

**MINUTES
MEETING OF THE CITY COUNCIL
OF THE CITY OF SAN SABA
June 8, 2021**

Members in attendance were: Ken Jordan - Mayor
Robert Whitten – Mayor Pro-Tem
Oleta Behrens – Alderman
Shawn Oliver - Alderman
Marcus Amthor – Alderman
Scott Edmonson – City Manager

Alderman Michael Nelson was absent.

Others present were: Sabrina Maultsby – City Secretary
Charlene Lindsay – City Treasurer
Scott Glaze – Public Works
Sharon Blossman – Municipal Judge
Ray Riggs – Police Chief
Jason Vogel – Animal Control Officer
Michael Wadsworth – Code Enforcement Officer
Juan Montoya – Sanitation Supervisor
Eugene Bessent – Parks Department Supervisor
Wayne Yarbrough – Parks Department
Norman Pierce – Shop Supervisor

At 6:00 p.m. Mayor Jordan called the meeting to order, announced a quorum present, and Alderman Shawn Oliver led the Invocation and Pledges.

PUBLIC HEARING:

Mayor Kenneth Jordan opened the public hearing at 6:00 p.m. on June 8, 2021, at City Hall, 303 S. Clear Street, San Saba, Texas, to receive comments from the public regarding the following:

The City of San Saba is requesting that the San Saba City Council approve an Ordinance of the City of San Saba, Texas Amending Chapter 14, Zoning Code, Article II Section 2.1, Definitions; Article V, Sections 5.1 and 5.2; “A-1” Agricultural Residence District; Article VI, One Family Residential District, Section 6.2, Permitted uses; Article VII, One Family Residential District, Section 7.2 Permitted Uses; and Article X, Section 10.3 “MH” Manufactured/Mobile Home Residence District of the San Saba Code of Ordinances by Adding Definitions, Allowed Uses in Districts; Providing for a Repealer; Providing for Severability; Providing an open Meetings Clause and Establishing an Effective Date.

This Ordinance includes recommendations and suggestions from the Planning and Zoning Commission, as discussed at their February 3, 2021 meeting, desiring to modify and enhance

some of the definitions and uses in various districts. The public health, safety and welfare of the City will be served by updating to allow certain dwellings and refining such requirements.

No one was present to speak at the Public Hearing regarding this matter. The Public Hearing was closed at 6:01 p.m.

PUBLIC COMMENTS: None

PRESENTATIONS:

Wayne Yarbrough, Parks Department Lead Man, was selected as the Employee of the Month for June. Alderman Shawn Oliver and Eugene Bessent, Parks Department Supervisor presented Wayne with a plaque with his name on it and a gift certificate to a local restaurant.

Juan Montoya, Sanitation Supervisor was selected as Supervisor of the Quarter for the second Quarter. Alderman Shawn Oliver and Scott Glaze, Public Works Supervisor presented Juan with a plaque with his name on it and a gift certificate to a local restaurant.

CONSENT AGENDA:

On a motion by Alderman Shawn Oliver, seconded by Alderman Marcus Amthor, Council unanimously approved the following: minutes from the May 11, 2021 council meeting; payment of bills; approved Resolution No. 2021-17 a Resolution to waive an Ordinance defining noise nuisances for Cow Camp Cook-off June 11th, June 12th, and June 13th, 2021 at Risien Park; approved Resolution No. 2020-18 a Resolution to waive an Ordinance defining noise nuisances for Rosemary Vasquez June 12th at Mill Pond Gazebo; approved Resolution No. 2020-19 a Resolution to waive an Ordinance defining noise nuisances for the San Saba Chamber of Commerce July 2nd, July 3rd, and July 4th, 2021 at Mill Pond Gazebo for the “We the People Extravaganza”; approved Resolution No. 2020-20 a Resolution to waive an Ordinance defining noise nuisances for Eugene Bessent, July 3rd, 2021 at Risien Park Pavilion.

RESOLUTION 2021-17

**A RESOLUTION OF THE CITY OF SAN SABA TO WAIVE AN
ORDINANCE DEFINING NOISE NUISANCES**

WHEREAS, the City of San Saba desires to regulate and oversee any unreasonable loud, disturbing, unnecessary noise which causes material distress, discomfort or injury to persons of ordinary sensibilities in the immediate vicinity.

