102.33	55,052.01	0.120/0
Department: 402 - A	-		0.00	4.646.00	60.040.47	50.040.47	0.00.0/
100-402-60000	Regular Employees	0.00	0.00	4,616.00	60,013.47	-60,013.47	0.00 %
100-402-60007	Aquatic Staff	126,813.64	75,000.00	1,962.43	64,472.07	10,527.93	14.04 %
<u>100-402-61000</u>	Health Insurance	0.00	0.00	510.44	5,124.62	-5,124.62	0.00 %
<u>100-402-61001</u>	Dental Insurance	0.00	0.00	33.70	337.00	-337.00	0.00 %
<u>100-402-61002</u>	Medicare	0.00	0.00	95.21	1,801.79	-1,801.79	0.00 %
<u>100-402-61003</u>	Social Security	0.00	0.00	407.11	7,704.02	-7,704.02	0.00 %
100-402-61004	Unemployment	0.00	0.00	31.41	1,318.30	-1,318.30	0.00 %
100-402-61006 100-403-63015	TMRS	0.00	0.00	266.34	3,498.77	-3,498.77	0.00 %
<u>100-402-63015</u>	Founders Park/Pool Maintenance	21,000.00	21,000.00	713.24	18,699.44	2,300.56	10.96 %
<u>100-402-64013</u>	Pool Supplies	26,200.00	26,200.00	18,473.01	19,904.53	6,295.47	24.03 %
100-402-65000 100-402-65013	Network/Phone	2,500.00	2,500.00	180.93	2,070.60	429.40	17.18 %
100-402-65013	FMP Pool/Pavilion Water	5,300.00	5,300.00	948.07	5,716.55	-416.55	-7.86 %
100-402-65014	FMP Pool/Pavilion Electric	4,500.00	6,000.00	7,539.06	7,539.06	-1,539.06	-25.65 %
100-402-65019	Propane/Natural Gas	10,000.00	7,500.00	0.00	0.00	7,500.00	100.00 %

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						Variance	
		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Favorable (Unfavorable)	Percent Remaining
100-402-71011	Founders Pool Improvements	10,000.00	10,000.00	2,911.00	2,911.00	7,089.00	70.89 %
	Department: 402 - Aquatics Total:	206,313.64	153,500.00	38,687.95	201,111.22	-47,611.22	-31.02%
Department	: 404 - Founders Day						
100-404-63019	FD Clean Up	18,500.00	16,812.84	0.00	16,812.84	0.00	0.00 %
100-404-63038	FD Transportation	10,500.00	9,321.18	0.00	9,321.18	0.00	0.00 %
100-404-64016	FD Event Supplies	1,000.00	3,817.78	0.00	3,817.78	0.00	0.00 %
100-404-64017	FD Event Tent, Table, & Chairs	7,000.00	11,631.00	0.00	11,631.00	0.00	0.00 %
100-404-64018	FD Barricades	21,500.00	17,005.00	-3,385.00	17,005.00	0.00	0.00 %
100-404-65007	Portable Toilets	10,000.00	10,310.00	0.00	10,310.00	0.00	0.00 %
100-404-65016	FD Electricity	2,225.00	141.12	0.00	141.12	0.00	0.00 %
100-404-66008	FD Parade	500.00	0.00	0.00	0.00	0.00	0.00 %
100-404-66009	FD Publicity	1,400.00	6,031.75	0.00	1,929.76	4,101.99	68.01 %
100-404-66010	Events, Entertainment & Activities	25,000.00	22,040.26	0.00	23,640.26	-1,600.00	-7.26 %
100-404-66012	FD Sponsorship	3,500.00	8,919.36	0.00	8,032.88	886.48	9.94 %
100-404-68005	FD Security	38,000.00	43,493.55	17,051.65	43,493.55	0.00	0.00 %
<u>100-404-68006</u>	FD Health, Safety & Lighting	17,500.00	18,965.00	-7,453.00	18,965.00	0.00	0.00 %
	Department: 404 - Founders Day Total:	156,625.00	168,488.84	6,213.65	165,100.37	3,388.47	2.01%
Department	: 500 - Emergency Management						
100-500-60000	Regular Employees	0.00	0.00	6,438.77	84,221.80	-84,221.80	0.00 %
100-500-61000	Health Insurance	0.00	0.00	18.08	234.53	-234.53	0.00 %
100-500-61001	Dental Insurance	0.00	0.00	33.70	438.10	-438.10	0.00 %
100-500-61002	Medicare	0.00	0.00	92.60	1,211.31	-1,211.31	0.00 %
100-500-61003	Social Security	0.00	0.00	395.92	5,179.07	-5,179.07	0.00 %
100-500-61004	Unemployment	0.00	0.00	0.00	144.00	-144.00	0.00 %
100-500-61006	TMRS	0.00	0.00	371.52	4,893.75	-4,893.75	0.00 %
100-500-64003	Uniforms	0.00	0.00	40.00	281.20	-281.20	0.00 %
100-500-68000	Emergency Management Equip	67,500.00	67,500.00	-4,336.70	68,078.12	-578.12	-0.86 %
100-500-68001	Emergency Fire& Safety	611.00	900.00	1,365.69	2,076.01	-1,176.01	
100-500-68002	Emergency Management PR	3,000.00	3,000.00	3,000.00	3,000.00	0.00	0.00 %
100-500-68003	Emergency Equipment Maint	12,299.00	12,299.00	10,550.43	12,299.00	0.00	0.00 %
	Department: 500 - Emergency Management Total:	83,410.00	83,699.00	17,970.01	182,056.89	-98,357.89	-117.51%
	Expense Total:	14,707,607.05	14,909,670.46	1,594,977.35	14,892,353.30	17,317.16	0.12%
	Fund: 100 - General Fund Surplus (Deficit):	-2,357,535.51	-1,104,461.79	-213,226.43	-691,277.91	413,183.88	37.41%
Fund: 200 - Dripp	oing Springs Ranch Park						
Revenue							
Department							
200-401-42008	Riding Permit Fees	8,000.00	10,360.00	60.00	14,115.00		136.25 %
200-401-43010	Stall Rental Fees	40,000.00	39,125.00	0.00	32,793.54	-6,331.46	16.18 %
200-401-43011	RV Site Rental Fees	21,000.00	20,300.00	80.00	18,110.00	-2,190.00	10.79 %
200-401-43012	Facility Rental Fees	125,000.00	122,250.00	12,345.00	135,039.25	12,789.25	110.46 %
<u>200-401-43013</u> 200-401-43014	Equipment Rental Fees Staff & Miscellaneous Fees	8,000.00 4,000.00	19,752.00 4,000.00	805.00 250.00	20,423.90 4,187.21	671.90 187.21	103.40 % 104.68 %
200-401-43014	Cleaning Fees	25,000.00	23,790.00	1,150.00	24,941.71	1,151.71	104.84 %
200-401-44000	Sponsorships & Donations	52,275.00	7,508.00	0.00	7,508.00	0.00	0.00 %
200-401-44005	Coyote Camp	137,100.00	152,607.00	0.00	152,671.60	64.60	100.04 %
200-401-44006	Riding Series	35,000.00	41,545.00	0.00	41,417.75	-127.25	0.31 %
200-401-44007	Miscellaneous Events	12,000.00	51,484.00	350.00	89,412.17	37,928.17	173.67 %
200-401-44008	Program Fees	53,000.00	67,900.00	303.66	54,415.90	-13,484.10	19.86 %
200-401-44009	Ice Rink	229,169.00	153,111.00	0.00	152,966.06	-144.94	0.09 %
200-401-44012	Rink Merchandise	500.00	1,390.00	0.00	506.16	-883.84	63.59 %
200-401-46001	Other Revenues	500.00	2,197.00	250.00	3,408.48	1,211.48	155.14 %
200-401-46002	Interest	4,500.00	6,748.00	988.52	7,736.54	988.54	114.65 %
200-401-46006	Merchandise Sales	22,065.20	27,600.00	0.00	24,492.44	-3,107.56	11.26 %
200-401-46015	Concessions	0.00	3,560.00	2,163.45	5,073.53	1,513.53	142.51 %
200-401-47004	Transfer from Ag Facility Fund	0.00	116,000.00	0.00	0.00	-116,000.00	100.00 %

200-401-70013

200-401-71008

DSRP Sales Tax

DSRP Improvements

Item 6. For Fiscal: FY 2024-2025 Period Ending:

Budget Report	For Fiscal: FY 2024-2025 Period Ending:								
		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent		
200-401-47005	Transfer from HOT Fund	330,000.00	330,000.00	165,000.00	330,000.00	0.00	0.00 %		
200-401-47005	Department: 401 - DSRP Total:	1,107,109.20	1,201,227.00	183,745.63	1,119,219.24	-82,007.76			
	Department: 401 - D3KF Total:	1,107,103.20	1,201,227.00	103,743.03	1,113,213.24	-82,007.70			
	Revenue Total:	1,107,109.20	1,201,227.00	183,745.63	1,119,219.24	-82,007.76	6.83%		
Expense									
Department: 400 - P	arks & Recreation								
200-400-63035	Ranch House Maintenance	5,000.00	5,000.00	1,787.35	5,982.58	-982.58	-19.65 %		
200-400-64024	Ranch House Supplies	1,000.00	1,000.00	14.68	251.64	748.36	74.84 %		
1	Department: 400 - Parks & Recreation Total:	6,000.00	6,000.00	1,802.03	6,234.22	-234.22	-3.90%		
Department: 401 - D	OSRP								
200-401-60005	Camp Staff	154,246.48	154,246.48	107,389.76	107,389.76	46,856.72	30.38 %		
200-401-63000	Building/Office Maintenance	0.00	0.00	-89,193.96	0.00	0.00	0.00 %		
200-401-63001	Equipment Maintenance	25,000.00	20,000.00	6,138.00	15,953.45	4,046.55	20.23 %		
200-401-63002	Fleet Maintenance	3,000.00	3,000.00	0.00	941.57	2,058.43	68.61 %		
200-401-63003	Lawn Maintenance	0.00	0.00	-1,440.00	0.00	0.00			
200-401-63004	Dues, Fees & Subscriptions	5,127.50	5,127.50	-256.24	5,127.50	0.00			
200-401-63005	Training/Continuing Education	0.00	0.00	-1,573.23	0.00	0.00			
200-401-63023	General Maintenance	170,730.00	170,730.00	109,845.04	133,762.63	36,967.37	21.65 %		
200-401-63024	Stall Cleaning & Repair	4,000.00	3,500.00	0.00	2,665.65	834.35	23.84 %		
200-401-63028	Lift Station Maintenance	12,000.00	8,000.00	0.00	0.00	8,000.00			
200-401-64000	Office Supplies	10,000.00	10,000.00	257.45	2,370.19	7,629.81	76.30 %		
200-401-64001	IT Equipment	3,000.00	3,000.00	0.00	0.00	3,000.00			
200-401-64003	Uniforms	1,000.00	1,000.00	0.00	629.29	370.71	37.07 %		
200-401-64004	Office Furniture and Equipment	0.00	0.00	0.00	343.77	-343.77	0.00 %		
200-401-64005	Equipment Rental	3,000.00	3,000.00	0.00	2,040.20	959.80	31.99 %		
200-401-64008	Fuel	0.00	0.00	-3,194.24	0.00	0.00			
200-401-64009	Maintenance Equipment	0.00	0.00	0.00	45.33	-45.33	0.00 %		
200-401-64010	Maintenance Supplies	0.00	0.00	33.97	417.25	-417.25	0.00 %		
200-401-64015	Park Program & Event Supplies	0.00	0.00	0.00	93.65	-93.65	0.00 %		
200-401-64021	Merchandise	17,065.20	10,000.00	3,734.50	10,000.00	0.00	0.00 %		
200-401-64023	Equipment	5,000.00	5,000.00	0.00	0.00	5,000.00	100.00 %		
200-401-64026	Sponsorship Expenses	2,100.00	2,100.00	0.00	188.17	1,911.83	91.04 %		
200-401-64027	Coyote Camp	12,000.00	12,000.00	946.16	8,953.10	3,046.90	25.39 %		
200-401-64028	Riding Series	28,000.00	33,000.00	5,082.49	38,101.65	-5,101.65	-15.46 %		
200-401-64029	Miscellaneous Events	700.00	55,000.00	351.21	36,651.51	18,348.49	33.36 %		
200-401-64030	Programing	8,000.00	27,500.00	2,453.03	30,150.14	-2,650.14	-9.64 %		
200-401-64031	Concert Series	229,169.00	229,169.00	0.00	57,292.25	171,876.75	75.00 %		
200-401-64038	Ice Rink	0.00	0.00	77.51	225,678.33	-225,678.33	0.00 %		
200-401-65000	Network/Phone	9,414.00	14,000.00	1,156.55	14,571.38	-571.38	-4.08 %		
200-401-65004	Office Water	0.00	0.00	200.00	200.00	-200.00	0.00 %		
200-401-65005	Water	7,000.00	19,000.00	3,009.75	20,424.72	-1,424.72	-7.50 %		
200-401-65007	Portable Toilets	960.00	960.00	0.00	640.00	320.00	33.33 %		
200-401-65008	Alarm	13,317.24	13,317.24	0.00	979.97	12,337.27	92.64 %		
200-401-65017	Electricity	60,000.00	85,000.00	22,209.89	86,642.89	-1,642.89	-1.93 %		
200-401-65018	Septic	750.00	750.00	0.00	0.00	750.00	100.00 %		
200-401-65019	Propane/Natural Gas	2,500.00	5,500.00	191.80	5,655.62	-155.62			
<u>200-401-66001</u>	Advertising	15,000.00	8,000.00	0.00	67.54	7,932.46	99.16 %		
200-401-66004	City Sponsored Events	0.00	0.00	0.00	36,924.48	-36,924.48	0.00 %		
200-401-70001	Mileage	500.00	500.00	0.00	27.16	472.84	94.57 %		
200-401-70002	Contingencies/Emergency Fund	30,000.00	30,000.00	9,002.72	26,098.13	3,901.87	13.01 %		
200-401-70003	Other Expenses	10,000.00	10,000.00	-8,975.85	8,027.52	1,972.48			
200-401-70004	Hays County Livestock Board Agree	13,200.00	13,200.00	0.00	0.00	13,200.00	100.00 %		
200-401-70007	Sponsored Events	7,900.00	7,900.00	0.00	0.00	7,900.00	100.00 %		
200-401-70012	DCDD Calor Tay	0.00	2 500 00	10 72	2 274 00	126.00	E 04 9/		

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		Outstand	C	Daviad	Finnal	Variance	Damand
		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Favorable (Unfavorable)	Percent
		_	iotai buuget	· ·	Activity	, ,	Kemaning
200-401-90013	Transfer to Vehicle Replacement Fu	31,906.08	31,906.08	31,906.08	31,906.08	0.00	0.00 %
	Department: 401 - DSRP Total:	1,215,585.50	1,167,906.30	376,007.23	1,146,196.99	21,709.31	1.86%
	Expense Total:	1,221,585.50	1,173,906.30	377,809.26	1,152,431.21	21,475.09	1.83%
Fund: 200 -	Dripping Springs Ranch Park Surplus (Deficit):	-114,476.30	27,320.70	-194,063.63	-33,211.97	-60,532.67	221.56%
Fund: 400 - Utilities							
Revenue							
Department: 000 -	Undesignated						
400-000-46001	Other Revenues	0.00	0.00	0.00	367,035.41	367,035.41	0.00 %
	Department: 000 - Undesignated Total:	0.00	0.00	0.00	367,035.41	367,035.41	0.00%
Department: 300 -	Wastewater						
400-300-41000	Solid Waste	0.00	0.00	0.00	-20,258.61	-20,258.61	0.00 %
400-300-41004	Texas Gas Franchise Fees	0.00	0.00	0.00	8,615.40	8,615.40	0.00 %
400-300-43018	Wastewater Service Fees	1,672,883.25	1,725,000.00	158,114.50	1,792,096.74	67,096.74	103.89 %
400-300-43020	Late Fees	9,000.00	8,000.00	0.00	6,440.80	-1,559.20	19.49 %
400-300-43021	Delayed Connection Fees	5,000.00	33,750.00	0.00	33,750.00	0.00	0.00 %
400-300-43024	Over Use Fees	0.00	0.00	0.00	79,077.63	79,077.63	0.00 %
400-300-43025	Reuse Fees	0.00	0.00	92,318.07	122,369.44	122,369.44	0.00 %
400-300-43047	Temporary Wastewater Service - Ca	0.00	0.00	4,565.30	30,343.49	30,343.49	0.00 %
400-300-43048	Reclaimed Water Use Fee	0.00	0.00	16,062.91	40,218.31	40,218.31	0.00 %
<u>400-300-46001</u>	Other Revenues	0.00	0.00	0.00	741,480.20	741,480.20	0.00 %
400-300-46002	Interest	0.00	0.00	0.00	13,890.83	13,890.83	0.00 %
400-300-47009	Sales Tax	0.00	0.00	0.00	317,486.80	317,486.80	0.00 %
	Department: 300 - Wastewater Total:	1,686,883.25	1,766,750.00	271,060.78	3,165,511.03	1,398,761.03	79.17%
Department: 301 -	Water						
400-301-43020	Late Fees	0.00	0.00	0.00	4,982.98	4,982.98	0.00 %
400-301-43038	Meter Set Fees	3,000.00	3,800.00	500.00	5,200.00	1,400.00	136.84 %
400-301-43040	Water Base Rate	40,000.00	125,000.00	13,018.07	131,161.29	6,161.29	104.93 %
400-301-43041	Water Usage	200,000.00	300,000.00	79,159.17	471,001.79	171,001.79	157.00 %
400-301-43043	Equipment Fee	8,000.00	21,765.00	3,130.00	30,529.00	8,764.00	140.27 %
400-301-43044	Inspection Fees	1,000.00	3,476.00	500.00	4,876.00	1,400.00	140.28 %
400-301-46001	Other Revenues	0.00	-6,000.00	0.00	23,634.05	29,634.05	393.90 %
	Department: 301 - Water Total:	252,000.00	448,041.00	96,307.24	671,385.11	223,344.11	49.85%
Department: 310 -	Utility Operations						
400-310-46002	Interest	0.00	0.00	15,811.44	15,811.44	15,811.44	0.00 %
	Department: 310 - Utility Operations Total:	0.00	0.00	15,811.44	15,811.44	15,811.44	0.00%
Department: 320 -	Development/Capital						
400-320-41001	PEC	130,000.00	173,634.00	0.00	231,197.65	57,563.65	133.15 %
400-320-41002	ROW Fees	3,500.00	3,500.00	0.00	4,388.04	888.04	125.37 %
400-320-41003	Cable Franchise Fee	130,000.00	126,048.00	0.00	159,134.52	33,086.52	
400-320-41004	Texas Gas Franchise Fee	4,250.00	6,216.00	747.57	6,964.24	748.24	
400-320-43024	Overuse Fees	221,841.43	79,077.63	0.00	0.00	-79,077.63	
400-320-46001	Other Revenues	80,000.00	40,000.00	0.00	0.00	-40,000.00	
400-320-46002	Interest	180,000.00	215,000.00	0.00	183,898.67	-31,101.33	14.47 %
400-320-47009	Sales Tax	900,000.00	980,000.00	81,021.11	754,527.84	-225,472.16	23.01 %
	Department: 320 - Development/Capital Total:	1,649,591.43	1,623,475.63	81,768.68	1,340,110.96	-283,364.67	17.45%
Department: 330 -				•		•	
400-330-47008	Transfer from TWDB	21,005,000.00	445,000.00	0.00	0.00	-445,000.00	100.00 %
100 330-47000	Department: 330 - TWDB Project Total:	21,005,000.00	445,000.00	0.00	0.00	-445,000.00 - 445,000.00	100.00%
	Revenue Total:	24,593,474.68	4,283,266.63	464,948.14	5,559,853.95	1,276,587.32	29.80%
Expense							
Department: 300 -							
<u>400-300-62002</u>	Engineering and Surveying	0.00	0.00	3,237.50	148,286.75	-148,286.75	0.00 %
400-300-62019	Planning and Permitting	0.00	0.00	0.00	6,775.26	-6,775.26	0.00 %
400-300-63004	Dues, Fees & Subscriptions	0.00	0.00	3,492.82	14,975.15	-14,975.15	0.00 %
400-300-63009	Street/ROW Maintenance	0.00	0.00	125.19	125.19	-125.19	0.00 %

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						Variance	
		Original	Current	Period	Fiscal	Favorable	Percent
		Total Budget	Total Budget	Activity	Activity	(Unfavorable)	Remaining
<u>400-300-63025</u>	Wastewater Treatment Plant Maint	108,100.00	92,572.00	49,257.90	98,950.80	-6,378.80	-6.89 %
400-300-63026	Routine Operations	95,700.00	95,700.00	11,597.05	74,908.67	20,791.33	21.73 %
400-300-63027	Operations Non Routine	94,400.00	35,000.00	14,687.39	50,855.16	-15,855.16	-45.30 %
400-300-63028	Lift Station Maintenance	81,000.00	81,000.00	2,599.79	42,282.83	38,717.17	47.80 %
<u>400-300-63029</u>	Sanitary Sewer Line Maintenance	80,000.00	80,000.00	14,705.74	21,180.21	58,819.79	73.52 %
<u>400-300-63030</u>	Drip Field Maintenance	41,000.00	41,000.00	8,008.02	42,830.09	-1,830.09	-4.46 %
400-300-63031	Sludge Hauling	165,000.00	210,000.00	28,052.69	225,074.37	-15,074.37	-7.18 %
<u>400-300-63034</u> 400-300-64003	Utility Operations Uniforms	0.00	0.00 0.00	10.55	57,957.05	-57,957.05	0.00 %
400-300-64008	Fuel	0.00 0.00	0.00	319.84 622.96	2,128.34 760.70	-2,128.34 -760.70	0.00 % 0.00 %
400-300-64010	Supplies	0.00	0.00	557.48	1,117.30	-1,117.30	0.00 %
400-300-64022	Chemicals	16,500.00	13,000.00	5,578.86	21,371.32	-8,371.32	-64.39 %
400-300-65000	Network/Phone	0.00	0.00	722.79	8,673.48	-8,673.48	0.00 %
400-300-65017	Electric	88,000.00	88,000.00	20,890.64	81,963.11	6,036.89	6.86 %
400-300-66005	Public Relations	0.00	0.00	0.00	2,500.00	-2,500.00	0.00 %
400-300-70003	Other Expenses	0.00	0.00	-17,572.96	1,527.01	-1,527.01	0.00 %
400-300-72002	TWDB - Engineering and Design	0.00	0.00	0.00	98,141.98	-98,141.98	0.00 %
400-300-72003	TWDB - Special Counsel and Consul	0.00	0.00	1,350.00	1,350.00	-1,350.00	0.00 %
400-300-72004	TWDB - Misc.	0.00	0.00	0.00	550.00	-550.00	0.00 %
400-300-72005	TWDB - Land Acquisition	0.00	0.00	0.00	174,453.00	-174,453.00	0.00 %
400-300-90013	Transfer to Vehicle Replacement Fu	50,545.02	50,545.02	50,545.02	50,545.02	0.00	0.00 %
	Department: 300 - Wastewater Total:	820,245.02	786,817.02	198,789.27	1,229,282.79	-442,465.77	-56.23%
Department: 301 - Water		•	·	·		·	
400-301-63026	Routine Operations	27,500.00	27,500.00	804.87	23,097.47	4,402.53	16.01 %
400-301-63027	Operations Non Routine	15,000.00	15,000.00	6,014.56	10,371.40	4,628.60	30.86 %
400-301-63032	Water Line Maintenance & Repair	25,000.00	5,000.00	910.00	1,415.22	3,584.78	71.70 %
400-301-64010	Supplies	0.00	0.00	168.75	230.06	-230.06	0.00 %
400-301-64040	Water Meters	60,000.00	60,000.00	0.00	51,373.02	8,626.98	14.38 %
400-301-65022	Wholesale Water	0.00	0.00	266,625.15	531,009.63	-531,009.63	0.00 %
	Department: 301 - Water Total:	127,500.00	107,500.00	274,523.33	617,496.80	-509,996.80	-474.42%
Department: 310 - Utility	Onerations						
400-310-60000	Regular Employees	711,493.20	598,368.06	46,373.31	572,270.94	26,097.12	4.36 %
400-310-60002	Overtime	48,672.00	35,000.00	3,135.94	33,008.74	1,991.26	5.69 %
400-310-60003	On Call Pay	26,000.00	26,000.00	2,000.00	23,650.00	2,350.00	9.04 %
400-310-61000	Health Insurance	70,133.37	58,982.39	4,990.35	61,185.63	-2,203.24	-3.74 %
400-310-61001	Dental Insurance	0.00	0.00	328.79	4,035.79	-4,035.79	0.00 %
400-310-61002	Medicare	0.00	0.00	719.63	8,859.55	-8,859.55	0.00 %
400-310-61004	Unemployment	0.00	0.00	0.00	1,670.27	-1,670.27	0.00 %
400-310-61005	Federal Withholding	53,169.15	44,715.42	0.00	0.00	44,715.42	100.00 %
<u>400-310-61006</u>	TMRS	40,977.10	34,461.87	2,972.09	36,527.36	-2,065.49	-5.99 %
<u>400-310-62001</u>	Financial Services	10,000.00	10,000.00	10,000.00	10,000.00	0.00	0.00 %
400-310-62003	Special Coounsel and Consultants	55,000.00	55,000.00	3,375.00	34,912.36	20,087.64	36.52 %
400-310-62020	Lab Testing	45,000.00	45,000.00	11,805.25	43,868.78	1,131.22	2.51 %
<u>400-310-63001</u>	Equipment Maintenance	11,000.00	5,000.00	2,868.20	4,380.01	619.99	12.40 %
400-310-63002	Fleet Maintenance	14,000.00	6,000.00	805.90	4,905.88	1,094.12	18.24 %
<u>400-310-63005</u>	Training/Continuing Education	20,000.00	10,000.00	3,691.63	9,937.90	62.10	0.62 %
400-310-63034	Utility Operations	69,000.00	38,200.00	15.38	35,316.18	2,883.82	7.55 %
<u>400-310-63041</u>	SCADA	50,000.00	59,450.00	0.00	59,450.00	0.00	0.00 %
400-310-64001	IT Equipment & Support	5,000.00	5,000.00	140.28	536.28	4,463.72	89.27 %
400-310-64002	Software	7,000.00	25,000.00	0.00	23,723.56	1,276.44	5.11 %
400-310-64003	Uniforms	11,000.00	5,000.00	5,408.95	6,184.03	-1,184.03	-23.68 %
<u>400-310-64006</u>	Fleet Acquisition	50,000.00	42,317.00	0.00	42,217.00	100.00	0.24 %
400-310-64008	Fuel	22,000.00	22,000.00	292.58	1,127.69	20,872.31	94.87 %
400-310-64010	Supplies	59,500.00	25,000.00	3,798.48	23,440.43	1,559.57	6.24 %
400-310-64023	Equipment	320,000.00	270,000.00	18,128.26	71,499.69	198,500.31	73.52 %
400-310-65000	Network/Phone	18,000.00	12,500.00	51.75	1,730.37	10,769.63	86.16 %
<u>400-310-66002</u>	Postage & Shipping	0.00	15,000.00	0.00	15,077.85	-77.85	-0.52 %

Item 6.

						Variance	
		Original	Current	Period	Fiscal	Favorable	Percent
		Total Budget	Total Budget	Activity	Activity	(Unfavorable)	Remaining
400-310-70003	Other Expenses	0.00	0.00	0.00	340.00	-340.00	0.00 %
	Department: 310 - Utility Operations Total:	1,716,944.82	1,447,994.74	120,901.77	1,129,856.29	318,138.45	21.97%
Department: 311	1 - Arrowhead Wastewater Plant						
400-311-63025	Arrowhead - Wastwater Treatment	21,250.00	-6,500.00	2,025.78	10,317.95	-16,817.95	258.74 %
400-311-63026	Arrowhead - Routine Operations	26,000.00	15,000.00	278.35	9,400.03	5,599.97	37.33 %
400-311-63027	Arrowhead - Non-Routine Operatio	24,000.00	15,000.00	5,118.07	16,624.35	-1,624.35	-10.83 %
400-311-63028	Arrowhead - Lift Station Maintenan	11,000.00	8,000.00	1,432.85	9,197.75	-1,197.75	-14.97 %
400-311-63030	Arrowhead - Drip Field Maintenanc	52,000.00	25,000.00	2,941.80	4,490.01	20,509.99	82.04 %
400-311-63031	Arrowhead - Sludge Hauling	50,000.00	20,000.00	3,255.86	20,115.13	-115.13	-0.58 %
400-311-64010	Arrowhead - Supplies	0.00	0.00	365.64	365.64	-365.64	0.00 %
400-311-64022	Arrowhead - Chemicals	14,300.00	14,300.00	2,617.30	16,535.30	-2,235.30	-15.63 %
400-311-65017	Arrowhead - Electricity	22,000.00	35,000.00	7,900.29	34,135.09	864.91	2.47 %
400-311-71000	Arrowhead - Capital Projects	0.00	0.00	0.00	50,785.90	-50,785.90	0.00 %
400-311-71013	Arrowhead Plant Lease	286,560.00	286,560.00	0.00	296,570.00	-10,010.00	-3.49 %
Depart	ment: 311 - Arrowhead Wastewater Plant Total:	507,110.00	412,360.00	25,935.94	468,537.15	-56,177.15	-13.62%
Department: 312	2 - Big Sky Wastewater Plant						
400-312-63025	Big Sky - Wastewater Treatment Pla	8,700.00	5,000.00	0.00	0.00	5,000.00	100.00 %
400-312-63026	Big Sky - Routine Operations	23,250.00	19,000.00	226.48	17,743.64	1,256.36	6.61 %
400-312-63027	Big Sky - Non-Routine Operations	21,450.00	20,000.00	100.91	19,672.71	327.29	1.64 %
400-312-63028	Big Sky - Lift Station Maintenance	6,500.00	0.00	0.00	0.00	0.00	0.00 %
400-312-63030	Big Sky - Drip Field Maintenance	7,500.00	7,500.00	101.14	101.14	7,398.86	98.65 %
400-312-63031	Big Sky - Sludge Hauling	39,000.00	10,000.00	651.17	2,431.98	7,568.02	75.68 %
400-312-64022	Big Sky - Chemicals	13,000.00	2,400.00	1,488.50	4,681.00	-2,281.00	-95.04 %
400-312-65017	Big Sky - Electricity	20,000.00	1,500.00	2,925.16	2,925.16	-1,425.16	-95.01 %
De	partment: 312 - Big Sky Wastewater Plant Total:	139,400.00	65,400.00	5,493.36	47,555.63	17,844.37	27.28%
Department: 320	0 - Development/Capital						
400-320-62002	Engineering and Surveying	762,500.00	230,000.00	98,861.87	193,297.15	36,702.85	15.96 %
400-320-62019	Planning & Permitting	0.00	2,000.00	0.00	0.00	2,000.00	100.00 %
400-320-71000	Capital Projects	2,600,000.00	2,828,000.00	701,607.08	2,018,275.91	809,724.09	28.63 %
	Department: 320 - Development/Capital Total:	3,362,500.00	3,060,000.00	800,468.95	2,211,573.06	848,426.94	27.73%
Department: 330	0 - TWDB Project						
400-330-72001	TWDB Capital Projects	20,500,000.00	0.00	0.00	0.00	0.00	0.00 %
400-330-72002	TWDB Engineering and Surveying	405,000.00	270,000.00	258,050.70	505,655.25	-235,655.25	-87.28 %
400-330-72003	TWDB - Special Councel and Consul	0.00	95,000.00	1,123.60	166,654.99	-71,654.99	-75.43 %
400-330-72004	TWDB - Consultants and Legal	100,000.00	100,000.00	94,060.05	16,453.99	83,546.01	83.55 %
400-330-72006	Village Grove - East Interceptor	0.00	0.00	0.00	14,941.30	-14,941.30	0.00 %
	Department: 330 - TWDB Project Total:	21,005,000.00	465,000.00	353,234.35	703,705.53	-238,705.53	-51.33%
	Expense Total:	27,678,699.84	6,345,071.76	1,779,346.97	6,408,007.25	-62,935.49	-0.99%
	Fund: 400 - Utilities Surplus (Deficit):	-3,085,225.16	-2,061,805.13	-1,314,398.83	-848,153.30	1,213,651.83	58.86%
	Report Surplus (Deficit):	-5,557,236.97	-3,138,946.22	-1,721,688.89	-1,572,643.18	1,566,303.04	49.90%

Item 6.

Group Summary

					Variance	
Department	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Favorable (Unfavorable)	Percent Remaining
·	iotai baaget	iotai buaget	Activity	Activity	(Omavorable)	Kemaming
Fund: 100 - General Fund Revenue						
000 - Undesignated	9,656,856.54	11,099,039.64	1,256,953.17	11,322,118.33	223,078.69	2.01%
105 - Communications	0.00	0.00	500.00	960.17	960.17	0.00%
200 - Planning & Development	835,100.00	712,500.00	8,349.50	873,880.55	161,380.55	22.65%
201 - Building	1,550,000.00	1,640,000.00	114,599.25	1,753,914.31	113,914.31	6.95%
400 - Parks & Recreation	107,800.00	105,285.00	1,050.00	19,235.00	-86,050.00	81.73%
402 - Aquatics	62,985.00	75,425.90	299.00	55,415.15	-20,010.75	26.53%
404 - Founders Day	137,330.00	172,958.13	0.00	175,551.88	2,593.75	1.50%
Revenue Total:	12,350,071.54	13,805,208.67	1,381,750.92	14,201,075.39	395,866.72	
Expense						
000 - Undesignated	6,328,916.07	5,673,481.92	847,434.09	1,250,053.54	4,423,428.38	77.97%
100 - City Council/Boards & Commissions	17,000.00	7,000.00	0.00	7,958.21	-958.21	-13.69%
101 - City Administrators Office	0.00	0.00	64,267.61	756,741.62	-756,741.62	0.00%
102 - City Secretary	20,901.47	25,461.47	23,603.14	221,283.73	-195,822.26	-769.09%
103 - Courts	15,500.00	8,000.00	540.00	7,440.00	560.00	7.00%
104 - City Attorney	66,000.00	5,000.00	26,244.81	342,986.21	-337,986.21	
105 - Communications	42,000.00	42,000.00	29,857.57	297,967.86	-255,967.86	-609.45%
106 - IT	503,802.40	477,550.64	79,846.12	601,202.99	-123,652.35	-25.89%
107 - Finance	2,691,337.67	2,337,204.19	-289,607.84	2,803,106.51	-465,902.32	-19.93%
200 - Planning & Development	134,500.00	147,000.00	31,597.28	348,459.91	-201,459.91	-137.05%
201 - Building	792,000.00	1,042,000.00	206,901.03	1,750,752.24	-708,752.24	-68.02%
300 - Wastewater	790,000.00	525,000.00	211,576.51	735,828.66	-210,828.66	-40.16%
301 - Wastewater	0.00	0.00	0.00	411.97	-411.97	0.00%
304 - Maintenance	1,706,430.00	2,787,787.42	250,626.69	3,543,914.28	-756,126.86	-27.12%
400 - Parks & Recreation	765,987.00	884,261.98	15,190.27	1,166,794.10	-282,532.12	-31.95%
401 - DSRP	386,883.80	542,235.00	34,028.46	509,182.99	33,052.01	6.10%
401 - DSRP 402 - Aquatics	206,313.64	153,500.00	38,687.95	201,111.22	-47,611.22	-31.02%
404 - Founders Day	156,625.00	168,488.84				2.01%
500 - Emergency Management	83,410.00	83,699.00	6,213.65 17,970.01	165,100.37 182,056.89	3,388.47 -98,357.89	-117.51%
Expense Total:	14,707,607.05	14,909,670.46	1,594,977.35	14,892,353.30	17,317.16	0.12%
Fund: 100 - General Fund Surplus (Deficit):	-2,357,535.51	-1,104,461.79	-213,226.43	-691,277.91	413,183.88	37.41%
. , ,	2,337,333.31	1,104,401.75	213,220.43	031,277.31	413,103.00	37.41/0
Fund: 200 - Dripping Springs Ranch Park Revenue						
401 - DSRP	1,107,109.20	1,201,227.00	183,745.63	1,119,219.24	-82,007.76	6.83%
Revenue Total:	1,107,109.20	1,201,227.00	183,745.63	1,119,219.24	-82,007.76	6.83%
Expense	, , , , , ,	, , , , , ,		, -, -	, , , ,	
400 - Parks & Recreation	6,000.00	6,000.00	1,802.03	6,234.22	-234.22	-3.90%
401 - DSRP	1,215,585.50	1,167,906.30	376,007.23	1,146,196.99	21,709.31	1.86%
Expense Total:	1,221,585.50	1,173,906.30	377,809.26	1,152,431.21	21,475.09	1.83%
Fund: 200 - Dripping Springs Ranch Park Surplus (Deficit):	-114,476.30	27,320.70	-194,063.63	-33,211.97	-60,532.67	221.56%
Fund: 400 - Utilities	,	,	,		,	
Revenue						
000 - Undesignated	0.00	0.00	0.00	367,035.41	367,035.41	0.00%
300 - Wastewater	1,686,883.25	1,766,750.00	271,060.78	3,165,511.03	1,398,761.03	79.17%
301 - Water	252,000.00	448,041.00	96,307.24	671,385.11	223,344.11	49.85%
310 - Utility Operations	0.00	0.00	15,811.44	15,811.44	15,811.44	0.00%
320 - Development/Capital	1,649,591.43	1,623,475.63	81,768.68	1,340,110.96	-283,364.67	17.45%
330 - TWDB Project	21,005,000.00	445,000.00	0.00	0.00	-445,000.00	100.00%
Revenue Total:	24,593,474.68	4,283,266.63	464,948.14	5,559,853.95	1,276,587.32	29.80%
Expense						
300 - Wastewater	820,245.02	786,817.02	198,789.27	1,229,282.79	-442,465.77	-56.23%
301 - Water	127,500.00	107,500.00	274,523.33	617,496.80	-509,996.80	-474.42%
	,	- /	,===	,	,	
310 - Utility Operations	1,716,944.82	1,447,994.74	120,901.77	1,129,856.29	318,138.45	21.97%

-1,572,643.18

1,566,303.04

					Variance	
	Original	Current	Period	Fiscal	Favorable	Percent
Department	Total Budget	Total Budget	Activity	Activity	(Unfavorable)	Remaining
311 - Arrowhead Wastewater Plant	507,110.00	412,360.00	25,935.94	468,537.15	-56,177.15	-13.62%
312 - Big Sky Wastewater Plant	139,400.00	65,400.00	5,493.36	47,555.63	17,844.37	27.28%
320 - Development/Capital	3,362,500.00	3,060,000.00	800,468.95	2,211,573.06	848,426.94	27.73%
330 - TWDB Project	21,005,000.00	465,000.00	353,234.35	703,705.53	-238,705.53	-51.33%
Expense Total:	27,678,699.84	6,345,071.76	1,779,346.97	6,408,007.25	-62,935.49	-0.99%
Fund: 400 - Utilities Surplus (Deficit):	-3,085,225.16	-2,061,805.13	-1,314,398.83	-848,153.30	1,213,651.83	58.86%

-3,138,946.22

-1,721,688.89

-5,557,236.97

Report Surplus (Deficit):

11/12/2025 9:02:23 AM Page 58

49.90%

Item 6.

Fund Summary

Fund	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	
100 - General Fund	-2,357,535.51	-1,104,461.79	-213,226.43	-691,277.91	413,183.88	
200 - Dripping Springs Ranch Park	-114,476.30	27,320.70	-194,063.63	-33,211.97	-60,532.67	
400 - Utilities	-3,085,225.16	-2,061,805.13	-1,314,398.83	-848,153.30	1,213,651.83	
Report Surplus (Deficit):	-5,557,236.97	-3,138,946.22	-1,721,688.89	-1,572,643.18	1,566,303.04	



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 18, 2025

Agenda Item Wording: Presentation, discussion, and consideration of approval of the 2026

Founders Day Festival site plan, parade route, and carnival

layout. Sponsor: Council Member Sherrie Parks

Agenda Item Requestor: Council Member Sherrie Parks

Summary/Background:

The annual Founders Day Festival is scheduled for April 25-27, 2026. The Founders Day Committee has recommended shifting the footprint of the Carnival from its previous location spanning 511 Mercer Street (City Hall) and 510 Mercer Street (DSISD), to 510 Mercer Street and 300 Sportsplex Drive (DSISD). The City of Dripping Springs has recently negotiated a new facility use agreement with the Dripping Springs Independent School District for this purpose. The attached proposed layout maps show the overall site plan, carnival location, parade line-up, parade participant drop-off, shuttle stop, staff and ADA parking areas, and traffic flow and safety barricades on DSISD property for 2026.

The Festival kicks off with the Founders Day Parade on Friday, April 25, 2026. The City has previously closed one westbound lane of HWY 290 as part of the parade route. Due to increased traffic flow and safety concerns, City Staff and FDC members are proposing a new walking parade though Downtown which will no longer include a highway lane closure in 2026.

