

**THE VILLAGE OF SAN LEANNA**

**AGENDA**

Regular Board of Aldermen Public Meeting & Public Hearing

Thursday, January 21, 2021

7:00 p.m. – Videoconference

**MEETING PARTICIPATION DETAILS:**

Topic: Regular Meeting – Board of Aldermen – January 2021

Time: January 21, 2021 7:00 PM Central Time

<https://zoom.us/join>

Meeting number (access code): **569 550 2741**

Meeting password: **012021**

Dial in by phone: **1-346-248-7799**

Meeting number (access code): **569 550 2741**

Meeting password: **012021**

**A. MEETING CALLED TO ORDER**

Roll call

Approval of minutes: Regular B of A Meeting & Public Hearing.....November 19, 2020

Approval of minutes: Special B of A Meeting & Public Hearing.....December 14, 2020

**B. CITIZENS' COMMUNICATION**

1. Citizen Communication

**C. PUBLIC HEARING I**

1. Presentation of information concerning request for a variance to Zoning Ordinance No. 13-001 allowing the placement of a portable accessory structure within 10' of the property line at 605 River Oaks Dr.
2. Citizen Comments.

**D. PUBLIC HEARING II**

1. Consideration of information concerning request for a variance to Zoning Ordinance No. 13-001 allowing the construction of accessory building greater than 16 feet in height at 512 River Oaks Dr.
2. Citizen Comments.

**\*\* NO ACTION MAY BE TAKEN AT A PUBLIC HEARING \*\***

**\*\* RESUME REGULAR MEETING \*\***

**E. ITEMS SCHEDULED FOR ACTION**

1. Consideration of information concerning request for a variance to Zoning Ordinance No. 13-001 allowing the placement of a portable accessory structure within 10' of the property line at 605 River Oaks Dr.

2. Consideration of information concerning request for a variance to Zoning Ordinance No. 13-001 allowing the construction of an accessory building greater than 16 feet in height at 512 River Oaks Dr.
3. Call for May 1<sup>st</sup> General Election.
4. Discussion and possible action regarding request for annexation of Tunnel Trail for maintenance purposes.
5. Discussion and consideration of quotes from Alpha Paving for road repairs and improvements.
6. Discussion and possible action regarding the selection of new or additional engineering services in the Village of San Leanna.
7. Consideration to appoint Zoning Committee member.
8. Discussion and possible action pertaining Waste Connections dumpster for resident use.
9. Consideration of adoption of amended budget for FY 2020-2021, by Resolution 21-001.
10. Review and approve amended financial report for October 2020.
11. Review and approve financial report for November 2020.
12. Review and approve financial report for December 2020

#### **F. ITEMS FOR DISCUSSION**

#### **G. REPORTS AND INFORMATION**

1. **Mayor's Report**..... Updates re: meeting/symposium attendance
2. **Zoning Report**..... Certificate of Occupancy:  
New building permits:  
Active Building permits:
3. **Administrative Report**... surveys/reports, administrative updates, complaint updates
4. **Roads**..... Current road maintenance needs, road improvement projects, street signs, speed humps
5. **Public Affairs**..... newsletter, Community events
6. **Public Safety**..... Neighborhood Watch, NNO, public safety information, street lights
7. **Water**..... Water system info, drought status, Burn Ban info
8. **Environmental**..... Tree Care Program, mowing/trimming, trash/recycling, burn piles, drainage info, flood prevention

#### **H. ADJOURNMENT**

**\*\* ALL ITEMS SPECIFICALLY MENTIONED SEPARATE FROM EXECUTIVE SESSION  
MAY HAVE ACTION TAKEN \*\***

The Board of Aldermen of the Village of San Leanna reserves the right to adjourn into executive session at any time to discuss any of the matters listed above, as authorized by Texas Government Code

Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), and 551.086 (Economic Development).

Posted \_\_\_\_\_ January 18, 2020

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Rebecca Howe, Village Administrator

# Public Hearing I

September 25, 2020

To: Zoning Commission

Re: Variance Request for 605 River Oaks Drive, Austin TX 78748

**We are requesting a portable smoker shelter kit 100 square feet (10 x 10) with ground stakes that sustain wind up to 50 MPH be allowed at the back corner of our property at 605 River Oaks Drive (back lot 600 Redbud Trail & side lot 609 River Oaks Drive are adjacent properties).**

I am writing this letter on behalf of my husband and I, in response to a resident complaint and staff observation that an accessory building has been built on our property without a permit. We would first like to apologize for the misunderstanding of what is required to be permitted. Neither of considered that a grill shelter 10 x 10 kit out of a box that we put together ourselves (kit included Allen wrench and a Philips head screwdriver, labeled precut pieces, with ground stakes, and all screws and bolts, with instruction manual mass produced by an approved engineered design) would classify as an accessory building or need permitting or inspection. We specifically bought a "pop-up box kit", as it's not meant to stay permanently, and can be dismantled and stored as per instruction manual when not in use or if relocating, etc. I didn't call just in case, regretfully, as I should've not made assumptions.