WHEREAS, the playing of any radio, phonograph or other musical instrument in such manner or with such volume, particularly during the hours between 10 p.m. and 7 a.m. as to annoy or disturb the quiet, comfort or repose of persons of ordinary sensibilities in any dwelling, hotel or other type of residence is prohibited.

WHEREAS, Cole McDowell, Cow Camp Cook-off Representative, 8725 FM 580, San Saba, Texas, has asked the City Council to waive Ordinance No. 1967-4 to allow music to be played at the Risien Park Pavilion and Risien Park West Slab on June 11th, June 12th, and June 13th, 2021, until 12:00 midnight for Cow Camp Cook-Off.

NOW THEREFORE BE IT RESOLVED, that the City Council of the City of San Saba is hereby authorizing the playing of music from 10:00 to 12:00 midnight on June 11th, June 12th, and June 13th, 2021 at Risien Park Pavilion and Risien Park West Slab for Cow Camp Cook-Off.

Passed and approved this 8th day of June, 2021.

RESOLUTION 2021-18

**A RESOLUTION OF THE CITY OF SAN SABA TO WAIVE AN
ORDINANCE DEFINING NOISE NUISANCES**

WHEREAS, the City of San Saba desires to regulate and oversee any unreasonable loud, disturbing, unnecessary noise which causes material distress, discomfort or injury to persons of ordinary sensibilities in the immediate vicinity.

WHEREAS, the playing of any radio, phonograph or other musical instrument in such manner or with such volume, particularly during the hours between 10 p.m. and 7 a.m. as to annoy or disturb the quiet, comfort or repose of persons of ordinary sensibilities in any dwelling, hotel or other type of residence is prohibited.

WHEREAS, Rosemary Vasquez, 1202 W. Pecan Street, San Saba, Texas, has asked the City Council to waive Ordinance No. 1967-4 to allow music to be played at the Mill Pond Park Gazebo on June 12th, 2021 until 12:00 midnight.

NOW THEREFORE BE IT RESOLVED, that the City Council of the City of San Saba is hereby authorizing the playing of music from 10:00 to 12:00 midnight on June 12, 2021 at the Mill Pond Park Gazebo.

Passed and approved this 8th day of June, 2021.

RESOLUTION 2021-19

**A RESOLUTION OF THE CITY OF SAN SABA TO WAIVE AN
ORDINANCE DEFINING NOISE NUISANCES**

WHEREAS, the City of San Saba desires to regulate and oversee any unreasonable loud, disturbing, unnecessary noise which causes material distress, discomfort or injury to persons of ordinary sensibilities in the immediate vicinity.

WHEREAS, the playing of any radio, phonograph or other musical instrument in such manner or with such volume, particularly during the hours between 10 p.m. and 7 a.m. as to annoy or disturb the quiet, comfort or repose of persons of ordinary sensibilities in any dwelling, hotel or other type of residence is prohibited.

WHEREAS, San Saba County Chamber of Commerce hosting “We the People Extravaganza”, 113 S. High Street, San Saba, Texas, has asked the City Council to waive Ordinance No. 1967-4 to allow music to be played at the Mill Pond Park Gazebo on July 2nd, July 3rd, and July 4th, 2021 until 12:00 midnight.

NOW THEREFORE BE IT RESOLVED, that the City Council of the City of San Saba is hereby authorizing the playing of music from 10:00 to 12:00 midnight on July 2nd, July 3rd, and July 4th, 2021 at the Mill Pond Park Gazebo.

Passed and approved this 8th day of June, 2021.

RESOLUTION 2021-20

**A RESOLUTION OF THE CITY OF SAN SABA TO WAIVE AN
ORDINANCE DEFINING NOISE NUISANCES**

WHEREAS, the City of San Saba desires to regulate and oversee any unreasonable loud, disturbing, unnecessary noise which causes material distress, discomfort or injury to persons of ordinary sensibilities in the immediate vicinity.

WHEREAS, the playing of any radio, phonograph or other musical instrument in such manner or with such volume, particularly during the hours between 10 p.m. and 7 a.m. as to annoy or disturb the quiet, comfort or repose of persons of ordinary sensibilities in any dwelling, hotel or other type of residence is prohibited.