Once the proposals are finalized, a City Engineered Traffic Control Plan will be developed with the assistance of the City Engineer, and City Director of Emergency Management and Homeland Security and brought back to City Council for final approval. The Traffic Control Plan and Parade Resolution are required for road closure ahead of the festival.

Commission Recommendation:

FDC recommends feedback on and approval of the site plan, parade route,

and carnival layout.

Recommended Council

Actions:

Staff recommends approval of the new site plan, walking parade route, and carnival layout for the 2026 Founders Day Festival and Parade.

Attachments:

- 2026 Founders Zone Site Map proposed
- 2026 FDC Parade Route PROPOSED.pdf
- 2026 FDC Parade & Carnival Layout PROPOSED.pdf

Next Steps/Schedule:

- 1. Staff will send all relay any feedback from Council to FDC for any suggested revisions.
- 2. Staff will develop an Engineered Traffic Control Plan for the 2026 Founders Day Festival and return to Council for approval.
- 3. Approved Traffic Control Plan will be shared with DSISD, per facility use agreement.





X TO RECOGNIZE CHANGED CONDITIONS OR

CIRCUMSTANCES IN A PARTICULAR LOCALITY

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 NAMEATX Capital Jorge Canavati								
STREET ADDRESS500 W 2nd St. Suite 1900								
CITYAustinSTATETexasZIP CODE								
PHONE832-289-6030EMAILjcq@atxcapital.com								
APPLICANT NAMEAbby Gillfillan								
COMPANYLionheart Places								
STREET ADDRESS1023 Springdale RD								
CITYAustinSTATETexas ZIP CODE78721								
PHONE_512.644.9628 EMAILabby@lionheartplaces.com								
REASONS FOR AMENDMENT								
☐ TO CORRECT ANY ERROR IN THE REGULATION X TO RECOGNIZE CHANGES IN TECHNOLOGY, STYLE OR MAP OF LIVING, OR MANNER OF CONDUCTING BUSINESS								
X TO MAKE CHANGES IN ORDER TO IMPLEMENT								

Revised 11.30.2018 Page **1** of **4** 62

PLAN

POLICIES REFLECTED WITHIN THE COMPREHENSIVE

PROPERTY & ZONING INFORMATION						
PROPERTY OWNER NAME Kopponen Viktor & Sirkka; ATXC Dripping Springs, LLC						
PROPERTY ADDRESS 26700 Ranch Rd 12, Dripping Springs, TX 78620						
CURRENT LEGAL DESCRIPTION						
TAX ID#	17787; 17782					
LOCATED IN	X CITY LIMITS					
	X EXTRATERRITORIAL JURISDICTION					
CURRENT ZONING	ETJ and Single Family - Low Density					
REQUESTED ZONING/AMENDMENT TO PDD						
REASON FOR REQUEST (Attach extra sheet if necessary)						
INFORMATION ABOUT PROPOSED USES (Attach extra sheet if necessary)						

COMPLIANCE WITH OUTDOOR LIGHTING ORDINANCE? *

(See attached agreement).

X 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 <u>strongly</u> 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

further, that	•				•	•
respect to this Appli					gent and represe	critative with
(As recorded in the)	
	Name					
	 Title					
STATE OF TEXAS	§ §					
COUNTY OF HAYS	§					
This instrum	ent was acknowl	ledged before m	e on the	day of		
201 by			·			
		Notary Public,	State of Texa	S		
My Commission Exp	ires:					
Name of Applicant						

Date

ZONING AMENDMENT SUBMITTAL

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

CHECKLIST						
STAFF	APPLICANT					
	Х	Completed Application Form - including all required signatures and notarized				
	Х	Application Fee-Zoning Amendment or PDD Amendment (refer to Fee Schedule)				
		PDF/Digital Copie s of all submitted Documents				
	Х	When submitting digital files, a cover sheet must be included outlining what				
		digital contents are included.				
	Х	Billing Contact Form				
		GIS Data				
	Х	Outdoor Lighting Ordinance Compliance Agreement - signed with attached photos/drawings (required if marked "Yes (Required)" on above Lighting Ordinance Section of application)				
	Х	Legal Description				
	Х	Concept Plan				
	Х	Plans				
	Х	Maps				
	Х	Architectural Elevation				
	Х	Explanation for request (attach extra sheets if necessary)				
	Х	Information about proposed uses (attach extra sheets if necessary)				
		Public Notice Sign (refer to Fee Schedule)				
		Proof of Ownership-Tax Certificate or Deed				
		Copy of Planned Development District (if applicable)				
		Digital Copy of the Proposed Zoning or Planned Development District Amendment				

Received on/by:	Item 8.
-----------------	---------

66



BILLING CONTACT FORM

Projec	t Name:		
Projec	et Address:		
Projec	et Applicant Name:		
Billing	g Contact Information		
	Name:		
	Mailing Address:		
	Email:	_Pho:	ne Number:
Туре	of Project/Application (check all that apply):		
	Alternative Standard		Special Exception
	Certificate of Appropriateness		Street Closure Permit
	Conditional Use Permit		Subdivision
	Development Agreement		Waiver
	Exterior Design		Wastewater Service
	Landscape Plan		Variance
	Lighting Plan		Zoning
	Site Development Permit		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	Date



Dripping Springs Ranch Court

Planning Comission Workshop



Agenda

- 1. Team
- 2. Project Context
- 3. Proposed project



Location Map





Management Team

Managing Principal



Jorge Canavati is a real estate investment specialist with over a decade of experience in land acquisition and development. As the founder of ATX Capital, he established the firm's innovative land investment strategy, focusing on identifying undervalued

properties with near-term development potential. Prior to founding ATX Capital in 2020, Jorge led Terragon Developer's venture into the Houston market as Director of Development, where he oversaw multifamily projects and gained invaluable experience in the entitlement process. His earlier roles at DDelta Real Estate Investments and International Investors Group provided a strong foundation in investment analysis and capital raising.

Jorge is an active member of UT Austin's Real Estate Center and graduated from the McCombs School of Business with a BBA in Finance and a concentration in Real Estate. His family background in real estate, spanning multiple generations, provided him with a unique perspective on long-term land value appreciation and development strategies.

Director of Land Investments



Jake Heffelfinger leads ATX Capital's land investment efforts, focusing on identifying newopportunities and overseeing operational management of the firm's growing portfolio. With extensive experience in the Austin real estate market, Jake brings valuable insights

into local market dynamics and development trends. Before joining ATX Capital, Jake held pivotal roles within notable Austin real estate companies including StoryBuilt, American Ventures, and RPM Living, where he developed expertise in site selection, entitlement, and value-add strategies.

Jake's analytical approach to real estate investment is complemented by his strong relationships with local municipalities, engineering firms, and developers throughout Central Texas. He holds an MBA with a specialization in Real Estate from the McCombs School of Business at the University of Texas at Austin. ATX
CAPITAL



PROJECT CONTEXT

Site

Neighbors and Surrounding Community



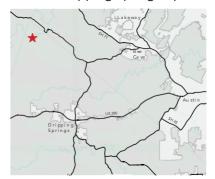


1. Hotel Courtyard by Marriot

2. Sports & Recreation Park



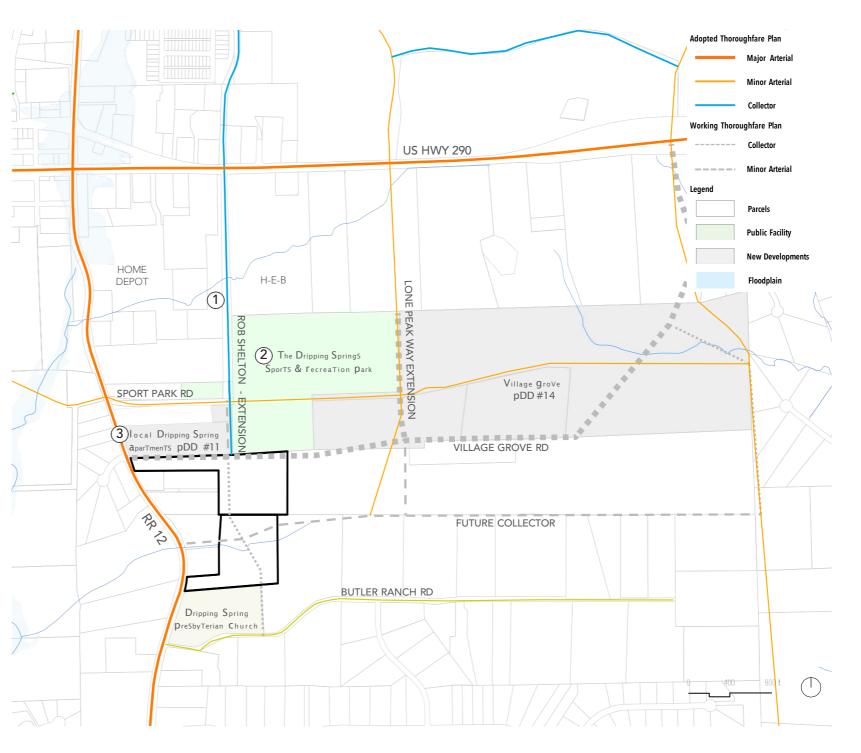
3. Local Dripping Springs Apartments



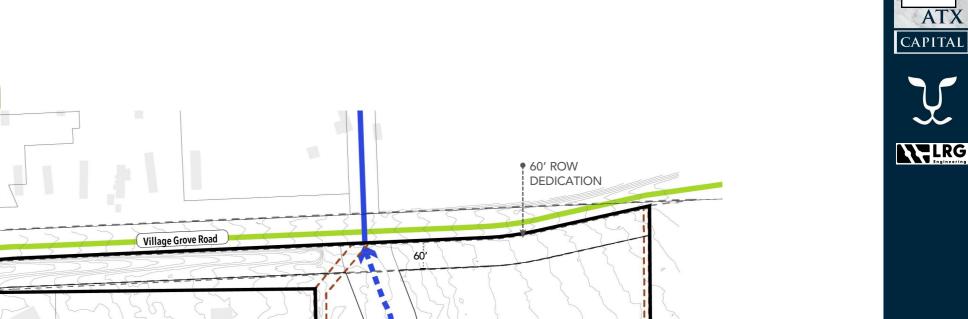
Location map





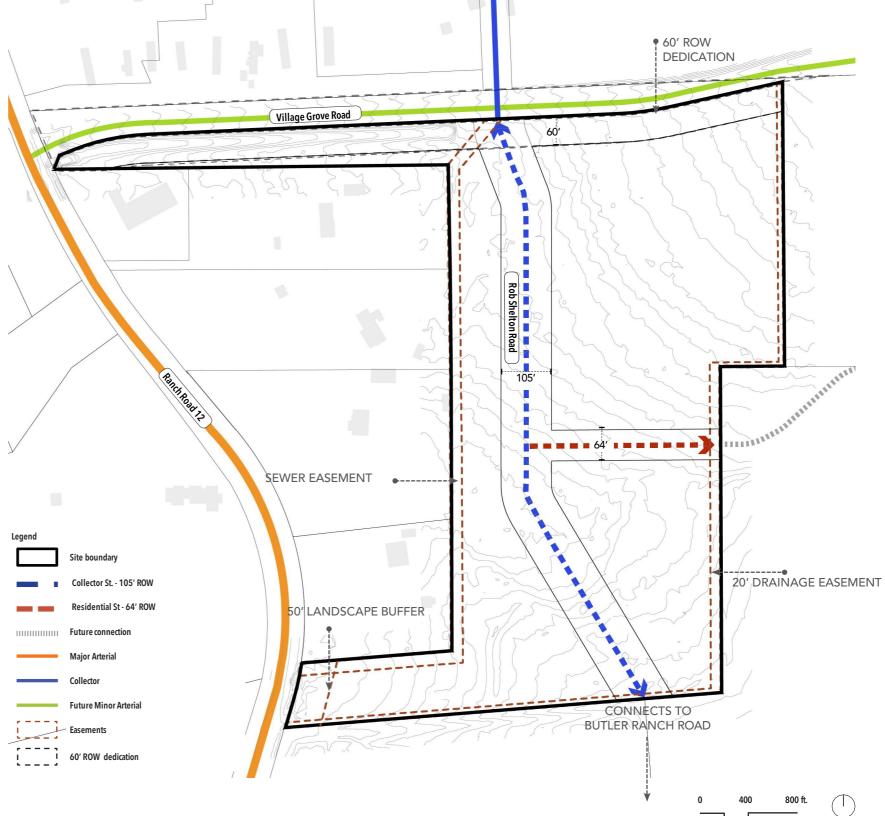


Context Transportation





Rob Shelton Road



Site Constraints

Site Constraints	
	Acres
Undevelopable Land	10.77
Developable Land	9.23
Site	20





Heritage tree

Sewer easement



Cluster of trees







Character precedents



Local retail buildings that integrate color and context.

Landscaping dry streams to integrate as part of public open spaces..



Local retail highlighting open space into its design.



Gathering space within existing trees.



Local Landscape trail



Pedestrian scale retail providing landscaped resting areas.





PROPOSED PROJECT

Goals & Metrics







Design and **integrate** with existing nature and hill country landscape.



Create a **sense of place** and identity, that reflects local culture.



Align internal **connectivity** and placemaking with the broader city network.



A feasible product that meets current market demands while maintaining long-term **flexibility.**







Ranch Court

Illustrative Plan

MASTERPLAN						
	QTY	Acres				
MF Residential	312	7.8				
Commercial	2	1.2				
Natural open space		1.8				
Detention area	2	0.9				
Water quality	3	2.8				
ROW		5.5				
Total		20				

- Integrate naturalized open spaces strategically located to preserve existing trees and provide amenity areas, while also accommodating water quality and drainage functions serving a dual purpose.
- Activated street frontage and retail plaza areas supporting adjacent uses and creating sense of place.
- **Connectivity** through continuous on site and off site pedestrian paths, and vehicular connections.
- Achieving a balanced mix of residential density and commercial uses builds in flexibility that supports the zoning.

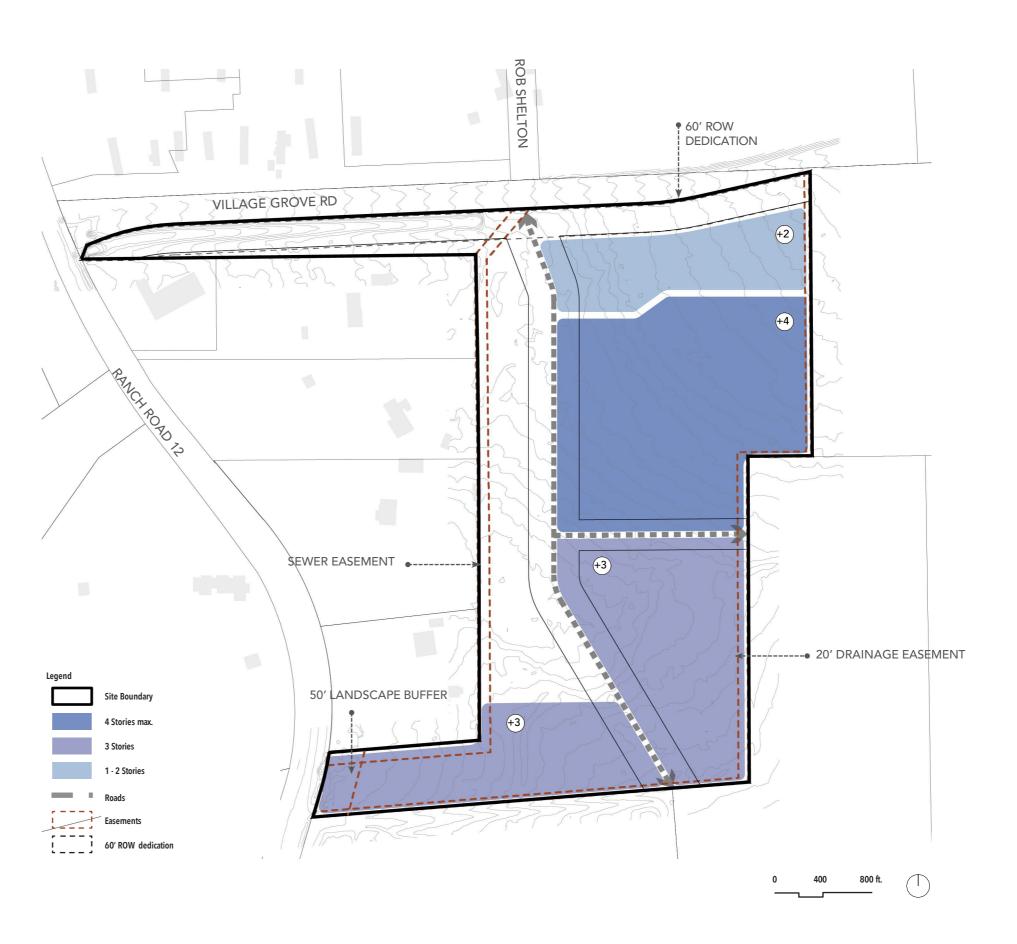






Site Heights

Village Grove frontage is limited to a maximum of two stories. Frontages on the south side are limited to three stories to create a step-down transition from existing buildings and concentrate the four stories residential buildings toward the middle of the site.







Character & Style

















Retail / Amenity Area



1. Weaving existing vegetation into outdoor patio



2. Urban outdoor patio that enhances and integrates existing vegetation



3. Amenity center integrated with residential buildings







Open Spaces



1. Design to highlight existing trees.

2. Landscaping stream as a visual amenity



3. Designed pathways in between buildings.







Ranch Court





PLANNED DEVELOPMENT DISTRICT No. __ [Ranch Court Mixed Use]

Planned Development District Ordinance
Approved by the Planning & Zoning Commission on:
, 2025.
Approved by the City Council on:
, 2025

- **THIS PLANNED DEVELOPMENT DISTRICT ORDINANCE** ("Ordinance") is enacted pursuant to City of Dripping Springs Code of Ordinances, Article 30.3.
- WHEREAS, the Owner is the owner of certain real property containing 19.995 acres, more or less, located within the City Limits of the City of Dripping Springs ("City"), in Hays County, Texas, and as more particularly identified and described in *Exhibit* "A" (the "Property") to *Attachment* "A"; and
- WHEREAS, the Property will be subdivided and developed by Owner, its affiliates or their successors and assigns, for construction and use in general accordance with the PD Master Plan shown as Exhibit "B" to Attachment "A"; and
- WHEREAS, the Owner, its affiliates or their successors and assigns intends to develop a masterplanned residential rental community that will include a mix of land uses, together with parkland and roadway connections described herein (the "Project");
- **WHEREAS,** the Owner has submitted an application to the City to rezone the Property to Planned Development District ("PDD"), designating it "PDD "; and
- **WHEREAS**, pursuant to the City's Planned Development Districts Ordinance, Article 30.03 of the City's Code of Ordinances (the "PD Ordinance"), the Owner has submitted a PD Master Plan that conceptually describes the Project, which is attached to this Ordinance as *Exhibit "B*" to *Attachment "A*"; and
- WHEREAS, this Ordinance, PD Master Plan, and the Code of Ordinances shall be read in harmony, will be applicable to the Property, and will guide development of the Property; and
- WHEREAS, the City Council has reviewed this proposed Ordinance and the PD Master Plan for the Project and has determined that it promotes the health, safety, and general welfare of the citizens of Dripping Springs; complies with the intent of the City of Dripping Springs Comprehensive Plan; and is necessary in light of changes in the neighborhood; and
- WHEREAS, the City Council finds that this proposed Ordinance ensures the compatibility of land uses, and to allow for the adjustment of changing demands to meet the current needs of the community by meeting one or more of the following purposes under Code § 30.03.004: provides for a superior design of lots or buildings; provides for increased recreation and/or open space opportunities for public use; provides amenities or features that would be of special benefit to the property users or community; protects or preserves natural amenities and environmental assets such as trees, creeks, ponds, floodplains, slopes, hills, viewscapes, and wildlife habitats; provides an appropriate balance between the intensity of development and the

City of Dripping Springs Draft 8/18/25 PDD #

Page 2

ability to provide adequate supporting public facilities and services; and meets or exceeds the present standards of this article;

- WHEREAS, the City Council is authorized to adopt this Ordinance in accordance with Texas Local Government Code Chapters 51 and 211; and
- WHEREAS, the Ordinance has been subject to public notices and public hearings and has been reviewed and approved by the City's Planning and Zoning Commission.

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

1. FINDINGS OF FACT

The City Council finds that the facts and matters in the foregoing recitals are true and correct; and, are hereby incorporated into this Ordinance by reference as findings of fact as if expressly set forth herein.

2. ENACTMENT

- A. Zoning District Created. PDD is hereby established consistent with Attachment "A," which is attached hereto and incorporated into this Ordinance for all intents and purposes. Code of Ordinances Chapter 30, Exhibit A [Zoning Ordinance], § 3.1 [Zoning Districts] is hereby amended to add the zoning district identified as PDD – . .
- **B.** Zoning Map Amended. The official zoning map of the City is hereby amended to demarcate the boundaries of PDD – consistently with the boundaries of the Property delineated in the Property Legal Description, *Exhibit "A"* to *Attachment "A"*.
- C. PD Master Plan Approved. The PD Master Plan attached as Exhibit "B" to Attachment "A" is hereby approved. The PD Master Plan, together with Attachment "A", constitutes the zoning regulations for the Project. All construction, land use and development of the Property must substantially conform to the terms and conditions set forth in the PD Master Plan, this Ordinance, Attachment "A" and the exhibits. The PD Master Plan is intended to serve as a guide to illustrate the general vision and design concepts. The PD Master Plan is to serve as the conceptual basis for the site plan(s) subsequently submitted to the City seeking site development permit approval. If this Ordinance and the PD Master Plan conflict, this Ordinance controls. This approval shall not be interpreted as approval of a variance, utility sources, or other site plan or plat requirements without specific reference in the ordinance or variance chart, or in future approvals.
- **D.** Administrative Approval of Minor Modifications. In order to provide flexibility with respect to certain details of the development of the Project, the City Administrator is authorized to approve minor modifications. Minor modifications do not require consent or action of the Planning & Zoning Commission or City Council. Examples of minor modifications include the slight adjustments to the internal street and drive alignments in accordance with Section City of Dripping Springs Draft 8/18/25

PDD # ___

Page 3

- 2.5.2. Roadway Alignments; orientation of buildings; and adjustments that do not result in overall increases to traffic, density, or impervious cover or a decrease in parkland, trails, or open space in excess of two acres, and that otherwise comply with the Applicable Rules. The City Administrator may approve minor modifications in writing following consultation with the Development Review Committee. City Administrator may refer a dispute concerning a Minor Change to the Planning and Zoning Commission for recommendation and the City Council for final approval including the question of whether a change is a minor modification.
- **E.** Code of Ordinances. The Code of Ordinances shall be applicable to the Project, except as specifically provided for by this Ordinance, *Attachment "A"*, or the PD Master Plan.
- **F. Resolution of Conflicts.** The documents governing the PDD should be read in harmony to the extent possible. If a conflict arises between the charts included in the exhibits and the illustrations contained in the exhibits, the charts shall control. If a conflict arises between the terms of this Ordinance and the exhibits, the terms of this Ordinance shall control.
- **G.** Attachments and Exhibits Listed. The following attachment and exhibits thereto are incorporated into this Ordinance in their entirety, as though set forth fully in the text of this Ordinance:

Attachment "A" – Planned Development District No. ___ and Zoning Map

Exhibit A	Property Legal Description
Exhibit B	PD Master Plan
Exhibit C	Land Use Plan
Exhibit D	Enhanced Streetscape Buffers
Exhibit E	Transportation Plan
Exhibit F	Parks, Trails, and Open Space
Exhibit G	Water Quality and Drainage
Exhibit H	Tree Preservation Plan
Exhibit I	PD Uses Chart
Exhibit J	PD Code Modifications
Exhibit K	Building Materials Image Board

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.

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.

City of Dripping Springs	Draft 8/18/25
PDD#	

Page 4

5. PENALTY

Any person, firm, association or persons, company, corporations or their agents or employees violating or failing to comply with any of the provisions of this Ordinance may be subject to a fine pursuant to Section 54.001 of the Texas Local Government Code, upon conviction of not more than Two Thousand Dollars (\$2,000.00). The foregoing fine may be cumulative of other remedies provided by State law, and the power on injunction as provided by Texas Local Government Code 54.012 and as may be amended, may be exercised in enforcing this Ordinance whether or not there has been a complaint filed.

6. 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.

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 Chapters 52 and 211 of the Texas Local Government Code.

8. EFFECTIVE DATE

This Ordinance shall be effective immediately upon approval by the City Council and publication as required by law.

as required by law.
PASSED & APPROVED this, theday of, 2024 by a vote of (ayes) to (nays) to (abstentions) of the City Council of Dripping Springs.
CITY OF DRIPPING SPRINGS:
by: Bill Foulds, Mayor
ATTEST:
Diana Boone, City Secretary

City of Dripping Springs

PDD # ___

Page 5

Draft 8/18/25

Attachment "A"

City of Dripping Springs

CODE OF ORDINANCES

ARTICLE 30.03: PLANNED DEVELOPMENT DISTRICTS PLANNED DEVELOPMENT DISTRICT NO. :

ARTICLE I. GENERAL PROVISIONS

- **1.1. Popular Name.** This Chapter shall be commonly cited as the "PDD Ordinance", also referred to as "this Ordinance" herein.
- **1.2. Scope.** This Ordinance applies to the Property.
- **1.3. PD Master Plan.** The PD Master Plan has been approved by the City and shall guide permitting, development, and use of the Property.
- **1.4. Definitions.** Words and terms used herein shall have their usual meaning except as they may be specifically defined herein, or, if capitalized and not defined herein, as defined in the Code (hereinafter defined):

City: The City of Dripping Springs, an incorporated Type A, general-law municipality located in Hays County, Texas.

City Administrator or Administrator: The chief administrative officer of the City of Dripping Springs, Texas. The term also includes a Deputy City Administrator and City Administrator's designee.

City Council: The governing body of the City of Dripping Springs, Texas.

City Engineer: The person or firm designated by the City Council as the engineer for the City of Dripping Springs, Texas.

Code, City's Code of Ordinances or City of Dripping Springs Code of Ordinances: The entirety of the City's ordinances, regulations, and official policies in effect at the time of the Effective Date except as modified by the Project Approvals and variances granted

City of Dripping Springs	Draft 8/18/25
PDD#	

Page 6

under this Ordinance. This term does not include Building Codes, Sign Ordinance, the Water Quality Protection Ordinance, Lighting Ordinance, Base Zoning District and Zoning Regulations, Subdivision Ordinance, Site Development Ordinance, Landscape and Tree Preservation Ordinance, or regulations mandated by state law, or that are necessary to prevent imminent harm to human safety or property.

Dripping Springs Technical Criteria: The criteria adopted in Article 28.07 of the City of Dripping Springs Code of Ordinances that includes technical criteria standard specifications and adopted in Ordinance 2021-35.

Effective Date: The Effective Date of this Ordinance shall be the date of approval by the City Council and publication as required by law.

Exterior Design and Architectural Standards Ordinance: Article 24.03, Exterior Design and Architectural Standards, of Chapter 24, Subdivisions and Site Development of the City of Dripping Springs Code of Ordinances.

Impervious Cover: Buildings, parking areas, drives, and other impermeable man-made improvements covering the natural land surface not that prevent infiltration as determined by City Engineer. For purposes of compliance with this document, the term expressly excludes storage tanks for rainwater collection systems.

Impervious Cover Percentage: The percentage calculated by dividing the total acres of impervious cover by the total number of acres included in the Property, excluding dedicated public rights-of-way.

Landscaping Ordinance: Landscaping and Tree Preservation ordinance provisions in the Subdivisions and Site Development Codes of the City of Dripping Springs Code of Ordinances at the time of the Effective Date.

Outdoor Lighting Ordinance: Article 24.06, Outdoor Lighting, of Chapter 24 of the City of Dripping Springs Code of Ordinances at the time of applicable permit application submitted.

Owner: Kopponen Viktor & Sirkka; ATXC Dripping Springs, LLC, a Texas limited liability company, and its successors and assigns as subsequent owners of any portion of the Property.

Project: A land use and development endeavor proposed to be performed on the Property, as provided by this Ordinance and generally depicted on the PD Master Plan.

Project Approvals: The approvals, waivers, and exceptions to the Applicable Rules approved by the City with respect to the development of the Property.

Property: The land as more particularly described in *Exhibit "A"*.

City of Dripping Springs PDD #

Draft 8/18/25

TCEQ: The Texas Commission on Environmental Quality, or its successor agency.

TIA: Traffic Impact Analysis, as specified in Chapter 28, Article 28.02: Exhibit A-Subdivision Ordinance, Section 11.11 of the Dripping Springs Code of Ordinances.

TxDOT: The Texas Department of Transportation or its successor agency.

Water Quality Protection Ordinance: Article 22.05 of Chapter 22, General Regulations of the Code.

ARTICLE II. DEVELOPMENT STANDARDS

- **2.1. General Regulations.** Except as otherwise provided in this Ordinance and the PD Master Plan, the Property shall be governed by the site regulations and development standards contained in the Code of Ordinances.
- **2.2. Phasing.** The Property may be developed in phases. Phases may be developed concurrently. Construction plans or site plans shall be submitted to the City for approval with each phase. In addition, an impervious cover and LUE tracking chart shall be submitted as an exhibit with each plat filed indicating the amount of impervious cover proposed for the entire Land, the amount associated with prior platted areas and the amount associated with the area subject to such plat.
- 2.3. Permitted Uses.
 - **2.3.1 Base Zoning:** The base zoning district for the commercial portion of the Property shall be general retail (GR) and the base zoning district for the residential portion of the Property shall be multifamily residential (MF).
 - **2.3.2** Allowed Uses. Those uses listed in the PD Uses Chart attached as Exhibit I. PD Uses Chart are hereby permitted by right within the Project.
- **2.4. Impervious Cover.** The Property may be developed with an Impervious Cover Percentage that does not exceed 65% over the entire Project. Areas covered in pervious pavers and elevated decks may be calculated as partially impervious based on design and materials as determined by the City Engineer. Final Impervious cover will be determined at the Site Plan approval process and will be determined by the selected materials to be used for construction.
- **2.5 Cut & Fill.** All cut and fill shall be in accordance with Section 28.04.018 of the City Ordinances.
- **2.6 Building Separation.** There shall be a minimum separation between structures of 10' or as required by the City's adopted International Building and Fire Codes, at the time of permitting.

City of Dripping Springs		
PDD#		

Page 8

Draft 8/18/25

2.7 Pedestrian Amenities. Pedestrian amenities will be incorporated into the community to serve residents on-site. Amenities will include a central linear park for passive recreation connected to club amenities, barbecue grills, walking paths, and trash receptables.

2.8. Residential Design Specifications:

- **2.8.1 Exterior Design and Architectural Standards.** Design of all residential buildings shall follow the design review and approval process as outlined in the City Exterior Design and Architectural Standards Ordinance Sec. 24.03 of the City Code of Ordinances and as amended by this Ordinance.
 - **a. Stone Building Entry Elements.** The primary façade shall consist of a minimum of 50% stone, and glazing. The remaining 50% of the primary façade and all other exterior building materials may consist of exterior finish insulation system, stucco, masonry, cementitious fiber board, wood, metal, or other equivalent materials as approved by the City Architect.
 - **b. Stone building base elements.** The exterior wainscot will be 100 percent faced with stone masonry to a minimum height equal to one-fourth (or 25 percent) of the wall height or up to four feet high, whichever is less. This masonry "skirt" precludes the use of EFIS as a wainscoting material on the primary and secondary facades of the buildings and will have appropriate adjustments in height for changes in finished grade.
 - **c. Metal Roofs.** All sloped roof elements (including permanently roofed pedestrian scale elements) on the club house will be clad in prefinished metal roofing panels of an approved type. All residential buildings may be clad in either prefinished metal roofing panels or an approved type or architectural shingles of an approved type.

2.8.2 Building Height. Building Height shall be as follows:

- a. **Maximum Three Story Height Areas.** Buildings shall not exceed 3 stories or 50 feet whichever is less in the 3-story building height area identified on Exhibit C: Land Use Plan.
- b. **Maximum Four Story Height Areas.** Buildings shall not exceed 4 stories or 60 feet whichever is less in the 4-story building height area identified on Exhibit C: Land Use Plan.
- c. **Building Height Measurements.** Building height is measured from the average elevation of the existing grade of the building to the highest point of a flat or multi-level or as defined in Section 28.05.004 of the 2017 City of Dripping Springs Code of Ordinances. Elevator penthouses and stairwells to the roof are excluded from this restriction, up to a maximum of eight feet above the highest

City of Dripping	Springs
PDD #	

Draft 8/18/25

91

Page 9

point of the roof parapet.

- **2.8.3 Setbacks.** Building setbacks shall be as follows:
 - **a. Minimum Side Property Setbacks:** Building setbacks shall be twenty (20) feet from the east and west property lines.
 - **b.** Minimum Ranch Road 12 Frontage Setback: 50 feet, inclusive of 25-foot landscape buffer located from the edge of the property line in compliance with the city code of Ordinances section 28.06.052.
 - **c. Minimum Front Yard:** Building setbacks shall be ten (10) feet from the street right of way.
 - **d. Minimum Side Yard:** Building setbacks shall be ten (10) feet from perimeter lot lines.
 - e. Minimum Rear Yard: Building setbacks shall be ten (10) feet from perimeter lot lines.
- **2.8.4 Parking.** The overall multifamily minimum parking ratio is 1.6 spaces per unit and may include delineated on-street parking spaces. The final count will be based on the final unit count. Approval of the final parking count will be made at the time of Building Permit and Site Plan Approval.
- **2.8.5 Density of Development:** With respect to the density of the Project, Owner will have the right to develop the Land at a density not to exceed 312 units.
- **2.8.6 Parkland Dedication Requirements:** In consideration of the adjacent Dripping Springs Sports and Recreation Park, the project will pay fee-in-lieu for parkland dedication for all residential units at the time of site plan permit.
- **2.8.7 Park Development Fee:** The project will utilize required Park Development fees to extend the existing trail located along Rob Shelton Blvd approximately 1,800 feet from Village Grove Road to the edge of the property, in accordance with Exhibit F: Parks, Trails, and Open Space.
- **2.8.8 Pedestrian Amenities.** Pedestrian amenities will be incorporated into the community to serve residents on-site. Amenities will include a central linear park for passive recreation connected to club amenities, barbecue grills, walking paths, and trash receptables.
- 2.9 Commercial Design Specifications.
- 2.9.1 Exterior Design and Architectural Standards. Design of all Commercial buildings shall follow the design review and approval process as outlined in the City of Dripping Springs

 Draft 8/18/25
 PDD #

Page 10

- City Exterior Design and Architectural Standards Ordinance Sec. 24.03 of the City Code of Ordinances.
- **2.9.2 Building Height.** Buildings shall not exceed two (2) stories or 40 feet whichever is less as shown on Exhibit C: Land Use Plan.
- **2.9.3 Setbacks.** Building setbacks shall be as follows:
 - **a. Minimum Front Yard:** Building setbacks shall be ten (10) feet from the street right of way.
 - **b. Minimum Side Yard:** Building setbacks shall be ten (10) feet from perimeter lot lines.
 - **c. Minimum Rear Yard:** Building setbacks shall be ten (10) feet from perimeter lot lines.
- **2.9.4 Parking.** Off-street parking and loading requirements for the commercial land use area shall follow the requirements outlined in the City code of Ordinances.

2.10. Landscape and Site Design Standards.

- **2.10.1. Signage.** Any architectural signage elements or treatments, whether integral to the building or freestanding, shall be designed to be consistent with the building architecture and the Hill Country environment and shall be communicative, appropriately scaled, and not garish. All signage shall comply with the City Code of Ordinances unless otherwise approved through variance approvals or a Master Sign Plan.
- **2.10.2. Parking Lot Trees.** One tree is required for every six (6) parking spaces. Tree preservation is encouraged, thus one existing tree that is four (4) inches in Diameter at breast height (DBH) shall count for two new trees. No parking space shall be located further than 50 feet from a landscape island, peninsula, median, or tree. The minimum total area in landscape islands, peninsulas, and medians located in front of buildings shall be 90 square feet for each 12 parking spaces.
- **2.10.3. Street Trees.** At least one (1) street tree shall be planted along the right-of-way for every 30 feet, or fraction thereof, of linear street frontage. All new proposed street trees shall be a minimum of 2.5 inches in caliper at the time of planting. Street trees may be planted within the Public Right-of-Way where root barriers are used as approved by the City Engineer.
- **2.10.4. Enhanced Streetscape Buffer.** The Project shall incorporate an enhanced streetscape buffer as shown in Exhibit C: Land Use Plan and further described in Exhibit D: Enhanced Streetscape Buffer and below:

a. Enhanced Streetscape Buffer	. An Enhanced Streetscape Buffer is required
City of Dripping Springs	Draft 8/18/25
PDD#	

Page 11 93

where identified on Exhibit C: Land Use Plan.

- **b.** Enhanced Streetscape Buffer Planting Requirements.
 - 1. All plant material shall be of native or adapted species.
 - 2. All newproposed shade trees shall be a minimum of 2.5 inches in caliper.
 - 3. All proposed ornamental trees shall be a minimum of 1.5 inches in caliper.
 - 4. All large shrubs shall be a minimum of five-gallon container size and small shrubs/groundcovers shall be a minimum of one-gallon container size.
- **c.** Enhanced Streetscape buffer spacing requirements.
 - 1. Shade trees (such as live oak or cedar elm). One per 30 feet of buffer frontage.
 - 2. Ornamental trees (such as crape myrtle or desert willow). One per 25 feet of buffer frontage.
 - 3. Large shrubs, five-gallon (such as wax myrtle, DW yaupon, or agarita). One per six feet of buffer frontage.
 - 4. Small shrubs/groundcovers, one-gallon (such as lantana or liriope). One per three feet of buffer frontage.
- **d.** Enhanced Streetscape buffer widths. The Enhanced Streetscape Buffer shall be a minimum of 10' from the ROW line to a building or 15' measured from the right-of-way line to a parking lot. At no time shall the Enhanced Landscape Buffer measure less than 30' from the back of curb along.
- **e. Parking lot screening.** Parking lots that abut an enhanced landscape buffer shall be screened with landscaping or a fence. Fences may be a maximum of 4' tall.
- **2.10.5. RR 12 Landscape Buffer.** The RR 12 landscape buffer shall be located on Ranch Road 12 only. The landscape buffer width shall be twenty-five (25) feet and measured from the edge of the right-of-way.
- **2.10.6. Building Equipment.** Ground floor HVAC equipment shall be screened as required by City Ordinance in effect at time of building permit.
- **2.10.7. Reclaimed Water Irrigation**. The property will utilize the City of Dripping Springs reclaimed water lines for all outdoor irrigation.

2.11 Access.

2.11.1 Roadway Alignments: The proposed roadway alignment shown on the PD Master Plan shall be approved by the City, in order to ensure that the plan follows the

City of Dripping Springs	Draft 8/18/25
PDD#	

Page 12 94

Dripping Springs Development Code and the Future Thoroughfare Plan.¹

- **2.11.2 Street Standards:** The standards for the various street widths and related landscaping and walkways are depicted on Exhibit E: Transportation Plan.
- **2.12 Utilities.** All proposed utilities within the Property will be located underground (other than above-ground appurtenances to such underground utilities). All other issues related to utilities shall be finalized by separate agreement.
- 2.13 Lighting and Signage. All illumination for street lighting, signage, security, exterior, landscaping, and decorative facilities for the Project shall comply with Article 24.06 of the City's Code of Ordinances ("Outdoor Lighting Ordinance"), as may be amended, from time to time. To the extent any portion of this Ordinance conflicts or is inconsistent with the Outdoor Lighting Ordinance, the Outdoor Lighting Ordinance shall control without variance approval. Owner, homeowners, end users, and/or a Property Owner Association will be required to operate and maintain the lighting within the Project according to the Applicable Rules. A Master Sign Plan or variance application shall be submitted for City approval prior to the placement of any signs that are not in compliance with either (i) the City's Sign Ordinance or (ii) the variances described in the PD Code Modifications Chart attached hereto as Exhibit J.
- **2.14 Tree Preservation:** Landscaping Ordinance: Article 28.06, Landscaping and Tree Preservation, of Chapter 28, Subdivisions and Site Development of the City of Dripping Springs City Code shall apply to the project except as modified by this Agreement. Full tree survey to be submitted with each plat application.
- **2.15** Tree Replacement Plan: The Tree Replacement Plan shall be in accordance with the City of Dripping Springs Code of Ordinances Chapter 28, Article 28.06 Landscaping and Tree Preservation.
- **2.16** Water Quality Buffer Zones. The Water Quality Buffer Zones are depicted on Exhibit G: Water Quality and Drainage.
- **2.17 Water Quality:** Owner agrees to implement and comply with the City's Water Quality Protection Ordinance in place on the Effective Date except as modified by this Agreement in Exhibit G: Water Quality and Drainage and elsewhere.

