

City of Taylor
Special Called City Council Meeting
Taylor City Hall, Council Chambers, 400 Porter Street
November 13, 2018 at 5:30 p.m.

Mayor Brandt Rydell declared a quorum and called the meeting to order at 5:30 p.m. with the following present:

Council Member Dwayne Ariola	Isaac Turner, City Manager
Council Member Robert Garcia (arrived at 5:38)	Jeff Jenkins, Assistant City Manager
Council Member Mitch Drummond	Ted Hejl, City Attorney
Mayor Pro Tem Christine Lopez	Dianna Barker, City Clerk

INVOCATION - Isaac Turner gave the invocation.

PLEDGE OF ALLEGIANCE

REGULAR AGENDA; REVIEW/DISCUSS AND CONSIDER ACTION

- 1. Conduct the first public hearing on annexation of 86.806 acres of land, more or less, more fully described in a deed recorded under document number 2014073518 of the official records of Williamson County, generally located northwest of the intersection of Windy Ridge Rd. and East Buttercup Rd., Ordinance 2018-20.**

Tom Yantis, Development Services Director, stated in 2009 the City initiated the annexation of an area of land that included the subject 86.806 acre tract, and at that time the City offered the owner an annexation development agreement. The annexation agreement provided for the land to remain within the extraterritorial jurisdiction for a period of 15 years so long as the property continued to be used for agriculture, wildlife management or timberland and was not developed or subdivided. In 2014 the 86.806 acre tract was conveyed to Windy Ridge Acres, LLC by a deed. Subsequent to this conveyance, Windy Ridge Acres, LLC began to subdivide the property by meets and bounds and deed portions to other owners who then began developing the land for single-family residential homes in violation of the terms of Section 2 of the annexation development agreements. Section 3 of the annexation development agreements stipulates that if the terms of the agreement are violated the owner consents to the voluntary annexation by the City of the land.

This is the first of two public hearings on the annexation of Windy Ridge. Mr. Yantis read into the record the Service Plan for this area.

-Councilmember Garcia arrived at 5:38PM.-

Mayor Rydell opened the public hearing.

Mario Carlin, Windy Ridge Lot #3 – Has several questions about permitting for development on his lot. A meeting will be set with Mr. Turner and Mr. Yantis to answer development questions.

Daniel Philhouser, 2220 Windy Ridge – Again requested council consider the timing of the annexation. Mr. Philhouser stated he has never said don't annex, just annex at a more appropriate time and feels it's been difficult to get simple things accomplished, like permitting. Mr. Philhouser asked council to take a step back and not hurry through the process.

With no one else appearing the public hearing was closed at 5:51PM.

No action taken.

- 2. Consider a petition for voluntary annexation by RCR Taylor Land, L.P. and introduce Ordinance 2018-22 annexing a tract of land 193.41 acres, more or less, in size generally located southeast of the intersection of FM 3349 and U.S. 79.**

Tom Yantis, Development Services Director, stated the City received a petition for voluntary annexation for a total of 755 acres, divided into 4 tracts, to be used as a rail serve business park from RCR Taylor Land. The first step is to annex and then work through the development process. There are 4 separate tracts under 4 separate petitions/ordinances. This is Tract 1 for 193.41 acres, contiguous to the current city limits. Staff recommends accepting the petition and introducing the ordinance.

The City Attorney read the caption of the ordinance.

ORDINANCE NO. 2018-22

AN ORDINANCE OF THE CITY OF TAYLOR, TEXAS PROVIDING FOR THE ANNEXATION OF THE TRACT OF LAND HEREINAFTER MORE SPECIFICALLY DESCRIBED BY METES AND BOUNDS TO THE CITY OF TAYLOR, TEXAS FOR ALL MUNICIPAL PURPOSES; AND LOCATED WITHIN THE EXTRATERRITORIAL JURISDICTION OF THE CITY OF TAYLOR, TEXAS; PROVIDING FOR EXTENSION OF THE CORPORATE LIMITS OF THE CITY OF TAYLOR, TEXAS, TO INCLUDE THE ANNEXED TRACT; PROVIDING FOR PARTIAL INVALIDITY; PROVIDING FOR SEVERABILITY; PROVIDING FOR SAVINGS; PROVIDING FOR ENGROSSMENT AND ENROLLMENT; PROVIDING FOR FILING WITH THE WILLIAMSON COUNTY CLERK; AND PROVIDING AN EFFECTIVE DATE.

No action taken.