WHEREAS, Eugene Bessent, 1103 W. Woodlawn, San Saba, Texas, has asked the City Council to waive Ordinance No. 1967-4 to allow music to be played at the Risien Park Pavilion on July 3rd, 2021 until 12:00 midnight.

NOW THEREFORE BE IT RESOLVED, that the City Council of the City of San Saba is hereby authorizing the playing of music from 10:00 to 12:00 midnight on July 3rd, 2021 at Risien Park Pavilion.

Passed and approved this 8th day of June, 2021.

DISCUSSION/ACTION ITEMS:

The first action item was to discuss and consider approval of Ordinance No. 2021-04, an Ordinance of the City of San Saba, Texas, Amending Chapter 14, Zoning Code, Article II, Section 2.1, definitions; Article V, Sections 5.1 and 5.2; "A-1" Agricultural Residence District; Article VI, One Family Residential District, Section 6.2, Permitted Uses; Article VII, One Family Residential District, Section 7.2 Permitted Uses; and Article X, Section 10.3 "MH" Manufactured/Mobile Home Residence District of the San Saba Code of Ordinances by Adding Definitions, Allowed Uses in Districts; Providing for a Repealer; Providing for Severability; Providing an Open Meetings Clause and Establishing an Effective Date. Mayor Jordan explained that this Ordinance had been brought back several times for discussion since February and he explained that he felt like everyone was in agreement at this point since due to the fact that a Variance can be applied for, but this is for the protection of our Citizens. On a motion by Alderman Marcus Amthor, seconded by Alderman Robert Whitten, Ordinance No. 2021-04 was unanimously approved and passed with a 4 to 0 Vote.

CITY OF SAN SABA, TEXAS

ORDINANCE NO. 2021-04

AN ORDINANCE OF THE CITY OF SAN SABA, TEXAS, AMENDING CHAPTER 14, ZONING CODE, ARTICLE II, SECTION 2.1, DEFINITIONS; ARTICLE V, SECTIONS 5.1 AND 5.2; "A-1" AGRICULTURAL RESIDENCE DISTRICT; ARTICLE VI, ONE FAMILY RESIDENTIAL DISTRICT, SECTION 6.2, PERMITTED USES; ARTICLE VII, ONE FAMILY RESIDENTIAL DISTRICT, SECTION 7.2 PERMITTED USES; AND ARTICLE X, SECTION 10.3 "MH" MANUFACTURED/MOBILE HOME RESIDENCE DISTRICT OF THE SAN SABA CODE OF ORDINANCES BY ADDING DEFINITIONS, ALLOWED USES IN DISTRICTS; PROVIDING FOR A REPEALER; PROVIDING FOR SEVERABILITY; PROVIDING AN OPEN MEETINGS CLAUSE AND ESTABLISHING AN EFFECTIVE DATE

WHEREAS, the City of San Saba, Texas (the "City") is authorized to legislate and allow zoning districts within the City;

WHEREAS, upon the consideration and recommendation of the City's Planning and Zoning Commission, the City Council desires to modify some of the definitions and uses in various districts;

WHEREAS, the public health, safety, and welfare of the City will be served by updating to allow certain dwellings and refining such requirements.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN SABA, TEXAS, THAT:

Section 1. Findings. The foregoing recitals are hereby found to be true and correct and are incorporated herein as findings of fact.

Section 2. Addition to Chapter 14. The City of San Saba Code of Ordinances is hereby amended by modifying Chapter 14, Exhibit A, Zoning Ordinance as follows:

* * * * *

**ARTICLE II.
DEFINITIONS**

SECTION 2.1 GENERAL DEFINITIONS

For the purpose of this ordinance, certain words as used herein are defined as follows. Definitions not expressly prescribed herein are to be construed in accordance with customary usage in municipal planning and engineering practices.

Barndominium

A type of steel building, a non-traditional structure, with a steel or wood frame and sheet metal siding, originally designed as a storage building or barn structure that has been repurposed by the addition of a living unit areas to previously open space within such original building. Such combination structure often acts as a dual-purpose living and shop or work and storage areas. The interior dwelling/living unit area must have square footage not less than 1,200 sq. ft. and meet all minimum housing requirements of the International Residential Code.