 $\underline{https://www.cityofdrippingsprings.com/sites/g/files/vyhlif6956/f/pages/dripping_springs_thoroughfareplan_10.21_approved.pdf$

City of Dripping Springs

Draft 8/18/25

95

PDD # ___

Page 13

¹ City of Dripping Springs Future Thoroughfare Plan

EXHIBIT A PROPERTY LEGAL DESCRIPTION

City of Dripping Springs PDD # ____

Draft 8/18/25

Page 14 96

EXHIBIT I PD Uses Chart

T	ne u	ses	permitte	d in	PDD	are	as	fol	lo	W	s:

Residential Land Use Area:

Permitted Uses:

- Accessory Bldg./ Structure (Residential)
- Home Occupation
- Multiple-Family Dwelling
- Swimming Pool, Private
- Community Center, Private; and
- Those uses listed in the City's zoning ordinance for the MF District or any less intense residential district are hereby permitted by right.

Conditional Uses:

• Those uses listed as conditional in the City's zoning ordinance for the MF District or any less intense residential district are hereby permitted by right.

Commercial Land Use Area:

Permitted Uses:

• Those uses listed as permitted in the City's zoning ordinance for the GR District or any less intense commercial district are permitted by right with the exception of the Prohibited Uses below.

Conditional Uses:

• Those uses listed as conditional in the City's zoning ordinance for the GR District or any less intense commercial district are permitted by right with the exception of the Prohibited Uses below.

Prohibited Uses:

- Automotive/vehicle related uses (sales, rental, servicing, repair)
- Mini-warehouse/ self-storage facilities.

City of I	Oripping	Springs
PDD#		

Draft 8/18/25

Page 15 97

EXHIBIT J PD CODE MODIFICATIONS CHART

City of Dripping Springs PDD # ____

Draft 8/18/25

Page 16 98

City of Dripping Springs PDD # ____

Draft 8/18/25

Page 17 99

#	Ordinance	Description	Requirement	Requested Modification	Justification
1	City of Dripping Springs Code Section 22.05.017 (b)	Water Quality Buffer Zones	Greater than 160 acres and up to 320 acres: The WQBZ shall extend a minimum of 100 feet from either side of the centerline of the stream (total of 200 feet of buffer zone).	Greater than 50 acres and up to 160 acres: The WQBZ shall extend a minimum of 50 feet from either side of the centerline of the stream (total of 100 feet of buffer zone).	Doucet has been in communication with the Texas Commission on Environmental Quality (TCEQ) regarding stream buffer setback for the existing creek on the subject site per the TCEQ Optional Enhanced Measures (OEM). In August 2023, after reviewing the information we provided on the property, TCEQ agreed that the stream is no longer an untouched natural stream since it has been affected by past land disturbances resulting from ranch use, as well as efforts to limit soil erosion through the installation of terraces. As a result, TCEQ has agreed that the stream is no longer a natural stream, and a stream buffer per OEM is not required. The stream will still need to be designed to convey the 100-year storm event. (See Exhibit F)
2	City of Dripping Springs Code (Exhibit B), Section 28.05.004 (a)	Building Height	Main Building(s): Maximum of two stories, or 40 feet, whichever is less, for the main building(s).	Main Building(s): Maximum of four stories, or 60 feet whichever is less, for the main building (s).	The proposed four-story building will provide a higher density, which will reduce the cost per unit and make housing more accessible to the general public. The four-story buildings would allow for additional open space and maintain the impervious cover on the site.

3	City of Dripping Springs Code (Exhibit B), Section 28.06.052 (c)	Building Setbacks	Minimum Front Yard: 30 feet; all areas adjacent to a street shall be deemed front yards. Minimum Side Yard: 15 feet; 45 feet when the building is in excess of one story and adjacent to the single-family zoning district. Minimum Rear Yard: 25 feet; 45 feet when the building is in excess of one story and adjacent to the single-family zoning district.	Minimum Front Yard: Building setbacks shall be 10 feet from the street right of way. Minimum Side Yard: Building setbacks shall be 10 feet from the side lot lines. Minimum Rear Yard: Building setbacks shall be 10 feet from the perimeter lot lines.	The proposed building setback allows for the buildings to be closer to the internal/external streets and creates an urban design that is both inviting and engaging. Twenty foot setbacks are required to adjacent residential properties on the east and west perimeter property lines.
4	City of Dripping Springs Code (Exhibit B), Section 3.8.4(c)	Building Separation	Building Separation: One-story buildings shall have a minimum side-to-side separation of 20 feet for buildings with or without openings.	Building Separation: There shall be a minimum separation between structures of 10' or as required by the City's adopted International Building and Fire Codes, at the time of permitting.	The subject site is limited in size and requires a 50ft water quality buffer zone through the center of the site which would make it hard to achieve the 20ft building separation. Minimizing space between buildings where appropriate allows for larger intentionally designed amenity spaces.
5	City of Dripping Springs Code (Exhibit B), Section 3.8.6(h)(6)	Length of Buildings in a MF District	Multifamily buildings shall not exceed 200' in length.	Multifamily buildings shall not exceed 250' in length.	The proposed building length is to have less building footprints on the subject site. If the buildings are broken up it would make more smaller spaces and less larger contiguous open spaces. The buildings would still meet hose lay coverage around the buildings from the fire lane and would be sprinkled with NFPA 13R systems. The aesthetics of the building would not be compromised due to the amount of articulation in the building elevation breaking up the length.

6	City of Dripping Springs Code (Exhibit B) Section 5.6.1 (c)	Parking Requirement for Multi- Family	Efficiency: One Space One Bedroom – 1.5 Spaces; Two Bedroom - 2 Spaces Two + Bedrooms: 2.5 Spaces Plus, an added five percent of the total number of spaces required for the development.	Overall multifamily minimum parking patio of 1.6 spaces per unit.	Based on historical data, 1.6 spaces per dwelling unit has provided sufficient parking for similar projects. This request will result in reduced impervious cover, increased green space, and prevent the construction of unused parking spaces.
7	City of Dripping Springs Code Sec. 28.06.079 (d)	Tree Preservation	A minimum of 40 percent of standard trees shall be preserved on a lot calculated by the total inches (DBH) of the existing standard trees on site. All heritage trees shall be preserved on a lot.	Allow removal of heritage and protected trees within ROW, easement, and building footprints.	This variance is requested to allow exceptions for trees located within public rights-of-way, easements, or proposed building areas, where preservation is often infeasible due to conflicts with infrastructure, utility access, or necessary building placement.
8	City of Dripping Springs Code Sec. 28.06.072 (c)	Landscape Buffers	MF: Arterial 50ft Collector: 40ft LR & GR: Arterial: 25ft Collector: 25ft	Replace the standard landscape buffer with an Enhanced Streetscape Buffer measuring a minimum of 10' from the ROW to a building or 15' from the ROW to parking.	The Enhanced Streetscape Buffer includes more landscaping within a smaller space between the built area and the street ROW.

Item 8.

EXHIBIT D PD STREET MODIFICATIONS

EXHIBIT F PD USES CHART

The uses permitted in PDD ___ are as follows:

Residential Areas:

Permitted Uses

- Garden (Non-Retail)
- Accessory Bldg./ Structure (Resi-dential)
- Duplex/Two-Family
- Garden Home / Townhome
- Home Occupation

- Multiple-Family Dwelling
- Rooming/Boarding House
- Single-Family Dwelling, Detached
- Single-Family Industrialized Hous-ing
- Swimming Pool, Private
- Artists Studio
- Park and/or Playground
- Tennis Court
- Church, Religious Assembly
- Fire Station
- Post Office
- School, K Through 12 (public or pri-vate)
- Water Supply Facility (Private)

PLANNED DEVELOPMENT	DISTRICT (PDD) / MF BASE ZONING DISTRICT
Residential Uses (Allowed)	Residential Uses (Conditional Use Permit) *
Garden (Non-Retail)	Orchard/Corp Propagation
Accessory Bldg./ Structure	
(Residential)	Small Scale Farm
Duplex/Two-Family	Farm Animals (Exempt- FFA, 4H)
Garden Home / Townhome	Farm Animals (Non-Exempt)
Home Occupation	HUD-Code Manufactured Home
Multiple-Family Dwelling	Assisted Living Facility
Rooming/Boarding House	Child Day-Care Facility
Single-Family Dwelling, Detached	Group Day-Care Home
Single-Family Industrialized	
Housing	Wireless Communications Tower
Swimming Pool, Private	Home for the Aged, Residential
Artists Studio	Orphanage

Park and/or Playground	Sewage Pumping Station
Tennis Court	Telephone Switching/Exchange Bldg
Church, Religious Assembly	Wastewater Treatment Plant
Fire Station	Water Supply (Elevated Storage Tank)
Post Office	Contractor's Temporary On-site Office
	* All uses listed above are required to go through P&Z and City
School, K Through 12 (public or	Council for approval, as per the City of Dripping Springs Code of
private)	Ordinances.
Water Supply Facility (Private)	
Commercial Uses (Allowed)	Commercial Uses (Conditional Use Permit) *
Armed Services Recruiting Center	
Bank	
Check Cashing Service	
Credit Agency	
Insurance Agency Offices	
Offices, General/Professional	
Office, Brokerage Services	
Offices, Health Services	
Offices, Legal Services	
Offices, Professional	
Offices, Real Estate Office	
Saving and Loan	
Security Monitoring Company	
Telemarketing Center	
All-Terrain Vehicle	
Dealer (Sales Only)	
Ambulance Service (Private)	
Antique Shop	
Appliance Repair	
Art Dealer/Gallery	

Artisan's Shop	
Artist Studio	
Auto Sales (New and Used)	
Auto Supply Store	
Bakery or Confectionary (Retail)	
Bar	
Barbershop	
Beauty Shop	
Bed and Breakfast Inn or Facility	

Item 8.

EXHIBIT G TRANSPORTATION PLAN

- 1. The location of buildings, parking, driveways, trees and landscaping are conceptual and may shift at the time of site plan approval as long as the standards of the PUD are met.
- 2. The project will expand the existing Village Grove Rd. with 60' of additional ROW and new vehicular lanes and sidewalks.
- 3. Rob Shelton Boulevard will be extended through the entire property and consist of 110' of ROW.
- 4. A new public street will provide a connection from the extension of Rob Shelton Boulevard to the parcel to the east.
- 5. The project is intentionally designed to preserve existing trees.
- 6. The use of native, drought tolerant, and adapted plant materials will apply to all new landscaping.
- 7. This property will utilize the City of Dripping Springs reclaimed water lines for all outdoor irrigation.

COMMERCIAL PLAZA VILLAGE GROVE RD EXPANSION WATER QUALITY BUFFER Legend Site Boundary **Buildings** Plaza **Programmed Open space Natural Open space Detention Ponds** RR 12 BUFFER **Existing Protected Trees** Trees **Shared Use Path** Stream **Easements**

LOCATION MAP

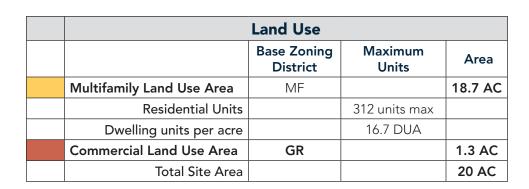




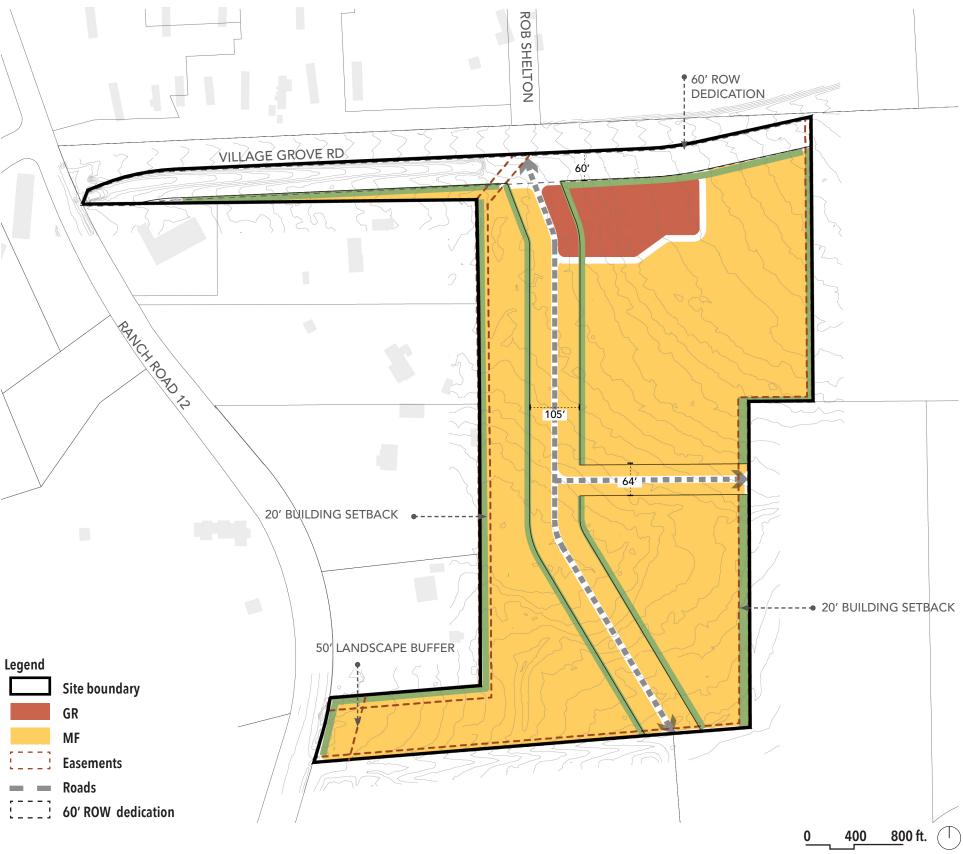
EXHIBIT B: PD MASTER PLAN

SUBMITTAL DATE: AUGUST 2025

800 ft.



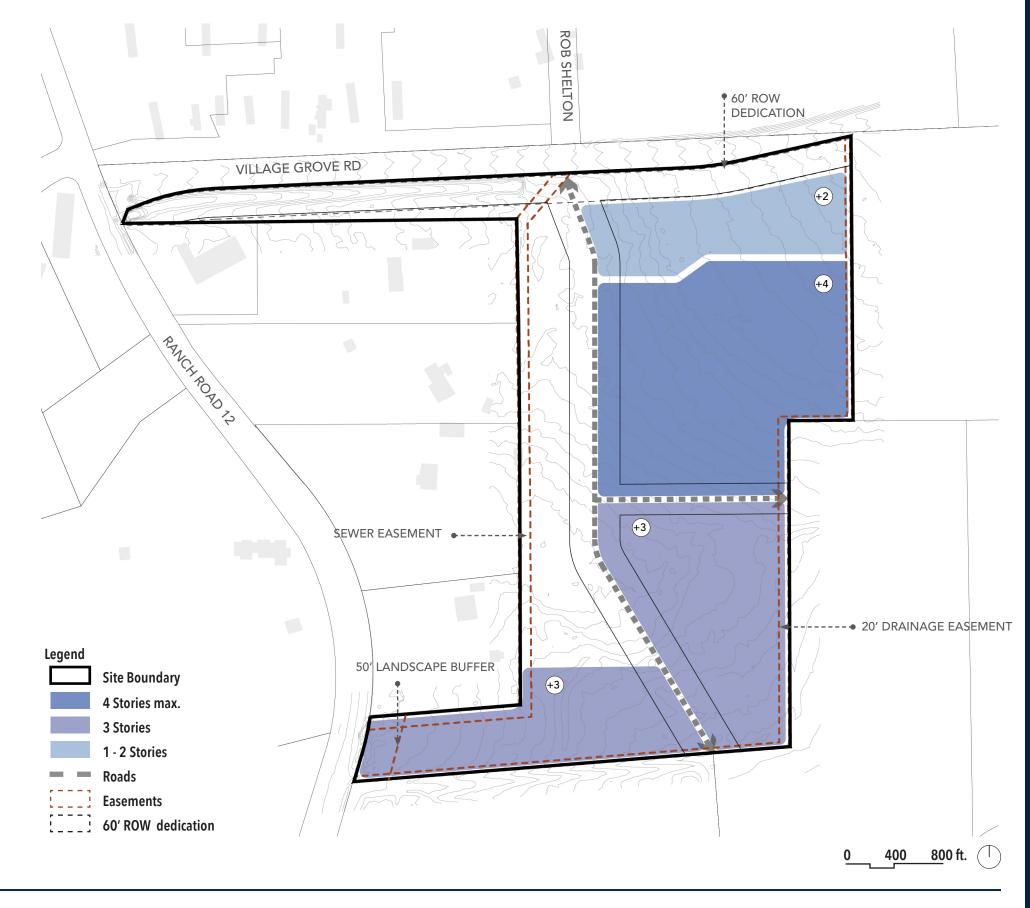
- 1. A twenty foot (20) building setback is included along the side property boundaries and may include drainage facilities.
- 2. A 10' wide enhanced streetscape buffer has been incorporated along the extension of Rob Shelton Boulevard and the widened portion of Village Grove Road. Landscape requirements within the enhanced streetscape buffers are detailed on Exhibit D: Parks, Trails, and Open Spaces.
- 3. A 50' wide landscape buffer has been incorporated along Ranch Road 12. Drainage facilities may be located within the buffer.





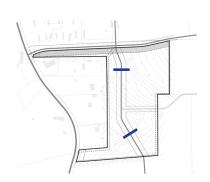
LAND USE SUBMITTAL DATE: AUGUST 2025





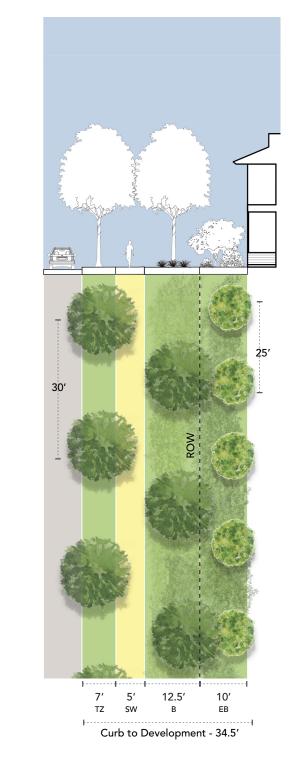


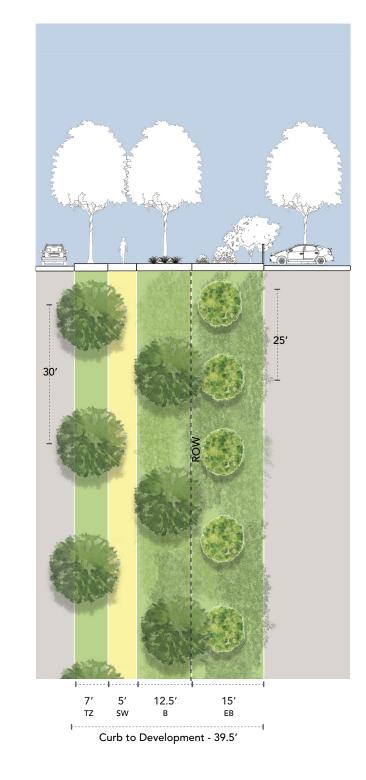




Enhanced Streetscape Buffer Spacing Requirements			
Shade Trees	Ornamental Trees	Small Shrubs (1 gal. min)	Shrubs (5 gal min.)
30′ OC	25' OC	3′ OC	6' OC

- 1. The Enhanced Streetscape Buffer shall be a minimum of 10' from the ROW line to a building or 15' measured from the right-of-way line to a parking lot. At no time shall the Enhanced Landscape Buffer measure less than 30' from the back of curb along.
- 2. All new proposed street trees shall be a minimum of 2.5 inches in caliper at the time of planting.
- 3. Street trees may be planted within the Public Right-of-Way where root barriers are used as approved by the City Engineer.
- 4. Parking lots that abut an enhanced landscape buffer shall be screened with landscaping or a maximum 4' tall fence.
- 5. All landscape will be maintained with reclaimed water.





Legend

SW Sidewalk

TZ Tree Zone

B Buffer

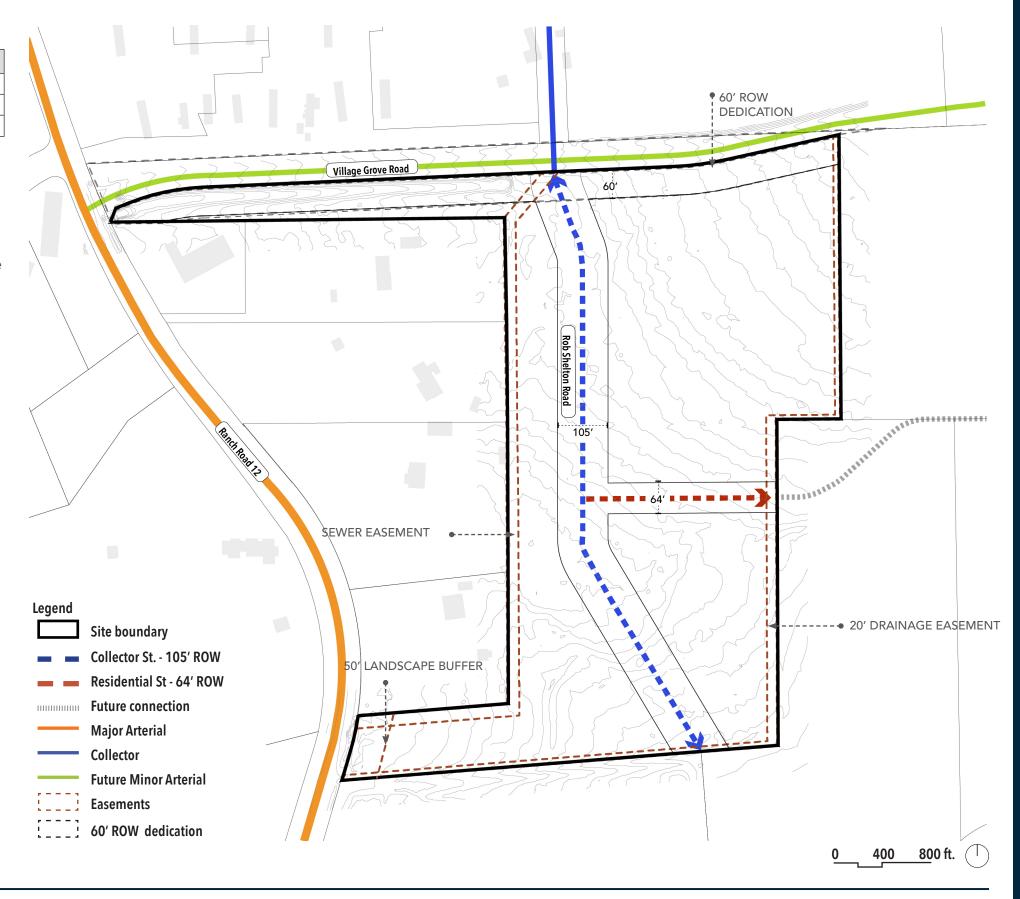
EB Enhanced buffer



EXHIBIT D: ENHANCED STREETSCAPE BUFFERS

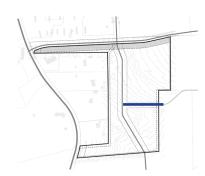
Transportation Plan		
New Road	Length	
Rob Shelton	1,283 LF	
Residential collector	402 LF	

- 1. The plan will extend Rob Shelton to the south aligning with the city thoroughfare plan.
- 2. The proposed residential street will provide a connection to the east.

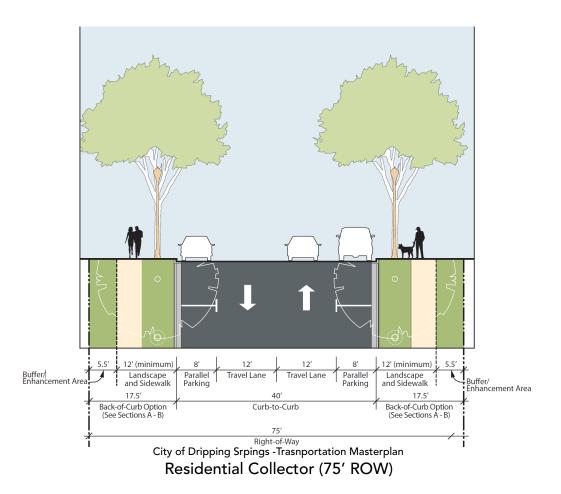








1. A new residential collector provides a connection from the extension of Rob Shelton Blvd. to undeveloped land to the east of the property.



Legend

TL

SW Sidewalk

TZ Tree Zone

PL Parking Lane

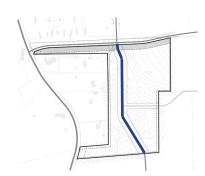
Travel lane

Curb to curb - 40' ROW - 64'

Residential Collector (64' ROW)



EXHIBIT E: TRANSPORTATION PLAN



1. Rob Shelton is extended utilizing a cross section consistent with the City's adopted thoroughfare plan.

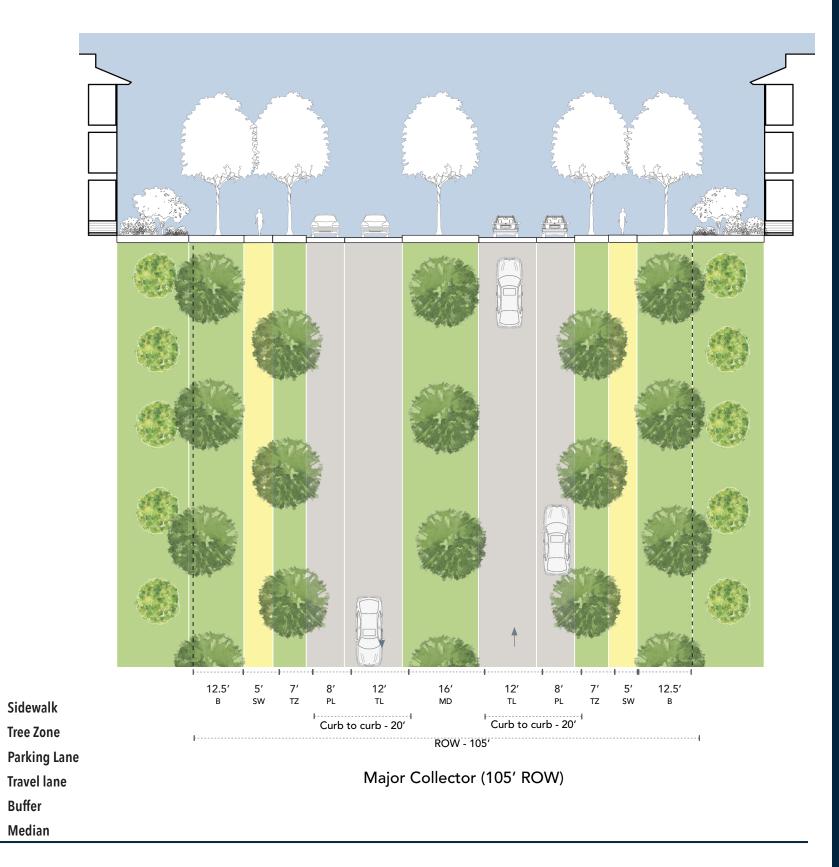


Legend

SW

TZ

MD

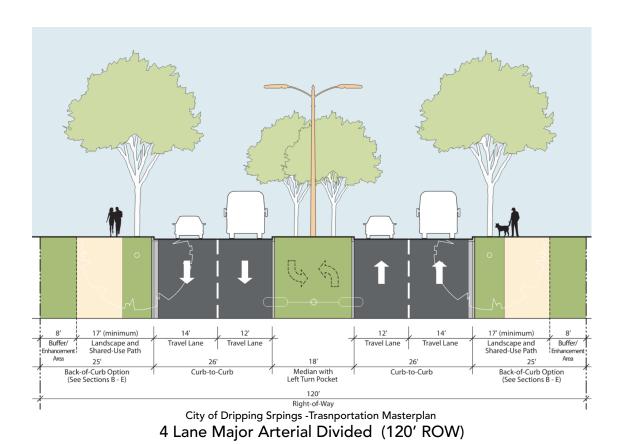








1. Sixty (60) feet of ROW will be dedicated for Village Grove further expansion.



Legend

Travel lane

MD

SW Sidewalk Tree Zone TZ

Parking Lane

Median

Buffer

13′ TL Curb to curb - 26' ROW - 60'





EXHIBIT E: TRANSPORTATION PLAN

Parks, Trail and Open space		
	Acres	
Programmed outdoor spaces	0.9	
Open space / drainage	4.5	
Total	5.4	

Item 8.

General Notes

- 1. Programmed outdoor spaces are connected through sidewalks and trails equaling approximately .6 miles.
- 2. A fee-in-lieu of parkland dedication will be provided.
- 3. Construction of shared use paths located within public ROW or public access easements may be credited towards the required Parkland Development Fees.





EXHIBIT F: PARKS, TRAILS, AND OPEN SPACE

Water quality and Buffer zones		
	Acres	
Water Quality Ponds	1.1	
Water Quality Buffer	2.4	
Detention	1	
Total	4.5	

- 1. Regional water quality and detention ponds are designed to accommodate runoff from the entire 20-acres.
- 2. A water quality buffer zone shall extend a minimum of 50' from either side of the centerline of the stream.







	Existing Trees	Trees within ROWs		Adjusted Total	
	Caliper Inches	Caliper Inches	%	Caliper Inches	
Protected Trees	3,120	928	29%	2,282	
Heritage Trees	576	198	34%	378	
Total	3,786	1,126		2,660	

	Required	Preserved
	%	%
Protected Trees	40%	40%
Heritage Trees	100%	45%

- 1. The site has been intentionally designed to preserve existing trees where feasible.
- 2. Mitigation fees for tree removal be provided.

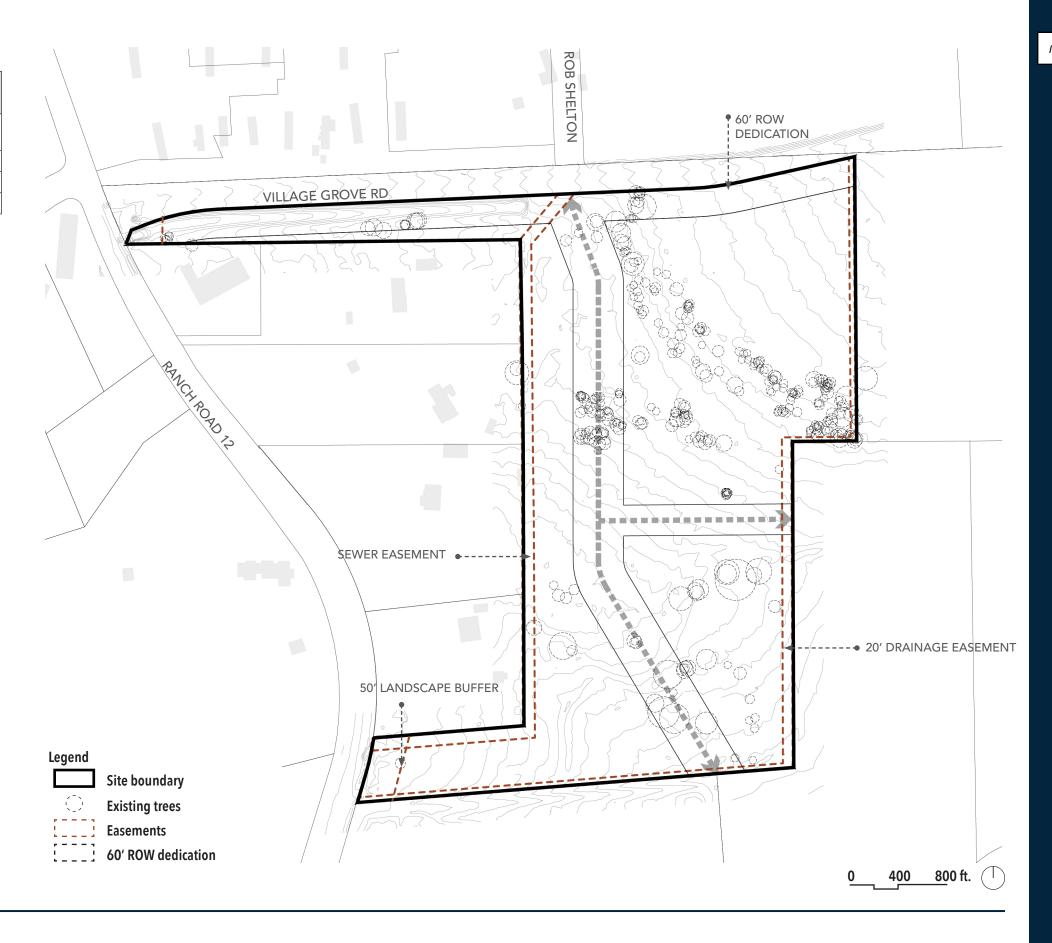




















EXHIBIT K: BUILDING MATERIAL IMAGE BOARD SUBMITTAL DATE: AUGUST 2025



October 16, 2025

Ms. Abby Gilfillan and Mr. Jorge Canavati

Via email at: abby@lionheartplaces.com; jcq@atxcapital.com

RE: Preliminary Review of Draft Ordinance and Exhibits for Ranch Court PDD and Annexation

Ms. Gilfillan and Mr. Canavati:

The City of Dripping Springs staff filed your application for a Planned Development District and Annexation proposal (Ranch Court PDD), located at 26700 Ranch Rd 12, Dripping Springs, TX 78620, on September 24, 2025.

Staff reviewed the preliminary PDD application documents and compiled comments as follows:

- Comments on the draft PDD ordinance can be found in the attached Word file "pdd ordinance 250818.docx"
- Comments on the accompanying exhibits submitted with PDD application "250818 city exhibits.pdf" are compiled below by department/organization.

1. Planning Comments:

- a. Exhibit B PD Master Plan
 - i. Consider including a Phasing Plan for the PDD Master Plan
 - ii. Please name the Land Use Exhibit following Exhibit B and verify/update the naming of all subsequent Exhibits if needed.
- b. Exhibit C
 - i. Exhibit C is listed as Land Use Plan in "pdd ordinance 250818", but is named Concept plan in Exhibits
 - ii. Consider incorporating a 10 foot step back for building facade line above 2 stories in this exhibit and exhibit K.
- c. Exhibit D Enhanced Streetscape Buffers
 - i. See Transportation and Engineering Comments section of this memo
- d. Exhibit E Transportation Plan
 - i. Verify/integrate roadway design adjustments for illumination along roadways
 - ii. Provide street sections showing typical utility assignments. City can provide standard assignment sections as a starting point.
 - iii. 10 ft Shared use path should be provided along Rob Shelton per TMP MC2 Section.

Open spaces, friendly faces.



- iv. A Pedestrian crossing with pedestrian signal will be needed at Village Grove/Rob Shelton Intersection
- v. Refer to Transportation and Engineering Comments section of this memo
- e. Exhibit F Parks, Trails, and Open Space
 - i. Please include location of barbecue, benches and trash receptacles on the exhibit
 - ii. Will there be any programmed park benches or trees located on the open space on the west side of Rob Shelton?
 - iii. Specify what the fee in lieu of parkland will be
 - iv. Construction of SUPs located within public ROW may not be credited towards the Parkland Development fees
- f. Exhibit G Water Quality and Drainage
 - i. Show the width of the water quality buffer zone
- g. Exhibit H Tree Preservation Plan
 - i. Provide detailed tree inventory and removal plan
- h. Exhibit I PD Uses Chart
 - i. Consider updating conditional use language to reference only those conditional uses that are listed in the land use table in exhibit F and to state that conditional land use applications must be reviewed by P&Z and decided by City Council
- i. Exhibit J PD Code Modifications
 - i. Refer to comment on Tree Preservation variance request in "pdd ordinance 250818.docx"
- j. Exhibit K Building Materials Image Board
 - i. Consider incorporating 10-foot step backs for building facade lines above 2 stories.
- k. General Comments: Wastewater service is currently unavailable for this project, and a wastewater utility agreement must be approved prior to approval of the PDD. Please contact Ginger Faught and Dane Sorenson (include emails), to initiate this process.

2. Parks and Recreation Comments:

- a. Please define the elements that are included in the "Programmed Outdoor Space" and the "Amenity Center"; if BBQ or outdoor cooking amenities are to be provided, please define the type (standalone charcoal, gas powered, etc.)
- b. Regarding Note 3 of Exhibit F Parks, Trails, and Open Space, construction of shared use paths located within public ROW or public access easements are considered infrastructure improvements and should not be credited towards the required Parkland Development Fees.
- c. Please note that fee-in-lieu for parkland dedication will be provided in the <u>full</u> amount stipulated per City ordinance.



Texas

- d. Please define the intent to add signage/ street markings/ signaled pedestrian crossing / etc. at the Rob Shelton/ Village Grove Rd. intersection where the shared use path crosses the road.
- e. Regarding Exhibit H Tree Preservation Plan, please indicate which trees are to remain and which trees are to be removed. Please identify the heritage trees on site.

3. Transportation and Engineering Comments

- a. The E / W Road is a residential collector per the cross-sections selected from the Transportation Master Plan. Label as such.
- b. The residential collector provides 75' of ROW. Update from 64' to 75'. Provide details on any utility easements proposed outside ROW.
- c. Rob Shelton Boulevard is a major collector per the Transportation Master Plan. Label as such.
- d. Existing Rob Shelton Boulevard has bike lanes. Need to implement transitioning bike lane up onto shared use path.
- e. Village Grove Pkwy will need to be widened to the 4-lane section shown. This cannot be accomplished by simple construction of two new lanes. Transition between the 4-lane and existing 2-lane sections will be discussed / identified as we progress.
- f. An offsite road agreement will be required for improvements to Village Grove Parkway.
- g. Village Grove Parkway widening should include access existing day care facility on SE corner of RM 12 and Village Grove Pkwy.
- h. Extend Rob Shelton Boulevard to Butler Ranch Road. An offsite road agreement will be required.
- i. What is the ETA for submission of the TIA?
 - i. TIA should identify the operations of Village Grove Pkwy and Rob Shelton. Pedestrian connectivity will be critical and a signal, RRFB, or PHB may be required based on TIA outcome.
 - ii. The TIA will identify any other offsite improvements required.

4. North Hays County Fire Marshall Comments:

- a. A 26-foot-wide fire lane access will be required for a fire truck with ladder apparatus to access the building heights shown in building height exhibit.
- b. Provide fire hydrant spacing along both sides of street.
- c. Ensure a minimum clearance of 14 feet from the Right of Way to the tree canopy.
- d. The Fire Department Connection (FDC) shall be free-standing and remote from the building at a distance from the building equal to 150% of the height of the exterior wall.
- e. The FDC shall be arranged to face a paved roadway, sidewalk, or other approved area and shall be installed so that it will not interfere with access to the building when hoses are laid from the closest public hydrant to the FDC.

Open spaces, friendly faces.



- f. The FDC shall be located on the same side of the lot or building as the closest public fire hydrant, or within a maximum of 100 feet.
- g. Where a portion of a facility or building hereafter constructed or moved into or within the jurisdiction is more than 400 feet (122 m) from a hydrant on a fire apparatus access road, as measured by an approved route around the exterior of the facility or building, onsite fire hydrants and mains shall be provided as follows:
 - i. A minimum of one (1) fire hydrant shall be provided within 300 feet of all portions of exterior walls.
 - ii. A second hydrant shall be provided within 500 feet.
 - iii. This measurement shall be taken from the furthest required fire department vehicle access point to the building and down the access road to the hydrant (measurement is not taken as a radius).
- h. If a building is required to have an automatic sprinkler system installed in accordance with Section 903.3.1.1 or 903.3.1.2, and a standpipe system installed in accordance with Section 905, a fire hydrant shall be located within 100 feet of the Fire Department Connection (FDC).
- i. D106.1 Projects having more than 100 dwelling units. Multiple-family residential projects having more than 100 dwelling units shall be equipped throughout with two separate and approved fire apparatus access roads.
- j. D105.3 Proximity to building. One or more of the required access routes meeting this condition shall be located not less than 15 feet (4572 mm) and not greater than 30 feet (9144 mm) from the building, and shall be positioned parallel to one entire side of the building. The side of the building on which the aerial fire apparatus access road is positioned shall be approved by the fire code official.
- k. D106.3 Remoteness. Where two fire apparatus access roads are required, they shall be placed a distance apart equal to not less than one-half of the length of the maximum overall diagonal dimension of the property or area to be served, measured in a straight line between accesses.

If you have any questions, please reach out to <u>svarvarigos@cityofdrippingsprings.com</u> or at (512) 858-4725.

Sincerely,

Sara Varvarigos, AICP Senior Planner



STAFF REPORT

City of Dripping Springs

PO Box 384

511 Mercer Street

Dripping Springs, TX 78620

Submitted By: Ginger Faught, Deputy City Administrator

Council Meeting Date: November 18, 2025

Agenda Item Wording: Discuss and Consider Approval of an Agreement between the City of

Dripping Springs and Burgess and Niple regarding Utility Infrastructure GIS

Development and Data Services.

Agenda Item Sponsor: Mayor Bill Foulds, Jr.