- 3. Consider a petition for voluntary annexation by RCR Taylor Land, L.P. and introduce Ordinance 2018-23 annexing a tract of land 183.94 acres, more or less, in size generally located southeast of the intersection of FM 3349 and U.S. 79.**

Mr. Yantis stated this is the next subsequent tract, Tract 2, for voluntary annexation for approximately 183.94 acres from RCR Taylor Land. Staff recommends accepting the petition and introducing the ordinance.

The City Attorney read the caption of the ordinance.

ORDINANCE NO. 2018-23

AN ORDINANCE OF THE CITY OF TAYLOR, TEXAS PROVIDING FOR THE ANNEXATION OF THE TRACT OF LAND HEREINAFTER MORE SPECIFICALLY DESCRIBED BY METES AND BOUNDS TO THE CITY OF TAYLOR, TEXAS FOR ALL MUNICIPAL PURPOSES; AND LOCATED WITHIN THE EXTRATERRITORIAL JURISDICTION OF THE CITY OF TAYLOR, TEXAS; PROVIDING FOR EXTENSION OF THE CORPORATE LIMITS OF THE CITY OF TAYLOR, TEXAS, TO INCLUDE THE ANNEXED TRACT; PROVIDING FOR PARTIAL INVALIDITY; PROVIDING FOR SEVERABILITY; PROVIDING FOR SAVINGS; PROVIDING FOR ENGROSSMENT AND ENROLLMENT; PROVIDING FOR FILING WITH THE WILLIAMSON COUNTY CLERK; AND PROVIDING AN EFFECTIVE DATE.

No action taken.

4. **Consider a petition for voluntary annexation by RCR Taylor Land, L.P. and introduce Ordinance 2018-24 annexing a tract of land 183.84 acres, more or less, in size generally located southeast of the intersection of FM 3349 and U.S. 79.**

This is Tract 3 for voluntary annexation for approximately 183.84 acres from RCR Taylor Land. Staff recommends accepting the petition and introducing the ordinance.

The City Attorney read the caption of the ordinance.

ORDINANCE NO. 2018-24

AN ORDINANCE OF THE CITY OF TAYLOR, TEXAS PROVIDING FOR THE ANNEXATION OF THE TRACT OF LAND HEREINAFTER MORE SPECIFICALLY DESCRIBED BY METES AND BOUNDS TO THE CITY OF TAYLOR, TEXAS FOR ALL MUNICIPAL PURPOSES; AND LOCATED WITHIN THE EXTRATERRITORIAL JURISDICTION OF THE CITY OF TAYLOR, TEXAS; PROVIDING FOR EXTENSION OF THE CORPORATE LIMITS OF THE CITY OF TAYLOR, TEXAS, TO INCLUDE THE ANNEXED TRACT; PROVIDING FOR PARTIAL INVALIDITY; PROVIDING FOR SEVERABILITY; PROVIDING FOR SAVINGS; PROVIDING FOR ENGROSSMENT AND ENROLLMENT; PROVIDING FOR FILING WITH THE WILLIAMSON COUNTY CLERK; AND PROVIDING AN EFFECTIVE DATE.

No action taken.

5. **Consider a petition for voluntary annexation by RCR Taylor Land, L.P. and introduce Ordinance 2018-25 annexing a tract of land 194.559 acres, more or less, in size generally located southeast of the intersection of FM 3349 and U.S. 79.**

This is Tract 4 for voluntary annexation for approximately 194.559 acres from RCR Taylor Land. Staff recommends accepting the petition and introducing the ordinance.

The City Attorney read the caption of the ordinance.

ORDINANCE NO. 2018-25

AN ORDINANCE OF THE CITY OF TAYLOR, TEXAS PROVIDING FOR THE ANNEXATION OF THE TRACT OF LAND HEREINAFTER MORE SPECIFICALLY DESCRIBED BY METES AND BOUNDS TO THE CITY OF TAYLOR, TEXAS FOR ALL MUNICIPAL PURPOSES; AND LOCATED WITHIN THE EXTRATERRITORIAL JURISDICTION OF THE CITY OF TAYLOR, TEXAS; PROVIDING FOR EXTENSION OF THE CORPORATE LIMITS OF THE CITY OF TAYLOR, TEXAS, TO INCLUDE THE ANNEXED TRACT; PROVIDING FOR PARTIAL INVALIDITY; PROVIDING FOR SEVERABILITY; PROVIDING FOR SAVINGS; PROVIDING FOR ENGROSSMENT AND ENROLLMENT; PROVIDING FOR FILING WITH THE WILLIAMSON COUNTY CLERK; AND PROVIDING AN EFFECTIVE DATE.

No action taken.

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ADJOURN

With no further action Mayor Rydell declared the meeting adjourned at 6:00 p.m.



Brandt Rydell, Mayor

ATTEST:



Dianna Barker, City Clerk