Container Home

Means metal containers previously used for transport. Container homes are not considered Industrialized/Industrial Housing or Modular Housing. When converted for dwelling/living unit purposes, must meet all minimum housing requirements of the International Residential Code, with a minimum square footage of not less than 1,100 sq. ft. dwelling/living unit. Limit of one dwelling/living unit per lot. May not be stacked. Must be permanently placed on a slab or tied down with skirting. Not considered a Tiny Home as defined herein. May not be used as storage sheds within city limits. May not have signs, logos, or other markings on the exterior walls.

Industrialized Housing

Means a residential structure that is designed for occupancy of one or more families, constructed in one or more modules or using one or more modular components built at a location other than the permanent site, that is designed to be used as a permanent residential structure when the module or modular component is erected or installed on a permanent foundation system, and that includes the structure's plumbing, heating, air conditioning and electrical system. Industrialized housing does not include:

- (1) housing constructed of a sectional or panelized system that does not use a modular component; or
- (2) a ready-built home constructed in a manner in which the entire living area is contained in a single unit or section at a temporary location for the purpose of selling and moving the home to another location.

The term shall have the meaning given in Sec. 1202.002, Tex. Occupations Code, as amended from time to time, and shall not include structures referenced in Sec. 1202.002(c) of the Tex. Occupations Code. Each module must bear a certification decal (label). A description of these decals is found in IHB Bulletin #97-001 on the Texas Department of Licensing and Regulation.

Storage Sheds

Prohibited as residential dwelling/living units, including tiny homes. Storage sheds are allowed only for accessory storage. Storage sheds must be placed on a slab or be tied down with skirting.

Tiny Home

Single-family residential dwelling/living unit with minimum square footage of not less than 800 sq. ft. Must meet all minimum housing requirements of the IRC. To be allowed and considered a residential dwelling/living unit, it must be permanently placed on a slab as well as comply with the minimum development standards in the zoning district where they are permitted. Tiny home on wheels is considered a recreational vehicle and may not be used as a dwelling unit in any district. Only one tiny home per lot. Tiny Homes shall only be located on Bluffton and Water Streets within the Boundaries of Annex and Mound Streets.

**ARTICLE V.
"A-1" AGRICULTURAL RESIDENCE DISTRICT**

SECTION 5.1 PURPOSE

The "A-1" District is established to provide for the use of land for residential purposes in a predominately agricultural area. It further intends to retain the agricultural characteristic and density by requiring large lot areas and low land coverage until the areas can be feasibly developed and tied to logical urban growth with adequate safeguards of the public regarding health, safety and general welfare. It also is the purpose of this Article to prohibit commercial and industrial use or any other use that would interfere with the continuation of predominately agricultural uses.

SECTION 5.2 PERMITTED USES

In the "A-1" Agricultural Residence District, no building, structure, land or premises will be used and no building or structure shall hereafter be erected, constructed, reconstructed, or altered, except for one or more of the permitted uses as listed as in this section.

- A. The following uses shall be permitted as principal uses:
 1. Single-family detached dwellings
 2. Barndominium that includes minimum 1,200 square foot dwelling/living unit.
 3. Golf courses (not including miniature or par-three commercial courses)
 4. Temporary structures which are incidental to the construction of the main building and will be removed when the main structure is completed.
 5. Playgrounds, public
 6. Elementary schools, public and private where the curriculum is similar in nature and preparation of course work to the public school.
 7. Agriculture uses of the garden type that are not intended for commercial purposes.

**ARTICLE VI
"R-1" ONE-FAMILY RESIDENCE DISTRICT**

SECTION 6.2 PERMITTED USES

In the "R-1" One-Family Residence District, no building, structure, land or premises will be used and no building or structure shall hereafter be erected, constructed, reconstructed, or altered, except for one or more of the permitted uses as listed as in this section.

- A. The following uses shall be permitted as principal uses:
 1. Single-family detached dwellings minimally not less than 1,100 sq. ft in size.