Summary/Background: As the City continues to grow, a more robust, accurate, and utility-focused

Geographic Information System (GIS) is needed to support water and wastewater system planning, maintenance, field data collection, and long-

term asset management.

The attached Utility Infrastructure GIS Development and Data Services Agreement with Burgess & Niple, Inc. ("Contractor") provides a structured, phased approach to build out the City's utility GIS, inventory existing data, and develop workflows for future integration with other City services.

Burgess & Niple has proposed a scope that begins with a full data inventory and needs review with City stakeholders, then develops a GIS foundation for utilities, analyzes GIS workflows (including field data collection), and concludes with a recommendations/roadmap phase. This will give the City a repeatable structure for incorporating as-builts, CAD files, and future development information into a single system of record that utility staff can

actually use. The contract amount is not to exceed \$75,635.00.

Commission N/A

Recommendations:

Recommended That City Council approve Contract No. BUR20251118, Utility

Council Actions: Infrastructure GIS Development and Data Services Agreement with Burgess

& Niple, Inc. and authorize the City Administrator to execute the Agreement

and all related documents.

Attachments: Draft Utility Infrastructure GIS Development and Data Services Agreement

UTILITY INFRASTRUCTURE GIS DEVELOPMENT AND DATA SERVICES AGREEMENT

This Agreement, made and entered into this	by and between the City of
Dripping Springs, Texas (hereinafter referred to as the "Cit	ty") and Burgess and Niple, Inc.
(hereinafter referred to as "Contractor"), is understood and a	greed to be as set forth herein:

1. Project Summary

Contractor to provide Geospatial and Data Services as further described in Appendix "A" (the "Services").

2. Standard of Care

The Contractor will provide the Services in accordance with the terms of this Agreement in a timely, courteous, professional, and workmanlike manner consistent with applicable generally accepted industry standards of quality and integrity. The Contractor represents and warrants that it has the necessary skill, experience, judgment and resources to perform the Services. The Contractor acknowledges that the City is relying on the contractor's expertise, judgment, and experience in performing the Services and agrees to utilize its specialized skills to meet the City's needs.

3. Attachment

All attachments to this Agreement are hereby made part hereof as if fully set out herein

Appendix A: Contractor's Proposal Appendix B: Insurance Requirements

4. Payment for Services

The City will pay the Contractor for the performance of the Services, in current funds, not to exceed \$75,635.00 (the "Cap") within 30 days of City's receipt and approval of each monthly invoice issued pursuant to this Agreement as set out in Appendix "A". Payment shall be made in current funds to the address specified by the Contractor in the invoice, provided the services invoiced have been satisfactorily completed. If additional work is needed, payments in excess of the Cap must be approved by the City in writing.

5. Sales Tax Exemption

The City is exempt from payment of sales, use, rental and certain excise taxes in accordance with Chapter 151 of the Texas Tax Code. Contractor acknowledges and agrees that no such tax shall be included in any invoice or request for payment. City shall cooperate with the Contractor in providing any necessary documentation to evidence the City's tax-exempt status, including providing a completed Texas Sales and Use Tax Exemption Certification form upon request.

6. Invoice Rejection and Correction

The City reserves the right to reject any invoice that is incomplete, inaccurate, or not in compliance with the terms of this Agreement. In the event of an invoice rejection, the City will provide written notice to the Contractor specifying the reasons for rejection. The Contractor shall correct and resubmit the invoice within ten (10) business days of receipt of the rejection notice. The City's payment timeline will recommence upon receipt of the corrected invoice.

7. Duration

The work will be commenced on execution of the agreement and completed according to a timeframe to be agreed upon within 30 days of execution of this Agreement. This Agreement shall be in effect through to the completion of the Services and payment for such Services unless terminated as provided below or if all work associated with Agreement is completed.

8. Termination

Either party may terminate this Agreement by a thirty (30) day written notice.

9. Relationship of Parties

It is understood by the parties that Contractor is an independent contractor with respect to the City and not an employee of the City. City will not provide fringe benefits, including health insurance benefits, paid vacation, or any employee benefit, for the benefit of Contractor. The City may contract with other individuals or firms for services of any kind.

10. Employees

Contractor employees, if any, who perform services for City under this Agreement shall also be bound by the provisions of this Agreement. At the request of City, Contractor shall provide adequate evidence that such persons are Contractor's employees.

11. 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). 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.

12. Injuries/Insurance

Contractor acknowledges the Contractor's obligation to obtain appropriate insurance coverage with the City named as an additional named insured. Required insurance in Appendix "B". Contractor waives the rights to recovery from City for any injuries that Contractor may sustain while performing services under this Agreement. Contractor is to provide a copy of insurance coverage to City at least ten (10) days prior to the end of any existing coverage period if Contractor uses the services of any of Contractor's employees for the provision of services to the City. The City shall be named as an additional named insured on the Insurance.

13. Indemnification

Despite anything to the contrary in this Agreement, and in accordance with applicable law and the *Texas Constitution*, the City does not agree to indemnify the Contractor for any expenses in any way connected with this Agreement. CONTRACTOR AGREES TO INDEMNIFY AND HOLD HARMLESS THE CITY OF DRIPPING SPRINGS FROM AND AGAINST ANY AND ALL CLAIMS, DAMAGES, LOSSES, LIABILITIES, COSTS, AND EXPENSES (INCLUDING REASONABLE ATTORNEY'S FEES) ARISING OUT OF OR IN CONNECTION WITH THIS AGREEMENT, EXCEPT TO THE EXTENT SUCH CLAIMS ARE CAUSED BY THE CITY'S GROSS NEGLIGENCE OR WILLFUL MISCONDUCT.

14. Assignment

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 City.

15. Notice

All notice 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, addressed as follows, provided that either party may change such address from time to time by providing written notice to the other in the manner set forth above. Notice is deemed to have been received three (3) days after deposit in U.S. mail.

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

Burgess and Niple, Inc. Attn: William Ball, P.E. 235 Ledge Stone Drive

To the Contractor:

Austin, TX 78737 (512) 432-1000

16. 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 and prior written agreements between the parties. If a conflict exists between this Agreement and the attachments, this Agreement shall prevail.

17. Amendment

This agreement may be modified or amended only if the amendment is made in writing and is signed by both parties.

18. 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.

19. 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.

20. Governing Law and Venue

This Agreement shall be construed under and in accordance with the laws of The State of Texas. The venue for any and all legal disputes arising under this Agreement shall be a court of competent jurisdiction located in Hays County, Texas. Despite anything to the contrary in this Agreement, no disputes arising out of or related to this Agreement shall be subject to arbitration or non-binding mediation unless both parties agree in writing to submit a specific dispute to arbitration or non-binding mediation after such dispute arises.

21. Consequential Damages

Neither party shall be liable to the other for loss of profits or revenue; loss of use or opportunity; loss of good will; cost of substitute facilities, goods, or services; cost of capital; or for any special, consequential, indirect, punitive, or exemplary damages.

22. Force Majeure

Neither Party shall be liable for any delay or failure in performance to the extent caused by a Force Majeure Event, provided that the affected Party promptly notifies the other in writing and uses diligent efforts to resume performance. A "Force Majeure Event" means an event or circumstance beyond the reasonable control of the affected Party, including acts of God, war, terrorism, pandemics, natural disasters, or governmental actions prohibiting performance, but excluding (a) changes in market conditions, (b) increases in the cost of materials, labor, or transportation, (c) tariffs, duties, taxes, or other governmental assessments imposed after the Effective Date, and (d) shortages or delays caused by the Contractor's subcontractors or suppliers.

23. Allocation of Price Risk

The Contractor assumes all risk of cost increases, including but not limited to increases in the price of raw materials, fuel, transportation, and any tariffs, duties, or import/export restrictions imposed or increased after the Effective Date of this Agreement. Under no circumstances shall the City be responsible for any price escalation or surcharge arising from such changes. Contractor warrants that the Contract Price is firm, fixed, and inclusive of all applicable current and future tariffs and similar charges.

24. No Extension or Adjustment

No Force Majeure Event shall entitle Contractor to an increase in the Contract Price or other compensation, nor an extension of the performance schedule, except where the City, in its sole discretion, agrees in writing. Notwithstanding the foregoing, Contractor shall continue to perform its obligations to the extent not affected by the Force Majeure Event.

25. Termination for Extended Force Majeure

If a Force Majeure Event prevents performance for more than thirty (30) consecutive days, the City may terminate this Agreement without liability, penalty, or further obligation by providing written notice to Contractor.

26. Site Access and Safety

City shall secure all necessary site related approvals, permits, licenses, and consents necessary to commence and complete the Services and will execute any necessary site access agreement. Contractor will be responsible for supervision and site safety measures for its own employees, but shall not be responsible for the supervision or health and safety precautions for any third parties, including City's contractors, subcontractors, or other parties present at the site.

CITY OF DRIPPING SPRINGS	BURGESS AND NIPLE, INC.	
Date	Date	

APPENDIX "A"

September 3, 2025

Mayor Bill Foulds City of Dripping Springs P.O. Box 384 Dripping Springs, Texas 78620

Re: City of Dripping Springs

Engineering Services Agreement

Utility Infrastructure GIS Development and Data Services

Dear Mayor Foulds:

Burgess and Niple (ENGINEER), proposes to render Geospatial and Data Services to the City of Dripping Springs (CLIENT) in connection with the development of its Geographic Information System (GIS) (PROJECT). Work will include planning and design of proposed GIS to help support utility operations, including water and wastewater management. Work will also include the development of a roadmap for further development and integration by other city services. The CLIENT is expected to furnish ENGINEER with full information as to the requirements for the PROJECT, and to make available all pertinent existing data. ENGINEER shall be able to rely upon the accuracy of all information provided by the CLIENT.

SCOPE OF WORK

The following assumptions and general understanding pertain to the provisions of the Services and form the basis of this Agreement/Proposal:

- A. PROJECT is located within the City of Dripping Springs and Hays County.
- B. ENGINEER and CLIENT will work together to resolve any data requests with the City of Dripping Springs.

OBJECTIVES

The GIS Needs Assessment will focus on:

- Conducting an inventory of existing GIS, CAD, and As-Built data.
- Identifying key goals for the Utilities group and integration with the City's existing GIS capabilities.
- Develop foundational elements for GIS to be used by city staff for asset management.
- Exploring workflows to optimize field data collection and system management.
- Create a roadmap for GIS enhancements and training to support Dripping Springs' growth.

Our Geospatial and Data Services and the Scope of Work will consist of the following:

TASK 1 – Data Inventory and Needs Review

Meet with stakeholders to identify operational needs, internal collaboration, and security and data polices. Determine critical utility attributes, such as pipe size, material, installation dates, inspection schedules, and lift station specifications.

TASK 2 - Develop GIS Foundation

Use the current inventory of GIS and CAD files, including As-Builts. Review data managed in existing asset management systems like Dude Solutions. Use findings from Phase 1 to develop and incorporate data into the city's existing GIS.

TASK 3 – GIS Workflow Analysis

Evaluate the use of GIS for asset mapping, maintenance planning, and field data collection. Develop strategies for integrating GIS with asset management practices like CCTV and jetting. Create up to four (4) data collection applications based upon evaluation findings.

TASK 4 – Recommendations and Roadmap

Provide a phased approach for GIS implementation, include immediate priorities and long-term goals. Identify training needs. Provide startup and maintenance cost-benefit analysis for proposed GIS enhancements and explore funding opportunities to support the implementation plan.

SCHEDULE

ENGINEER acknowledges the importance to the CLIENT of the PROJECT schedule and agrees to put forth reasonable efforts in performing the services with due diligence under this Agreement. The CLIENT understands, however, that the performance must be governed by sound professional practices. ENGINEER will start work on the PROJECT immediately after execution of this Agreement.

Dec 2025	Execute agreement, NTP date
Dec 2025	Kickoff Meeting
Jan 2026	Stakeholder Meeting
Feb 2026	Needs Review Memo
May 2026	Developed GIS Foundation
July 2026	GIS Workflow Recommendations and application development
Aug 2026	Recommendations and Road mapping

COMPENSATION

ENGINEER will perform the work on a reimbursable time and expenses basis at the hourly rates included as Attachment A, plus expenses. Expenses will include direct expenses incurred by ENGINEER plus 10%. Billing for professional services will be based upon the actual amount of time required to complete the work. Upon mutual agreement of CLIENT and ENGINEER, rates included on Attachment A may be amended annually.

Invoices will be submitted monthly, and payment is due within 30 days of CLIENT's receipt of the invoice. If payment is not received by the 45th day after the invoice date, then ENGINEER may suspend services under the Agreement until all invoice amounts due are paid in full. The PROJECT schedule shall be extended the total amount of time after ENGINEER suspends services to the time payments are received.

BUDGET

Total Amount of This Contract	\$75,635
TASK 4 – Recommendations and Roadmap	\$11,005
TASK 3 – GIS Workflow Analysis	\$10,810
TASK 2 – Develop GIS Foundation	\$24,920
TASK 1 – Data Inventory and Needs Review	\$ 4,820
PM – Project Management	\$24,080

ADDITIONAL SERVICES

It is recognized that certain elements within the scope of engineering work cannot be accurately predetermined or controlled entirely by the ENGINEER. Such engineering work will be performed as Additional Services. Such work may include but not be limited to:

Changes in scope of work after receiving initial directions from the CLIENT.

Out of Scope and Additional Services will be reimbursable per hour based on the attached fee schedule Attachment A, plus expenses. Expenses for Out of Scope and Additional Services will include direct expenses incurred by ENGINEER plus 10%. Such expenses will include subcontractors, reproduction costs, mileage, postage and delivery, etc., as required to complete the PROJECT. Billing for all additional professional services will be based upon the actual amount of time required to complete the additional work. Out of Scope services and Additional Services will only be performed with approval from CLIENT.

This Proposal is subject to the General Provisions included as Attachment B and may only be modified in writing when signed by both Parties. The Proposal is in addition to any other agreement regarding Geographical Information System improvements.

If this Proposal satisfactorily sets forth your understanding of our agreement, please sign both copies of the letter in the space provided below and return one copy to us. This Proposal is valid for 45 days.

Burgess and Niple, Inc.

City of Dripping Springs

William Ball, P.E.

Bill Foulds
Mayor

Accepted this day of , 2025.

Sincerely,

1. ATTACHMENT A

Billing Rates for Professional Services

Principal Project Engineer II (More than 15 years of experience) Project Engineer I (Less than or equal to 15 years of experience) Assistant Engineer II (More than 5 years of experience) Assistant Engineer I (Less than or equal to 5 years of experience) Project Manager Data Scientist GIS Specialist II GIS Specialist I Senior Engineering Technician	\$295.00/hour \$250.00/hour \$210.00/hour \$155.00/hour \$140.00/hour \$170.00/hour \$135.00/hour \$125.00/hour \$175.00/hour
Engineering Technician/Planner I	\$175.00/hour
Field Construction Representative II	\$160.00/hour
Field Construction Representative I	\$110.00/hour
Accounting	\$135.00/hour
Administrative Assistant	\$ 75.00/hour
B&N/personnel vehicle mileage	IRS Rate

ATTACHMENT B

GENERAL PROVISIONS

TERMINATION

Either Party may terminate this Agreement upon giving written notice to the other Party at least thirty (30) days prior to the date of termination. In the event of termination, the ENGINEER shall deliver to the CLIENT one (1) reproducible copy of all finished documents, data, studies, surveys, drawings, maps, CADD files, models, reports, etc. prepared by the ENGINEER and paid by the CLIENT under this Agreement. Additional copies of these materials shall be made available to CLIENT upon CLIENT compensating ENGINEER for time and expenses required to produce same. The ENGINEER shall be entitled to receive just and equitable compensation for any work performed in accordance with the provisions of this Agreement prior to termination notice. If the ENGINEER has completed the specified Tasks and phases prior to termination, ENGINEER will be entitled to the fees stipulated under this Agreement for such work completed. If termination should occur prior to the completion of a Task or phase, the ENGINEER shall be reimbursed for his work under that particular Task and phase based on the hours completed for that particular Task and phase.

OWNERSHIP OF DOCUMENTS

The CLIENT acknowledges the ENGINEER's Engineering Report, and Plans and Specifications, including electronic files, as the work papers of the ENGINEER are the ENGINEER's instruments of professional service. Nevertheless, upon completion of the services and payment in full of all monies due to the ENGINEER, the CLIENT shall receive ownership of the Engineering Report, and Plans and Specifications prepared under this Agreement. The CLIENT agrees, to the fullest extent permitted by law, to defend, indemnify and hold harmless the ENGINEER, its officers, directors, employees and subconsultants (collectively, ENGINEER) against any damages, liabilities or costs, including reasonable attorneys' fees and defense costs, arising from or allegedly arising from or in any way related to or connected with the unauthorized reuse or modification of the Report and/or permit application by the CLIENT or any person or entity that acquires or obtains the Report and/or permit application from or through the CLIENT without the written authorization of the ENGINEER.

CONFIDENTIALITY

All information and all materials, records, data, drawings, specifications, engineering and other documents and all other products of the services provided under this Agreement produced by, or coming into the possession of ENGINEER (including its subcontractors) in connection with the performance of the services shall be maintained in absolute confidence, and ENGINEER shall not at any time, except at the direction of CLIENT or its legal counsel, disseminate, transmit, publicize, or divulge to anyone any portion of such information, except as necessary to carry out the services pursuant to this Agreement.

MISCELLANEOUS

CONTROLLING LAW - This Agreement is to be governed by the laws of Hays County, Texas, and venue for any suit in conjunction with this Agreement shall be in the District Courts of Hays County, Texas.

LIMITATION OF LIABILITY - To the fullest extent permitted by law, the total liability, in the aggregate, of ENGINEER and ENGINEER's officers, directors, employees, agents and independent professional associates and consultants, and any of them, to CLIENT and anyone claiming by, through and under CLIENT, for any and all injuries, claims, losses, expenses or damages whatsoever

arising our of or in any way related to ENGINEER's services, the PROJECT or this Agreement from any cause or causes whatsoever, including but not limited to the negligence, errors, omissions, strict liability or breach of contract of ENGINEER or ENGINEER's officers, directors, employees, agents and independent professional associates and consultants, and any of them, shall not exceed the total compensation received by ENGINEER under this Agreement, or the total amount of \$500,000.00, whichever is lesser.

OPINIONS OF COST - Since ENGINEER has no control over the cost of labor, materials, equipment or services furnished by others, or over the Contractor's methods of determining prices, or over competitive bidding or market conditions, ENGINEER's opinions of probable total PROJECT costs and construction costs provided herein are to be made on the basis of ENGINEER's experience and qualifications and represent ENGINEER's best judgment as an experienced and qualified professional engineer, familiar with the construction industry; but ENGINEER cannot and does not guarantee that proposals, bids or actual total PROJECT or construction costs will not vary from opinions of probable cost prepared by ENGINEER. If prior to the bidding or negotiating phase CLIENT wishes greater assurance as to total PROJECT or construction costs, CLIENT shall employ an independent cost estimator to modify the contract documents to bring the construction cost within any limitation established by CLIENT and will be considered Additional Services and paid for as such by CLIENT.

SUCCESSORS AND ASSIGNS - CLIENT and ENGINEER each binds himself and his partners, successors, executors, administrators, assigns and legal representatives to the other Party to this Agreement and to the partners, successors, executors, administrators, assigns and legal representatives of such other Party, in respect to all covenants, agreements and obligations of this Agreement.

- a. Neither CLIENT nor ENGINEER shall assign, sublet or transfer any rights under or interest in (including, but without limitation, monies that may become due or monies that are due) this Agreement without the written consent of the other, except as stated above and except prior to the extent that the effect of the limitation may be restricted by law. Unless specifically stated to the contrary in any written consent to an assignment, no assignment will release or discharge the assignor from any duty or responsibility under this Agreement. Nothing contained in the paragraph shall prevent the ENGINEER from employing such independent consultants, associates and subcontractors as he may deem appropriate to assist him in the performance of services hereunder.
- b. Nothing herein shall be construed to give any rights or benefits hereunder to anyone other than CLIENT and ENGINEER.

ATTORNEY'S FEES - If any action be brought to either Party against the other, the prevailing Party shall be entitled to recover reasonable attorney fees.

DISPUTE RESOLUTION - Any claims or disputes between the CLIENT and ENGINEER, made during or after providing engineering services, shall be first submitted to non-binding mediation, thereby providing for mediation as the primary method for dispute resolution between the CLIENT and ENGINEER.

APPENDIX "B"

CITY OF DRIPPING SPRINGS CONTRACTOR INSURANCE REQUIREMENTS:

Firm providing goods, materials and services for the City of Dripping Springs shall, during the term of the contract with the City of Dripping Springs or any renewal or extension thereof, provide and maintain the types and amounts of insurance set forth herein. All insurance and certificate(s) of insurance shall contain the following provisions:

- 1. Name the City of Dripping Springs as additional named insured as to all applicable coverage.
- 2. Provide for at least ten (10) days prior written notice to the City of Dripping Springs for cancellation, non-renewal, or material change of the insurance.
- 3. Provide for a waiver of subrogation against the City of Dripping Springs for injuries, including death, property damage, or any other loss to the extent the same is covered by the proceeds of insurance.

Insurance Company Qualification: All insurance companies providing the required insurance shall be authorized to transact business in Texas and rated at least "A" by AM Best or other equivalent rating service.

Certificate of Insurance: Certificates of Insurance evidencing all of the required insurance coverages shall be submitted with the Firm's submission. Copies of any modifications, amendments, renewals, or terminations of any coverage shall be promptly submitted to the City. If the contract is extended by the City of Dripping Springs, certificates of insurance evidencing all of the required insurance coverages shall be provided to the City prior to the date the contract is extended.

Type of Contract and Amount of Insurance:

- Statutory Workers Compensation insurance as required by state law.
- Commercial General Liability minimum limits of \$500,000 per occurrence for bodily injury, personal injury, and property damage.
- Automobile Liability with a minimum of \$500,000 Dollars combined single limit.



STAFF REPORT

City of Dripping Springs

PO Box 384

511 Mercer Street

Dripping Springs, TX 78620

Submitted By: Ginger Faught, Deputy City Administrator

Council Meeting Date: November 18, 2025

Agenda Item Wording: Discuss and consider approval of a Supplement to the Wholesale Water

Agreement between the West Travis County Public Utility Agency and the City of Dripping Springs for the Wild Ridge Subdivision (Planned

Development District No. 13). *Sponsor: Mayor Bill Foulds, Jr.*

Summary/Background:

The Wholesale Water Contract for the Wild Ridge Development is between the West Travis County Public Utility Agency or WTCPUA and the City of Dripping Springs. Through this Contract, the WTCPUA will provide wholesale water to the City, and the City will then supply retail water to the Wild Ridge Development. The City already has a retail water agreement in place for Wild Ridge.

The City and LCRA (predecessor to the WTCPUA entered into a wholesale water supply agreement in 2003 to, among other things, specify which properties would be provided with retail water service from LCRA, the Dripping Springs Water Supply Corporation, and the City of Dripping Springs.

The WTCPUA assumed the rights and obligations of LCRA by agreement dated March 19, 2012.

Originally, we simply amended the Wholesale Water Supply Agreement between the Lower Colorado River Authority (now the WTCPUA) and the City of Dripping Springs to allow for retail water service to various properties. This became unwieldy because it resulted in numerous amendments to that Contract. Thus, we entered into a new Wholesale Contract with the WTCPUA which contemplated that any new developments will simply be handled through "Supplements" – all of which are consistent with each other. We currently have one such Supplement inplace for the Anarene Development (effective July 30, 2024). This Supplement is very similar to the Anarene Supplement.

This Supplement defines the terms upon which wholesale (and, therefore, retail) water is made available. It commits the developer to base charges and volumetric charges. It also commits the Developer to participate in the construction of a 16" water main, and dedication of a site to the WTCPUA for water facilities. It also requires dedication of necessary easements and defines the total number of LUEs that will be made available (1,056 LUEs, phased consistent with construction of certain facilities).

This Supplement is critical to allow the City to become a retail water provider and will provide for much needed infrastructure for that to occur.

Commission
Recommendations:

N/A

Recommended Council Actions:

Approve as presented.

SUPPLEMENT TO WHOLESALE WATER AGREEMENT BETWEEN WTCPUA & CITY OF DRIPPING SPRINGS

Project: Wild Ridge

Project Boundaries: As shown on **Attachment A** (map of project area and delivery points)

Delivery Point(s): As shown on **Attachment A**

Service Availability Letter: October 21, 2021 (See **Attachment B**):

Max Day Reservation LUEs: 1,056 as phased in accordance with the Service Availability Letter

Maximum Daily Flow: 912,384 gallons per day

Maximum Hourly Rate: 126,720 gallons per hour

Maximum Annual Quantity for Delivery Point (Surcharge Applies): 173.448 million gallons per year

Maximum Peak Day Use for Delivery Point (Surcharge Applies): 912,384 gallons per day

Monthly Base Charge: \$4,692.09 (See also schedule at **Attachment C**)

Volumetric Charge: \$1.57 per 1,000 gallons

Impact Fees: WTCPUA approved Impact Fee amount in effect at time of application for meter.

Reservation Fees: WTCPUA approved Reservation Fee allocable to the Project.

Legal and Engineering Reimbursement Due: \$5,000 and as may be invoiced by WTCPUA from time to time.

Effective Date: Date of execution by WTCPUA as shown below.

The West Travis County Public Utility Agency ("WTCPUA") and the City of Dripping Springs enter into this Supplement to Wholesale Water Agreement ("Supplement") pursuant to that certain Amended and Restated Wholesale Water Services Agreement Between the West Travis County Public Utility Agency and the City of Dripping Springs effective March 28, 2024 ("Wholesale Agreement") for the above referenced Project in the Wholesale Service Area. Terms as defined in the Wholesale Agreement apply to this Supplement. WTCPUA agrees to provide Wholesale Service to the Project, and the City agrees to compensate WTCPUA for such service in accordance with the terms and conditions of the Wholesale Service Agreement under the specific conditions as set forth above in this Supplement. WTCPUA and the City agree that commencement of Wholesale Water Services to the Project at the Delivery Point, or any phase thereof, shall be subject to the completion of and WTCPUA's acceptance of Improvements and completion of WTCPUA Capital Projects as identified in the Service Availability Letter.

The WTCPUA and the City agree to clarify or modify certain terms of this Supplement and the Service Availability Letter as set forth in **Attachment D**.

To the extent that any term of this Supplement conflicts with the Service Availability Letter, the term of this Supplement shall govern.

WTCPUA may terminate this Supplement upon written notice to City for any of the LUEs for which (i) a Water Impact Fee has not been paid in accordance with the Wholesale Agreement and this Supplement by the fifteenth anniversary of the Effective Date of this Supplement as defined above; (ii) for nonpayment of Reservation Fees in accordance with the Wholesale Agreement; or (iii) for any other reasons as provided in the Wholesale Agreement Otherwise, the term of this Supplement remains in effect for the same term as the Wholesale Agreement.

WEST TRAVIS COUNTY PUBLIC UTILITY AGENCY

Ву:	Scott Roberts, President Board of Directors
Date:	

CITY OF DRIPPING SPRINGS

By: ______
Printed Name: ______

Title: _____

Date:

Supplement to Wholesale Water Agreement

(City of Dripping Springs)

4888-7811-4783, v. 8

Page 3 of 4

MERITAGE:

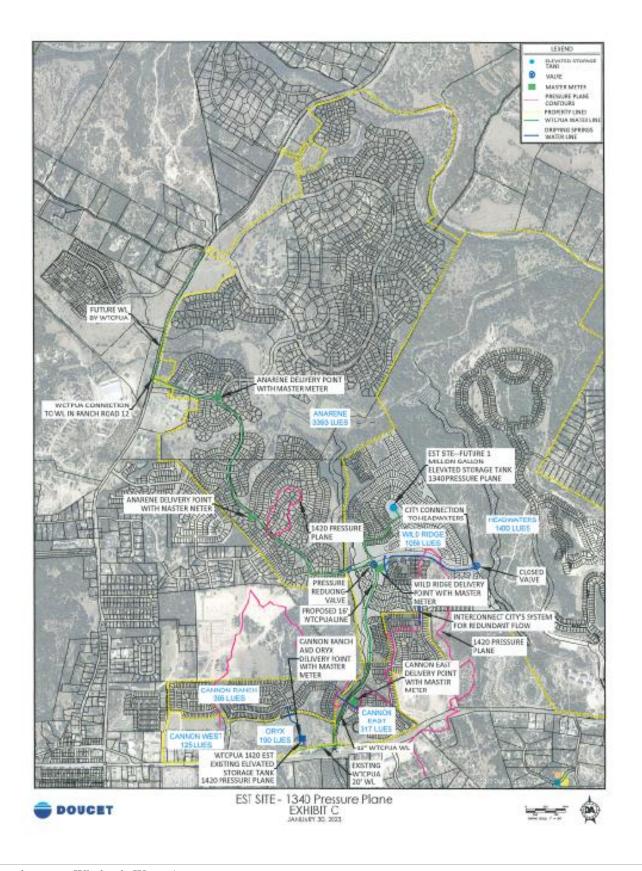
MERITAGE HOMES OF TEXAS, LLC, an Arizona limited liability company

By: _____

Name: Brandon Hammann

Title: Vice President of Land Development

Attachment A



Supplement to Wholesale Water Agreement (City of Dripping Springs)

Attachment B

Supplement to Wholesale Water Agreement (City of Dripping Springs)

PUA PUA

WEST TRAVIS COUNTY PUBLIC UTILITY AGENCY

13215 Bee Cave Parkway Building B, Suite 110 Bee Cave, Texas 78738 Office: 512/263-0100 Fax: 512/263-2289 wtcpua.org

October 21, 2021

Ms. Ginger Faught, Deputy City Administrator City of Dripping Springs 511 Mercer Street Dripping Springs, TX 78620

Re: Service Availability
Wild Ridge (Project)
WTCPUA Project # TBD
(Located outside of WTCPUA Certificate of Convenience and Necessity No. 13207)

Ms. Faught:

The West Travis County Public Utility Agency (WTCPUA), as the wholesale water utility service provider for the referenced application, has completed its review of a requested service by application dated September 1, 2021 by the City of Dripping Springs ("Owner") and Wild Ridge ("Applicant"). This Property is subject to the Wholesale Water Services Agreement Between Lower Colorado River Authority and City of Dripping Springs ("Service Agreement") dated March 11, 2003, as assigned. In accordance with West Travis County Public Utility Agency Water and Sewer Service and Development Policies, the WTCPUA will provide a total Level of Service allocation of 1,056 LUEs, effective upon the Owner and Applicant complying with the Service Extension Request (SER) Conditions for the Project set forth below:

SER CONDITIONS

- Water service is contingent on additional facilities being built by the WTCPUA that are required to serve
 the full amount requested for development.
- The Owner and Applicant are subject to the terms and conditions of West Travis County Public Utility
 Agency Regional Water and Wastewater Systems Schedule for Rates, Fees, Charges and Terms and
 Conditions of Water and Wastewater Service, known as the WTCPUA Rate Tariff, as amended from time
 to time by the Board of Directors of the West Travis County Public Utility Agency.
- Wholesale water service is subject to the Owner and/or Applicant filing an application to the appropriate
 and competent jurisdiction and obtain approval to add to its current Certificate of Convenience and

Supplement to Wholesale Water Agreement (City of Dripping Springs)

Ms. Ginger Faught Page 2 October 21, 2021

> Necessity all the Property as described herein for the Exclusive Right to provide potable water service to the Property;

- The Owner and/or Applicant must apply for Raw Water Contract from the Lower Colorado River Authority;
- Wholesale water service is subject to the Owner entering into an Amended and Restated Wholesale Water Supply Agreement with the WTCPUA enumerating, specifying, documenting and clarifying certain elements of the Agreement including, but not limited to, wholesale rates, Point of Delivery, extensions of service, etc.— alternately, the WTCPUA would provide retail service should the City elect not to;
- The Owner and/or Applicant completes the review process of technical plans associated with necessary
 modifications to the existing WTCPUA infrastructure due to the Project and new facilities necessary to
 facilitate the delivery of wholesale water service to the Owner;
- The Owner and/or Applicant or the WTCPUA constructs, at Applicant's sole cost and expense, all water service extensions of facilities necessary to facilitate wholesale service to the Property, including but not limited to:
 - a. A minimum 16" water line for interim service from the 1420 pressure plane infrastructure at US290, in the vicinity of or directly from the WTCPUA 1420 Elevated Storage Tank that will ultimately connect to the WTCPUA RR 12 extension;
- The WTCPUA inspects and accepts such facilities and Owner and/or Applicant conveys such facilities to the WTCPUA;
- Owner and/or Applicant shall coordinate with the WTCPUA for identification and dedication of an elevated storage tank (EST) site, the location of which shall be mutually agreed to, for construction of a WTCPUA 1340 EST that may be a part of the WTCPUA CIP.
- The Owner, at its sole cost and expense, grants to the WTCPUA all exclusive-use easements necessary for the WTCPUA to own and operate the facilities in a form and manner acceptable to the WTCPUA;
- 11. Service to 365 LUEs available from interim service via the 1420 pressure plane. Up to 1,000 LUES of service are available from the 1420 interim service, however such service shall be subject to WTCPUA review. 635 LUEs have been previously assigned to the City of Dripping Springs; however, amended contracts have not been completed for them.
- Service beyond 1,000 LUEs shall be contingent on the WTCPUA 1340 facility improvements, including the Fitzhugh Road Water Line, RR 12 Extension, the 1340 Elevated Storage Tank and US 290 improvements (all of which are in the WTCPUA Capital Improvements Plan).
- 13. Prior to release of plans for construction, the Owner/Applicant shall pay all required engineering review fees, legal fees, and inspection fees relating to all tasks required by the WTCPUA to provide service to the Proposed Development.
- The PUA inspects and accepts the facilities per the approved construction plans and specifications.
- The Owner, at its sole cost and expense, grants to the PUA all on-site and off-site easements necessary for the PUA to own and operate the facilities.

Supplement to Wholesale Water Agreement (City of Dripping Springs)

Ms. Ginger Faught Page 3 October 21, 2021

- 14. The Applicant shall adopt one of the alternative water quality measures required of the new development as specified in that certain "Memorandum of Understanding" between the LCRA and the United States Fish and Wildlife Service (USFWS), dated May 24, 2000 (MOU) and the "Settlement Agreement and Stipulation of Dismissal" from the lawsuit, Hays County Water Planning Partnership, et. al. vs. Lt. General Robert B. Flowers, U.S. Army Corps of Engineers, Thomas E. White, Secretary of the Army, Gale Norton, Secretary of the Department of the Interior, and the Lower Colorado River Authority, W.D. Tex. 2002 (No. AOOCA 826SS) (Settlement Agreement) including:
 - Measures approved by the USFWS through separate Section 7 consultation, or other independent consultation;
 - TCEQ optional enhanced measures, Appendix A and Appendix B to RG-348; or
 - U.S. Fish and wildlife Service Recommendations for Protection of Water Quality of the Edwards Aquifer dated September 1, 2000;
- 15. The Owner and/or Applicant agree that all plats include the following enforceable water quality provisions:

 Lots ______ contain USFWS stream buffer zones and/or sensitive feature setbacks as indicated heron that must remain free of construction, development, or other alterations. Impervious cover and/or approved Optional Enhanced Measure (OEM) shall comply with the water quality plan approved for this subdivision and shall not be altered.
- 16. Any preliminary plans and final plats need WTCPUA approval prior to recording;
- The Owner and/or Applicant pays all applicable fees and charges associated with the extension of service; and,
- 18. The Owner and/or Applicant follows and complies with all applicable WTCPUA rules and regulations pertaining to water service, as amended from time to time by the WTCPUA Board of Directors.

Please be advised that conditions may change over time and the WTCPUA will not reserve or commit water capacity to the Property until all conditions listed above are met. Also, please be advised that the WTCPUA will not provide direct fire flow service to the Property, and, as such, the Applicant may be required to install and maintain fire service facilities needed to meet local fire code regulations and requirements.

If you have any questions concerning this matter, please do not hesitate to contact me.

Sincerely,

Jennifer Riechers General Manager

CC: Reuben Ramirez
Tricia Altamirano
Jennifer Smith
Keli Kirkley

ennifer Riechers

Stephanie Albright, Lloyd Gosselink Rochelle & Townsend, P.C.

Jason Baze, Murfee Engineering Company, Inc.

Supplement to Wholesale Water Agreement (City of Dripping Springs)

Ms. Ginger Faught Page 4 October 21, 2021

George Murfee, Murfee Engineering Company, Inc.

Supplement to Wholesale Water Agreement (City of Dripping Springs)

Attachment C

West Travis County Public Utility Agency Wholesale Rate Study Updated August 10, 2022 Individual Capital Amortization Schedule

City of Dripping Springs (Wild Ridge) Series 2013-2022 Debt Payment Schedule

Effective Interest Rate

Capital Cost Allocation Plus Reserves Plus Issuance Costs (2%)

Capital Cost Allocation

Build-out LUEs

Annual Payment per LUE

Effective Impact Fee Credit

\$ 4,767,422 269,506 100,739

\$ 5,137,666

		Debt												Average	Base	2
		Amortization	Projected	Beginning	Additional	Interest		To	tal Annual		Anı	nual Minimum	Me	onthly Base		
	Interest Rate	%**	LUES	Balance	Cost Added	Expense	Subtotal		bt Payment	ding Balance	Bill	Paid to PUA*		Fee	LUE	
October - December 2022	3.81%			\$ 5,137,666		\$ 195,947	\$ 5,333,613	\$	8,850	5,324,763	\$	9,513.39	\$	3,171.13		
202			95	5,324,763		\$	5,527,846		35,400	5,492,446	\$	38,053.55		3,171.13		
2024			323	5,492,446		\$	5,701,924		120,360	5,581,564	\$	129,382.05				
202			551	5,581,564		\$	5,794,441		205,319	5,589,121	\$	220,710.56				
2026				5,589,121		\$	5,802,286		290,279	5,512,007	\$	312,039.07				
202				5,512,007		\$	5,722,231		363,315	5,358,916	\$	390,549.54				
2021			1,056	5,358,916		\$	5,563,301		393,498	5,169,803	\$	422,995.20				
2029			1,056	5,169,803		\$	5,366,976		393,498	4,973,478	\$	422,995.20				
2030			1,056	4,973,478		\$	5,163,163		393,498	4,769,665	\$	422,995.20				
203:			1,056	4,769,665		\$ 181,911	4,951,576		393,498	4,558,078	\$	422,995.20				
203			1,056	4,558,078		\$ 173,842	4,731,920		393,498	4,338,422	\$	422,995.20				
203			1,056	4,338,422		\$ 165,464	4,503,887		393,498	4,110,389	\$	422,995.20				
2034				4,110,389		\$ 156,767	4,267,156		393,498	3,873,658	\$	422,995.20				
203				3,873,658		\$ 147,738	4,021,397		393,498	3,627,899	\$	422,995.20				
2036			1,056	3,627,899		\$ 138,365			393,498	3,372,766	\$	422,995.20				
203			1,056	3,372,766		\$ 128,635			393,498	3,107,903	\$	422,995.20				
2038			1,056	3,107,903		\$ 118,533	3,226,436		393,498	2,832,938	\$	422,995.20				
2039			1,056	2,832,938		\$ 108,046			393,498	2,547,487	\$	422,995.20				
2040			1,056	\$ 2,547,487		\$ 97,159	\$ 2,644,646		393,498	2,251,148	\$	422,995.20	\$	35,249.60	\$ 33.	.38
204:			1,056	2,251,148		\$ 85,857			393,498	1,943,507	\$	422,995.20				
204			1,056	\$ 1,943,507		\$ 74,124	\$ 2,017,631	\$	393,498	1,624,133	\$	422,995.20	\$	35,249.60	\$ 33.	.38
204			1,056	1,624,133		\$ 61,943	1,686,077		393,498	1,292,579	\$	422,995.20				
2044			1,056	1,292,579		\$ 49,298			393,498	948,379	\$	422,995.20				
204			1,056	948,379		\$ 36,170	\$ 984,549	\$	393,498	591,052	\$	422,995.20	\$	35,249.60	\$ 33.	.38
2046		24.85%	1,056	591,052		\$ 22,542	613,594		97,799	515,795	\$	105,130.01		8,760.83		.30
204		24.85%	1,056	515,795		\$ 19,672	535,467		97,799	437,668	\$	105,130.01		8,760.83		.30
204		24.85%	1,056	\$ 437,668		\$ 16,692	\$ 454,361	\$	97,799	356,562	\$	105,130.01	\$	8,760.83	\$ 8.	.30
2049	3.81%	24.85%	1,056	\$ 356,562		\$ 13,599	\$ 370,161	\$	97,799	\$ 272,362	\$	105,130.01	\$	8,760.83	\$ 8.	.30
2050		24.85%	1,056	\$ 272,362		\$ 10,388	282,750	\$	97,799	184,951	\$	105,130.01	\$	8,760.83		.30
205	3.81%	24.85%	1,056	\$ 184,951		\$ 7,054	\$ 192,005	\$	97,799	\$ 94,206	\$	105,130.01	\$	8,760.83	\$ 8.	.30
205	3.81%	24.85%	1,056	\$ 94,206		\$ 3,593	\$ 97,799	\$	97,799	\$ 0	\$	105,130.01	\$	8,760.83	\$ 8.	.30

^{*}Debt payment recovers capital cost plus interest expense. Annual base fee is calculated by multiplying the annual debt payment times. 25 for times coverage, and then subtracts the impact fee credit.
**Applied to debt payment in later years to accommodate for the addition of new debt, which caused the PUA's debt to go through 2052.