I am very sorry for that and would like to first provide history of our aspirations and process of improvements, as this is our forever home (within 10 miles of our childhood homes and grandparents where our families still reside since 1979, along with sisters, brother, aunts, uncles, and nephews are also in same distance). We take much pride in even being so lucky to get a house here, as we sought out this neighborhood for years to hopefully get to call one of very limited lots in this very unique Village ours. We are so happy to be in this community! I grew up in Hays Country Oaks down 1626 in Buda, and my husband in Shady Hollow. Manchaca Fire Hall at New Year's is where I spent my time with my grandparents (Leroy & Janette Carlson) who were best of friends with Clarence and Betty Vogel, who are a few of many reputable old timers of this area. This is home. So it was extremely hard for me to read the letter and get the call from Linda (as I've worked with her over the years on permits) as I hate to be "in trouble or a nuisance". I just hope I can provide some background so as not to appear this was an act of intentional disregard for the ordinances and community that is truly our past, present, and future.

We have always obtained permitting for our additions which consist of: a pool and surrounding areas in 2017: outdoor kitchen w/ pergola attached to home in 2018.

March 2020 we completed a installation of a very unique fence and reached out for guidance and permitting in dealing with the property rights, restrictions, etc. that that was in the easement of the utility line just inside our property adjoining 601 River Oaks Drive I was advised permitting



wasn't required by Rebecca Howe,. We also went so far as to add an access gate to the backside of the fence where a large utility pole sits behind the treehouse at 601 River Oaks Drive. We never received full clarification with regards to that addition and the neighboring lots responsibility for access to the pole and wanted to ensure accessibility to workers with ease in case of emergencies or critical services. We are very concerned with ensuring adherence to any regulations or ordinances, which I hope has been proved in all our contracted builds with all proposals and plans and stages, so considering the obvious safety precautions in that utility line and steel posts in concrete down the entirety of that easement not requiring permitting or inspection, it seemed there would be no issues or an existing ordinance requirement on our "shelter from the storms".

I am very concerned with moving forward with this as I am not one to be in violation of things, so I am submitting a letter per the advice of Linda Barrett. I am sorry if it is not in a specific format and can revise if deemed necessary.

**First**, our lot is not the same size as the  $\frac{3}{4}$  acre assumption identified as the basis for implementing the 10-foot setback in the Zoning Ordinance. That size was said to be the minimum acreage for properties for builds after the year 2000. I presume that as that was an assumption for a basis, to ensure equality relative to space that would be scaled to actual acreage multiplied by the conversion rate adjuster based on 10 feet for  $\frac{3}{4}$  acre = 13.33 (which would translate to .39 x 13.33 or 5.20 feet relative to assumed  $\frac{3}{4}$  zoning distance standard, which would deem this zoning variance request within conversion ratio boundaries if I position our shelter 5.2 feet from fence line (unsure if that is a practice in the consideration of relative comparison of lot deviations for actual lot size versus the assumed guidance in code and is what is used to validate approvals for the variance requests in this particular community, as I could not locate reference to it in code on the website).

**Second** and more importantly for ensuring welfare and safety, we have a buried 500-gallon tank of propane in the setback, which was above ground when the previous deed holder built the house, and we decided to permit the migration of it to an underground tank so we actually had space in our yard without the eyesore of a tank smack in the middle of our yard. A 10-foot setback in sides and back on .39 acres with a 30-foot setback in front really limited our footprint from the get go (**and even larger setback due to flood plain build restrictions – see deed survey attached**), **and our house is a rather large footprint (2650 square feet of living space not counting garage and outdoor patio built into home plan)**. There is a 10-foot distance regulation established for 500-gallon propane tanks as specifications per code under OSHA regulations outside of the Village ordinances for the fence, home dwelling, gas line, A/C, and the smoker placement (shelter is not their concern as a canopy is built over tanks for protection of a lot of propane tanks at residents). They confirmed that the smoker should remain 10 feet from tank, so if we

are forced move the canopy, then our smoker would have to move, which basically tied our hands for a lot of area from the get go.

In converting assumption of Ordinance assumed lot to actual lot size using a convertor rate may be a valid approach to fairness in the variance adjustment to be approved.