**ARTICLE VII.
"R-2" ONE-FAMILY RESIDENCE DISTRICT**

SECTION 7.2 PERMITTED USES

In the "R-2" One-Family Residence District, no building, structure, land or premises will be used and no building or structure shall hereafter be erected, constructed, reconstructed, or altered, except for one or more of the permitted uses as listed as in this section.

- A. The following uses shall be permitted as principal uses:
 1. Single-family detached dwellings minimally not less than 1,100 sq. ft. in size.

**ARTICLE X.
"MH" MANUFACTURED/MOBILE HOME RESIDENCE DISTRICT**

SECTION 10.3 PERMITTED USES

In the "MH" Manufactured/Mobile Home Residence District, no building, structure, land or premises will be used and no building or structure shall hereafter be erected, constructed, reconstructed, or altered, except for one or more of the permitted uses as listed as in this section. Residential use of temporary structures, trailers, mobile homes, manufactured homes, in any other residential district is prohibited.

A. The following uses shall be permitted as principal uses:

1. Single-family detached dwellings
2. Two-family dwellings
3. Manufactured/Mobile/Modular home dwellings
4. Container Home – Only one dwelling per lot
5. Golf courses (not including miniature or par-three commercial courses)
6. Temporary structures which are incidental to the construction of the main building and will be removed when the main structure is completed.
7. Public Playgrounds
8. Elementary schools, public and private where the curriculum is similar in nature and preparation of course work to the public school.
9. Agriculture uses of the garden type that are not intended for commercial purposes.

* * * * *

Section 4. Severability. If any provision of this Ordinance or the application of any provision to any person or circumstance is held invalid, the invalidity shall not affect other provisions or applications of the Ordinance which can be given effect without the invalid provision or application, and to this end the provisions of this Ordinance are declared to be severable.

Section 5. Repeal. All ordinances or parts of ordinances in force when the provisions of this Ordinance becomes effective which are inconsistent with or in conflict with the terms and provisions contained herein are hereby repealed only to the extent of such conflict.

Section 6. Open Meetings. It is hereby officially found and determined that the meeting at which this Ordinance was passed was open to the public as required and that public notice of the time, place, and purpose of said meeting was given as required by the Open Meetings Act, Chapter 551, Texas Government Code.

Section 7. Effective Date. This Ordinance shall take effect and be in full force and effect on April 13, 2021.

PASSED AND APPROVED this 8th day of June, 2021.

The second action item was to Discuss and Consider approving Resolution No. 2021-21, a Resolution of the City of San Saba, Texas, Authorizing Professional Service Provider Selection for Coronavirus Local Fiscal Recovery Fund Programs through the American Rescue Plan Act of 2021 for Administrative Services. City Secretary, Sabrina Maulsby explained, through the procurement process, Public Management was the only Firm that sent in a Request for Proposal. The City has worked on several projects previously and the City has been completely satisfied. Alderman Robert Whitten made a motion to approve Resolution 2021-21, seconded by Alderman Oleta Behrens and Resolution No. 2021-21 was unanimously approved and passed with a 4 to 0 vote.

RESOLUTION NO. 2021-21

A RESOLUTION OF THE CITY OF SAN SABA, TEXAS, AUTHORIZING PROFESSIONAL SERVICE PROVIDER SELECTION FOR CORONAVIRUS LOCAL FISCAL RECOVERY FUND PROGRAMS THROUGH THE AMERICAN RESCUE PLAN ACT OF 2021.

WHEREAS, participation in federal programs requires implementation by professionals experienced in the administration/project delivery of federally-funded projects and creation of planning documents;

WHEREAS, in order to identify qualified and responsive providers for these services a Request for Proposals (RFP) process for administration and planning services has been completed in accordance with the federal procurement requirements;

WHEREAS, the proposals received by the due date have been reviewed to determine the most qualified and responsive providers for each professional service giving consideration to ability to perform successfully under the terms and conditions of the proposed procurement, integrity, compliance with public policy, record of past performance, and financial and technical resources

NOW, THEREFORE, BE IT RESOLVED:

- Section 1. That Public Management is selected to provide application and project-related **administration/project delivery services** for Coronavirus Local Fiscal Recovery Fund program(s).
- Section 2. That a cost-price analysis has been conducted and determined the proposed fee to be appropriate and reasonable based upon program requirements and rules.
- Section 3. That any and all project-related services contracts or commitments made with the above-named service provider(s) are dependent on the successful negotiation of a contract with the service provider(s).