1,056

\$ 373

18%

Attachment D

- 1. Paragraph 3 of the Service Availability Letter is hereby deleted. Owner shall not be required to add the Project to its Certificate of Convenience and Necessity.
- 2. Paragraph 7 of the Service Availability Letter is hereby modified to add the following sentence: The 16" water line specified in Paragraph 7 of the Service Availability Letter as shown on Attachment E (green line) (the" Water Line") must be built by Applicant to its shared property line with the Anarene development as a part of Phase I of Applicant's development. The location of the Water Line to the shared property line will be approved by City and WTCPUA.
- 3. Paragraph 9 of the Service Availability Letter is hereby modified as follows:

Paragraph 9: Owner and/or Applicant shall dedicate the site that is labeled "EST Site" on Attachment A of the Supplement to Wholesale Water Agreement Between WTCPUA & City Of Dripping Springs. Although labeled "EST Site", the site may be used by the WTCPUA for any WTCPUA facilities and is not limited to use as an elevated storage tank site, provided, however, that any such use shall comply with all appliable laws, regulations, ordinances and codes of the City and any other governmental authorities, as well as the requirements of Planned Development District No. 13: Wild Ridge as they relate to future improvements on or about the EST Site. Notwithstanding the foregoing sentence and notwithstanding any other agreement to the contrary, if needed to effectuate the purpose of this paragraph, the City may rezone or provide a variance to the existing zoning to allow for utilities and utility improvements on the the site that is labeled "EST Site."

4. Paragraph 10 of the Service Availability Letter is hereby modified as follows: The Applicant, at its sole cost and expense, grants to the WTCPUA all exclusive-use easements necessary for the WTCPUA to own and operate WTCPUA facilities, at the WTCPUA Site as shown on Exhibit E, in a form and manner acceptable to the WTCPUA. Before Phase I construction may commence, Applicant must (a) execute a Right of Entry Agreement to allow the WTCPUA immediate access to the WTCPUA Site and such Right of Entry Agreement must also allow the WTCPUA to initiate construction of WTCPUA facilities if needed, and thereafter, (b) execute an easement in favor of the WTCPUA for access to the WTCPUA Site (the "Access Easement"). The Access Easement will be placed in escrow with an escrow agent acceptable to WTCPUA and Applicant pursuant to an Agreement to Grant Easement that is acceptable to the WCTPUA. The Access Easement will be released from escrow to the WTCPUA for filing with the Official Public Records of Hays County, Texas upon the earlier of (1) 12 months from the start of construction of Phase I of the development, or (2) upon the completion of Phase I of the development. If the WTCPUA records the Access Easement prior to the commencement of construction on the WTCPUA Site, then the Applicant (or its Assignee) retains the right to access the Access Easement area in order to work within that area to construct the required right-of-way improvements and required utility infrastructure. Applicant will provide prior written notice to the WTCPUA General Manager five (5) business days prior to commencement of such work and agrees to schedule and manage its construction in

a manner that does not impede WTCPUA's construction at the WTCPUA Site. Portions of the Access Easement that are within future public right-of-way shall terminate upon recordation of a final plat. The Agreement to Grant Easement must also contain provisions that require the Applicant to post a bond in an amount that is equivalent to the cost of the Water Line in a form and manner acceptable to the WTCPUA and the City. Such bond may be used by the WTCPUA to construct the Water Line in the event that Applicant does not fully construct the Water Line within 18 months after construction of the EST (defined below) is twenty-five percent (25%) complete, as evidenced by the percentage complete stated on the pay applications with the contractor for the EST. Applicant must execute and deliver a deed conveying the WTCPUA Site to the WTCPUA in a form and manner acceptable to the WTCPUA within 60 days of WTCPUA's execution of this Supplement. WTCPUA recognizes that time is of the essence. As such, the WTCPUA's review and approval shall be not unreasonably withheld, conditioned, or delayed.

- 5. Paragraph 11 of the Service Availability Letter is hereby replaced as follows: Service to 365 LUEs will be available from interim service via the 1420 pressure plane upon the occurrence of the following events (collectively, the "Wild Ridge Obligations"): (a) commencement of construction of the Water Line, (b) Applicant dedicates the WTCPUA Site to the WTCPUA, and (c) Applicant grants a permanent easement for the Water Line extension to the WTCPUA, AND such Wild Ridge Obligations occur prior to the completion of (i) the 1340 EST (to be constructed on Anarene or Double L property) (the "EST"), (ii) the RR 12 Extension, (iii) the Cross Country Transmission Main and (iv) the Hamilton Pool improvements (collectively, the "CIPs"). In the event that the Wild Ridge Obligations do not occur prior to the completion of all of the CIPs, the 365 LUEs will be available at the same time the remaining LUEs are available as specified in Paragraph 12 of the Service Availability Letter (as amended below). Applicant acknowledges that WTCPUA is not approving irrigation meters until completion of its expansion of its water treatment plant which is expected to be complete in 2027. Notwithstanding the foregoing, (y) within 120 days after the Wild Ridge Obligations are complete, the City shall deliver written notice to the developer of the Anarene property demanding that the developer commence construction of the offsite water line extending the 16" water line from the southern boundary of its Phase 1 to its common boundary with Applicant's property as shown on Attachment E ("Boundary Water Line") prior to the expiration of such 120-day period. If the developer of the Anarene property fails to commence the Boundary Water Line construction within such 120-day period or fails to diligently pursue completion of such construction after commencement thereof, Applicantmust pay for and fund reasonable City attorney and City Special Counsel fees (including reasonable costs of litigation, if necessary) for the City to enforce all rights and remedies in connection with the construction of the Boundary Water Line, including, without limitation, calling on any bond or other fiscal surety posted by such developer and promptly thereafter causing commencement of construction of such Boundary Water Line and diligently pursuing completion of the same.
- 6. Paragraph 12 of the Service Availability Letter is hereby replaced as follows: Service

beyond 365 LUEs is contingent upon completion of all of the following: (a) construction of the Water Line; (b) the CIPs; (c) the Uplands Water Treatment Plant upgrades; and (d) the US 290 30" Parallel line. Notwithstanding the previous sentence, service beyond 365 LUEs without the contingencies specified herein may be considered by the WTCPUA upon request by Applicant, but the decision as to whether such service would be available is made solely by the WTCPUA in its sole discretion. The EST will be funded and constructed by the WTCPUA in accordance with its Capital Improvement Plan. Notwithstanding anything to the contrary herein or in the Service Availability Letter, the WTCPUA's obligations herein and therein (including, without limitation, the obligation to issue all LUEs contemplated herein and therein) shall not be affected or impacted by any current or future moratorium (or similar action) imposed by the WTCPUA with respect to water availability and/or the issuance of LUEs by the WTCPUA.

Attachment E



STAFF REPORT

City of Dripping Springs

PO Box 384

511 Mercer Street

Dripping Springs, TX 78620

Submitted By: Aniz Alani, Deputy City Attorney

Council Meeting Date: November 18, 2025

Agenda Item Wording: Discuss and consider approval of a Professional Services Agreement between

the City of Dripping Springs and Laura Mueller for Legal Services.

Agenda Item Sponsor: Mayor Bill Foulds, Jr.

Summary/Background: City Attorney Laura Mueller has submitted her resignation from employment

with the City but has indicated her willingness to continue providing legal

services to support an orderly transition in the City Attorney's Office.

To avoid interruption in legal coverage for City Council, staff, and key boards and commissions, staff is recommending approval of a short-term Professional Services Agreement ("Agreement") with Ms. Mueller that will allow her to provide legal services as an independent contractor through January 2, 2026. The proposed Agreement is included as an attachment.

This arrangement is being brought forward now to (1) preserve continuity of legal advice on matters that Ms. Mueller has been handling; (2) ensure coverage for December 2025 meetings, including City Council and TIRZ, if requested; and (3) provide staff with access to her subject-matter knowledge of ongoing land use, contract, and municipal governance matters while the City Attorney's Office completes its staffing transition.

Staff anticipate that a further Professional Services Agreement will be brought to City Council for consideration before the expiry of this Agreement

to provide for continuing legal services after January 2, 2026.

Commission Recommendations:

N/A

Recommended Council Actions:

Approval of Professional Services Agreement/

Attachments: Draft agreement.

PROFESSIONAL SERVICES AGREEMENT

This Agreement, made and entered into this November 18, 2025 by and between the **City of Dripping Springs**, Texas (hereinafter referred to as the "City") and **Laura Mueller**, (hereinafter referred to as "Contractor"), is understood and agreed to be as set forth herein:

- 1. **Description of Services:** In connection with the carrying out of the City's duties:
 - (a) Contractor shall assist, upon request, in preparation of legal documents as needed.
 - (b) Contractor shall, upon request, assist city staff with general legal services to the City.
 - (c) Contractor may, upon request, assist city staff with special projects related to legal and land use issues.
 - (d) If the City's assignment of duties for a specific project is declined by Contractor, then the City may assign said duties to an employee or Contractor at the City's discretion. Contractor does not have the authority to unilaterally select another contractor to perform the work the Contractor was assigned. Contractor shall assist the City in the selection of additional contractors when requested by the City.
 - (e) Contractor may from time to time be called upon to perform the following services:
 - (1) Attend Tax Increment Reinvestment Zone and Planning and Zoning Commission meetings, when requested by the Mayor, City Administrator, City Attorney, or a Deputy City Administrator; and/or
 - (2) Attend other public or private meetings involving legal matters related to the duties performed under this Agreement.
 - (f) Contractor shall conduct business in good faith displaying professionalism and a courteous manner in dealings with the staff, citizens, and customers of the City.
 - (g) Contractor will report to the City Administrator and City Attorney, verbally or in writing, any conflicts between Contractor and any citizen, customer, or employee in the course of performing said duties and responsibilities.
 - (h) Contractor shall maintain complete and accurate records of work performed for the City. Contractor shall manage both public and confidential records that 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.
 - (i) Performs other related duties as needed.

- 2. Payment for General Legal Services: The City will compensate Contractor with a lump sum payment of two thousand five hundred dollars (\$2500) for general legal services as described in this section. Lump sum payment is due on January 2, 2026. This payment covers work from November 22, 2025 to January 2, 2026. General Legal Services includes response to emails, phone calls, and other forms of communication from the City Attorney, City Administrator, Mayor, and other city staff as directed in writing by the City Attorney, City Administrator, or Mayor. General legal services also includes review of agendas for the City Council meetings in December 2025. TIRZ meetings and work performed between November 22, 2025 and January 2, 2026 is also covered by this payment. Contractor shall perform a minimum of 25 hours of general legal services during this period; however, if it is not practicable to do so for any reason, the City will be entitled to a non-refundable credit of \$100 per hour of unused general legal services to be applied toward special legal services as described below.
- 3. Payment for Special Legal Services: The City will compensate Contractor at one hundred and twenty-five dollars (\$125) per hour for special legal services. This rate covers special legal services from November 22, 2025 to January 2, 2026. Special Legal Services includes document review and drafting and legal research. Such services may be requested by the City Attorney, City Administrator, or Mayor. Contractor shall invoice City on a monthly basis. The invoice for hours worked shall be paid within fourteen (14) days once reviewed and approved by the City. The total for Special Legal Services shall not exceed twenty-five hundred dollars (\$2500) without written approval of the City Administrator.
- **4. Duration:** This Agreement shall be in effect for a period from November 22, 2025 and January 2, 2026.
- **5. Termination:** Either party may terminate this Agreement by a thirty (30) day written notice.
- **6. Relationship of Parties:** It is understood by the parties that Contractor is an independent contractor with respect to the City and not an employee of the City. City will not provide fringe benefits, including health insurance benefits, paid vacation, or any employee benefit, for the benefit of Contractor. The City may contract with other individuals for legal services.
- **Rules of Professional Conduct:** Contractor represents and warrants that Contractor is bound by and shall comply with Rules 1.06 to 1.11 of the Texas Disciplinary Rules of Professional Conduct, as amended. This provision survives termination of this Agreement.
- 8. Indemnification: CONTRACTOR AGREES TO INDEMNIFY AND HOLD CITY HARMLESS FROM ALL CLAIMS, LOSSES, EXPENSES, FEES, INCLUDING ATTORNEY'S FEES, COSTS, AND JUDGMENTS THAT MAY BE ASSERTED AGAINST CITY THAT RESULT FROM ACTS OR OMISSIONS OF CONTRACTOR, CONTRACTOR'S EMPLOYEES, IF ANY, AND CONTRACTOR'S AGENTS. THE LIMIT OF THE INDEMNIFICATION RUNS WITH THE LIMITATION ON THE INSURANCE COVERAGE PROVIDED BY THE CONTRACTOR TO THE CITY.
- **Assignment:** 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 City.

10. Notice: All notice 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, addressed as follows:

To the City:

City of Dripping Springs Attn: City Administrator

PO Box 384

Dripping Springs, TX 78620

(512) 858-4725

To the Contractor:

Laura Mueller

Laura.mueller.tx@gmail.com

(512) 731-5088

Either party may change such address from time to time by providing written notice to the other 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 and 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.

County, Texas.	
CITY OF DRIPPING SPRINGS	LAURA MUELLER
Date	Date

Venue: The venue for any and all legal disputes arising under this Agreement shall be Hays

16.

CITY OF DRIPPING SPRINGS

RESOLUTION No. 2025-R____

A RESOLUTION OF THE CITY OF DRIPPING SPRINGS, TEXAS, APPOINTING CITY ATTORNEY FOR THE CITY OF DRIPPING SPRINGS.

- **WHEREAS,** the City Council of the City of Dripping Springs, Texas (the "City"), desires to maintain an attorney as the City Attorney for the City of Dripping Springs, Texas; and
- WHEREAS, the current City Attorney has submitted their resignation; and
- **WHEREAS,** Section 22.071 of the Texas Local Government Code creates the office of city attorney; and
- **WHEREAS**, the City Council finds that it is in the best interest of the City and its residents to appoint a new City Attorney; and
- **WHEREAS**, the City Council finds that Aniz Alani is qualified to serve as the new City Attorney; and
- **WHEREAS,** it is hereby officially found and determined that the meeting at which this resolution was passed was open to the public and public notice of the time, place and purpose of said meeting was given, all as required by Chapter 551, Texas Government Code.

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

- Section 1. The above and foregoing premises are true and correct and are incorporated herein and made a part hereof for all purposes.
- Section 2. The City Council hereby appoints:

Aniz Alani

- as the City Attorney for the City of Dripping Springs, Texas as a municipal officer under Section 22.071 of the Texas Local Government Code.
- Section 3. This Resolution shall take effect immediately from and after its passage in accordance with law and it is accordingly so resolved.

PASSED AND A	APPROVED this, the 18th day of November, 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

November 2, 2025

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

Dear Mayor and City Council:

Re: City Attorney

I'm writing to be considered for appointment as City Attorney. I bring the perspective of a former chief legal officer for a large and fast-growing city and someone who has enjoyed building and leading an in-house municipal law department that supported complex, high-visibility public services.

From 2017 to 2024, I served as City Attorney for the City of Abbotsford, a 145 square mile community of approximately 165,000 residents bordering Washington state with a roughly \$200M annual budget and over 1,000 employees.

I built the in-house legal department, served on the Strategic Leadership Team, regularly covered as Acting City Manager, and expanded my managerial oversight to include Code Enforcement (approximately 25 officers), Real Estate Services, Risk Management, Legislative Services/City Clerk (including Elections), Open Records, Records Management, and the City Hall Reception/Mailroom—ultimately leading a highly engaged team of approximately 40 staff.

My portfolio supported operations at a city-owned international airport, municipal police, auxiliary fire department, a large parks and recreation system (over 2,200 acres), a 120,000 sq. ft. convention center, and an 8,500-seat arena. That scale required a strong willingness to learn, clear judgment, pragmatic and timely guidance, and practical tools that helped staff deliver day-to-day results.

I anchor legal leadership in **systems**, **standards**, and **service**. Concretely, I:

- Implemented contract playbooks and streamlined legal request intake to shorten turnaround times and reduce risk.
- Modernized open-records workflows and records-retention practices, pairing training with clear standard operating procedures.
- Delivered cross-department counsel for complex operations, including the airport, land use and planning, engineering, finance, human resources, information technology, police, public safety, and parks.

I also bring a track record of innovation and high-impact results:

- Supreme Court of Canada (amicus) presented oral argument in a significant publiclaw matter, successfully defending a challenge to the doctrine of governmental immunity in tort litigation.
- American Hockey League team agreement led the end-to-end negotiation and implementation to bring professional hockey to Abbotsford, saving the City over \$1M per year in arena operating costs while improving venue utilization and community value.
- Automated legal invoice processing deployed matter coding, validation, and reporting to increase cost control and transparency and to reduce administrative load.

Public service also means investing in our professional community. I have presented at numerous municipal law conferences, including at the State Bar of Texas's Annual Advanced Government Law Conference in 2025, and twice at the Texas City Attorneys' Association's Fall Conference (2024, 2025). I have served on the Board of Directors and Governance Committee of E-Comm 9-1-1, British Columbia's largest provider of emergency communications and first-responder dispatch, during a period of significant transformation—experience that strengthened my governance, oversight, and change-management perspective. I also currently serve on the State Bar of Texas's Laws Related to Immigration and Nationality Committee.

Over nearly my entire legal career, I've served government entities. That experience has taught me to be politically aware while rigorously remaining politically neutral—to anticipate the policy context, surface legal and operational trade-offs, and provide clear, nonpartisan counsel that helps elected officials and staff make defensible, transparent decisions.

In Dripping Springs, as Deputy City Attorney, I have continued to advise Council, boards, and staff across ordinances, contracts, land use, procurement, compliance, open records, and code enforcement support. I regularly prepare staff reports, develop guidance memos and templates, and coordinate across departments to keep work moving. My approach is pragmatic and collaborative: meet operational needs, maintain legal defensibility, and communicate in plain language.

I have benefitted from excellent hands-on training and coaching in Texas municipal law from outgoing City Attorney Laura Mueller. Combined with my willingness to learn and commitment to continuous improvement, I am confident that my experience will allow me to provide efficient and effective counsel in all areas of the law that affect the city.

I'm ready to step into the City Attorney role and provide the steady, solutions-oriented legal leadership the City expects: proactive counsel, clear frameworks that scale, and reliable execution alongside staff. Thank you for your consideration.

Sincerely,

Aniz Alani



Education

2017

Master of Laws

University of British Columbia

2006

Juris Doctor

University of Toronto

1999-2003

Bachelor of Arts (Candidate) University of British Columbia

Bar Admissions

2007

British Columbia (Non-Practicing)

2023

Texas

2025

Massachusetts

New York (Pending)

Awards & Honors

Top 25 Most Influential Lawyers in Canada (Nominee, "Changemaker" Category), Canadian Lawyer Magazine, 2015

Dean's Honor List, University of Manitoba Faculty of Law, 2004

D.A. Thompson, Q.C. Prize in Constitutional Law, 2004

Max and Manly Isaacs Prize in Legal Methods (Research & Writing), 2004

Donald Fergus Paynter Memorial Award for Leadership, British Columbia Youth Parliament, 1999, 2003

Aniz Alani



I am a pragmatic, public service-oriented lawyer with a strong technical background and 18 years of legal experience including in complex contract negotiation, municipal law, legislative drafting, litigation, access to information and privacy, and employment law.

Professional Experience

Feb. 2024 - Present

City of Dripping Springs: Dripping Springs, TX, USA

Deputy City Attorney

I assist the City Attorney in advising city council and city staff on all legal matters directed by City Attorney, the Mayor, and City Council, including contract lifecycle management, legislative drafting, and Public Information Act issues.



I redesigned contract templates for consistency, ease of updating, and faster turnaround.



With zero budget, I developed an application to track the progress of over 11,000 bills introduced during the 89th Legislative Session and automate user notifications and reports to flag upcoming hearings scheduled for bills of strategic importance to the City.



I introduced and deployed an electronic review, approval and signature process for City contracts complemented by a newly drafted electronic signature policy aligned with Texas law.

2021-2024

City of Abbotsford: Abbotsford, BC, Canada

General Manager, Legal and Legislative Services

Reporting to the City Manager, I led a team of 40 staff delivering legal services, risk management, real estate, City Clerk, records management and privacy, bylaw enforcement, and corporate mailroom functions serving a fast-growing city with over 165,000 residents.

¢*

I oversaw the design and implementation of a legal service request and DocuSignintegrated contract lifecycle management platform that incorporates a "playbook" for negotiating procurement and partnership contracts. The result was more efficient legal review, consistent high standard work, and enhanced collaboration between crossfunctional teams.

\$*

I managed litigation and negotiating strategy for the City's most significant and impactful projects including the defense of a class action lawsuit with several billion dollars of potential exposure, collaboration with local Indigenous peoples, and the possible future expansion of a local casino to increase the City's share of gaming revenue.

- I led the development of the City's first:
 - Land Strategy
 - Strategic acquisition and development of City-owned property
 - Bylaw Enforcement Strategy
 - eliminated a years-long backlog of code enforcement files
 - launched a city-wide multimedia public awareness campaign generating more YouTube engagement than any previous city-sponsored content
 - o civilly and criminally prosecuted significant offenders
 - restructured the code enforcement department to maximize resources and incorporate succession planning

Bylaw Modernization Strategy

 a multi-pronged approach to rewriting all 100+ city ordinances in a userfriendly, plain language format.

Board Experience

2020-2024

E-Comm Emergency
Communications for British
Columbia Inc.

 Governance and Public Affairs Committee

2003-2006, 2008-2010

Youth Parliament of British Columbia Alumni Society

- Risk Management
- Camp Phoenix Steering Committee

1999-2003

UBC Student Legal Fund Society

- President (2002-2003)
- Vice-President (2001-2002)

Selected Presentations

The Law of Parks: Pacific Business & Law Institute (2022)

Case Law Update: State Bar of Texas, 37th Annual Advanced Government Law Conference (2025)

A Canadian Lawyer Walks Into the Texas Bar: Texas City Attorneys Association (2024)

Al & IT for JDs: Texas City Attorneys Association (2025) (with Laura Mueller)

Key Skills

- Contract Drafting
- Negotiation
- Government Procurement
- Municipal Law
- Utilities Law
- Ethics
- Open Meetings
- Public Records
- Real Estate
- Land Use
- Legal Team Leadership
- Litigation Oversight
- Legislative Drafting
- Automation

2017-2021

City of Abbotsford: Abbotsford, BC, Canada

Director, Property, Risk Management & Legal Services

I joined the City as its first attorney and built a corporate legal department that now includes 3 attorneys, 2 legal assistants, and 24 non-legal professionals.

After proactively identifying and analyzing the opportunities and risks, I pitched, negotiated, drafted, and executed a 20 year partnership agreement to host an American Hockey League team responsible for operating a City arena at a fixed cost below our historical subsidy and with revenue sharing opportunities. Annual savings approaching \$1.5M resulted as fan attendance and regional enthusiasm grows and events continue to increase utilization rate.

Developed and presented oral arguments on behalf of the City as intervenor in a municipal tort liability/governmental immunity case before the Supreme Court of Canada.

Following the retirement of the City's claims manager, I reallocated aspects of the claims and risk management function between external and other internal resources to reduce City expenditures while significantly increasing the efficiency, transparency, and consistency of our claims handling.

Replaced the City's manual process for reviewing, approving and paying external counsel invoices with a secure electronic system that provided detailed analytics and reporting for the City's outside legal services budget in excess of \$1M.

2015-2017

British Columbia Hydro & Power Authority: Vancouver, BC, Canada

Corporate Secretary

I provided guidance on all aspects of BC Hydro's corporate governance framework including management of the entire board meeting process lifecycle, maintaining corporate records, and advising on ethics issues.

I redesigned the Board report management workflow using a customized SharePoint site to securely track agenda items and route a large volume of reports for approval and dissemination to Board members based on user and group permissions. The improved process allowed for the redeployment of 1.5 full-time equivalent positions (FTEs).

2009-2015

British Columbia Hydro & Power Authority: Vancouver, BC, Canada

Legal Counsel

I was the attorney with primary responsibility for the electrical utility's civil litigation matters including contract disputes, privacy, procurement, construction, property damage, and personal injury, as well as advising on regulatory and occupational health and safety matters.

I devised and launched a litigation campaign to civilly prosecute over 100 defendants for stolen electricity used to power illegal drug operations, which resulted in substantial recoveries and contributed to the eventual elimination of electricity theft in BC.

2007-2009

DLA Piper (Canada) LLP (formerly Davis LLP): Vancouver, BC, Canada **Litigation Associate**

2006-2007

Federal Court: Ottawa, ON, Canada

Judicial Law Clerk to the Hon. Michael A. Kelen



STAFF REPORT

City of Dripping Springs

PO Box 384

511 Mercer Street

Dripping Springs, TX 78620

Submitted By: Michelle Fischer, City Administrator

Council Meeting Date: November 18, 2025

Agenda Item Wording: Discuss and consider approval of a Resolution to cast nine (9) votes

towards the Election of Members of the Hays County Appraisal District

Board of Directors. Sponsor: Mayor Bill Foulds, Jr.

Agenda Item Requestor: Michelle Fischer, City Administrator

Summary/Background: Four nominees were submitted by the taxing entities to be considered for a

place on the Hays Central Appraisal District Board of Directors for the 2026 to 2029 term of office. The City of Dripping Springs may cast nine (9) votes to select two members to the Board. The city may cast all its votes for one candidate or distribute them among any number of candidates. The votes are

due to the Chief Appraiser by December 15th.

The function of the Hays Central Appraisal District Board of Directors is to adopt the Appraisal District's operating budget, contract for necessary services, appoint the Appraisal Review Board members, and make general

policies on the Appraisal District's operations.

The nominees are Jeffrey Alystock, Mark Jones, Andrea Justus, and Norah

Puente.

DSISD nominated Jeffrey Alystock and he currently serves on the Board with a term expiring December 31st. Mark Jones was nominated by Hays CISD and he currently serves on the Board with a term ending in 2027. Andrea Justus was nominated by Wimberley ISD and is a new nominee. Norah Puente was nominated by Hays CISD and she currently serves on the Board with a term

expiring December 31st.

Recommended
Council Actions:

Approve the resolution casting 9 votes for the candidate(s) of City Council's

choosing.

Attachments: Memo, ballot, resolution.

Next Steps/Schedule: Send Chief Appraiser executed resolution.

CITY OF DRIPPING SPRINGS

RESOLUTION No. 2025-R_

A RESOLUTION OF THE CITY OF DRIPPING SPRINGS, TEXAS TO CAST NINE (9) VOTES TOWARD THE ELECTION MEMBER(S) OF THE HAYS CENTRAL APPRAISAL DISTRICT BOARD OF DIRECTORS.

- **WHEREAS**, the City of Dripping Springs is authorized to cast votes for the Board of Directors for the Appraisal District pursuant to Section 6.03 of the Texas Tax Code; and
- WHEREAS, the City of Dripping Springs has been advised by the Chief Appraiser of the Hays County Central Appraisal District, that the City has been allocated a total of NINE (9) votes which may be cast, all or in part for the FOUR (4) candidate(s) of choice, for the Board of Directors, Hays Central Appraisal District.

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

THAT the City of Dripping Springs, Texas hereby casts a total of NINE (9) votes toward the election of member(s) of the Hays Central Appraisal District Board of Directors as follows:

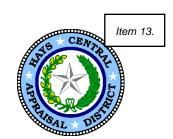
CANDIDATE	VOTES
Jeffrey Aylstock	
Mark Jones	
Andrea Justus	
Norah Puente	

FURTHER, that the City Council of the City of Dripping Springs submits the Official Ballot, attached hereto, as issued by the Chief Appraiser, stating the vote for candidates for the election of the Board of Directors for the Hays Central Appraisal District for 2026-2029.

PASSED, ADOPTED AND APPROVED, this the 18th day of November 2025.

CITY OF DRIPPING SPRINGS:

 Bill Foulds, Jr., Mayor
ATTEST:
Diana Boone City Secretary



512-268-2522 ■ Lex Word Building ■ 21001 IH 35 ■ Kyle, Texas 78640 ■ info@hayscad.com

MEMORANDUM

To: Voting Jurisdictions

From: Laura Raven, Chief Appraiser

Date: October 28, 2025

Subject: Election of Board of Directors for 2026-2029 Term of Office

*Four nominees were submitted by the taxing entities to be considered for a place on the Hays Central Appraisal District Board of Directors for the 2026 – 2029 term of office. Enclosed please find the official ballot and the calculation of votes for each voting jurisdiction to select **two (2)** Directors to the Hays CAD Board.

The governing body of each taxing unit that is entitled to vote shall determine its vote by resolution and submit it to the Chief Appraiser before December 15, 2025. [PTC 6.031(k-1) Taxing units entitled to cast at least 5% of the total votes must determine their vote by resolution adopted at the 1st or 2nd open meeting of the governing body that is held after the date the chief delivers the ballot to the presiding officer of the governing body. The governing body must submit its vote to the chief appraiser not later than the third day following the date the resolution is adopted.]

The unit may cast all its votes for one candidate or may distribute its votes among any number of candidates. A voting unit must cast its votes for a person nominated and named on the ballot. There is no provision for write-in candidates. The chief appraiser may not count votes for someone not listed on the official ballot.

*Please note:

- one nominee (Mark Jones) is currently serving a term that runs through the end of 2027
- another nominee, Andrea Justus, is the spouse of a currently serving board member
 - o neither the Tax Code or Government Code expressly prohibits spouses from serving on the same board, this information is provided in the spirit of transparency and disclosure

Submit resolution and ballot to Iraven@hayscad.com.

DEADLINE for submission of ballot: Before December 15, 2025

CODE	TAMING UNIT	NUMBER
CODE	TAXING UNIT	OF VOTES
ACCD	AUSTIN COMM COLLEGE	54
CAU	AUSTIN, CITY OF	3
CBC	VILLAGE OF BEAR CREEK	0
CBU	BUDA, CITY OF	27
CDS	DRIPPING SPRINGS, CITY OF	9
CHA	HAYS, CITY OF	0
CKY	KYLE, CITY OF	81
CMC	MOUNTAIN CITY, CITY OF	0
CNI	NIEDERWALD, CITY OF	0
CSM	SAN MARCOS, CITY OF	152
CUH	UHLAND, CITY OF	1
CWC	WOODCREEK, CITY OF	2
GHA	HAYS COUNTY	436
RSP	SPECIAL ROAD ***	
SBL	BLANCO ISD	3
SCO	COMAL ISD	2
SDS	DRIPPING SPRINGS ISD	326
SHA	HAYS CISD	545
SJC	JOHNSON CITY ISD	3
SSM	SAN MARCOS CISD	250
SWI	WIMBERLEY ISD	105
	TOTAL VOTES	2000

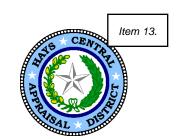
		I		
Current Nominees	Current Status	Nominated By	Term	Ends
Aylstock, Jeffrey	Term Expires Dec 31,2025	Dripping Springs ISD	Jan 1, 2026	Dec 31, 2029
Jones, Mark	Term Expires Dec 31,2027	Hays CISD	Jan 1, 2025	Dec 31, 2027
Justus, Andrea	New Nominee	Wimberley ISD	Jan 1, 2026	Dec 31, 2029
Puente, Norah	Term Expires Dec 31,2025	Hays CISD	Jan 1, 2026	Dec 31, 2029
Current Directors	Office	Representing	Term	Ends
Joe Castillo	Chairman	San Marcos CISD	Jan 1, 2025	Dec 31, 2027
Jeffrey Aylstock	Vice Chair	Dripping Springs ISD	Jan 1, 2025	Dec 31, 2025
Jane Hughson	Secretary	City Of San Marcos	Jan 1, 2025	Dec 31, 2027
Jennifer Escobar	Tax Assessor/Collector	Hays County	EX O	FFICIO
Mark Jones	Director	Hays CISD	Jan 1, 2025	Dec 31, 2027
Nora Puente	Director	Hays CISD	Jan 1, 2025	Dec 31, 2025
Dan Justus	Elected Directo	or Place 1	July 1, 2024	Dec 31, 2026
Fred Poston	Elected Directo	or Place 2	July 1, 2024	Dec 31, 2026
Dustin Inderman	Elected Directo	or Place 3	July 1, 2024	Dec 31, 2026

DEADLINE FOR VOTE SUBMISSION BEFORE DECEMBER 15, 2025.

The governing body of each tax unit that is entitled to vote shall determine its vote by resolution and submit to Chief Appraiser.

Taxing units entitled to cast at least 5% of the total votes must determine its vote by resolution adopted at the 1st or 2nd open meeting of the governing body that is held after the date the CA delivers the ballot to the presiding officer of the governing body.

The governing body must submit its vote to the CA not later than the 3rd day following the date the resolution is adopted.



512-268-2522 ■ Lex Word Building ■ 21001 IH 35 ■ Kyle, Texas 78640

OFFICIAL BALLOT TO SELECT TWO (2) DIRECTORS TO THE HAYS CAD BOARD 2026-2029 TERM OF OFFICE

NOMINEES	NUMBER OF VOTES CAST
Aylstock, Jeffrey	
Jones, Mark Mr. Jones was nominated but is currently serving a term that ends December 31, 2027.	
Justus, Andrea	
Puente, Norah	
Taxing Unit:	
Resolution Date:	
	Presiding Officer Signature

Al for JDs

Laura Mueller, City Attorney
Aniz Alani, Deputy City Attorney
City of Dripping Springs

Texas City Attorneys Association Fall 2025 Conference Fort Worth,

Table of Contents

	TPAL LAW	
1.	Introduction: The Practitioner's Dilemma	2
2.	The AI Collaboration Model: A New Way to Work	4
3.		
	(a) Correcting a TML Web Scraper	5
	(b) Refining Google Sheets Formulas	5
	(c) GitHub Actions Permission Errors	5
4.	Phase A: Establishing a Single Source of Truth	5
5.	Phase B: Light Automation with Accessible Tools	7
6.	Phase C: Set-and-Forget Scheduling with GitHub Actions	9
7.	AI as a Strategic Partner for Substantive Analysis	12
	(a) Case Study: Rapid Qualitative Impact Analysis of HB 150	12
	(b) Case Study: In-Depth Policy Development for SB 542	12
8.	Post-Session Evolution: Addressing the Limits of Spreadsheets with Grist	13
9.	Advanced Automations: From Data to Actionable Intelligence	14
10	D. Conclusion: A Reproducible Playbook for Texas Cities	16
APPE	NDIX A : TOOLING CHECKLIST	17
APPE	NDIX B : CONFIGURATION QUICK REFERENCE	18
1.	Local Environment (.env file)	18
2.	GitHub Actions Secrets	18
APPE	NDIX C : GLOSSARY	19
APPE	NDIX D : GETTING STARTED WITH KEY TECHNOLOGIES	23
1.	Setting Up Your GitHub Repository	23
2.	How to Work with AI for Coding (Gemini, ChatGPT, etc.)	23
3.	Enabling the Google Sheets API (A One-Time Setup)	24
APPE	NDIX E : ADVANCED OPTION: USING A FREE CLOUD SERVER	25
1.	Why Use a Cloud Server?	25
2.	Getting Started with Oracle Cloud Free Tier	25
3.	Scheduling Scripts with cron	25
APPE	NDIX F : ADVANCED OPTION: USING A FREE CLOUD SERVER	27
1.	Why Use a Cloud Server?	27
2.	Getting Started with Oracle Cloud Free Tier	27

3.	Scheduling Scripts with cron	27
APPEN	DIX G : RESPONSIBLE AI COLLABORATION: LIMITATIONS AND PITFALLS	29
1.	Inaccuracy and "Hallucinations"	29
2.	Security Risks with Sensitive Data	29
3.	Outdated Knowledge Base	29
4.	Risk of Over-Reliance	30
5.	Context Limitations	30
APPEN	DIX H : ADVANCED CLI TECHNIQUES FOR RESILIENT AUTOMATION	31
1.	Making Long-Running Tasks Resilient to Interruption	31
2.	Understanding Execution Modes: Supervised vs. YOLO	31
APPEN	DIX I : THE SB 1844 GEOSPATIAL ANALYSIS	33
1.	The Challenge: Pinpointing the Impact of a Complex Bill	33
2.	The Process: A Multi-Step Geospatial Workflow	33
((a) Step 1: Data Sourcing and Preparation	33
((b) Step 2: Calculating Municipal Service Coverage	34
((c) Step 3: Incorporating the Navigable Waterway Amendment	35
3.	The Outcome: A Precise, Actionable Map	35
APPEN	DIX J TABLE OF FIGURES	37
PART II:	: THE LEGAL ETHICS OF AI	38
IF AI W	VROTE THIS PAPER	38
THE LI	IFE OF A CITY ATTORNEY	39
Wı\$H I	Li\$t – Protection of Confidentiality while Using AI	39
RUIN T	THE FRIENDSHIP – ISSUES RELATED TO PROVIDING AI CREATED INFORMATION TO THE COURT	39
THE LI	IFE OF A SHOWGIRL $-$ BEING TRANSPARENT ON USE OF \overline{AI} TO THE PUBLIC, THE CLIENT, AND THE \overline{CO}	OURT 40
CANC	ELLED! – Being Aware of Possible Bias in AI	40
THE FA	ATE OF OPHELAI	41

Part I:

AI & IT for JDs: Practical and Low-Cost Applications of GPT and Python in Municipal Law

Aniz Alani¹
Office of the City Attorney
City of Dripping Springs, Texas

Texas City Attorneys Association - Fall Conference

Abstract

During a legislative session, small municipal law offices face the overwhelming task of tracking hundreds of bills, analyzing their local impact, and responding before critical deadlines pass. This paper presents a phased playbook for developing a powerful, AI-assisted legislative tracking system using accessible and often free tools.

In this paper, I chronicle the journey of the City of Dripping Springs, which evolved a chaotic spreadsheet into a reliable, automated workflow that saves dozens of staff hours and prevents critical notices from being missed. By leveraging AI as a collaborative partner for scripting and process design, the city's legal team automated the ingestion of bill summaries from the Texas Municipal League (TML), delivered real-time hearing alerts via email and Slack, and even generated draft position letters aligned with council priorities.

This paper provides a replicable, step-by-step guide for non-technical lawyers to build their own systems, starting with a well-structured spreadsheet and incrementally adding automation, scheduling, and a resilient Grist database backend only as needed.

All responsibility for errors are the (human) author's alone.

1

¹ J.D. (Toronto), LL.M (Brit.Col.); of the Bar of British Columbia (Non-Practicing), Texas, and Massachusetts. Substantially all of this paper was written using the Gemini Pro 2.5 GPT model based on a review of all code scripts, GitHub logs, and ChatGPT and Merlin chat session transcripts. It was fact-checked and edited by its (human) author.

Preface

This paper will not age well. Any "how-to" guide involving AI is doomed to become out-of-date within weeks, if not sooner. This paper describes a lengthy, iterative process that began by relying on OpenAI's ChatGPT-40. Many of the frustrations that were caused by programming errors or logic failures would likely not have occurred if the project had begun even a few months later when OpenAI released its ChatGPT-4.5 model. And the project may well have been significantly more advanced in its scope and reliability if it had been carried out with the benefit of ChatGPT-5, Gemini Pro 2.5, and their "command line" versions, Codex and Gemini-CLI respectively, all of which were commonly available at the time of this paper's writing in October 2025.

The central thesis of this paper is not that the applications it describes are "the" answer to the tasks for which they were created to perform. Rather, the general approach – using AI tools (e.g., ChatGPT, Gemini CLI, etc.) to create scripts that systematically analyze significant amounts of evolving data and organize it into a format that's intelligible and actionable – is one that lawyers should embrace regardless of which particular AI model or programming language or platform are used to execute the task.

Incorporating AI into one's law practice is not simply a matter or doing more work faster. As this paper will describe, the use of AI tools allowed the generation of work product that would have been *impossible* to do with anything less than a large army of humans working at breakneck speed. In practical terms, this means that the work simply would not have been done at all.

1. Introduction: The Practitioner's Dilemma

For city attorneys in small to mid-sized Texas municipalities, the start of a legislative session brings a familiar challenge: a deluge of information that far outstrips the capacity of the team assigned to manage it. New bills are filed daily, substitute versions emerge with little warning, and hearing notices are often posted with just days to spare, leaving legal staff scrambling to analyze impacts, brief leadership, and prepare testimony.

This environment creates significant operational risk, where a missed committee hearing or a misunderstood amendment can have lasting consequences for a city's finances, operations, and local authority. The core practitioner's dilemma is not a lack of information, but a profound lack of time and resources to filter, prioritize, and act on that information consistently.