To suggest we move the shelter kit to 10-foot setback to become compliant with Village zoning ordinances in the  $\frac{3}{4}$  acre assumption would force me to be in violation **with OSHA regulations and passed inspections of that placement on file with the permit associated with that project, since it would move the smoker inward and not within 10 feet of tank. This would create safety concerns and considering those existing permitted and compliant circumstances that support our necessary variance adjustment to comply with the layout of the lot.** I have taken pictures (attached of the area that the tank consumes and relativity to what remains our available space for a shelter to be set to ensure smoker is in compliant distance from tank. We placed it as far into the yard as possible so as not to interfere with the ground space dug out to place the tank and backfill to ensure that was not altered or tampered with. The measurements are slightly over 4 feet off of each fence line. Pictures of space are attached with measuring tape to show property limitations present. My husband and I can easily pick the canopy, and move it 5.2 feet to fall within compliance based on the conversion for actual lot size relative to assumed size in ordinance and still be 10 feet away from the tank to adhere to the distance requirement by OSHA for the smoker placement, as my husband and I considered that in our decision to put the shelter it in a spot to ensure permit inspection pass identifiers were not deterred from so as to jeopardize safety as a FIRST priority, but still serve a purpose to keep the smoker out of the rain.

I'd prefer to leave it at the approx. 4 feet though if possible, but understand and respect your decision for what is appropriate of that variation. **Moving it towards the waterfall would impede with underground approved pipes for the pool equipment to flow through the water feature, so that's also not a sound alternative either as deemed in the 2017 inspection phases. All other areas of the yard pose the same limitations of the propane tank underground.**

I'd like to mention that for peace of mind after willing to pay 100% cost to remove and replace existing fence with our current fence, we lost 2 feet of space on the side adjacent to 601 to ensure the fence we erected was truly inside our property line over 3 inches but still within the setback to pool structure or claims of ownership with the neighbor, as well as maintain the back with staining and general maintenance. That would also allow the utility company immediate access if necessary to the large pole on 601 River Oaks Drive (not our property) in event of emergency or servicing issues they may need to adhere to.

We offered to pay 100% for fence demolition of neighbor's existing fence and 100% of cost of installing the new fence, but our neighbor "only wanted that if we gave him the good side", which

was ridiculous considering we paid above and beyond a “normal fence” to construct a 9 foot average double sided cedar in steel post horizontal fence for the sake of both of our privacy (the existing fence is still there and functional and fine, but this one served a noise barrier, peace-making was our intent), and his response and very demanding requests for specs to adhere to at our full expense raised concerns of ensuring ownership as ours if we were to build it on the line or over the line in his property where dividing fence had been for what seems like a very long time (in the time his family has resided there in the 1990s at least). That side equates to 91 feet of fence (including gate) and 2 feet depth lost = 182 square feet of space we sacrificed

I hope that this can be taken into consideration and ensure that our shelter and variance request is not in attempts to impede or overstep spaces. I believe this helps to show our consideration and willingness to sacrifice in a peaceful manner a space larger than the square footage of the smoker shed that we are required to get variance approval on within our existing now 182 less footprint I hope opinions of adjacent lots that are to have a voice in variance and will be considered in approval/denial can be reasonable, as we have been trying to “keep the peace” in our own backyard with a “nuisance” for over 4 years now with resolution being us to sacrifice 182 square feet of space and pay for a barrier to mitigate contact or interaction without third-party interference. We aren’t asking to overtake another’s property for anyone to pay for anything, just to build in the only available spot left to put shelter to be able to cook in the rain.

Due to special conditions I mentioned, literal enforcement of setback requirements of the Ordinance without the variance approved will result in an unnecessary hardship for us to prepare meals in a sheltered space that others in the community are allowed to have (up to 2 even). Our goal is to keep it away from our attached home cover, which is deemed unsafe for wood burning smokers and what we have to resort to in inclement weather. I appreciate your consideration to all matters related to our smoker shelter kit and ensuring compliance is allowed in form of approved variance requested and a decision is made for the classification of a kit and how it relates to a “building”. I look forward to working with you to resolve this matter.

My husband and I take much pride in our home and work continuously to improve and maintain a beautiful space for friends, family, and ourselves. We are saddened with the circumstances we are faced with in defending this matter as a result of a complaint and would hate to be seen as defiant or having intent to break a rule. We truly apologize for misunderstanding interpretations of ordinances and look forward to ensuring compliance and would love to discuss further concerns with anyone in person, on a call, etc.