PASSED AND APPROVED ON JUNE 8TH, 2021.

The third action item was to Discuss and Consider approval of Resolution No. 2021-22, a Resolution of the City of San Saba, Texas, Authorizing Professional Service Provider Selection for the Coronavirus Local Fiscal Recovery Fund Programs through the American Rescue Plan Act of 2021 for Engineering Services. City Secretary explained that through the procurement process, Jacob & Martin was the only Request for Quote that the City received for Professional Services Provider for Engineering Services. The City has worked with Jacob & Martin on numerous projects and has always been pleased with their work. On a motion by Alderman Shawn Oliver, seconded by Alderman Marcus Amthor, Resolution No. 2021-22 was unanimously approved and passed with a 4 to 0 Vote.

RESOLUTION NO. 2021-22

A RESOLUTION OF THE CITY OF SAN SABA, TEXAS, AUTHORIZING PROFESSIONAL SERVICE PROVIDER SELECTION FOR CORONAVIRUS LOCAL FISCAL RECOVERY FUND PROGRAMS THROUGH THE AMERICAN RESCUE PLAN ACT OF 2021.

WHEREAS, participation in federal programs requires implementation by professionals experienced in the engineering of federally-funded projects and creation of design and construction documents;

WHEREAS, in order to identify qualified and responsive providers for these services a Request for Qualifications (RFQ) process for engineering and design services has been completed in accordance with the federal procurement requirements;

WHEREAS, the proposals received by the due date have been reviewed to determine the most qualified and responsive providers for each professional service giving consideration to ability to perform successfully under the terms and conditions of the proposed procurement, integrity, compliance with public policy, record of past performance, and financial and technical resources

NOW, THEREFORE, BE IT RESOLVED:

- Section 1. That Jacob and Martin Professional Services selected to provide application and project-related engineering and design **services** for Coronavirus Local Fiscal Recovery Fund program(s).
- Section 2. That a cost-price analysis will be conducted to determine the negotiated fee to be appropriate and reasonable based upon program requirements and rules.
- Section 3. That any and all project-related services contracts or commitments made with the above-named service provider(s) are dependent on the successful negotiation of a contract with the service provider(s).

PASSED AND APPROVED ON JUNE 8TH, 2021.

CITY MANAGER'S REPORT: City Manager, Scott Edmonson reported on the following activities in the City of San Saba: Meeting people in the City; Can't say enough about the Staff; Ready to get moved to San Saba; Will tentatively close on our house next Tuesday; We will be leasing the house under contract until we close.

OTHER REPORTS: Scott Glaze, Public Works Supervisor reported that he had been making lots of miles showing Scott around and he feels Scott Edmonson is very happy where he is and the Staff is very happy likewise; Still in the planning stages of the High System Stan Pipe improvements.

As there was no further discussion, the meeting adjourned at 6:16 p.m.

Council members took a brief recess before beginning the Budget Workshop for the 2021-2022 Fiscal Year. Chief and Ray Riggs presented the budget for the Police Department/Dispatchers (Expenses), Judge Sharon Blossman the budget for the Municipal Court (Expenses), City Manager, Scott Edmonson presented the Emergency Management Budget (Expenses), Michael Wadsworth and Jason Vogel presented their budget for Code/Animal Control (Expenses), and Norman Pierce present the Shop (Expenses).

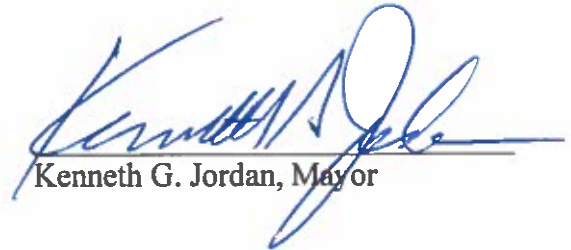
The next Budget Workshop is scheduled for Tuesday, June 29, 2021.

The Budget Workshop adjourned at 7:15 p.m.

ATTEST:



Sabrina Maulsby, City Secretary



Kenneth G. Jordan, Mayor