Traditional methods, often centered on a shared spreadsheet and a flurry of emails, quickly break down under the strain. Staff spend hours manually copying and pasting bill summaries from various sources like the Texas Municipal League (TML) newsletter, leading to inconsistent data and version control problems. Critical hearing notices get buried in crowded inboxes, and the spreadsheet itself becomes slow and fragile as more columns, filters, and collaborators are added. This manual, reactive approach is not only inefficient but also unsustainable, creating a constant state of near-burnout for the staff tasked with the monumental job of legislative monitoring.

This paper offers a different path forward: a phased, AI-assisted approach that allows even the smallest legal teams to build a reliable, proactive legislative tracking system without hiring developers or purchasing expensive new software.

We present a detailed case study from the City of Dripping Springs, which transformed its ad-hoc tracking process into a stable, orchestrated workflow. The system now maintains a clean, centralized bill catalog, delivers timely alerts for hearings, and even helps generate draft position memos aligned with council-approved priorities. This journey demonstrates that by starting small, automating incrementally, and collaborating with AI as a research and coding partner, non-technical lawyers can create powerful tools that turn legislative chaos into actionable intelligence. This paper will provide a clear roadmap for that journey, guiding the reader from a simple spreadsheet in Phase A to a fully automated and resilient workflow in Phase D, showing how each step adds tangible value and builds a foundation for the next.

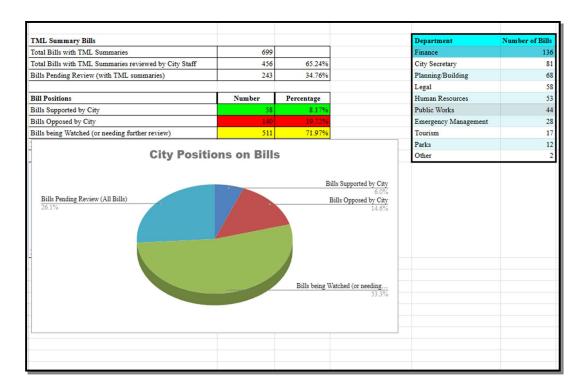


Figure 1- A high-level dashboard in Google Sheets provides at-a-glance intelligence, summarizing the city's position on tracked bills and the distribution of work across departments.

2. The Al Collaboration Model: A New Way to Work

The development of the legislative tracking system was fundamentally shaped by a new working model: treating generative AI as a collaborative partner rather than just a passive tool. This approach was not planned from the outset but emerged organically as the project's complexity grew. It proved to be a powerful force multiplier, enabling a non-technical lawyer to design, build, and maintain a sophisticated data pipeline that would have otherwise required a dedicated software developer or expensive consultant. The core of this model was a continuous dialogue with AI tools—primarily ChatGPT, but also others like GitHub Copilot and Merlin—to brainstorm solutions, generate code, and debug problems in real-time.

The journey began with simple, high-level questions aimed at overcoming the initial "blank page" problem that often stalls technical projects. Instead of trying to learn Python from scratch, the initial prompts focused on the desired outcome, such as, "What are the best tools for tracking legislative bills, and how can I move my existing Google Sheet into a more automated workflow?" The AI's response provided a landscape of options and, crucially, generated the first runnable Python script to interact with the LegiScan API. This initial piece of code, while imperfect, served as a tangible scaffold that could be iteratively refined, transforming an abstract goal into a concrete starting point and building momentum for the project.

This iterative process of refinement became the standard operational tempo. When a script failed or a new requirement emerged, the problem was articulated in plain English and pasted into the AI chat interface, along with the relevant code and any error messages. For example, when the Texas Municipal League (TML) website changed its HTML structure, breaking the summary-scraping script, a prompt like "My TML scraper is no longer finding bill summaries; here is the script and the new website HTML" yielded a corrected code snippet in minutes. This tight feedback loop of identifying a problem, describing it to an AI partner, and implementing the suggested solution dramatically lowered the barrier to entry for automation and fostered a mindset of continuous improvement rather than frustration. This collaborative dynamic is a key lesson from the project: for lawyers who can clearly define a problem and evaluate a proposed solution, AI can effectively bridge the technical gap, making sophisticated automation accessible without deep programming expertise.

3. Case Studies in Al-Assisted Debugging

The AI collaboration model is most powerful when applied to the real-world challenges of debugging and refining code. The development of the legislative tracking system produced several clear examples of this iterative process, where a problem was identified, presented to an AI, and solved in a matter of minutes.

(a) Correcting a TML Web Scraper

The script designed to scrape bill summaries from the Texas Municipal League (TML) newsletter was effective but brittle. When TML updated their website's HTML structure, the script, which was looking for specific HTML tags, could no longer find the data and failed. The error was presented to an AI with the following prompt: "My TML scraper is no longer finding bill summaries; here is the script and the new website HTML." The AI analyzed the new HTML, identified the changed tags, and provided a corrected Python snippet that used the updated selectors. This turned a potentially project-halting issue into a minor, ten-minute fix.

(b) Refining Google Sheets Formulas

Automation doesn't always involve complex Python scripts. In one instance, a Google Sheets formula designed to filter and display upcoming committee hearings was not correctly handling certain date formats. A prompt to the AI, "Could you please revise this formula? I'm looking to..." along with the problematic formula, resulted in a corrected version that properly accounted for the edge cases. This demonstrates the AI's utility as a general-purpose technical assistant, not just a Python coder.

(c) GitHub Actions Permission Errors

When the automation scripts were moved to GitHub Actions for scheduling, they began to fail with a "permission denied" error. This was a novel issue, as the scripts ran perfectly in Google Colab. The error log was provided to the AI, which diagnosed the problem: the default permissions of the GitHub Actions runner were not sufficient to write files. The AI then provided the necessary YAML code to add to the workflow file, explicitly granting the correct permissions. This solved the issue and ensured the scheduled automations could run reliably.

4. Phase A: Establishing a Single Source of Truth

Before any automation can be effective, the underlying data must be organized, consistent, and trusted by the entire team. The first and most critical phase of the Dripping Springs project was therefore not technical but organizational: consolidating all legislative tracking activities into a single, well-structured Google Sheet. This document became the undisputed "source of truth" for the entire 89th Legislative Session, providing a central hub that replaced scattered emails, duplicative documents, and the institutional knowledge held by single individuals. Establishing this foundation proved to be the most important step in the entire process, as the clarity and discipline it imposed made all subsequent automation possible.

The structure of this central spreadsheet was intentionally simple, designed around the key questions city attorneys need to answer during a session. It contained a few core tabs: **Bills**, to catalog each piece of legislation being tracked; **Summaries**, to hold the plain-language explanations from trusted sources like TML; **Priorities**, to list the specific legislative priorities adopted by the City Council, which would be used to assign a local impact level and tentative city position (Support/Oppose/Watch); and **Calendars**, to log upcoming committee and floor hearings. By segmenting the data logically, the spreadsheet was immediately more useful than a monolithic table, allowing staff to filter bills by priority, see all upcoming hearings in one place, or review all summaries related to a specific topic. The header row in each tab was locked, and data validation rules were used for columns like "Priority" and "Position" to ensure consistent entries from all users.

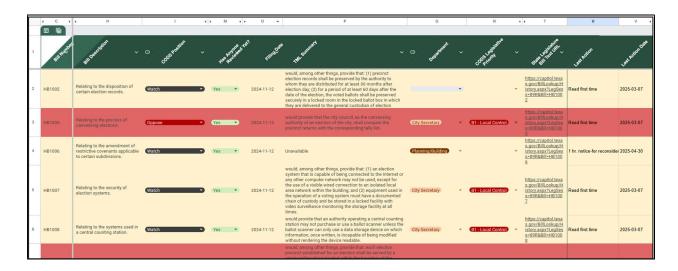


Figure 2 - The main "Bills" tab of the Google Sheet served as the central registry, with clear color-coding for the city's position on each piece of legislation.

This initial phase required establishing a clear manual process and the discipline to follow it, which was a crucial prerequisite for any later technical work. The team agreed on a simple daily routine, including who was responsible for checking legislative websites for new hearing notices and pasting them into the Calendars tab. This manual discipline ensures that the core data is reliable and up-to-date, preventing a "garbage in, garbage out" scenario when automation is introduced later. For any law office seeking to replicate this process, this non-technical first step is non-negotiable; a chaotic manual process will only yield chaotic automated results.

Monday Morning Checklist (Phase A)

- Create a new Google Sheet and invite the legislative tracking team with edit access.
- Build the core tabs: **Bills**, **Summaries**, **Calendars**, and **Priorities**.

- For a few high-priority bills, manually enter the basic information (bill number, author, caption) and paste in a trusted summary from a source like TML, making sure to include a source link and date.
- Use simple filters to create and save useful views, such as "High Priority Bills" or "Hearings This Week," that users can understand at a glance.
- Assign and document the daily routine for checking official sources and manually updating
 the sheet based on newly introduced bills. (In the first phase of our project, this was a
 weekly exercise that coincided with the release of TML's weekly legislative update.)

5. Phase B: Light Automation with Accessible Tools

Once the single source of truth was established and the manual workflow felt stable, the project entered its second phase: introducing targeted automation to eliminate the most repetitive and time-consuming tasks. The guiding principle was to automate only what was causing the most friction, ensuring that each new script provided an immediate and tangible return on the time invested in creating it. This approach avoids the common pitfall of building complex, all-encompassing solutions and instead focuses on pragmatic wins that make the existing manual process faster and more reliable. The goal was not to replace the spreadsheet, but to feed it with clean, structured data more efficiently than a human could.

For a legal office without dedicated IT staff, the primary barrier to automation is often the complexity of setting up a programming environment. To overcome this, the project leaned heavily on Google Colab, a free, browser-based tool that allows anyone to write and run Python code without installing any software. Colab notebooks provide an interactive, step-by-step format that is perfect for non-programmers, as code can be run in small, manageable cells with explanatory text and comments included alongside. This accessible environment became the proving ground for all early automations, allowing for rapid experimentation and making it easy to share a working script with a colleague—all they needed was a web browser and a link.

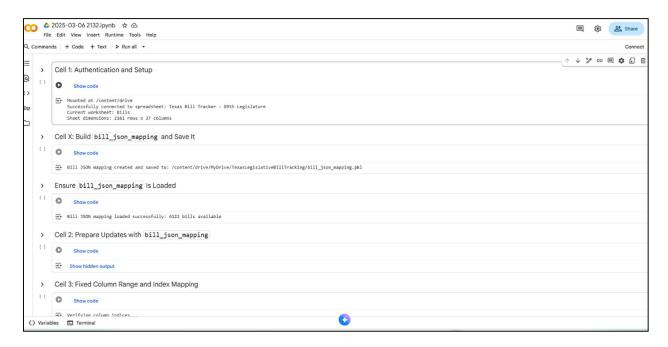


Figure 3 - Google Colab provides an interactive, browser-based environment where Python scripts can be run cell by cell, making the automation process accessible to non-developers.

The first major automation targeted the weekly task of processing the Texas Municipal League (TML) Legislative Update newsletter. Manually, this involved a staff member opening the newsletter, identifying relevant bills, and meticulously copying and pasting each summary into the **Summaries** tab of the Google Sheet—a process that was both tedious and prone to error.

Using the AI collaboration model, a Python script was developed to handle this entire workflow automatically. The script was designed to check the TML website for the latest newsletter URL, download the page's HTML content, and then parse it to extract each bill number, its associated summary, and any category information provided by TML. The output was a clean, structured dataset (like a CSV file) that could be easily uploaded or pasted into the Google Sheet, turning an hour of manual work into a few minutes of execution time.

A	В	С	D	ε
TML Scraped Data 🗸				
TML Category	Bill Number	→ Bill Sponsor	→ TML Subcategory →	TML Summary
Land Use	HB993	Toth	Building Permit Application Process	cays or apprications (, c) provious trust a city may reach a written a greentent with an appricant providing for a condition for a commercial building permit, that goes beyond the 45 day limit only for a commercial building permit, and (3) prohibit a city from: (a) denying a building permit solely because the city is unable to grant or deny the application within 45 days of the date of application; or (b) requiring an applicant to warve certain requirements.
Land Use	HB1228	Gates	Emergency Repairs to Residential Buildings	would provide, among other things that: (1) a city shall allow an owner of a damaged residential building to immediately begin to repair to the building; if (a) the owner applies for an emergency permit and (b) the repairs are necessary to protect public affect, prevent truther damage to the building, or protect the world structural integrity of the building. (2) an owner of a residential building may apply for an emergency permit to conduct repairs by filing an application not later than the third business day after the later of the date the repairs commence or the date the city is able to accept the application; (3) the governor may not exempt as it by not because the later of the date the repairs commence or the date the city is able to accept the application; (3) the governor may not exempt as it by not because the city of the application; (4) the governor may not exempt as it by not because the city of the commence of the date of the city of the commence of the date of the city is able to accept the application; (4) the governor may not exempt as it by not observed the commence of the date of the city of the commence of the date of the city of the commence of the date of the city of the commence of the date of the city of the commence of the date of the city of the commence of the date of the city of the commence of the date of the city of the commence of the date of the city of the commence of the date of the city of the commence of the date of the city of the commence of the date of the city of the commence of the date of the city of the commence of the date of the date of the city of the commence of the date of the city of the commence of the date of the date of the city of the commence of the date of the city of the commence of the date of the date of the city of the commence of the date of the date of the commence of the date of the dat
Land Use	HB1322	Hopper	Small Cities Platting Shot Clock	would growlds that for cities with populations under 10,000; (1) the municipal authority responsible for approving plats shall approve, approve with conditions, or disapprove a plat within 90 days after the date the plat is filed; (2) if the city requires a plat be approved by the city council in addition to the planning commission; the city council shall approve, approve with conditions, or disapprove a plat within 90 days after the plat is approved by the planning commission; (3) if the city receives a response Following a previous conditional approval or disapproval of a plat, the city shall determine whether to approve or disapprove the plat no later than the 45th day after the date the response was submitted.
Land Use	HB1360	A. Hernandez	Building Materials Exemptions	would, among other things, provide for additional exemptions to the current building materials preemption related to: (1) an energy code adopted by the State Energy Conservation Office for building energy efficiency performance standards; (2) an energy and water conservation design shadrafe statisticity by the State Energy Conservation Office; and (3) a high-performance building standards approved by a board of regents relating to the construction of a building, structure, or other facility owned by an institution of higher education.
Land Use	SB103	Hall	Prohibition Against Real Property Ownership and Contracting with Certain Foreign Entities	would provide, among other things, that (1) the following entitles and individuals may not pruchase or otherwise acquire title to real gineratory in creating of china, Iran, Russia, or North Krose; (b) a company or entity that is (i) headquartered in China, Iran, Russia, or North Krose; (b) a company or entity that is (i) headquartered in China, Iran, Russia, or North Krose; (c) a company or other entity that is owned or cundred by a company or entity that is (i) (b), above; or (d) and individual who is a citizen of China, Iran, Russia, or North Krose; (c) a company or other entity that is owned or cundred by a company or entity described in (1), above; or (d) and individual who is a citizen of China, Iran, Russia, or North Krose; (c) city may not enter a contract payable with public money with: (a) a governmental entity or other entity described in (1), above; or (b) an individual who is a citizen of China, Iran, Russia, or North Krose; (a)
Land Use	SB141	Hall	Limitations on Chicken Regulations	would, among other things, provide that a city. (1) may not adopt or enforce a regulation prohibiting the raising or keeping of six or fewer chickens on a single-family residential lot (2) may impose reasonable regulations on the raising or keeping of poultry on a single-family residential lot that do not have effect of prohibiting the activity, including (a) a limit on the number of chickens that may be raised or kept in excess of six, (b) a prohibition on poultry breeding, (c) a prohibition on keeping consters, or (d) the minimum distance between a chicken cop and a residential structure.
Land Use	SB210	West	Expedited Permit Review for Affordable Housing Projects	would provide that in cities with a population over 10,000; ()) an application for a building permit for certain affordable housing projects submitted to the city for review must be granted or denied in no more than 50 percent of the time allotted by the city to grant or denie any any realedinal building permit application and (2)! if the city has adopted an accelerated residential building permit review process, an applicant for building permit for certain affordable housing projects shall be allowed to submit the application for review under the accelerated process.
Land Use	SB250	Flores	Annexation of Connecting Railroad Right-of-Way	would, among other things, provide that a city that is annexing an area may also annex an additional area if. (1) the area is adjacent to a right-of-way of a railway line, spur, or other railroad property that is: (a) contiguous and runs parallel to the city's boundaries; and (b) contiguous to the area being annexed, and (2) each owner of the area agrees to the annexation by the municipality.
Land Use	SB291	Schwertner	Eminent Domain Penalties	would provide that an entity that fails to disclose certain appraisal reports in connection with an offer to acquire real property through eminent domain is liable to the property owner for reasonable attorney's fees incurred by the owner in connection with the entity's acquisition of the owner's property.

Figure 4 - The result of the TML scraping script—a clean, structured table of bill summaries, sponsors, and categories, ready for analysis.

A second critical automation was developed to monitor the Texas Legislature Online (TLO) website for hearing and floor calendar postings. Missing a hearing notice is one of the biggest risks in legislative tracking, and the manual process of checking multiple pages on the TLO site each morning was time-consuming. A dedicated scraper script was created to automate this surveillance. It would navigate to the relevant calendar pages, extract the agenda details for upcoming hearings, and identify any bills already being tracked in the master Google Sheet. This script provided an early warning system, flagging when a high-priority bill was scheduled for a hearing and ensuring the legal team had as much time as possible to prepare testimony or a position letter. Like the TML script, this automation fed its findings directly back into the **Calendars** tab of the central spreadsheet, enriching the team's single source of truth without requiring them to change their core workflow.

6. Phase C: Set-and-Forget Scheduling with GitHub Actions

While the light automations of Phase B were a significant improvement, they still required a person to manually open a Google Colab notebook and click "Run" to execute the scripts. This introduced a potential point of failure; if the designated person was busy, sick, or simply forgot, the updates wouldn't happen, and the team would be flying blind. The goal of Phase C was to remove this dependency on manual execution and create a truly "set-and-forget" system that would run the automations on a reliable, predictable schedule. This transition from interactive scripts to a fully orchestrated workflow marked a major leap in the system's maturity and dependability.

The project found its scheduling solution in GitHub Actions, a free and powerful automation platform built into the GitHub source code repository service. While GitHub is primarily known for hosting code, its Actions feature allows users to run scripts and workflows on servers in the cloud based on a schedule or other triggers. This was the perfect tool for the legislative tracking system, as it provided a robust, serverless environment to execute the Python scripts without requiring the city to maintain its own server. A simple configuration file was added to the project's GitHub repository, instructing the platform to run the TML newsletter scraper every Friday afternoon and the TLO calendar scrapers every few hours, seven days a week.

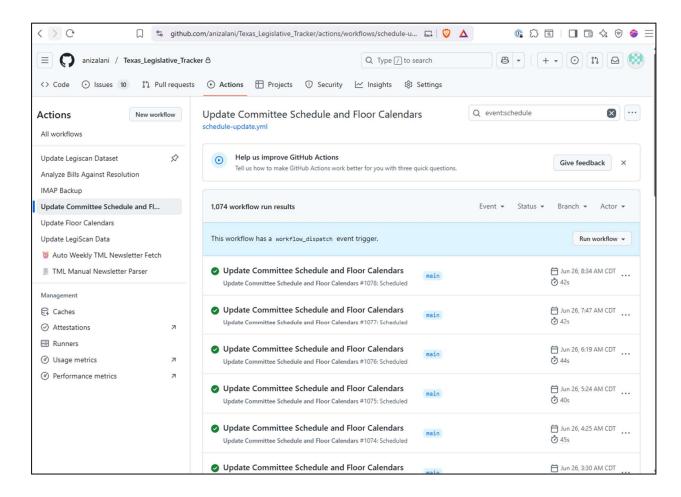


Figure 5 - The GitHub Actions interface provides a detailed log of every automated run, offering transparency and proof that the system is operating reliably around the clock.

Migrating the scripts to this new environment also necessitated a more professional approach to managing sensitive information, such as API keys for services like LegiScan. Instead of pasting these credentials directly into a Colab notebook, they were stored as encrypted "Secrets" within the GitHub repository's settings. This is a critical security practice that ensures that private keys are never exposed in the code itself, allowing the project to be shared and managed without compromising its credentials. The scripts were modified to securely access these secrets at runtime, a small but vital change that made the automated workflow both secure and portable.

The final piece of the scheduled workflow was creating an automated alert system to deliver the results to the team. After the scraper scripts finished running, a subsequent step in the GitHub Action would trigger a notification summarizing what had changed. These alerts were sent via both email and a dedicated Slack channel, providing a concise digest such as: "3 new hearings posted for tomorrow; 1 high-priority bill has a new substitute version." Each item in the alert included a direct link to the relevant filtered view in the master Google Sheet, allowing staff to go from the notification to the specific data with a single click. As documented in the project's execution logs, this automated system achieved a remarkable success rate of over 97% across more than a thousand runs, ensuring that timely, critical legislative updates were never missed, regardless of any single team member's availability.

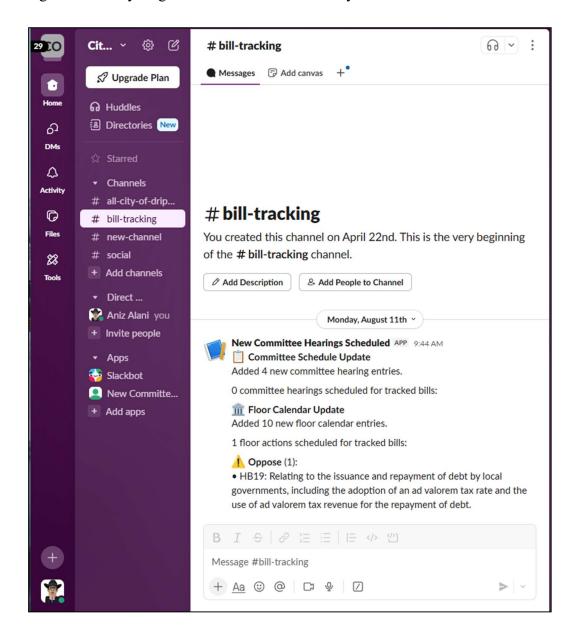


Figure 6 - Automated alerts delivered to a dedicated Slack channel provide a real-time summary of new hearings and floor actions for tracked bills.

7. Al as a Strategic Partner for Substantive Analysis

Once a reliable system for tracking bills is in place, the focus shifts from data collection to substantive analysis and strategic response. The AI collaboration model extends far beyond simply writing the code for the system; it becomes a powerful partner in the day-to-day work of a city attorney's office. This was demonstrated in two distinct case studies during the 89th session, one involving rapid impact assessment and the other involving in-depth policy development.

(a) Case Study: Rapid Qualitative Impact Analysis of HB 150

Not every bill requires a deep, multi-day analysis. Often, the need is for a quick, high-level assessment to determine if a bill warrants further attention. When HB 150, a bill proposing the creation of a new Texas Cyber Command, was filed, a simple query was posed to an AI assistant to determine its potential effects on the City of Dripping Springs.

In seconds, the AI distilled the bill's dense text into a concise summary of practical implications. It identified that the new command would likely provide the city with enhanced cybersecurity support for critical infrastructure, but would also introduce new compliance and training standards. This rapid analysis allowed the legal team to immediately grasp the bill's operational impact and flag it for future monitoring without a time-consuming manual review.

(b) Case Study: In-Depth Policy Development for SB 542

A more complex and illustrative example of AI partnership arose with SB 542, a bill concerning the ability of Property Owners' Associations (POAs) to levy fines during mandatory water restrictions. What began as a simple request to prepare a position memo evolved into an iterative, collaborative dialogue with an AI assistant that spanned the entire policy response lifecycle.

- 1. **Initial Analysis and Flaw Identification:** The AI first analyzed the bill and immediately identified its critical flaw: the failure to define a "reasonable period" for landscaping to recover after restrictions were lifted, creating a significant risk of litigation.
- 2. **Brainstorming and "What If" Scenarios:** The dialogue then shifted to policy development. The AI was prompted to explore the implications of a potential amendment that would allow cities to define the recovery period themselves. It analyzed the benefits (local flexibility) and the challenges (administrative burden), and even proposed specific legislative language for the amendment.

- 3. **Iterative Document Drafting:** Over a series of prompts, the AI was guided to draft, refine, and reformat a comprehensive position memo for a council member's testimony. The process moved from bullet points to full-sentence prose, incorporating feedback at each stage to build the final document.
- 4. **Communications and Media Strategy:** Finally, the AI was asked to generate "pithy media lines" and soundbites based on the memo. It produced a list of concise, memorable statements designed to clearly communicate the city's position to the media and the public (e.g., "In a drought, green grass isn't the priority—ensuring sufficient water for future generations is.").

This case study demonstrates the maturation of the AI collaboration model from a tool for overcoming technical hurdles to a genuine partner in strategic legal work. It allowed a small legal office to move with speed and depth, from initial bill analysis to legislative amendment strategy and public communications, in a fraction of the time it would have taken traditionally.

8. Post-Session Evolution: Addressing the Limits of Spreadsheets with Grist

By the end of the 89th Legislative Session, the automated workflow centered on Google Sheets had proven to be a resounding success. It had reliably tracked thousands of bills, processed dozens of newsletters, and delivered hundreds of timely alerts, all while operating autonomously on a GitHub Actions schedule. However, the high-pressure environment of the session also exposed the inherent limitations of using a spreadsheet as the system's central database. As the volume of data grew into thousands of rows across multiple tabs, the Google Sheet became noticeably sluggish, filters took longer to apply, and the risk of data corruption or accidental deletion by a collaborator became a significant concern.

The most pressing technical challenge was the difficulty of maintaining clean, relational data within the flat structure of a spreadsheet. For example, linking a single bill from the **Bills** tab to its multiple summaries in the **Summaries** tab and its various hearing dates in the **Calendars** tab required complex and fragile formulas. This complexity made the system difficult to query for anything beyond simple filters and created a constant need for data hygiene scripts to fix broken links and remove duplicate entries. It became clear that while the spreadsheet was the perfect tool to get the system up and running quickly, a more robust, database-centric solution was needed to ensure the project's long-term viability and scalability beyond a single legislative session.

In the period following the regular session, the project entered its next phase of evolution: migrating the data and workflow to Grist. Grist was selected because it uniquely combines the familiar, user-friendly interface of a spreadsheet with the powerful backend of a true relational database. This hybrid approach allows non-technical users to view, sort, and filter data in a comfortable grid format, while the underlying structure supports robust relationships between tables, preventing data duplication and ensuring integrity. The migration involved creating a formal schema that defined the relationships between Bills, Summaries, Calendars, and other data tables, something that was only implicitly handled in the spreadsheet.

To automate the creation of this new home, a dedicated Python script (grist_setup.py) was developed to provision the entire database structure programmatically via the Grist API. This script creates all the necessary tables, defines the columns and their types (e.g., text, date, reference), and establishes the crucial links between them, such as connecting a record in the TML_Data table back to the master Bills table. This "infrastructure-as-code" approach ensures that the database can be recreated perfectly at any time, providing a level of stability and predictability that a manually configured spreadsheet could never match. While this Grist-based system has not yet been rolled out to the broader team, it represents the next logical step in the project's maturation, creating a session-agnostic foundation that will be faster, more reliable, and far more scalable for the 90th Legislature and beyond.

9. Advanced Automations: From Data to Actionable Intelligence

With a reliable and continuously updated stream of legislative data flowing into the central tracking system, the project was able to move beyond simple monitoring and develop advanced automations that turned raw data into actionable legal intelligence. These workflows were designed to directly support the substantive work of the city attorney's office, helping to analyze the local impact of proposed legislation and accelerate the process of drafting official responses. This represented a significant evolution from merely tracking bills to actively engaging with them, all driven by the clean data foundation that had been established in the earlier phases of the project. These tools provided direct leverage for the legal team, saving time on analysis and allowing attorneys to focus on strategy rather than administrative overhead.

One of the most powerful of these advanced tools envisioned but not fully developed for use was a script designed to automate the initial drafting of position letters. When the city council adopts its legislative priorities, those policies are often articulated in high-level resolutions. To bridge the gap between these broad policy statements and the specific language of a newly filed bill, a Python script would use a text-analysis technique called TF-IDF (Term Frequency–Inverse Document Frequency). This script compares the text of a bill against the city's approved policy documents and calculates a similarity score, allowing it to flag bills that are either strongly aligned with or strongly opposed to the city's stated positions. This automated analysis would provide a crucial first-pass filter, highlighting the most impactful bills and seeding the creation of a draft position letter, which could then be quickly refined by an attorney.

1	Position 🗸	Category 🗸	Title	~	Description
10	Support	А9	Sales Tax		The City Council hereby supports legislation that would make beneficial amendments to district or other taxing district sales tax and areas to authorize cities to replace some or all sales taxes in an area with city sales taxes, provided a district or other taxing jurisdiction's existing sales tax debt is proportionately and reasonably provided for in some manner.
11	Support	A10	Signs		The City Council hereby supports legislation that would affirm State and City authority over off-premise and other commercial signs in the city limits and the extraterritorial jurisdiction. The City Council supports legislation that supports Scenic Highways in the Hill Country.
12	Support	A11	Transportation		The City Council supports legislation that would provide direction and funding for future projects within the City Limits and Extraterritorial Jurisdiction of the City of Dripping Springs. The City Council also supports any effort that increases communications with the Texas Department of Transportation and other regional partners related to projects within the City Limits and Extraterritorial Jurisdiction of the City of Dripping Springs.
13	Support	A12	Extraterritorial Jurisdiction		The City Council supports legislation that would protect the extraterritorial jurisdiction and the city's authority to regulate development as it relates to water availability, wastewater availability, impervious cover, drainage, and other beneficial infrastructure.
14	Support	A13	Planning and Zoning Commission	1	The City Council supports legislation that would make beneficial amendments to clarify and simplify both the zoning and subdivision process for the City and applicants while still allowing for regulation of health and safety issues.
15	Support	A14	Elections		The City Council supports legislation that would make beneficial amendments to simplify the election and related processes for the city secretary's office.
16	Oppose	B1	Local Control		The City Council hereby opposes legislation that erodes local control or weakens the ability of locally-elected leaders to respond to challenges or opportunities unique to the Dripping Springs community or Texas Hill Country region.
17	Oppose	B2	Appraisal and Revenue Caps		The City Council hereby opposes legislation that expands appraisal caps or imposes revenue caps on ad valorem

Figure 7 - The city's official legislative priorities, stored in a structured format, serve as the source material for automated bill analysis and letter drafting.

Another high-impact automation was created to help users visualize the real-world impact of bills that dealt with geographic boundaries, such as those affecting annexation, zoning authority, or extraterritorial jurisdiction (ETJ). Abstract legislative language describing setbacks, buffers, and service areas can be difficult to interpret, but a map makes the consequences immediately clear. A reproducible GIS (Geographic Information System) workflow was developed using a Python script (make_map.py) that could take the parameters from a bill—such as a 500-foot buffer around a specific type of waterway—and apply them to the city's official boundary and hydrology shapefiles. The script would then generate a clear, publication-ready map highlighting the specific parcels or areas within the city that would be affected by the proposed law. This tool proved invaluable for briefing councilmembers on complex bills like HB 2494 during the 89th session, transforming a dense legal clause into a single, intuitive image that clarified the stakes instantly.

10. Conclusion: A Reproducible Playbook for Texas Cities

The Texas legislative cycle will always be a fast-moving and demanding environment, but the experience of the City of Dripping Springs demonstrates that small city attorney offices can not only keep pace but can do so with a level of efficiency and accuracy that was previously out of reach. By embracing a thoughtful blend of simple, accessible tools and targeted automation, the city's legal team transformed its legislative monitoring from a reactive, manual chore into a proactive, data-driven process. This journey, from a single well-organized spreadsheet to a fully automated workflow, proves that it is possible to build a powerful system without a dedicated IT department or a significant budget. The key ingredients were a commitment to a phased approach, a willingness to experiment, and the strategic use of AI as a collaborative partner to bridge the technical gap.

The playbook is intentionally incremental, designed to be adopted one step at a time. It begins not with code, but with the organizational discipline of establishing a single source of truth that the entire team can rely on. From there, each subsequent phase—introducing light automation with Google Colab, scheduling tasks with GitHub Actions, and eventually graduating to a more robust Grist database—builds upon the last, adding value without disrupting the core workflow. This model mitigates risk and allows an office to find its own "good enough" point, whether that is a simple spreadsheet fed by a few key scripts or a fully orchestrated, database-driven system.

Ultimately, the most significant shift is a cultural one: treating legislative monitoring as a shared, repeatable business process rather than a heroic, ad-hoc effort performed by one or two individuals every two years. The tools and techniques detailed in this paper are available to every municipality in Texas, and they offer a clear path toward a more sustainable and effective approach to legislative engagement. This paper and the accompanying presentation are intended to make that leap easier by providing a clear roadmap, highlighting the potential pitfalls, and sharing the reusable artifacts from our journey. We invite our fellow city attorneys to adapt these ideas, remix the scripts, and contribute their own improvements, fostering a collaborative environment where all Texas cities can devote less time to chasing deadlines and more time to the substantive policy conversations that shape our communities.

Appendix A: Tooling Checklist

This checklist provides a quick reference for the key tools used in each phase of the legislative tracking project. Most of these tools are free or are part of standard office suites like Google Workspace, making the system highly accessible.

Phase	Step	Tool	Notes
A	Central Spreadsheet	Google Sheets	Create tabs for Bills , Summaries , Calendars , Priorities , and Letters . Enable version history to track all changes.
В	Light Automation	Google Colab	Use for running initial Python scripts in a browser-based environment. No local installation is required.
В	Data Ingestion	Python Scripts	Develop individual scripts for tasks like parsing TML newsletters (scrape_tml_newsletter.py) or processing LegiScan data.
C	Scheduling	GitHub Actions	Configure a .github/workflows/ file to run scripts on a schedule (e.g., hourly, daily, weekly).
C	Alerts & Notifications	Slack / Email	Use an incoming webhook URL for Slack or a simple email library in Python to send automated digests.
D	Database (Optional)	Grist	Use the self-hosted or cloud version of Grist as a more robust, relational backend.

Appendix B: Configuration Quick Reference

Proper configuration, especially the secure management of secrets, is critical for a reliable automated workflow. Below are the key configuration elements for both local execution and scheduled runs on GitHub Actions.

1. Local Environment (.env file)

When running scripts on a local machine, create a file named .env in the project's root directory to store sensitive credentials. This file should be added to your .gitignore to prevent it from ever being committed to source control.

```
# .env file for local development

# Your API key from the LegiScan service

LEGISCAN_API_KEY="YOUR_LEGISCAN_API_KEY_HERE"

# Grist configuration (if used)

GRIST_API_KEY="YOUR_GRIST_API_KEY_HERE"

GRIST_DOC_ID="YOUR_GRIST_DOCUMENT_ID_HERE"

GRIST_API_URL="http://localhost:8484" # Adjust if using a different Grist server
```

2. GitHub Actions Secrets

For automated workflows running on GitHub, store these same credentials as encrypted secrets in your repository's settings (Settings > Secrets and variables > Actions).

```
LEGISCAN_API_KEY

GRIST_API_KEY

GRIST_DOC_ID

SLACK WEBHOOK URL (if using Slack for notifications)
```

Appendix C: Glossary

API (Application Programming Interface): A set of rules and tools that allows different software applications to communicate with each other. APIs are used to access data or services programmatically.

API Key: A unique identifier used to authenticate a user or application when accessing an API. It helps control access and track usage.

Buffering (GIS): Creating a zone around a geographic feature (e.g., 1km around a waterway) to analyze proximity impacts.

Cloud-Hosted: A deployment model where software or services are run on infrastructure provided by a cloud service provider (e.g., Oracle Cloud, AWS, Google Cloud). Offers scalability and ease of access but may raise concerns about data sovereignty and security.

Command-Line AI (e.g., Gemini CLI): AI tools that operate via a terminal interface, allowing for direct interaction with files and system commands.

Coordinate Reference System (CRS): A system that uses coordinates to define locations on Earth. Example: EPSG:3083 (Texas Albers).

cron: A time-based job scheduler in Unix-like operating systems used to automate tasks by running scripts or commands at specified intervals.

Dashboard: A visual interface that provides an overview of key data points. In this context, a Google Sheets dashboard was used to summarize bill positions and departmental responsibilities at a glance.

Data Validation (Spreadsheets): Rules applied to spreadsheet cells to ensure consistent and correct data entry.

Debug: The process of identifying and fixing errors or bugs in software code. In AI-assisted workflows, debugging often involves pasting error messages into an AI chat to receive corrected code or explanations.

.env File: A file used to store environment variables (like API keys) locally and securely, often excluded from version control.

Grist: A modern, web-based data management tool that combines the user-friendly interface of a spreadsheet with the powerful data-linking capabilities of a relational database.

GitHub: A cloud-based platform used for version control and collaborative software development. It allows users to store, manage, and share code repositories, track changes, and automate workflows using tools like GitHub Actions.

GitHub Actions: An automation platform built into GitHub that allows you to run code and orchestrate workflows on a schedule or in response to events within your code repository.

gitignore: A configuration file used in Git repositories to specify which files or directories should be ignored by version control. Commonly used to exclude sensitive files like .env or large datasets from being tracked.

Google Colab: A free, cloud-based service from Google that provides a hosted environment for writing and running Python code in a "notebook" format, accessible through any web browser.

Hallucination: When an AI generates plausible-sounding but factually incorrect or fabricated information.

HTML (HyperText Markup Language): The standard language used to create and structure content on the web. HTML defines elements such as headings, paragraphs, links, and tables, and is the foundation of most websites. In automation workflows, HTML is often parsed by scripts to extract structured data from web pages (a process known as web scraping).

Infrastructure-as-Code: A practice where infrastructure setup (like databases or servers) is automated and managed through code.

LegiScan: A third-party service that provides comprehensive, machine-readable legislative data, including bill texts, histories, sponsors, and calendars, accessible via an API.

Linux: An open-source operating system commonly used for servers and development environments. It powers many cloud services and is favored for its stability and flexibility.

LLM (Large Language Model): A type of artificial intelligence model trained on vast amounts of text data to understand and generate human-like language. LLMs are capable of answering questions, summarizing documents, writing code, and more. Examples include OpenAI's GPT-5 and Google's Gemini.

LLM Model: A redundant but commonly used phrase referring to a Large Language Model. While technically "LLM" already includes "model," this phrasing is often used in practice to emphasize the AI system itself (e.g., "the LLM model used for drafting").

Oracle Cloud: A cloud computing platform offering infrastructure and services, including virtual machines, databases, and storage. The "Always Free" tier provides no-cost access to basic resources suitable for small projects.

Python: A high-level, general-purpose programming language known for its readability and simplicity. Widely used in legal tech and automation projects, Python enables tasks such as web scraping, data analysis, and document generation. Its extensive library ecosystem and compatibility with tools like Google Colab and GitHub make it especially accessible for non-developers.

Python Script: A file containing code written in the Python programming language, used to automate tasks or analyze data.

Repository (**Repo**): A digital project folder within GitHub that contains all the files, code, and version history for a specific project. Repositories can be public or private and are used to organize and manage development work.

Scrape (Web Scraping): The process of extracting data from websites using automated scripts. Often used to collect structured information from HTML pages.

Secrets (GitHub): Encrypted variables stored in GitHub repositories to securely manage credentials and sensitive data.

Self-Hosted: A deployment model where software or services are run on infrastructure owned or managed by the user or organization, rather than relying on third-party cloud providers. Offers greater control and privacy but requires technical expertise.

Shapefile: A geospatial vector data format used in GIS software to represent geographic features like boundaries and waterways.

Slack: A cloud-based messaging platform used for team communication. In this project, Slack was used to deliver automated legislative alerts via webhook integration.

SLM (Small Language Model): A scaled-down version of a large language model (LLM), designed to run efficiently on local or resource-constrained environments. SLMs are useful for tasks that require lower latency, privacy, or offline operation.

Texas Legislature Online (TLO): The official website for tracking Texas legislative activity, including bill texts and hearing schedules.

TF-IDF (**Term Frequency–Inverse Document Frequency**): A numerical statistic used in text analysis to reflect how important a word is to a document in a collection or corpus. It is often used to measure the similarity between documents.

TML Legislative Update: The weekly newsletter published by the Texas Municipal League during a legislative session, which provides plain-language summaries of bills relevant to Texas cities.

Token (Authentication Token): A secure, temporary credential used to verify identity and authorize access to systems or APIs. Tokens are often used in place of passwords for automated workflows.

YAML: A human-readable data serialization format often used for configuration files, including GitHub Actions workflows.

YOLO Mode (AI Execution): A mode in command-line AI tools that allows autonomous execution of commands without user confirmation. Stands for "You Only Live Once."

Appendix D: Getting Started with Key Technologies

This appendix provides a high-level, practical guide for setting up the core technologies required for this project. The goal is to demystify the initial steps so you can begin experimenting with automation.

1. Setting Up Your GitHub Repository

GitHub is the central hub for storing your Python scripts and, more importantly, for running the scheduled automations using GitHub Actions.