Sincerely,

Chris & Lindsay Goldstein

605 River Oaks Drive, Austin, TX 78748





Back of fence 10 feet in (basically center of yard and over propane and pool piping to grotto)



Back of fence to propane tank w kit shown to see limitation of space as smoker distance 10 feet



Back of fence to underground lid of propane tank (lid is in middle of tank) zoom to see 21 feet)\_





Back of fence to back leg of shelter



Back side of view of shelter

## **VARIANCE DEFINITION RELATED TO HARDSHIPS DEFINED IN ORDINANCE:**

(19) **Variance:**

A variance is the relief from strict application of any term or provision of this ordinance when such strict application would cause an undue hardship. The

hardship must be due to the nature of the land or tract of land, and cannot be economic in nature. Under no circumstances can a variance be issued to allow any use other than those set forth in the zoning district in question.

## **HARDSHIPS FOR 605 RIVER OAKS DRIVE:**

1 – lot size .39 not .75 as assumed in ordinance

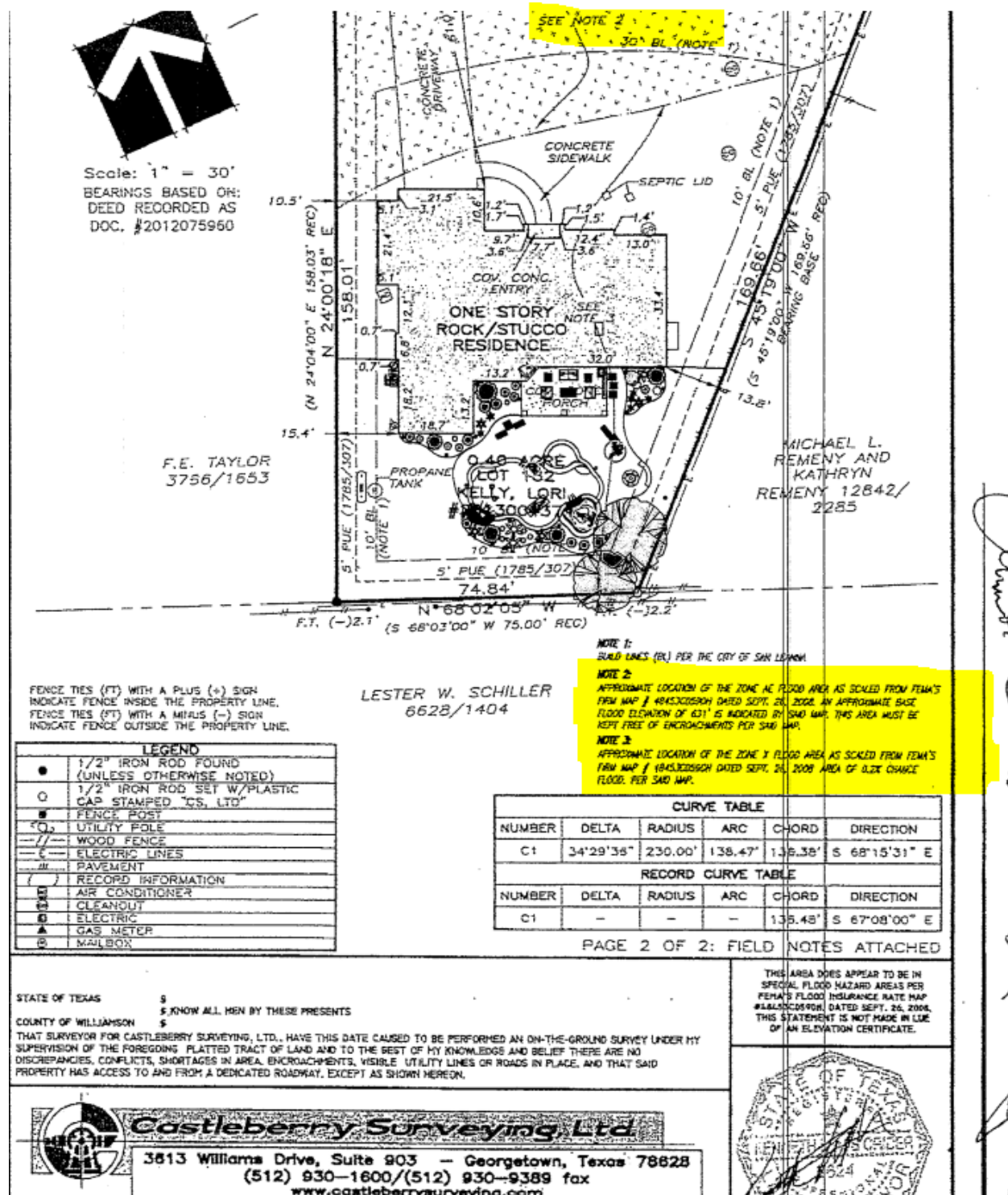
### **SECTION 7. LOT AND YARD REQUIREMENTS FOR SINGLE-FAMILY DWELLINGS**

(A) The lot on which a single-family dwelling is to be built shall meet the following requirements:

