



**CITY OF FAIR OAKS RANCH**  
**CAPITAL IMPROVEMENTS ADVISORY COMMITTEE (CIAC)**  
**MEETING**

Thursday, September 07, 2023 at 9:00 AM

Public Safety Training Room, Police Station, 7286 Dietz Elkhorn, Fair Oaks Ranch

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**AGENDA**

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**OPEN MEETING**

1. Roll Call - Declaration of a Quorum.

**CITIZENS and GUEST FORUM**

*To address the Committee, please sign the Attendance Roster located on the table at the entrance in the foyer of the Public Safety Training Room. In accordance with the Open Meetings Act, the CIAC Committee may not discuss or take action on any item which has not been posted on the agenda. Speakers shall limit their comments to five (5) minutes each.*

2. Citizens to be heard.

**CONSENT AGENDA**

*The following items are considered routine by the CIAC, there will be no separate discussion on these items and will be enacted with one motion. Items may be removed by any Committee Member by making such request prior to a motion and vote.*

3. Approval of the March 2, 2023 Regular Capital Improvements Advisory Committee meeting minutes.

Christina Picioccio, TRMC, City Secretary

**REVIEW OF COMMITTEE ACTIONS ITEMS**

4. Semiannual Report from March 2023.

Paul Mebane, CIAC Chairperson

**REVIEW OF CAPITAL IMPROVEMENT PROJECTS**

5. Wastewater Treatment Plant Solids Handling Improvements.

Julio Colunga, Assistant Director of Public Works

6. Willow Wind/Red Bud Hill/Rolling Acres Trail Waterline Replacement.

Julio Colunga, Assistant Director of Public Works

**UPDATE ON IMPACT FEE CAPITAL PROJECTS**

7. Impact Fee Capital Improvement Project Summary:

- Water CIP with Map
- Wastewater CIP with Map

Grant Watanabe, P.E., Director of Public Works & Engineering Services

8. Water Plant 5 Ground Storage Tank

Julio Colunga, Assistant Director of Public Works

9. Elevated Storage Tank / Pressure Reducing Valves

Grant Watanabe, P.E., Director of Public Works & Engineering Services

10. Wastewater Treatment Plant (WWTP) Phase 1 Expansion

Grant Watanabe, P.E., Director of Public Works & Engineering Services

**REVIEW OF AND LAND USE ASSUMPTIONS**

11. Land Use Assumptions (LUA) Update.

- o LUA Summary - From February 1, 2023 through July 31, 2023
- o Water and Wastewater Trend Charts (actual vs. projected growth)

Amanda Wade, Public Works Administrative Assistant

**CONSIDERATION / DISCUSSION ITEMS**

12. Recommendations to City Council for Semi-Annual Report.

Paul Mebane, Chairperson

13. Presentation of Five-Year Capital Improvement Plan and Types of Debt

Scott Huizenga, Interim City Manager

**FUTURE MEETINGS**

14. CIAC Semi-Annual Meeting March 7, 2024 at 9:00 AM.

**ADJOURNMENT**

*Requests for City topic needing additional information/research; or, potential consideration for a future agenda*

**Signature of Agenda Approval:** s/Paul Mebane

Paul Mebane, CIAC Chairperson

I, Christina Picioccio, TRMC, City Secretary, certify that the above Notice of Meeting was posted on the outside bulletin board at the Fair Oaks Ranch City Hall, 7286 Dietz Elkhorn, Fair Oaks Ranch, Texas, and on the City’s website [www.fairoaksranchtx.org](http://www.fairoaksranchtx.org), both places being convenient and readily accessible to the general public at all times.

As per Texas Government Code 551.045, said Notice was posted by 9:00 AM, September 4, 2023 and remained so posted continuously for at least 72 hours before said meeting was convened.

The Fair Oaks Ranch Police Station is wheelchair accessible at the front main entrance of the building from the parking lot. Requests for special services must be received forty-eight (48) hours prior to the meeting time by calling the City Secretary’s office at (210) 698-0900. Braille is not available.