- Create an Account: Go to GitHub.com and sign up for a free account.
- Create a Repository: A repository (or "repo") is simply a project folder. Click "New" to create one.
- Choose Private vs. Public (Critically Important): You will be given the choice to make your repository public or private. You should always choose Private unless you are certain that the repository will contain no confidential data. A private repository is only visible to you and collaborators you explicitly invite. This is essential for protecting your scripts, internal notes, and any sensitive data you might be working with. Public repositories are visible to the entire world, and you should never store API keys, credentials, or any non-public city information in them.

2. How to Work with AI for Coding (Gemini, ChatGPT, etc.)

The "AI Collaboration Model" described in this paper is a dialogue. You do not need to know how to code; you need to know how to describe a problem clearly.

- Start with a Clear Goal: Instead of saying "I need a script," be specific: "I need a Python script that can open the TML newsletter webpage and find every bill number mentioned."
- **Provide Context and Iterate:** For your first draft, the AI will make some assumptions. If the script doesn't work, copy the error message and paste it back into the chat with a comment like, "I ran the script you gave me, and I got this error. What does it mean?" The AI will then help you debug it.
- Use the Right Tool for the Job:
 - Web-based AI (ChatGPT, Gemini): Excellent for brainstorming, generating initial scripts from scratch, and debugging error messages.

o Command-Line AI (Gemini CLI): A more advanced tool that can not only write code but can also read your files, execute commands on your system, and help manage the entire project interactively.

3. Enabling the Google Sheets API (A One-Time Setup)

To allow your Python scripts to read from and write to your Google Sheet, you must enable its API. This process can seem intimidating, but it is a straightforward, one-time setup.

- 1. Go to the Google Cloud Console: Log in with your Google account.
- 2. Create a New Project: Give it a memorable name like "Legislative Tracker."
- 3. **Enable APIs:** In the search bar, find and enable two APIs: the **Google Drive API** and the **Google Sheets API**.
- 4. **Create a Service Account:** This creates a special "robot" user for your script. Go to "Credentials," click "Create Credentials," and select "Service Account." Give it a name, grant it "Editor" permissions, and click done.
- 5. **Generate a JSON Key:** Once the service account is created, go to its "Keys" tab, click "Add Key," and create a new JSON key. A file will automatically download to your computer. **Treat this file like a password.**
- 6. Share Your Google Sheet: This is the most important and most often missed step. Open the JSON file you downloaded and find the client_email address (it will look like leg-tracker@...iam.gserviceaccount.com). Go to your master Google Sheet, click the "Share" button, and paste in that email address, giving it "Editor" access, just as you would for a human colleague. Your script can now securely access and modify your sheet.

Appendix E: Advanced Option: Using a Free Cloud Server

While GitHub Actions is an excellent scheduler, you may eventually want more control or need a persistent, "always-on" computer to host an application like Grist. This is where a free-tier cloud server can be a powerful, no-cost option.

1. Why Use a Cloud Server?

- Full Control Over Scheduling: Instead of being limited by GitHub's scheduler, you can use a standard Linux utility called **cron** to run your scripts at any interval you choose (e.g., every five minutes).
- **Self-Hosting Applications:** It provides a permanent home for web applications like Grist, so your database is always accessible from a browser, just like any other website.

2. Getting Started with Oracle Cloud Free Tier

Oracle offers a generous "Always Free" tier that includes small virtual machines (VMs), which are essentially your own personal computers running in the cloud.

- 1. **Sign Up:** Go to the Oracle Cloud website and register for a free account. You will need a credit card for identity verification, but you will not be charged for using the "Always Free" resources.
- 2. **Create a VM Instance:** From the dashboard, navigate to "Compute" and "Instances." Create a new instance, making sure to select an "Always Free-eligible" shape (machine size) and operating system (Ubuntu is a great choice for beginners).
- 3. **Connect via SSH:** To control your cloud server, you will connect to its command line using a protocol called SSH (Secure Shell). The setup process will guide you through creating an SSH key pair, which is a secure way to log in without a password.

3. Scheduling Scripts with cron

cron is a built-in task scheduler on Linux. You can edit its configuration file, called a **crontab**, to tell your server to run specific commands at specific times.

• **How it works:** You can get your scripts onto the server by cloning your private GitHub repository. Then, you can add a line to your **crontab** to execute one of those scripts.

• Example crontab entry:

This advanced option provides the ultimate flexibility and is the natural next step for a project that needs to grow beyond scheduled reports into a persistent, interactive application.

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• **How it works:** You can get your scripts onto the server by cloning your private GitHub repository. Then, you can add a line to your **crontab** to execute one of those scripts.

• Example **crontab** entry:

```
# Edit the crontab by running the command: crontab -e
# This line runs the TLO hearing scraper every hour, at the top of the hour.
0 * * * * /usr/bin/python3 /home/ubuntu/your-repo-
name/Texas_Legislative_Tracker/update_committee_schedule.py
```

This advanced option provides the ultimate flexibility and is the natural next step for a project that needs to grow beyond scheduled reports into a persistent, interactive application.

Appendix G: Responsible Al Collaboration: Limitations and Pitfalls

While AI assistants are incredibly powerful, they are fallible. Treating them as a magical black box can lead to frustration, security risks, and broken code. To collaborate effectively, it is essential to understand their limitations.

1. Inaccuracy and "Hallucinations"

AI models are designed to generate plausible-sounding text, and that includes code. They can sometimes "hallucinate" and produce code that is subtly wrong, uses outdated library functions, or is completely non-functional, all while presenting it with complete confidence.

• **Best Practice: Trust, but verify.** Always test the code the AI generates. Treat it as a brilliant but sometimes forgetful junior assistant whose work must always be checked before it goes into production.

2. Security Risks with Sensitive Data

Publicly available, web-based AI chat tools are not the place to paste sensitive information. Any data you submit in a prompt could potentially be used to train future models or be seen by human reviewers.

Best Practice: Never paste API keys, passwords, or confidential city data into a
public AI chat. Use placeholders like "YOUR_API_KEY_HERE" in your prompts.

Store your actual credentials securely using a .env file for local work or GitHub Secrets
for scheduled actions, as described in Appendix B.

3. Outdated Knowledge Base

AI models are trained on a snapshot of the internet from a specific point in time. They may not be aware of the latest version of a Python library or a recent change to a website's API. A script that worked perfectly a year ago might be obsolete today.

• **Best Practice:** If a script is not working, ask the AI about the specific library it's using. It's also a good habit to search for the official documentation of a tool or library to confirm that the AI's approach is still current.

4. Risk of Over-Reliance

It is easy to fall into the trap of simply copying and pasting code without understanding how it works. This becomes a major problem when you need to make a small change or debug an issue, as you will have no foundational knowledge to draw upon.

• **Best Practice:** Ask the AI to explain the code it wrote. A follow-up prompt like, "Can you explain this script to me, line by line?" is a powerful way to learn. This turns a simple transaction into a valuable tutoring session.

5. Context Limitations

In a long and complex conversation, an AI model may "forget" details or instructions from earlier in the chat. You might find it reverting to a previous, incorrect version of a script or losing track of a key constraint you mentioned.

• **Best Practice:** If the AI seems to be losing the thread, restate the most important context in your prompt. It is also helpful to break down a large, multi-step problem into a series of smaller, self-contained conversations.

Appendix H: Advanced CLI Techniques for Resilient Automation

As you become more comfortable working with a command-line AI like the Gemini CLI, you can adopt more advanced techniques to manage complex tasks and increase your efficiency.

1. Making Long-Running Tasks Resilient to Interruption

Complex tasks, like processing thousands of bill records, can take a long time and are inevitably interrupted by network glitches, command timeouts, or other issues. To avoid starting over from scratch, you can direct the AI to log its progress.

- The Strategy: Create two text files: an instruction.md file that lists the steps for the overall task, and a progress.log file to track completed steps.
- Initial Prompt: "You are going to help me process all the bills in my database. Your instructions are in instruction.md. As you complete each step, I want you to append the name of the step to progress.log. Before you begin, read progress.log to see what has already been done."
- **Recovery:** If the process is interrupted, you can simply restart the AI with the exact same prompt. It will read the log file, see which steps are already completed, and automatically resume its work from where it left off.

2. Understanding Execution Modes: Supervised vs. YOLO

The Gemini CLI has different execution modes that control how it runs commands on your system.

- Supervised Mode (The Default): In this mode, every time the AI wants to run a command (like executing a Python script or listing files), it will first ask for your permission. You will see a confirmation prompt and must type 'y' to approve the action. This is the safest way to work, especially when you are starting out, as it gives you a final chance to review any potentially harmful or incorrect commands.
- YOLO Mode (Autonomous Operation): For advanced users who trust their workflow, there is "YOLO (You Only Live Once)" mode. When you enable this mode, you give the AI permission to execute commands without asking for confirmation each time. This allows for true, unsupervised automation, where the AI can carry out a multi-step plan from start to finish without any human intervention. However, it carries a significant risk; a misunderstood instruction could lead the AI to perform an unintended action.

Item 14.

• **Recommendation:** Become highly proficient in Supervised Mode first. Understand the kinds of commands the AI generates and get a feel for its behavior. Only use YOLO mode for well-defined, non-destructive tasks where you have a high degree of confidence in your instructions and the AI's ability to execute them correctly.

Appendix I: The SB 1844 Geospatial Analysis

1. The Challenge: Pinpointing the Impact of a Complex Bill

A significant challenge in legislative analysis is moving beyond the text of a bill to understand its tangible, real-world impact. SB 1844, and its companion HB 2494, dealt with municipal disannexation under specific circumstances, making its potential effects highly dependent on geography and existing infrastructure. For the City of Dripping Springs and other municipalities, the key questions were:

- 1. Which Texas cities provide municipal water or sewer service to *some*, but not all, of their territory?
- 2. How does a floor amendment, which limits the bill's scope to only those areas *adjacent to* a navigable waterway, change the list of affected cities?

Answering these questions required a detailed geospatial analysis. This appendix outlines the technical workflow, which relied heavily on AI-assisted Python scripting, to provide a data-driven answer.

2. The Process: A Multi-Step Geospatial Workflow

The analysis was conducted using a Python script in a Google Colab notebook, which allowed for interactive development and visualization. The AI's role was crucial in generating and debugging the code, particularly for handling specialized geospatial libraries and data formats.

(a) Step 1: Data Sourcing and Preparation

The first step was to gather the necessary datasets from various government sources.

- **Municipal Boundaries:** A shapefile of all incorporated city limits in Texas (t1_2024_48_place.shp) was obtained from the U.S. Census Bureau.
- Utility Service Areas: Shapefiles representing the Certificate of Convenience and Necessity (CCN) boundaries for all water (PUCT_CCN_WATER_TSMS.shp) and sewer (PUCT_CCN_SEWER_TSMS.shp) utilities were sourced from the Public Utility Commission of Texas.
- Utility Ownership Data: Excel spreadsheets (water.xlsx, sewer.xlsx) were used to identify which utilities were municipally owned.
- Navigable Waterways: A shapefile of the Navigable Waterway Network Lines (Navigable_Waterway_Network_Lines.shp) was sourced from the U.S. Army Corps of Engineers.

All spatial data was projected into a consistent Coordinate Reference System (CRS: **EPSG:3083**, Texas Albers) to ensure accurate area and distance calculations.

(b) Step 2: Calculating Municipal Service Coverage

The core of the initial analysis was to determine what percentage of each city's area was covered by its own municipal water and sewer services.

- 1. **Spatial Intersection:** The script iterated through each city in the municipal boundaries shapefile. For each city, it performed a spatial intersection with the water and sewer CCN shapefiles to find all utility providers operating within that city's limits.
- 2. **Coverage Calculation:** For each intersecting utility, the script calculated the precise area of overlap and expressed it as a percentage of the city's total area.
- 3. **Filtering for Municipal Providers:** The results were filtered to identify only the coverage provided by utilities classified as "MUNICIPAL".

This process produced a foundational list of cities that provided some, but not 100%, of their own water or sewer services, representing the initial pool of municipalities potentially affected by the bill.

City	City Total Area (m2)	City Total Area (mi2)	Municipal Utility Water Coverage % +	Municipal Utility Sewer Coverage % —	Water Provider Detail ▼	Sewer Provider Detail
MANUAL PROPERTY OF THE PARTY OF			descent.	Service Co.	CITY OF EDINBURG (MUNICIPALITY) 0.54%; NORTH	
DOOLITTLE	10,796,286	1.50	0.54	2010000		CITY OF EDINBURG (MUNICIPALITY) 100.0%
DORCHESTER	3,880,337	1.97	103.16		CITY OF SHERMAN (MUNICIPALITY) 3.16%; CITY OF DORCHESTER (MUNICIPALITY) 100.0%	CITY OF SHERMAN (MUNICIPALITY) 4.63%
DOUBLE HORN	5,090,776	2.48	0.1		DOUBLE HORN CREEK WSC (WATER SUPPLY CORPORATION) 67.81%; CITY OF MARBLE FALLS (MUNICIPALITY) 0.1%; SUNSET WATER UTILITIES	CITY OF MARBLE FALLS (MUNICIPALITY) 0.1%
DOUBLE OAK	6,416,109	6.33	4.8	0	99.58%; TOWN OF FLOWER MOUND (MUNICIPALITY) 4.8% CITY OF DOUGLASSVILLE (MUNICIPALITY) 63.32%;	
DOUGLASSVILLE	16,383,303	8.82	63.32		WESTERN CASS WSC (WATER SUPPLY CORPORATION) 36.68%	
DRIPPING SPRINGS	22,831,225	3.59	3.96		CITY OF DRIPPING SPRINGS (MUNICIPALITY) 3.37%; HAYS COUNTY WCID 1 (DISTRICT\ AUTHORITY) 1.97%; WEST TRAVIS COUNTY PUBLIC UTILITY AGENCY (DISTRICT\ AUTHORITY) 0.61%; DRIPPING SPRINGS WSC (WATER SUPPLY CORPORATION) 86.13%; CITY OF DRIPPING SPRINGS (MUNICIPALITY) 0.59%; WEST TRAVIS COUNTY PUBLIC UTILITY AGENCY (DISTRICT\ AUTHORITY) 3.5%	CITY OF DRIPPING SPRINGS (MUNICIPALITY) 9.04%
DUBLIN	9,292,654	5.54	77.86	77.86	CITY OF DUBLIN (MUNICIPALITY) 77.86%	CITY OF DUBLIN (MUNICIPALITY) 77.86%
DUMAS	14,360,021	11.21	89.08	89.12		CITY OF DUMAS (MUNICIPALITY) 89.12% CITY OF DUNCANVILLE (MUNICIPALITY) 99.13%; CITY OF
DUNCANVILLE	29,044,929	9.51	99.29			CEDAR HILL (MUNICIPALITY) 0.17%
EAGLE PASS	24,620,298	3.73	78.06	7,500,000		CITY OF EAGLE PASS (MUNICIPALITY) 49.62%
					CITY OF BROWNWOOD (MUNICIPALITY) 0.14%; ZEPHYR	

Figure 8 - An excerpt from a very long list of municipalities with water and sewer CCN maps indicating that portions of their city would be subject to disannexation under an introduced bill.

(c) Step 3: Incorporating the Navigable Waterway Amendment

The floor amendment added a critical geographical constraint. To account for this, the analysis was refined:

- 1. **Buffering Waterways:** To define "adjacency," the script created a 1-kilometer buffer around the lines in the navigable waterways shapefile. This created a polygon area representing all land within 1km of a waterway.
- 2. **Identifying Adjacent Cities:** The script then performed another spatial intersection, this time identifying all cities whose boundaries overlapped with the buffered waterway area.
- 3. **Final Filtering:** The foundational list of cities with partial municipal service was then filtered down, keeping only those that were also adjacent to a navigable waterway.

Throughout this process, the AI provided essential assistance in debugging errors, such as handling **NoneType** objects that appeared due to null geometries in the source shapefiles.

3. The Outcome: A Precise, Actionable Map

The final output of this script was an Excel spreadsheet (Cities_Affected_by_HB2494_Final.xlsx) containing a list of the specific Texas cities that met the precise, multi-part criteria of the SB 1844 floor amendment. The spreadsheet also included details on the specific waterways each city was adjacent to and the type of waterway (e.g., "Inland Waterway," "Coastal Waterway").



Figure 9 - The addition of maps illustrating the water and sewer map boundaries relative to each affected community's city limits helped validate the data.

Item 14.

Part I: AI & IT for JDs: Practical and Low-Cost Applications of GPT and Python in Municipal Law

This exercise transformed a complex legal question into a concrete, data-driven answer. It demonstrates the power of combining AI-assisted programming with publicly available geospatial data to provide city attorneys with precise, actionable insights into the real-world impact of legislation.

Appendix JTable of Figures

Figure 1- A high-level dashboard in Google Sheets provides at-a-glance intelligence, summarizing the city's position on tracked bills and the distribution of work across departments
Figure 2 - The main "Bills" tab of the Google Sheet served as the central registry, with clear color-coding for the city's position on each piece of legislation
Figure 3 - Google Colab provides an interactive, browser-based environment where Python scripts can be run cell by cell, making the automation process accessible to non-developers
Figure 4 - The result of the TML scraping script—a clean, structured table of bill summaries, sponsors, and categories, ready for analysis.
Figure 5 - The GitHub Actions interface provides a detailed log of every automated run, offering transparency and proof that the system is operating reliably around the clock
Figure 6 - Automated alerts delivered to a dedicated Slack channel provide a real-time summary of new hearings and floor actions for tracked bills
Figure 7 - The city's official legislative priorities, stored in a structured format, serve as the source material for automated bill analysis and letter drafting
Figure 8 - An excerpt from a very long list of municipalities with water and sewer CCN maps indicating that portions of their city would be subject to disannexation under an introduced bill.
Figure 9 - The addition of maps illustrating the water and sewer map boundaries relative to each affected community's city limits helped validate the data

Part II: The Legal Ethics of AI

If AI wrote this Paper

Al Overview

Attorneys using AI must uphold ethical duties, ensuring the AI is **accurate**, **fair** (free from bias), and **transparent**. Key considerations include protecting **client confidentiality** by understanding data security, securing **informed client consent** for AI use, ensuring the attorney's **competence** and proper supervision of AI tools, maintaining **accountability** for AI-generated outcomes, and managing potential **unauthorized practice of law** by AI.

Accuracy and Truthfulness

- Verify Al Output: Attorneys are responsible for the accuracy of Al-generated content, such as documents or legal advice, and must ensure it is based on sound legal reasoning.
- **Beware of Errors**: Al can produce incorrect information or "hallucinations," so vigilant human review and verification are essential.

Bias and Fairness

- Address Biased Data: Al systems can perpetuate bias from historical data; attorneys must recognize and address this potential for discriminatory or unfair outcomes.
- Ensure Equitable Treatment: Al tools should treat all groups equitably, and lawyers must audit systems to detect and correct discriminatory patterns, according to the National Jurist.

Client Confidentiality

- Secure Data: Lawyers must ensure AI systems have robust security, proper access controls, and encryption to protect client data from breaches and unauthorized access.
- Understand Data Flow: Understand how AI vendors use and store client data to avoid inadvertently breaching confidentiality or attorney-client privilege.

The Life of a City Attorney

While the AI-created summary touches on the many issues related to the potential ethical pitfalls, a look at the Disciplinary Rules of Professional Conduct is also essential. Many states, including Texas, have created rules and guidance for attorneys on the use. At the end of this paper, please find a list of documents that will provide additional guidance. The primary concerns for attorneys, especially for city attorneys, is maintaining confidentiality and using AI in a way that does not mislead our clients or the courts.

Wi\$h Li\$t - Protection of Confidentiality while Using AI

Rule 1.05 of the Texas Disciplinary Rules of Professional Conduct emphasizes one of the most important duties of an attorney – confidentiality. Tex. Disc. R. of Prof. Conduct Rule 1.05. The confidentiality of client information includes both privileged and unprivileged information. Attorneys must protect information, public or private, of the City, meaning that even if information could or must be released under the Public Information Act, the information should still be protected from inadvertent release. The confidentiality issue arises with the use of Artificial Intelligence (AI) because information, privileged or unprivileged – confidential or public, is often required to be given or uploaded to AI platforms that have access to the internet for the program to provide the information that the attorney desires. The key to successful use of AI, or any software or program which an attorney uses, is to ensure that the program or software does not share the information with any outside entity or store the information for future use without the direction of the attorney. Texas Rules of Evidence as they relate to attorney-client privilege should also be consulted.

To protect your client's information, the first step is to adopt a policy related to: (1) which programs can be used, including AI programs; and (2) how those programs and what information can be provided to the AI programs. Policies within a legal department or law firm, and policies for the cities themselves, are needed. To determine which programs will secure our client's information, the attorney must work with their IT professionals on what security measures exist within the program as well any contractual provisions can help assure confidentiality. Even if confidentiality is reasonably assured, some information may still need to be kept confidential from an AI program. This is a determination that can best be made by the attorney in consultation with the attorney's client. For example, under Rule 1.05 (b)(1)(i), a city could ask that specific information not be sent through an AI program to avoid disclosure.

Rule 1.05(c) allows attorneys to reveal confidential information in some situations. First, is when we are specifically authorized to do so, either through express authorization or after consultation. Direction from a clear AI policy created in consultation with the client could fit this exception.

Ruin the Friendship – Issues Related to Providing AI created information to the Court

A similar issue, that has appeared in the news frequently, is where an attorney has not adequately reviewed and edited information provided by a software program. AI can provide a first draft but should never provide a final draft.

Rule 3.03 requires that an attorney is truthful with a court. TEX. DISC. R. OF PROF. CONDUCT RULE 3.03. This includes not misleading the court with incorrect information provided by AI including incorrect facts or incorrect or made-up citations, aptly deemed "hallucinations". The attorney also needs to ensure that any software program is including cases or law that are adverse to their argument, something that would require specific direction to the software or AI program.

The key to this issue is quite simple. Treat AI like a tool or a non-attorney employee who is there to assist the attorney, but not to complete the work for the attorney. Check the facts. Check the citations. Even if the cases are correctly cited by a software program, interpreting case law requires skills that are uniquely suited to attorneys and not software programs. It also requires the knowledge of other case law and legal precedents that may also inform on the interpretation. All of this knowledge should be used to read and interpret a case or a software program that has summarized a case. While it is useful to have an AI program summarize a case or create a draft document, these have to be reviewed by a competent attorney to ensure accuracy. Courts and clients reasonably expect this analysis, and the rules require it. And finally, as required by Rule 3.03, if misinformation or misleading analysis is provided to a court, fix it as soon as possible.

<u>The Life of a Showgirl – Being Transparent on use of AI to the Public, the Client, and the Court</u>

Both the Rules and recent legislation effective on January 1, 2026 require an attorney specifically, and cities in general, to be transparent on the use of AI. Tex. H.B. 149 (89th Leg.); Tex. S.B. 1964 (89th Leg.). Notices on the city's website are required. Tex. Bus. & Comm. Code § 552.051 (eff. Jan. 1, 2026).

An attorney should also inform its client, in the case of an in-house attorney, or inform all of its clients, if an out-house attorney, what software programs related to AI, or any software program that has access to the client's information, and access to the internet are being by the attorney. This way the client can give informed consent to the use of these programs and perform their own security analyses related to their use. And in the case of cities, the city will be able to comply with recent legislation that requires that the city let the public know what all AI is being used on its behalf. See Tex. H.B. 149 (89th Leg.).

CANCELLED! – Being Aware of Possible Bias in AI

AI relies on what users, like ourselves, but also the public in general, enter into the systems. Any use of mass sourced information could lead to inadvertent biases when the information is processed by the computer program especially when societal biases and developer biases are concerned. Using the same critical thinking analysis that would be used for any news or information obtained from the internet should be used when information is taken from an AI program.

The Fate of OphelAI

Top Tips:

- 1. Read and analyze everything written by AI like it was written by an intelligent non-attorney.
- 2. Ensure the AI program you are using will protect the city's data by reviewing their terms of service and getting with your IT professional.
- 3. Check for biases or incorrect interpretations of cases.
- 4. Let your client, and potentially the public, know which AI programs you are using.

APPENDIX - Resources for Responsible Use of AI

ABA: https://www.americanbar.org/news/abanews/aba-

news-archives/2024/07/aba-issues-first-ethics-

guidance-ai-tools/

Futurism Magazine: https://futurism.com/judge-humiliating-

punishment-lawyers-using-ai

Houston Law Review: https://houstonlawreview.org/article/137782

navigating-the-power-of-artificial-intelligence-in-

the-legal-field

Justia: https://www.justia.com/trials-litigation/ai-and-

attorney-ethics-rules-50-state-survey/

New York City Bar: https://www.nycbar.org/committees/task-force-on-

digital-technologies/

Reuters: https://www.reuters.com/legal/legalindustry/short-

circuit-court-ai-hallucinations-legal-filings-how-

avoid-making-headlines-2025-08-04/

State Bar of Texas: https://www.texasbarpractice.com/artificial-

intelligence-toolkit/



Texas

AI & IT for JDs: Practical and Low-Cost Applications of GPT and Python in Municipal Law

Aniz Alani, *Deputy City Attorney*Laura Mueller, *City Attorney*City of Dripping Springs



Al! WITH ANIZ AND LAURA

- Tools for Using Al in your role as a City Attorney
- Ethical Implications related to Using Al as a Governmental Entity Representative

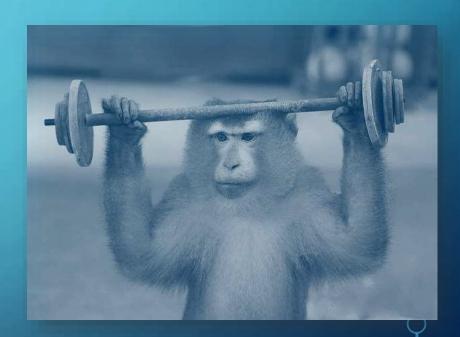
ChatGPT after dealing with my questions all day





ANOTHER OBLIGATORY AI PRESENTATION?

- This presentation content will soon be obsolete.
- Al isn't just for politely responding to annoying e-mails.
- ChatGPT might make up facts, but once a programming script works, it's stone cold sober.
- If you can spot the "problem", you don't need to know how to solve it (or how to code).
- Everything in this presentation can be replicated.
 By anyone. For free.





THE PRACTITIONER'S DILEMMA: INFORMATION OVERLOAD



Why does this matter?

The legislative session creates a deluge of information that far outstrips the capacity of small legal teams.



Massive Volume

11,503 bills and resolutions filed during the 89th Session.



Extreme Time Pressure

Committee and hearing notices are often posted in the wee hours of the night with less than 2 days' lead time.



4,4

Significant Operational Risk

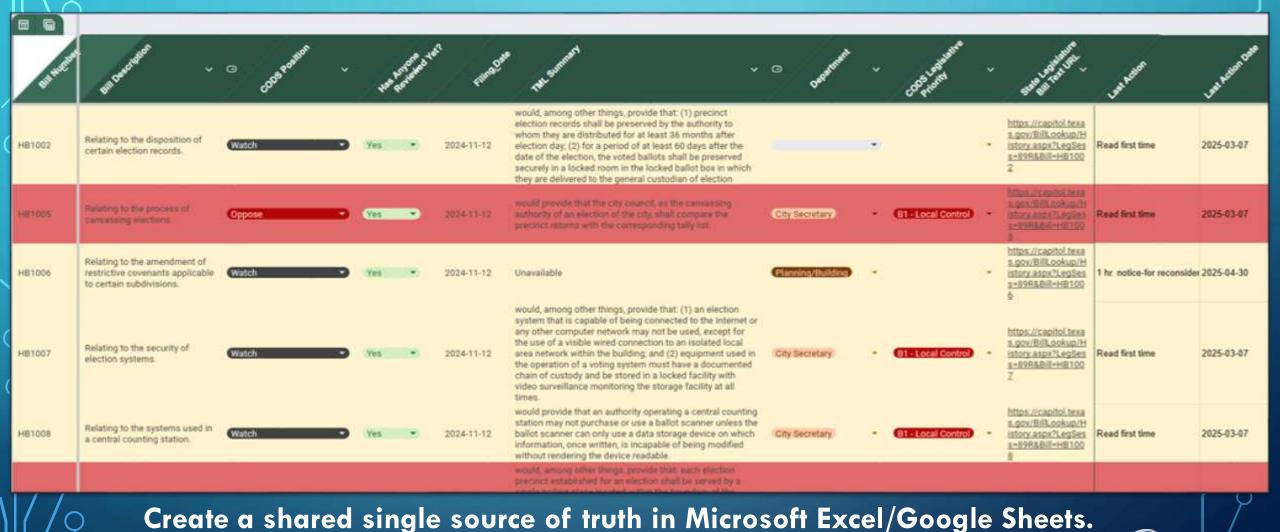
A missed hearing or misunderstood floor amendment can have lasting financial and operational consequences.



Resource Constraints

Small teams face a constant state of near-burnout trying to keep up. (TG4TML!)

ORGANIZING DATA



Tabs: Bills, Summaries, Calendars, Priorities.

Shareable with role-based permissions.



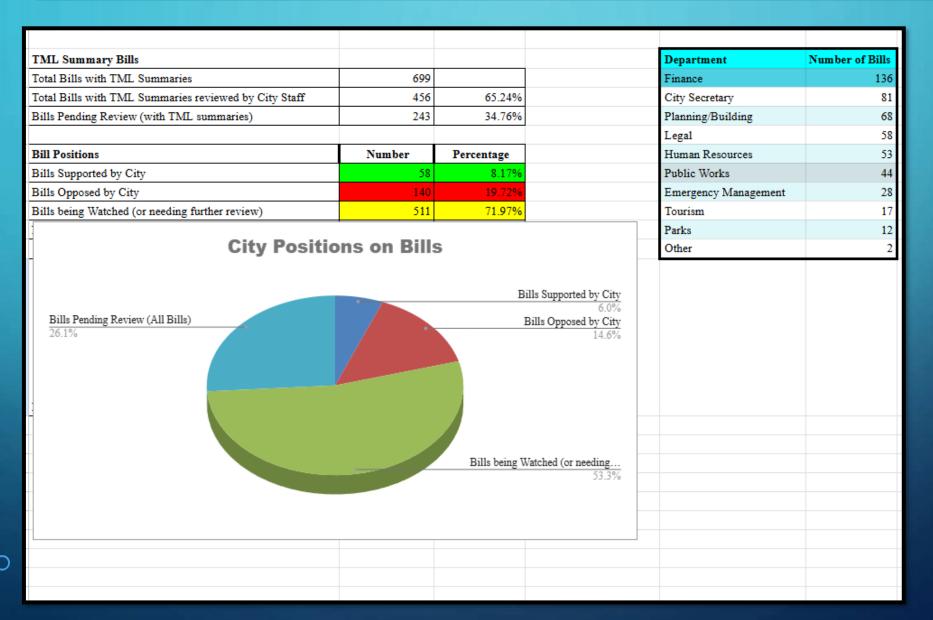
LEGISLATIVE PRIORITIES

1	Position 🗸	Category 🗸	Title v	Description ~
10	Support	А9	Sales Tax	The City Council hereby supports legislation that would make beneficial amendments to district or other taxing district sales tax and areas to authorize cities to replace some or all sales taxes in an area with city sales taxes, provided a district or other taxing jurisdiction's existing sales tax debt is proportionately and reasonably provided for in some manner.
11	Support	A10	Signs	The City Council hereby supports legislation that would affirm State and City authority over off-premise and other commercial signs in the city limits and the extraterritorial jurisdiction. The City Council supports legislation that supports Scenic Highways in the Hill Country.
12	Support	A11	Transportation	The City Council supports legislation that would provide direction and funding for future projects within the City Limits and Extraterritorial Jurisdiction of the City of Dripping Springs. The City Council also supports any effort that increases communications with the Texas Department of Transportation and other regional partners related to projects within the City Limits and Extraterritorial Jurisdiction of the City of Dripping Springs.
13	Support	A12	Extraterritorial Jurisdiction	The City Council supports legislation that would protect the extraterritorial jurisdiction and the city's authority to regulate development as it relates to water availability, wastewater availability, impervious cover, drainage, and other beneficial infrastructure.
14	Support	A13	Planning and Zoning Commission	The City Council supports legislation that would make beneficial amendments to clarify and simplify both the zoning and subdivision process for the City and applicants while still allowing for regulation of health and safety issues.
15	Support	A14	Elections	The City Council supports legislation that would make beneficial amendments to simplify the election and related processes for the city secretary's office.
16	Oppose	B1	Local Control	The City Council hereby opposes legislation that erodes local control or weakens the ability of locally-elected leaders to respond to challenges or opportunities unique to the Dripping Springs community or Texas Hill Country region.
17	Oppose	B2	Appraisal and Revenue Caps	The City Council hereby opposes legislation that expands appraisal caps or imposes revenue caps on ad valorem

Classify tracked bills according to council positions.



PRETTY(ISH) GRAPHICS*



Color-coded dashboards and filters enable clarity.

* This was
before Aniz
realized that
there would be
over 11,000
bills to review.



TML NEWSLETTER SUMMARIES

- Initial plan was to copy and paste TML summaries as relevant bills were introduced.
- Turns out this is slow, tedious, and susceptible to human error.



April 30. Applications must be submitted online <u>here</u>.

CITY-RELATED BILLS FILED

Item 14.

(Editor's Note: You will find all of this session's city-related bill summaries online at https://www.tml.org/DocumentCenter/View/5107/City-Related-Bills-Filed-89th-Session.)

LAND USE

H.B. 1695 (Canales) – Outdoor Signs: would provide that: (1) if a public construction project by a public improvement district causes a commercial sign use, structure, or permit within a city to not be continued, the owner of the commercial sign is entitled to relocate the use, structure, or permit to another permitted location, including by a special exception to any applicable zoning ordinance, if necessary; (2) if the view and readability of a commercial sign are obstructed under certain circumstances caused by a state agency, the owner of the sign may relocate the sign to another permitted location, including by a special exception to any applicable zoning ordinance, if necessary; and (3) the rights associated with an existing, lawful commercial sign vest in the owner of the commercial sign.

H.B. 1742 (Hickland) – Zoning Protests: would provide that: (1) a protest to a proposed change in zoning regulation or boundary must be signed by the owners of at least 50 percent of the area of the lots or land either: (a) covered by the proposed change; or (b) immediately adjoining the area covered by the proposed change and extending 200 feet from the area; and (2) if a proposed change is protested, the affirmative vote of a majority of all members of the governing body is required for its adoption.

S.B. 673 (Hughes) - Accessory Dwelling Units: would:

- 1. define "accessory dwelling unit" (ADU) to mean a residential housing unit that is: (a) located on any lot that is either not zoned or is zoned for single-family or duplex homes; (b) independent or detached from the primary dwelling unit; and (c) a complete and independent living facility for at least one individual;
- prohibit a city from adopting or enforcing a regulation that: (a) prohibits an owner from building or leasing an ADU; (b) requires owner occupancy of the primary dwelling unit; (c) requires additional parking for ADUs on a lot that: (i) was platted before 1965; (ii) is less than 7,000 square feet; or (iii) is located within 1,320 feet of a public transit line; (d) requires a minimum lot size for an ADU larger than that required for: (i) a single-family home or duplex; or (ii) an ADU on September 1, 2025, if notice of ADU construction is required by the city; (e) requires setbacks larger than five feet for an ADU; (f) prevents an owner from converting an existing structure into an ADU due to the current structure's setbacks; (g) applies the city's growth, density, or bulk limitations to an ADU; (h) limits ADU square footage to either: (i) 50 percent of the square footage of the primary dwelling unit; or (ii) 800 square feet; (i) regulates certain design aspects of the ADU; (j) limits ADU height to 14 feet; (k) charges an impact fee for the ADU unless the ADU requires a: (i) larger meter or connection to serve the primary dwelling unit; or (ii) new meter or connection for the ADU; (I) charges any additional fee or exaction, including a parkland or 228 right-of-way dedication; (m) imposes ADU occupancy restrictions based on age or employment relationship with the primary

TML NEWSLETT Item 14. PARSING

information about the PID program here. must be submitted by 10:59 p.m. CT on April 30. Applications must be submitted online here.<h2 class="subhead1">City-Related Bills Fil (Editor&rsquo:s Note: :You will find all of this session&rsquo:s city-related bill summaries online at : https://www.tml.org/DocumentCenter/View/5107/City-Related-Bills-Filed-89th-Session decoration: underline: ">Land Use</h3>H.B. 1695 :(Canales) &ndash: Outdoor Signs: would provide that: (1) if a public construction project by a public improvement district causes a commercial sign use, structure, or permit within a city to not be continued, the owner of the commercial sign is entitled to relocate the use, structure, or permit to another permitted location, including by a special exception to any applicable zoning ordinance, if necessary; (2) if the view and readability of a commercial sign are obstructed under certain circumstances caused by a state agency, the owner of the sign may relocate the sign to another permitted location, including by a special exception to any applicable zoning ordinance, if necessary; and (3) the rights associated with an existing, lawful commercial sign vest in the owner of the commercial sign. href="https://capitol.texas.gov/BillLookup/History.aspx?LegSess=89R&Bill=HB01742">H.B. 17426nbsp:(Hickland) &ndash: Zoning Protests: would provide that: (1) a protest to a proposed change in zoning regulation or boundary must be signed by the owners of at least 50 percent of the area of the lots or land either: (a) covered by the proposed change; or (b) immediately adjoining the area covered by the proposed change and extending 200 feet from the area; and (2) if a proposed change is protested, the affirmative vote of a majority of all members of the governing body is required for its adoption. S.B. 673 (Hughes) – Accessory Dwelling Units: would: &ldguo:accessory dwelling unit&rdguo: (ADU) to mean a residential housing unit that is: (a) located on any lot that is either not zoned or is zoned for single-family or duplex homes; (b) independent or detached from the primary dwelling unit; and (c) a complete and independent living facility for at least one individual; and specifically start="2"><1i>prohibit a city from adopting or enforcing a regulation that: (a) prohibits an owner from building or leasing an ADU; (b) requires owner occupancy of the primary dwelling unit; (c) requires additional parking for ADUs on a lot that: (i) was platted before 1965; (ii) is less than 7,000 square feet; or (iii) is located within 1,320 feet of a public transit line; (d) requires a minimum lot size for an ADU larger than that required for: (1) a single-family home or duplex; or (11) an ADU on September 1, 2025, if notice of ADU construction is required by the city; (e) requires setbacks larger than five feet for an ADU; (f) prevents an owner from converting an existing structure into an ADU due to the current structure&rsquo:s setbacks; (g) applies the city&rsquo:s growth, density, or bulk limitations to an ADU; (h) limits ADU square footage to either: (i) 50 percent of the square footage of the primary dwelling unit; or (ii) 800 square feet; (i) regulates certain design aspects of the ADU; (j) limits ADU height to 14 feet; (k) charges an impact fee for the ADU unless the ADU requires a: (i) larger meter or connection to serve the primary dwelling unit; or (ii) new meter or connection for the ADU; (1) charges any additional fee or exaction, including a parkland or right-of-way dedication; (m) imposes ADU occupancy restrictions based on age or employment relationship with the primary dwelling unit owner; (n) prohibits construction of an ADU: (i) due to open space or impervious cover restrictions; or (ii) in accordance with the current residential building code; or (o) prohibits an ADU based on its physical orientation on the lot with respect to the primary dwelling if space allows for that orientation:
start="3">authorize a city to: (a) generally apply its height and front setback limitations, site plan review, and other generally applicable zoning requirements to ADU construction; (b) publish ADU plans, building codes, and design standards; (c) allow ADUs on a lot: (i) containing a historic structure; or (ii) that is located in an area that is used to implement a water conservation plan or subject to a certain Texas Water Development Board standard; (d) apply the city's short term rental regulations to an ADU; (e) prohibit sale of the ADU separately from the primary dwelling unit, except under certain circumstances; (f) apply parking regulations which do not require more than one parking space per ADU or regulate the placement or adequacy of parking;

Weekly TML
newsletter
summaries
follow
(mostly)
consistent
format.