- (1) Property within the Village shall be divided or subdivided into lots of a size not less than three quarters (3/4) of an acre, for septic purposes as required by the Travis County Health Department as of September 1, 2000.
- (2) Nothing in this Ordinance shall be construed to prevent construction, which is not in violation with other provisions of the Ordinance, on a lot of less than 32,670 square feet (3/4 of an acre), IF such lot had been subdivided prior to April 17, 1973.



2 – flood plain setback additional setback beyond setbacks in assumed .75 lot size ordinance applies to





THE REAR AND ALL SIDE PROPERTY LINES -

WATER METER

CONCRETE DRIVEWAY

CONCRETE SIDEWALK

SEPTIC LID

COV. CONC. ENTRY

ONE STORY ROCK/STUCCO RESIDENCE

PROpane TANK

POINT OF BEGINNING

SEE NOTE 2

30' BL. (NOTE 1)

10' BL. (NOTE 1)

SEE NOTE 3

SEE NOTE 1

SEE NOTE 4

SEE NOTE 5

SEE NOTE 6

SEE NOTE 7

SEE NOTE 8

SEE NOTE 9

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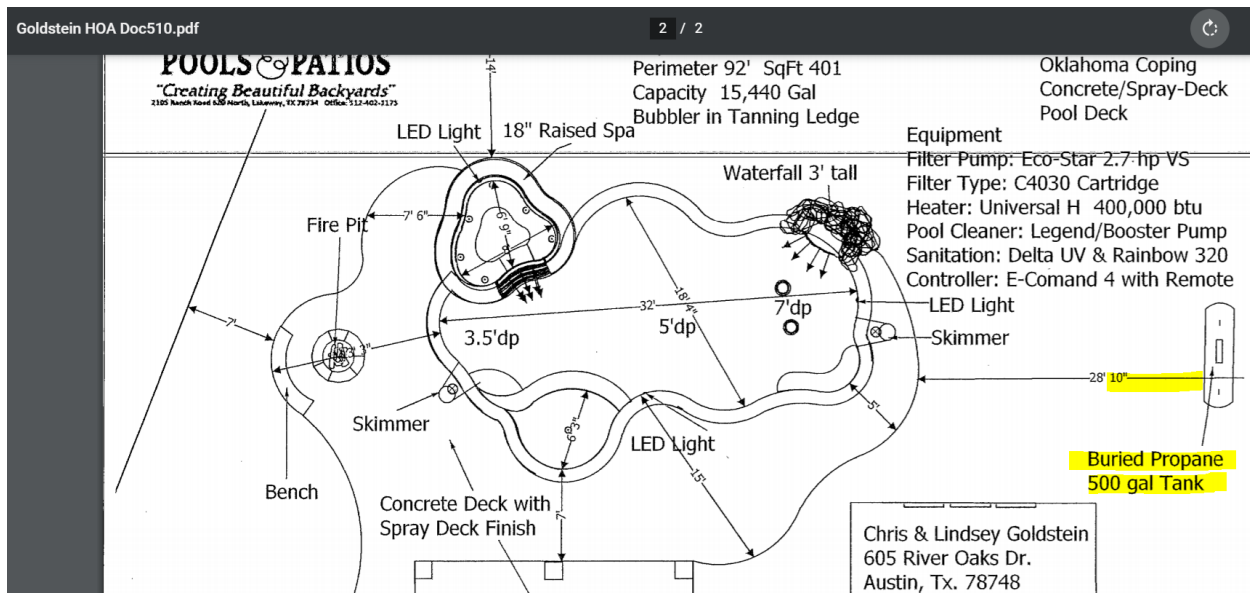
SEE NOTE 317

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SEE NOTE 320

#### 4 – pool addition and equipment related to that tied into the propane tank



#### History of this zoning variance:

Upon receiving a message regarding a structure not in compliance Monday September 21, 2020, I immediately returned Linda Barrett's voice mail that same day around 3-4PM and she mentioned the situation presented in the letter I received via mail on September 20, 2020. I expressed my apologies and advised her that I truly didn't even think about it and please let me know next steps if any, as I explained to her the so called "building" and how it really isn't truly applicable to the defined accessory buildings in the ordinance. She and I have worked through my permitting in my additions in the past, so she knows I am not one to call if I am in question of something to be safe. I sent an email with specs she requested and started researching the ordinance myself to ensure I understood. She asked if I could move it 10 feet from the property line, and I said I cannot (I mean yes it is portable and I can move it all over the place given it's makeup) but, considering my property simply doesn't have the room to do so, most importantly limitations of the propane tank buried in the yard that previous owner had installed above ground, which we then moved to an underground system in the pool addition permit standards ([see attached PDF for that detail submitted in permitting back in 2017](#)), I would think a variance proposal wouldn't be in order and that setback would be overridden by prior permits and obvious reason for the spot selected and reasoning relative to compliance with a bigger compliance I worry with, OSHA safety and prior inspection approvals on file for underground propane tanks that are up to 500 gallons, an enforced requirement that was in the approval of that permitted project with your inspection approvals by the contracted engineers for this community, but that is the limitations of a lot not in the Zoning Ordinance regulation size comparison (I can't create non-existent space to the equivalent  $\frac{3}{4}$  acre assumed lot size mentioned in the guidance. This tank was moved underground from prior owner's build of the house and land, which had a tank above ground in the backyard, which really limited our property even further, hence, why we relocated it underground.

I wouldn't think a variance request would be necessary for my lot relative to the mentioned guidance assumed size, and that before issuing a requirement for me to remedy a non-compliance that first it would be determined that my lot should be scaled down to the equivalent distance relative to the size of actual acreage relative to the assumed guidance to see if I need to go through proposing an obvious reality that is not comparative or applicable to anything under the assumed  $\frac{3}{4}$  acre assumption. 10 feet divided by .75 (or  $\frac{3}{4}$  acre) = 13.33 increment to apply to true lot in question .39 acres \* 13.33 = 5.1987 equivalent comparable variance given the deviation from assumed regulation. Why that isn't a set adjustment in deeming whether a variance proposal is in order is beyond my understanding first and foremost. Or if it is only applicable to septic or lots subdivided prior to 1973, how was my lot able to be sold to the woman who build the house in 2013 as a .39 acre plot and is required to adhere to an absurd and obvious inequality in the setback with applied assumption of  $\frac{3}{4}$  acre tracts?

I attached the details for the approved permit in 2017 regarding layout of everything that is confined in my smaller space than  $\frac{3}{4}$  acre assumed 10 feet requirement, which now I am questioning if that was something that was applicable to my lot size in relation to assumed all lots at  $\frac{3}{4}$  acre tracts after 2000. (all details attached in PDF on file with permit)

#### ▼ Land

#	Type	Description	Acres	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
1	LAND	Land	0.3900	16988.40	0.00	0.00	\$100,000	\$0

#### ▼ Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed
2020	\$369,800	\$100,000	0	469,800	\$0	\$469,800
2019	\$369,800	\$100,000	0	469,800	\$0	\$469,800
2018	\$349,080	\$100,000	0	449,080	\$0	\$449,080
2017	\$358,043	\$55,000	0	413,043	\$0	\$413,043
2016	\$413,867	\$33,750	0	447,617	\$77,357	\$370,260
2015	\$366,478	\$25,313	0	391,791	\$55,191	\$336,600

#### ▼ Deed History - (Last 3 Deed Transactions)

#	Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Deed Number
1	8/25/2016	WD	WARRANTY DEED	KELLEY LORI KAY	GOLDSTEIN LINDSAY L & CHRISTOPHER L			2016140989
2	1/7/2013	WD	WARRANTY DEED	TAYLOR BARBARA LONELLE	KELLEY LORI KAY			2013004374TR
3	5/9/2012	ED	EXECUTOR DEED	TAYLOR F E & BARBARA LONELLE	TAYLOR BARBARA LONELLE			2012075960TR

My structure is 100 square feet and isn't on skids, axles, or secured firmly to the ground "firmly" is vague?

includes the plumbing, heating, air conditioning, and electrical systems. This definition does not apply to HUD Code-Manufactured Homes (see current HUD Ordinance).

- (11) **Person:**  
Any individual, corporation, organization, government agency, business, trust, partnership, association, or other legal entity.
- (12) **Permanent Accessory Building:**  
A building more than one hundred and twenty (120) square feet in size, and which is constructed upon a concrete slab (structurally engineered concrete slab if the building is one thousand and one (1,001) square feet or larger).
- (13) **Portable Accessory Building:**  
A building up to one hundred and twenty (120) square feet in size, on skids, not axles, and secured firmly to the ground.
- (14) **Power Company:**  
The company which installs the construction loop for new construction at the building site, and will move it to permanent hook-up.