AUTOMATION VIA COLAB

- Extracts bill numbers, summaries, categories.
- Turns unstructured
 HTML into
 structured data.



```
△ 2025-03-24 TML Scraping.ipynb * △
                                                                                                                                   Item 14.
       File Edit View Insert Runtime Tools Help
Q Commands + Code + Text > Run all +
∷
                 import os
                 Import sys
0
                 import logging
                import requests
<>
                 import ison
                import time
                from typing import Dict, Optional, Tuple, List, Optional
©₹
                import pandas as pd
                Import gspread
from google.oauth2.service account import Credentials
                from google.colab import drive
                from datetime import datetime
                import pytz
                from packaging import version
                import pkg resources
                drive.mount('/content/drive')
                # Define path to TML HTML files folder
                TML FOLDER PATH - "/content/drive/MyDrive/Colab Notebooks/TML HTML files"
                # Get list of HTML files
                htm files = []
                if os.path.exists(TML_FOLDER_PATH):
                    htm files = [os.path.join(TML FOLDER PATH, f) for f in os.listdir(TML FOLDER PATH) if f.endswith('.htm')]
                    print(f"Found (len(htm_files)) HTML files in (TML_FOLDER_PATH)")
                else:
                    print(f"Error: TML folder not found at (TML_FOLDER_PATH)")
                # Configure logging
                logging.basicConfig(
                    level-logging.INFO,
                    format='%(asctine)s - %(levelname)s - %(message)s'
                logger = logging.getLogger( name )
                def get_spreadsheet_id(file_path="/content/drive/MyDrIve/TexasLegislativeBillTracking/variables.txt"):
                    Reads the spreadsheet ID from a variables file.
  () Variables
                Terminal
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A FASTER WAY (EVENTUALLY)

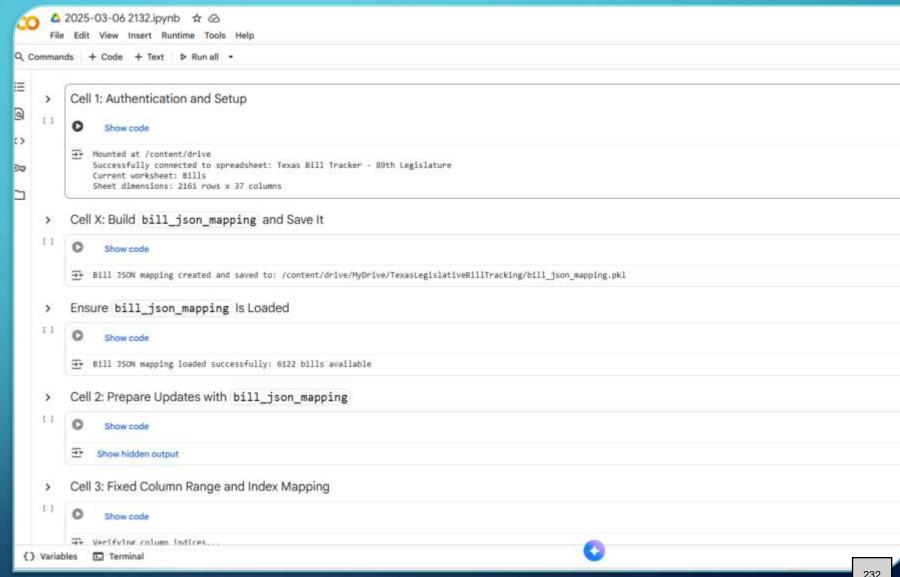
A		-1			
TML Scraped Data V					
TML Category v	Bill Number	¥	Bill Sponsor	✓ TML Subcategory ✓	TML Summary
Land Use	HB993		Toth	Building Permit Application Process	beyond the 45 day limit only for a commercial building permit; and (3) prohibit a city from: (a) denying a building permit solely because the city is unable to grant or deny the application within 45 days of the date of application; or (b) requiring an applicant to waive certain requirements.
Land Use	HB1228		Gates	Emergency Repairs to Residential Buildings	would provide, among other things that: (1) a city shall allow an owner of a damaged residential building to immediately begin to repair to the building if: (a) the owner applies for an emergency permit; and (b) the repairs are necessary to protect public safety, prevent further damage to the building, or protect the overall structural integrity of the building; (2) an owner of a residential building may apply for an emergency permit to conduct repairs by filing an application not later than the third business day after the later of the date the repairs commence or the date the city is able to accept the application; (3) the governor may not exempt a city from (1), above, by an executive order related to a declared disaster; (4) an owner of a residential building who is prohibited from conducting repairs by a city in violation of (1), above, may bring an action against the city for damages, including litigation costs and reasonable attorney's fees; and (5) governmental immunity to suit and from liability is waived.
Land Use	HB1322		Hopper	Small Cities Platting Shot Clock	would provide that for cities with populations under 10,000: (1) the municipal authority responsible for approving plats shall approve, approve with conditions, or disapprove a plat within 90 days after the date the plat is filed; (2) if the city requires a plat be approved by the city council in addition to the planning commission, the city council shall approve, approve with conditions, or disapprove a plat within 90 days after the plat is approved by the planning commission; (3) if the city receives a response following a previous conditional approval or disapproval of a plat, the city shall determine whether to approve or disapprove the plat no later than the 45th day after the date the response was submitted.
Land Use	HB1360		A. Hernandez	Building Materials Exemptions	would, among other things, provide for additional exemptions to the current building materials preemption related to: (1) an energy code adopted by the State Energy Conservation Office for building energy efficiency performance standards; (2) an energy and water conservation design standards established by the State Energy Conservation Office; and (3) a high-performance building standards approved by a board of regents relating to the construction of a building, structure, or other facility owned by an institution of higher education.
Land Use	S8103		Hall	Prohibition Against Real Property Ownership and Contracting with Certain Foreign Entities	would provide, among other things, that: (1) the following entities and individuals may not purchase or otherwise acquire title to real property in Texas: (a) a governmental entity of China, Iran, Russia, or North Korea; (b) a company or entity that is (i) headquartered in China, Iran, Russia, or North Korea; (ii) directly or indirectly under the control of China, Iran, Russia, or North Korea; or (iii) owned or under the control of one or more individuals who are citizens of China, Iran, Russia, or North Korea; (c) a company or other entity that is owned or controlled by a company or entity described in (1)(b), above; or (d) and individual who is a citizen of China, Iran, Russia, or North Korea; (2) a city may not enter a contract payable with public money with: (a) a governmental entity or other entity described in (1), above; or (b) an individual who is a citizen of China, Iran, Russia, or North Korea.
Land Use	58141		Hall	Limitations on Chicken Regulations	would, among other things, provide that a city: (1) may not adopt or enforce a regulation prohibiting the raising or keeping of six or fewer chickens on a single-family residential lot; (2) may impose reasonable regulations on the raising or keeping of poultry on a single-family residential lot that do not have the effect of prohibiting the activity, including: (a) a limit on the number of chickens that may be raised or kept in excess of six; (b) a prohibition on poultry breeding; (c) a prohibition on keeping roosters; or (d) the minimum distance between a chicken coop and a residential structure.
Land Use	\$8210		West	Expedited Permit Review for Affordable Housing Projects	would provide that in cities with a population over 100,000: (1) an application for a building permit for certain affordable housing projects submitted to the city for review must be granted or denied in no more than 50 percent of the time allotted by the city to grant or deny any residential building permit application; and (2) if the city has adopted an accelerated residential building permit review process, an applicant for building permit for certain affordable housing projects shall be allowed to submit the application for review under the accelerated process.
Land Use	\$8250		Flores	Annexation of Connecting Railroad Right-of-Way	would, among other things, provide that a city that is annexing an area may also annex an additional area if: (1) the area is adjacent to a right-of-way of a railway line, spur, or other railroad property that is: (a) contiguous and runs parallel to the city's boundaries; and (b) contiguous to the area being annexed; and (2) each owner of the area agrees to the annexation by the municipality.
Land Use	\$8291		Schwertner	Eminent Domain Penalties	would provide that an entity that fails to disclose certain appraisal reports in connection with an offer to acquire real property through eminent domain is liable to the property owner for reasonable attorney's fees incurred by the owner in connection with the entity's acquisition of the owner's property.

Through a <u>lot</u> of trial and error, we were eventually able to automate the "copying and pasting" of TML summaries with ~90% accuracy.



AUTOMATION VIA COLAB

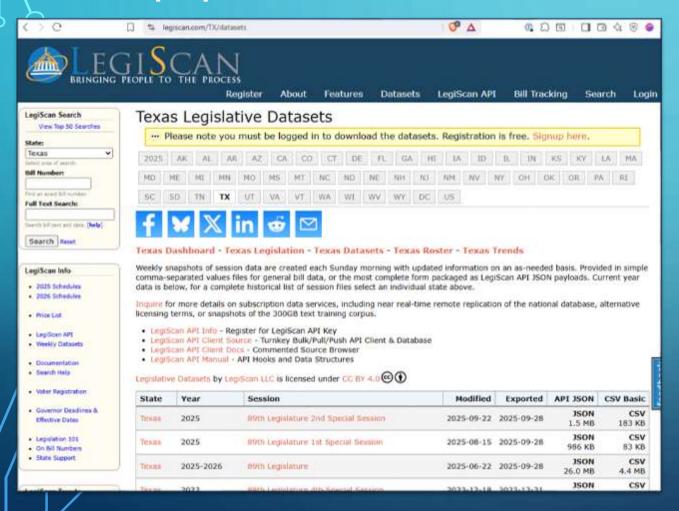
- Accessible through browser.
- No computer software or server access needed.
- Integrates with Google Drive (and now **ChatGPT?**)

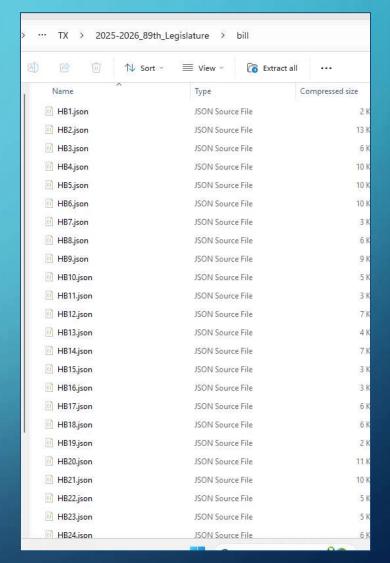




BEHIND THE DATA: LEGISCAN & JSON

- Complete legislative dataset published weekly.
- Scripts pull structured "real-time" data via API.





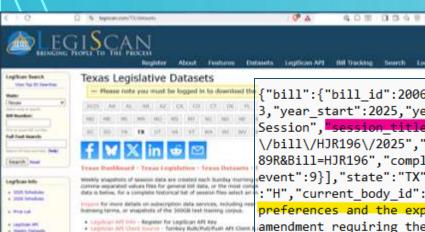


BEHIND THE DATA: LEGISCAN & JSON

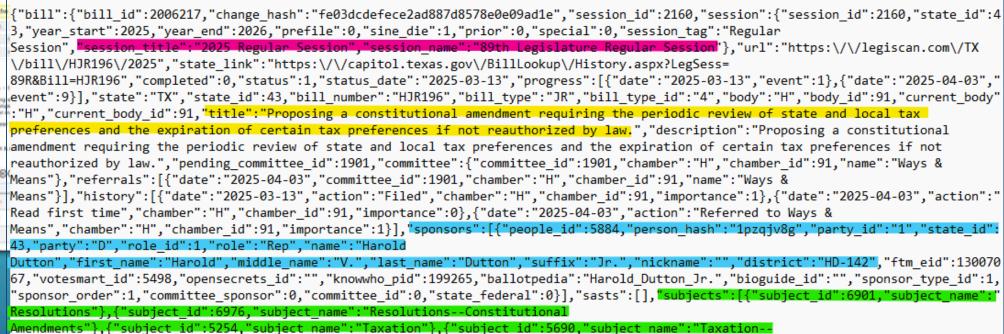
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Districts"},{"subject id":5418,"subject name":"Taxation--Property-Assessment &



- Complete legislative dataset published weekly.
- Scripts pull structured "real-time" data via API.



DRIPPING SPRINGS

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2025-2626

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234

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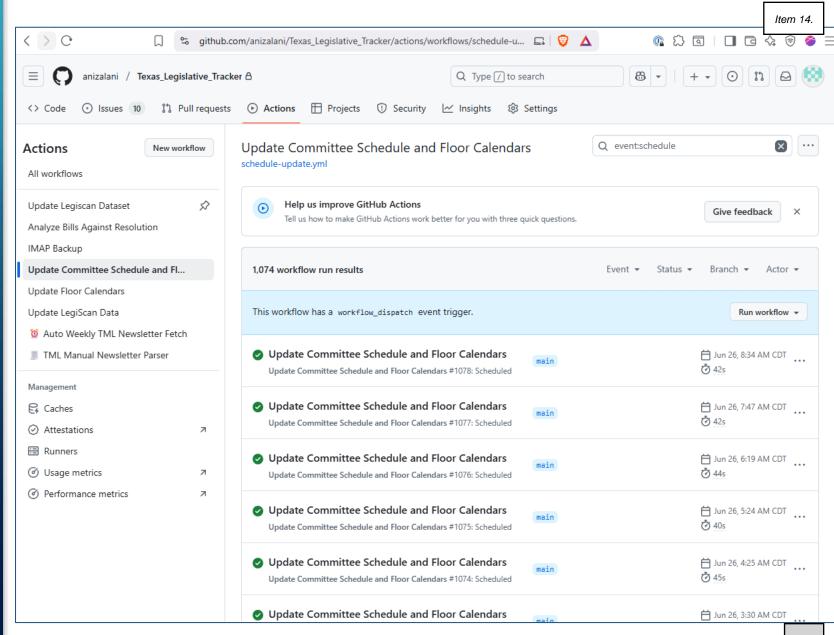
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 $\$ id":1,"url":"https:\/\/legiscan.com\/TX\/text\/HJR196\/id\/3173255","state_link":"https:\/\/capitol.texas.gov\/tlodocs

SCHEDULING VIA GITHUB ACTIONS

- Scripts can be scheduled or manually triggered.
- Free tier includes script processing; or self-host for unlimited script runs





1	Hearing 🗸	Bill Numb∈ ✓	Bill Sponsor 🗸	Caption ~	○ Chamber ∨	Committee	TML Watched 🗸	City Watchec 🗸	CODS Po ✓	⊞ Run Date ✓	Helper C 🗸	Normalized C 🗸	Last Notified 🗸	URL
580	4/3/2025	HB546	Bell, Cecil	Relating to the eligibility of land taken by condemnation for appraisal for ad valorem tax purposes as qualified open-space land.	House ▼	Ways & Means	Yes	Yes	Watch	3/28/2025 15:23:47	TRUE	4/3/2025	05/29/2025 8:55 AM	https://capitol.texas.gov/Bil
581	4/3/2025	HB556	González, Mary et	Relating to a criminal offense for the creation or distribution of certain artificially generated media with the intent to influence the outcome of an election.	House ▼	Elections	No	No	N/A	3/28/2025 15:23:47	TRUE	4/3/2025	04/17/2025 11:59 AM	https://capitol.texas.gov/Bill
582	4/3/2025	HB573	Walle	Relating to a request by a member of the legislature for an unannounced inspection of a concrete batch plant by the Texas Commission on Environmental Quality.	House ▼	Environmental Regulation	No	No	N/A	3/28/2025 15:23:47	TRUE	4/3/2025	04/17/2025 11:59 AM	https://capitol.texas.gov/Bill
583	4/3/2025	HB602	Swanson	Relating to the qualifications for serving as a member of the board of directors of a municipal utility district.	House ▼	Land & Resource Management	Yes	Yes	Support	3/28/2025 15:23:47	TRUE	4/3/2025	05/29/2025 8:55 AM	https://capitol.texas.gov/Bill
584	4/3/2025				House									
585	4/3/2025	HB1475	Schofield	Relating to requiring notice to the attorney general in an action under the Election Code seeking a temporary restraining order.	House ▼	Elections	No	No	N/A	3/28/2025 15:23:47	TRUE	4/3/2025	04/17/2025 11:59 AM	https://capitol.texas.gov/Bill
586	4/3/2025	HB1489	Oliverson	Relating to prohibiting an officer or employee of this state or of a political subdivision of this state from distributing certain voter registration application forms.	House	Elections	Yes	No	N/A	3/28/2025 15:23:47	TRUE	4/3/2025	05/29/2025 8:55 AM	https://capitol.texas.gov/Bil
587	4/3/2025	HB1499	Walle	Relating to the creation of an environmental product declaration grant program for manufacturers of ready-mixed concrete.	House ▼	Environmental Regulation	No	No	N/A	3/28/2025 15:23:47	TRUE	4/3/2025	04/17/2025 11:59 AM	https://capitol.texas.gov/Bill
				Relating to the exclusion from the										
	+ =	Special_Session	on Dataset ▼ E	Bill Lookup ▼ 89th Legislature	Dataset • File	tered Committee Schedule	▼ Filtered Flo	or Schedule 🔻	House an	d Senate Calendars	▼ Comm	ittee Schedule	▼ TML Scraping	~ 〈 〉
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Texas Legislature Online (TLO) Color-coded calendars for hearings and floor schedules.



COMMITTEE CALENDARS

	1	Hearing 🗸	Bill Numbe >	Bill Sponsor 🗸	Caption	⊙ Chamber ∨	Committee	TML Watched 🗸	City Watchec 🗸	CODS Po V	⊞ Run Date ∨	Helper C 🗸	Normalized □ ∨	Last Notified 🗸	URL
	580	4/3/2025	HB546	Bell, Cecil	Relating to the eligibility of land taken by condemnation for appraisal for ad valorem tax purposes as qualified open-space land.	House	Ways & Means	Yes	Yes	Watch	3/28/2025 15:23:47	TRUE	4/3/2025	05/29/2025 8:55 AM	https://capitol.texas.gov/Bill
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	583	4/3/2025	HB602	Swanson	Relating to the qualifications for serving as a member of the board of directors of a municipal utility district.	(House ▼)	Land & Resource Management	Yes	Yes	Support	3/28/2025 15:23:47	TRUE	4/3/2025	05/29/2025 8:55 AM	https://capitol.texas.gov/Bill
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		+ =	Special_Sessi	on Dataset 🔻 E	Bill Lookup ▼ 89th Legislature	Dataset 🕶 Fil	tered Committee Schedule	▼ Filtered Flo	or Schedule 🔻	House an	d Senate Calendars	▼ Comm	ittee Schedule	▼ TML Scraping	~ < >
		/							-						

Texas Legislature Online (TLO) uses consistent (i.e., "scrapable" URLs and content format for House, Senate and Joint committee calendars.



FLOOR CALENDARS



TLO Floor Calendar schedules allowed for "last ditch" effort to lobby elected representatives not on bill committees.





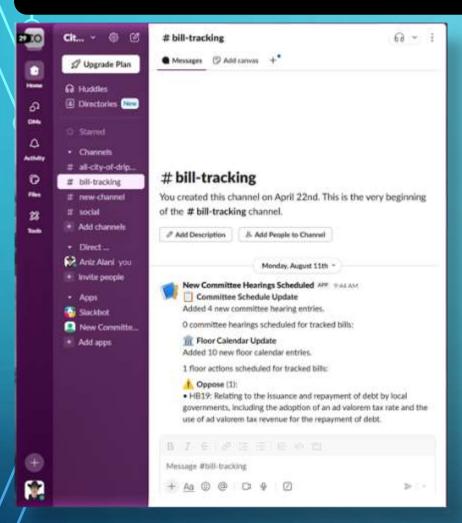
Item 14.

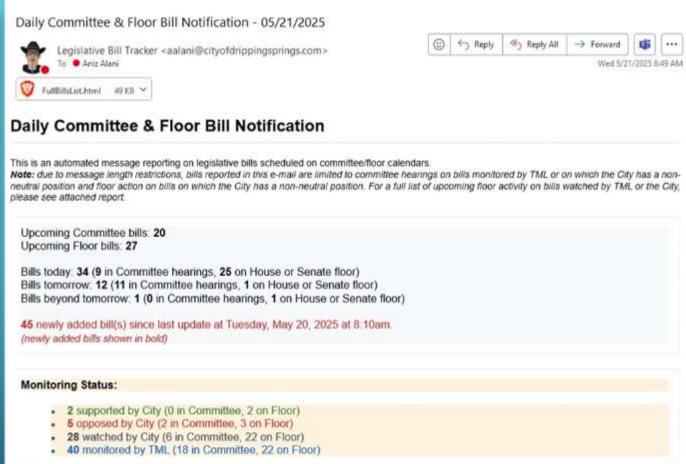
CALENDAR FILTERING



Show Bills: All Bills Show Bills: Show Bill Show Bills: Show Bill Show Bill Show Bill Show Bill Show Show Bill Show Show Show Show Show Show Show Show	N/A
Hearing Date V Bill Sponsor V Bill Title V Chamber V Committee V Watched V Watched Bill Bill Veterans to participate in a veterans treatment court	
Hearing Date V Bill Sponsor V Bill Title V Chamber V Committee V Watched V Watched Bill Bill Veterans to participate in a veterans treatment court	
	N/A
Relating to the maximum amount of unemployment benefits payable to an individual during a benefit year 4/2/2025 HB199 DeAyala under the state unemployment insurance program. House Trade, Workforce & Economic Development No No	N/A
4/2/2025 HB346 Harris Davila Relating to support for new businesses. House State Affairs Yes Yes	Oppose
Relating to the authority of a property owners' association to regulate the assembly, association, and speech of property owners or residents related to governmental officials or candidates for political 4/2/2025 HB621 Patterson office. House Trade, Workforce & Economic Development No Yes	Watch
Relating to required health benefit plan coverage for 4/2/2025 HB778 Leach gender transition adverse effects and reversals. House Insurance No Yes	Watch
Relating to expedited credentialing of certain physician assistants and advanced practice nurses by 4/2/2025 HB1266 Guillen managed care plan issuers. House Insurance No No	N/A
Relating to property owners' associations, including 4/2/2025 HB1349 Turner condominium unit owners' associations. House Trade, Workforce & Economic Development No Yes	Watch
Relating to certain regulations adopted by governmental entities for the construction or alteration 4/2/2025 HB1360 Hernandez of residential or commercial buildings. House State Affairs Yes Yes	Support
Relating to prohibiting the confinement of inmates by the Texas Department of Criminal Justice in facilities 4/2/2025 HB1410 Meza operated by private vendors. House Corrections No No	N/A
Relating to the confinement or detention of certain individuals in a county jail or other facility operated by or for the county and to the compensation to the 4/2/2025 HB1461 Frank county for the costs of that confinement or detention. House Corrections No No No	N/A

NOTIFICATIONS & ALERTS





Automated Slack and email notifications keep staff informed.



Item 14.



Legislative Bill Tracker <aalani@cityofdrippingsprir
To ● Aniz Alani

⊕ ← Reply

≪ Reply All

Government.





Thu 5/29/2025 8:28 AM



FullBillsList.html 47 KB ✓

					area, shall be repealed.
HB3483	Relating to the authority of a special utility district to issue a public security.	Senate Third Reading, Senate Second Reading	N/A	Yes	would clarify that sections of the Water Code applicable to bonds issued by municipal utility districts that require the Texas Commission on Environmental Quality to review or project oversight do not apply to special utility districts.
SB62	Relating to the reading and marking of a ballot by a person occupying a voting station or by the person's child.	Senate Third Reading, Senate Second Reading	N/A	Yes	would, among other things, provide that: (1) a child under 18 years of age may accompany the child's parent to a voting station, and if the child is under 14 years of age, may read or mark the ballot at the direction of the parent; and (2) reading or marking a ballot under (1), above, does not constitute assisting a voter to vote.
SB284	Relating to the civil penalty for certain signs placed on the right-of-way of a public road.	Senate Third Reading, Senate Second Reading	Support	Yes	would provide for a civil penalty of up to \$5,000 to be collected from a person: (1) who places or commissions the placement of an unauthorized sign on the right-of-way of a public road; or (2) whose commercial advertisement is placed on a sign described in (1), above.
SB854	Relating to municipal regulation of multifamily and mixed-use development on religious land.	Senate Third Reading, Senate Second Reading	Watch	Yes	cities must allow mixed-use and multifamily developments on religious owned land and prohibits a city's ability to regulate the development in certain ways. This bill applies to all cities. TML provided written testimony. Committee substitute voted from Senate Local

SAMPLE E-MAIL SUMMARIES



S.B. 1844: A CASE STUDY ON RAPID ANALYSIS

Sec. 43.056. PROVISION OF SERVICES TO ANNEXED AREA. (a) This section applies to a service plan under Section 43.065.

- (b) The service plan, which must be completed before the annexation, must include a program under which the municipality will provide full municipal services in the annexed area no later than 2-1/2 years after the effective date of the annexation, in accordance with Subsection (e), unless certain services cannot reasonably be provided within that period and the municipality proposes a schedule for providing those services, and must include a list of all services required by this section to be provided under the plan. If the municipality proposes a schedule to extend the period for providing certain services, the schedule must provide for the provision of full municipal services no later than 4-1/2 years after the effective date of the annexation. However, under the program if the municipality provides any of the following services within the corporate boundaries of the municipality before annexation, the municipality must provide those services in the area proposed for annexation on the effective date of the annexation of the area:
 - (1) police protection;
 - (2) fire protection;
 - (3) emergency medical services;
 - (4) solid waste collection, except as provided by Subsection (0);
- (5) operation and maintenance of water and wastewater facilities in the annexed area that are not within the service area of another water or wastewater utility;
- (6) operation and maintenance of roads and streets, including road and street lighting;
- (7) operation and maintenance of parks, playgrounds, and swimming pools; and
- (8) operation and maintenance of any other publicly owned facility, building, or service.

A BILL TO BE ENTITLED AN ACT

relating to disannexation of certain areas of a municipality for failure to provide services.

BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF TEXAS:

SECTION 1. Sections 43.141(a), (b), and (f), Local Government Code, are amended to read as follows:

- (a) A majority of the qualified voters of an [annexed] area may petition the governing body of the municipality to disannex the area if the municipality fails or refuses to provide services or to cause services to be provided to the area:
- (1) if the area was annexed under Subchapter C-1, within the period specified by Section 43.056 or by the service plan prepared for the area under that section; [or]
- (2) if the area was annexed under Subchapter C-3, C-4, or C-5, within the period specified by the written agreement under Section 43.0672 or the resolution under Section 43.0682 or 43.0692, as applicable; or
- (3) notwithstanding Section 43.0505, if the area did not become part of the municipality in compliance with Subchapter C.
- (b) If the governing body fails or refuses to disannex the area within 60 days after the date of the receipt of the petition, any one or more of the signers of the petition may bring a cause of action in a district court of the county in which the area is principally located to request that the area be disannexed. On the filing of an answer by the governing body, and on application of either party, the case shall be advanced and heard without further delay in accordance with rules for expedited actions under the Texas Rules of Civil Procedure. The district court shall enter an order disannexing the area and award attorney's fees to the signers of the petition if the court finds that a valid petition was filed with the municipality and that the municipality failed to:
 - (1) perform its obligations in accordance with:
 - (A) the service plan under Section 43.056;
 - (B) the written agreement entered into under

Section 43.0672; or

- (C) the resolution adopted under Section 43.0682 or 43.0692, as applicable; [$\frac{6}{1}$]
 - (2) perform in good faith; or
- (3) provide any of the services described by Section 43.056(b) to the area, regardless of whether the area was annexed, if any of those services are provided to other areas in the municipality.

Item 14.



S.B. 1844: USING PUBLICLY AVAILABLE UTILITY DATA

8. Where can I Download PUCT's Water and Sewer CCN Digital Mapping Data?

The PUCT's official CCN digital mapping data (CCN data) includes certificated service areas for retail water and sewer utilities. This CCN data is available for download in a shapefile format in the projection, NAD 83 Texas Statewide Mapping System (TSMS) (Meters) and Texas State Plane Coordinate System (TXSP). The CCN data includes the current boundaries for the certificated service area issued to each CCN holder. Before filing an application, we suggest using this CCN data to remove any overlaps or gaps with existing CCNs and before filing the requested digital mapping data with an application.

Download TSMS CCN Data to use with GIS software:

PUCT CCN Water Data TSMS (,zip)

PUCT CCN Sewer Data TSMS (zip)

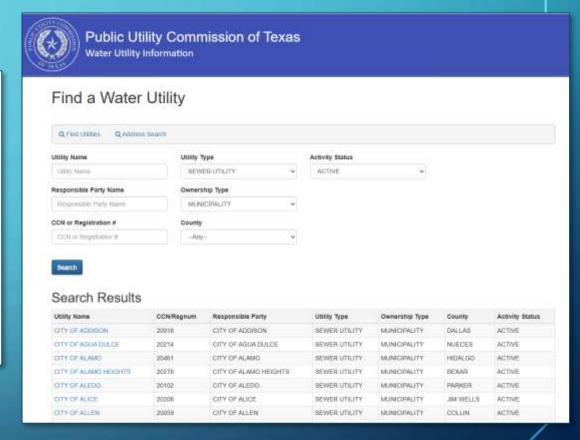
Download TXSP CCN Data to use with CAD software:

PUCT CCN Water Data TXSP (zip)

PUCT CCN Sewer Data TXSP (zip)

Click on Water and Sewer CCN Viewer to view, search and print existing CCN data

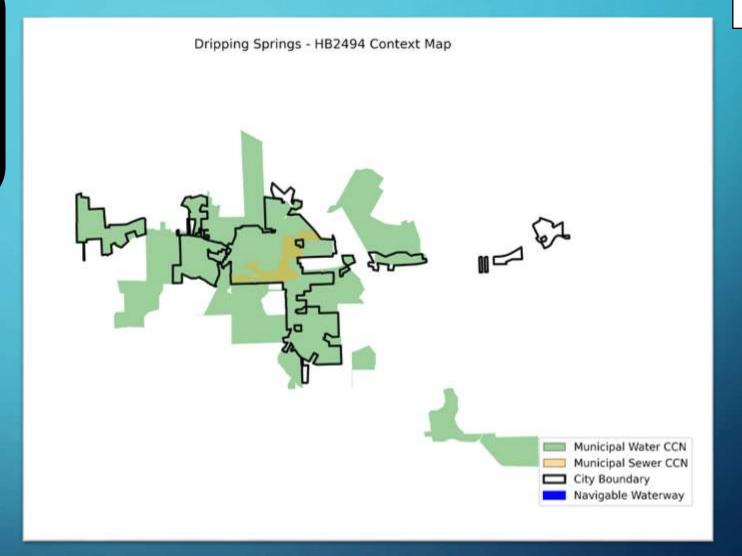
Please email mapping@puc.texas.gov questions you have regarding CCN maps, the CCN viewer or data files.





S.B. 1844: VALIDATING DATA WITH MAP VISUALIZATIONS

Python scripts used publicly available Certificate of Convenience and Necessity (CCN) and city limit boundary "shapefiles" to draw maps, mitigating against hallucination risk.





S.B. 1844: FINDING SIMILARLY AFFECTED CITIES

Using shapefiles and PUC data, Python script identified all cities in the same boat, enabling mass mobilization effort.



	City	City Total Area (m2)	City Total Area (mi2)	Municipal Utility Water Coverage %	Municipal Utility Sewer Coverage %	Water Provider Detail ▼	Item 14. Sewer Provider Detail
. [DOUBLE OAK	6,416,109	6.33	4.8		CROSS TIMBERS WSC (WATER SUPPLY CORPORATION) 99.58%; TOWN OF FLOWER MOUND (MUNICIPALITY) 4.8%	
	DOUGLASSVILLE	16,383,303	8.82	63.32		CITY OF DOUGLASSVILLE (MUNICIPALITY) 63.32%; WESTERN CASS WSC (WATER SUPPLY CORPORATION) 36.68%	
						CITY OF DRIPPING SPRINGS (MUNICIPALITY) 3.37%; HAYS COUNTY WCID 1 (DISTRICT \ AUTHORITY) 1.97%; WEST TRAVIS COUNTY PUBLIC UTILITY AGENCY (DISTRICT \ AUTHORITY) 0.61%; DRIPPING SPRINGS WSC (WATER SUPPLY CORPORATION) 86.13%; CITY OF DRIPPING SPRINGS (MUNICIPALITY) 0.59%; WEST TRAVIS COUNTY PUBLIC UTILITY AGENCY (DISTRICT \ AUTHORITY)	CITY OF DRIPPING SPRINGS
- 1	ORIPPING SPRINGS OUBLIN	22,831,225 9,292,654	3.59 5.54	3.96 77.86		3.5% CITY OF DUBLIN	(MUNICIPALITY) 9.04% CITY OF DUBLIN
ı	DUMAS	14,360,021	11.21	89.08		SUPPLY CORPORATION) 0.37%; CITY OF DUMAS	CITY OF DUMAS (MUNICIPALITY) 89.129
						(MUNICIPALITY) 0.16%:	(MUNICIPALITY) 99.13%:

SECTION 1. Section 43.141, Local Government Code, is amended by amending Subsections (a), (b), (d), and (f) and adding Subsections (g), (h), and (i) to read as follows:

- (a) A majority of the <u>property owners</u> [qualified voters] of an [annexed] area, including one or more lots, tracts, or parcels, or a portion of a lot, tract, or parcel, may petition the governing body of the municipality to disannex the area if the municipality fails or refuses to provide the services described under Subsection (b) (1) or (3) or to cause those services to be provided to the area:
- (1) if the area was annexed under Subchapter C-1, within the period specified by Section 43.056 or by the service plan prepared for the area under that section; [or]
- (2) if the area was annexed under Subchapter C-3, C-4, or C-5, within the period specified by the written agreement under Section 43.0672 or the resolution under Section 43.0682 or 43.0692, as applicable; or
- (3) notwithstanding Section 43.0505, if any part of the area is located adjacent to a navigable waterway and the area did not become part of the municipality in compliance with and under Subchapter C.
- (b) If the governing body fails or refuses to disannex the area within 60 days after the date of the receipt of the petition, any one or more of the signers of the petition may bring a cause of action in a district court of the county in which the area is principally located to request that the area be disannexed. On the filing of an answer by the governing body, and on application of either party, the case shall be advanced and heard without further delay in accordance with <u>rules for expedited actions under</u> the Texas Rules of Civil Procedure. The district court shall enter an order disannexing the area <u>and award attorney's fees to the signers of the petition</u> if the court finds that a valid petition was filed with the municipality and that the municipality [failed to]:
- (1) <u>failed to perform its obligations in accordance</u> with:
 - (A) the service plan under Section 43.056;
 - (B) the written agreement entered into under

Section 43.0672; or

- (C) the resolution adopted under Section 43.0682 or 43.0692, as applicable; [or]
 - (2) failed to perform in good faith; or
- Subsection (a) (3), has not connected the majority of the properties in the area covered by the petition, regardless of whether the area was annexed by the municipality, to the municipality's water and wastewater systems, if any other area in the municipality is connected to the municipality's water and wastewater systems.

Item 14.

Bill bracketed to areas adjacent to "navigable waterway".



	igable Waterways Waterway Types Map Image ▼
	Waterway); BASTROP , creek, thoroughfare, See list.
(Including har INTRACOASTA (Intracoastal V (Intracoastal V INTRACOASTA V (Intracoastal V INTRACOASTA V (Intracoastal V INTRACOASTA V (Intracoastal V AUTHORITY) 80.0%; CITY OF INGLESIDE (Channel (not (MUNICIPALITY) 0.0%; CITY OF CITY OF INGLESIDE (MUNICIPALITY) Channels)); AF ARANSAS PASS (MUNICIPALITY) 0.0%; CITY OF ARANSAS PASS (Channel (not 16.71%; CITY OF ROCKPORT (MUNICIPALITY) 16.71%; NUECES CO channels)); DA	N HARBOR (Harbor rbor channels), Bay); AL WATERWAY ALT. ROUTE Waterway); GULF AL WATERWAY Waterway); ARANSAS PASS t including harbor RANSAS CHANNEL t including harbor AGGER CHANNEL (Channel t harbor channels)) See list.
C & H WATER PRODUCTION (INVESTOR) 0.0%; BAYTOWN AREA WATER AUTHORITY (DISTRICT \ AUTHORITY) 91.04%; VILLA UTILITIES (nan) 0.15%; VILLA UTILITIES (nan) 0.0%; UNDINE TEXAS LLC (INVESTOR) 0.0%; UNDINE TEXAS LLC (INVESTOR) 0.0%; THE BAY PLACE POA INC (nan) 0.0%; CITY OF BAYTOWN (MUNICIPALITY) 0.28%; CITY OF BAYTOWN (MUNICIPALITY) 0.28%; ENVIRONMENTAL LLC (INVESTOR) 0.0%; UNDINE TEXAS BAYTOWN (MUNICIPALITY) 0.28%; ENVIRONMENTAL LLC (INVESTOR) 0.0%; UNDINE TEXAS BAYTOWN (MUNICIPALITY) 0.28%; ENVIRONMENTAL LLC (INVESTOR) 0.0%; UNDINE TEXAS CHORAGO CONSTRUCTOR GOOSE CREEK AQUA TEXAS INC (INVESTOR) 0.01%; 0.0%; CITY OF BAYTOWN CHANNELS), Bay	(Harbor (Including harbor y); CEDAR BAYOU (Harbor rbor channels), Bay) See list.

Previous list of cities filtered based on proximity to waterways included in USDOT shapefile.



LEGISLATIVE BILL TRACKER 2.0

- Migrating Google Sheets data to "Grist", a free self-hosted relational database with a spreadsheet-like user interface
- Importing historical and other state/federal legislation for comparison?
- Automated text analysis to identify bills of interest
- Position letters to incorporate elected representatives' voting history





DIY AI/PYTHON TOOLKIT

- Let Google Be Your Friend.
- Google Colab and Google Sheets (create work account free!).
- Github for storage and version control (free!
- LegiScan API account (free!)
- Oracle Cloud virtual machine (free!)
- Gemini CLI (free!), OpenAl Codex.
- Read the paper!
- Call me.





Texas Disciplinary Rules of Professional Conduct

- Confidentiality Rule 1.05/Tex. R. of Evid. Rule 5.03
- Truthfulness to the Court Rule 3.03

PROFESSIONAL CONDUCT

(Effective March 7, 2025)

Table of Contents

		Page
Pream	ible: A Lawyer's Responsibilities	4
Pream	ible: Scope	4 5 7
Termi	inology	7
I. CI	JENT-LAWYER RELATIONSHIP	
1.01	Competent and Diligent Representation	9
1.02	Scope and Objectives of Representation	12
1.03	Communication	14
1.04	Fees	16
1.05	Confidentiality of Information	22
1.06	Conflict of Interest: General Rule	28
1.07	Conflict of Interest: Intermediary	32
1.08	Conflict of Interest: Prohibited Transactions	35
1.09	Conflict of Interest: Former Client	38
1.10	Imputation of Conflicts of Interest: General Rule	41
1.11	Successive Government and Private Employment	42
1.12	Adjudicatory Official or Law Clerk	45
1.13	Organization as a Client	46
1.14	Conflicts: Public Interest Activities	50
1.15	Safekeeping Property	50
1.16	Declining or Terminating Representation	52
1.17	Clients with Diminished Capacity	54
1.18	Duties to Prospective Clients	57 25



One Way to Treat Al like a smart middle school student



- Very smart
- Slightly untrustworthy
- Knows the law (allegedly)
- Cannot be trusted to keep items confidential without specific direction
- Obsessed with Memes
- Working too fast to always ensure accurate and unbiased information



One Way to Treat AI like a middle school student

- Read everything they create
- Verify information they send
- Either:
 - Do not provide them with client-specific information; or
 - Find a system or product that can provide some assurance of confidentiality
- Analyze each citation and case that is cited
- Check for biases based on popular opinion
- Still a useful tool

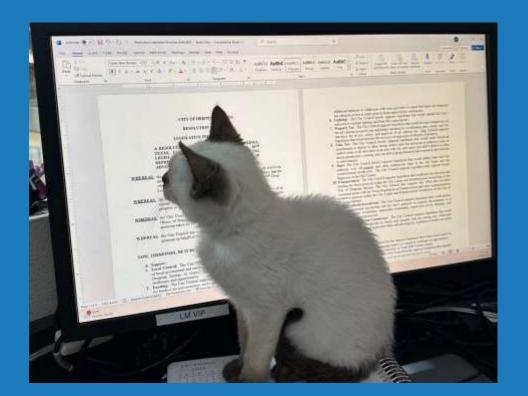


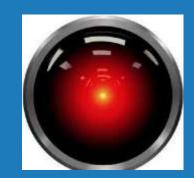
Looks professional, is a gossip.

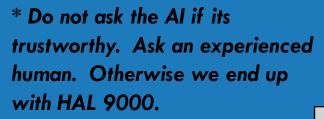


Tips and Tricks

- 1. Listen to your IT Professionals
 - 2. Al Training DIR or other
 - 3. Cybersecurity Training
- 4. If you don't know if it's trustworthy, Ask*.









Bills You Might Want to Know About

- 1. H.B. 149 (Responsible Al Governance Act) Effective January 1, 2026
- 2. S.B. 1964 (Public Sector Al Governance) Effective September 1, 2025
- 3. H.B. 3112 (Public Information and Cybersecurity)
- 4. H.B. 150 (Annual Al Training)
- 5. H.B. 3512 (Annual Al Training) Effective September 1, 2025





H.B. 149: the Texas Responsible Artificial Intelligence Act

Author: Capriglione

Effective: January 1, 2026

 Establishes mandatory disclosure requirements for government agencies that use AI systems

 Prohibits the development or deployment of an AI system to:

- incite or encourage certain activities,
- gather certain biometric data in violation of an individual's rights
- otherwise impair a person's constitutional rights
- unlawfully discriminate against a protected class
- create a social scoring system
- traffic in child pornography
- Establishes the Texas Artificial Intelligence Council to conduct training programs for state agencies and local governments



S.B. 1964 (Public Sector Al Governance)

Author: Parker

Effective: September 1, 2025

• Requires Department of Information Resources to:

- Establish an AI system code of ethics and minimum risk management and governance standards for required use by applicable state agencies and local governments
- Develop educational and training materials on AI systems for state and local government employees and the general public
- Creates a public sector AI systems advisory board
- Mandates web page for complaining about AI systems
- Requires local governments to conduct review of heightened scrutiny AI systems





QUESTIONS?