Variance is in order as I don't have space to put in 10 feet requirement due to prior approvals of builds...I should be able to have shelter for my husband to cook in inclement weather.

- (19) **Variance:**  
A variance is the relief from strict application of any term or provision of this ordinance when such strict application would cause an undue hardship. The

hardship must be due to the nature of the land or tract of land, and cannot be economic in nature. Under no circumstances can a variance be issued to allow any use other than those set forth in the zoning district in question.

**Relevant Excerpts from Zoning Ordinance 13-001**

**SECTION 7. LOT AND YARD REQUIREMENTS FOR SINGLE-FAMILY DWELLINGS**

(B) The lot on which a single-family dwelling is to be built shall meet the following yard requirem

- (1) There shall be a front yard with a depth of not less than thirty (30) feet from the front lot l the single-family dwelling foundation. Where lots have double frontage (ex. a corner lot) runn from one street to another, the required front yard shall be provided on both streets.
- (2) There shall be a side yard on each side of the lot with a depth of not less than ten (10) feet the side property line to the single-family dwelling foundation. A side yard adjacent to a side s shall not be less than thirty (30) feet from the street to the foundation.
- (3) There shall be a rear yard having a depth of not less than ten (10) feet from the rear proper to the single-family dwelling foundation.

**SECTION 10. DEFINITIONS AND TYPES OF ACCESSORY STRUCTURES**

(A) An accessory structure is a structure which:

- (1) is incidental to the use(s) of the single-family dwelling ("main residence"); and
- (2) is not authorized unless there is a main residence.

**SECTION 19. VARIANCES**

(A) The Board, upon receiving a recommendation from the Zoning Commission, may in a specifi authorize a variance to the requirements in this Ordinance by:

- (1) permitting the reconstruction of a structure which was being used in nonconformance with Ordinance at the time of its passage; or
- (2) permitting the extension of a non-conforming use of a structure upon the lot occupied by t structure at the time of the passage of this Ordinance; or
- (3) authorizing in special cases variances from the requirements of this Ordinance that: (a) will contrary to the public interest; and (b) due to special conditions, literal enforcement of require of this Ordinance will result in unnecessary hardship; and (c) the spirit of this Ordinance shall observed and substantial justice done.

(B) The Board may not grant a variance authorizing a use other than those permitted in the district which the variance is sought. The Board is not authorized to grant use variances other than those r for specific compliance with applicable state law.

(C) The Board will not authorize a variance unless there is:

- (1) public notice posted on the three bulletin boards designated by the Village and a hearing w Zoning Commission who recommend a course of action at the next regularly scheduled meetin the Board of Aldermen, who make the final decision; and

(2) all adjacent neighbors have the opportunity to voice their opinion, if possible, in writing to Zoning Commission; and

(3) appropriate conditions and safeguards; and

(4) in the Board's judgment, no substantial or permanent injury to the public convenience, safi welfare.

(D) A request for a variance must be submitted by the property owner in writing, and the Board's approval or rejection of a variance must be in writing.

**Zoning Variance Comparisons Approved:** (some of these given no hardships) – irrelevant of neighbors' approval, they don't have to approve, just have to be able to voice their opinion, which we know mine who don't approve have voiced.

---

**THE VILLAGE OF SAN LEANNA  
MINUTES**

Regular Board of Aldermen Public Meeting & Public Hearing  
Thursday, January 16, 2020  
7:00 p.m. – Community Center – 11906 Sleepy Hollow

**A. MEETING CALLED TO ORDER**

Present: Molly Quirk, Helen Rockenbaugh, Becky Mullan, Mary Wright, Charlie Burks

Danny Villarreal was absent.

Helen Rockenbaugh moved to approve minutes of Regular B of A Meeting on November, 2019 as written; Becky Mullan seconded; motion carried with a vote of 4 in favor – 0 opposed.

**B. CITIZENS' COMMUNICATION**

1. Dane Avery was not present.

**C. PUBLIC HEARING**

1. Zoning Committee chair, Don Nyland, briefly updated council regard a variance request and reported that the Zoning Committee moved to recommend approval of the request for a variance to Zoning Ordinance No. 13-001 allowing the extension of an existing single-family residence along the current foundation line, within 10 feet of the lot line, at 601 Redbud Trail.
2. There was no citizen comment.

**D. ITEMS SCHEDULED FOR ACTION**

1. Charlie Burks moved to approve request for a variance to Zoning Ordinance No. 13-001 allowing the extension of an existing single-family residence along the current foundation line, within 10 feet of the lot line, at 601 Redbud Trail.; Helen Rockenbaugh seconded; motion carried with a vote of 4 in favor – 0 opposed.



Danny Villarreal moved to approve minutes of Regular B of A Meeting and Public Hearing on July 16, 2020 as written; Helen Rockenbaugh seconded; motion carried with a vote of 4 in favor – 0 opposed.

Helen Rockenbaugh moved to approve minutes of Special B of A Meeting on August 10, 2020 as written; Danny Villarreal seconded; motion carried with a vote of 4 in favor – 0 opposed.

## **B. CITIZENS' COMMUNICATION**

1. Mike Hammack noted that he had submitted a request for a permit to demolish a barn on his property. Mayor Quirk stated that Linda Barrett, the Zoning Administrator, would be in contact about a permit.

## **C. PUBLIC HEARING**

1. Don Nyland presented information concerning the request for a variance to Zoning Ordinance No. 13-001 allowing concessions to south (front) setback requirements for a new single-family dwelling at 732 and 736 River Oaks Dr. The Zoning Committee recommended granting the variance to allow a 10' setback from the front lot line rather than the prescribed 30' setback from a front lot line. Property owner, Cooper Rounds, requested that the Board consider an additional allowance to a portion of the property at 732 river oaks due to the varying depth of the right-of-way.
2. Don Nyland presented information concerning request for a variance to Zoning Ordinance No. 13-001 allowing the construction of an observation deck prior to the construction of the main residence at 732 and 736 River Oaks Dr. The Zoning Committee recommended granting the variance to allow the construction of an observation deck on the property prior to construction of the main variance. Council briefly discussed precautions regarding oak wilt and plans for use of the deck.

## **D. ITEMS SCHEDULED FOR ACTION**

1. Helen Rockenbaugh moved to grant the variance to Zoning Ordinance No. 13-001 allowing a 22-foot concession to south (front) setback requirements for a new single-family dwelling at

---

732 and 736 River Oaks Dr – allowing the home's foundation to begin 8 feet from the lot line; Danny Villarreal seconded; motion carried with a vote of 4 in favor- 0 opposed.

2. Danny Villarreal moved to grant the variance to Zoning Ordinance No. 13-001 allowing the construction of an observation deck prior to the construction of the main residence at 732 and 736 River Oaks Dr.; Helen Rockenbaugh seconded; motion carried with a vote of 4 in favor- 0 opposed.

---

**THE VILLAGE OF SAN LEANNA  
MINUTES**

Special Board of Aldermen Public Meeting  
Tuesday, March 24, 2020  
7:00 p.m. – Video Conference Meeting

**A. MEETING CALLED TO ORDER**

Present: Molly Quirk, Helen Rockenbaugh, Becky Mullan, Charlie Burks, Danny Villarreal, Mary Wright

Becky Mullan moved to approve minutes of Regular B of A Meeting on February 20, 2020 as written; Danny Villarreal seconded; motion carried with a vote of 5 in favor – 0 opposed.

**B. CITIZENS' COMMUNICATION**

**C. PUBLIC HEARING**

1. Mayor Quirk opened the Public Hearing. Zoning Committee Chairman, Don Nyland presented information to council concerning request for a variance to Zoning Ordinance No. 13-001 allowing the placement of an accessory building within 10' of the property lines at 11611 Sunset Dr. Based on the information. Based on the information received at the Public Hearing of the Zoning Committee, the Zoning Committee made the recommendation that council deny the requested variance.

Council reviewed new information and photographs which were submitted at the request of the Zoning Committee which depicted the layout of the yard and the position of trees in the yard in relation to the proposed shed site. Zoning Administrator noted that one signature was missing from his neighbor's acknowledgement sheet. Mayor Quirk resumed the regular meeting.

**D. ITEMS SCHEDULED FOR ACTION**

1. Based on new information presented regarding tree placement, Charlie Burks moved to grant the variance to Zoning Ordinance No. 13-001 allowing the placement of an accessory building within 10' of the property lines at 11611 Sunset Dr pending the signature missing from the neighbor's acknowledgement sheet; Danny Villarreal seconded; motion carried with a vote of 5 in favor- 0 opposed.
2. Danny Villarreal moved to designate the remaining Public Safety funds toward efforts to prevent spread of COVID-19/Coronavirus in the Village of San Leanna; Charlie Burks seconded; motion carried with a vote of 5 in favor – 0 opposed.
3. Charlie Burks moved to formally oppose the extension of Wayne Riddell Loop to South 1st St through 10801 Wayne Riddell Loop, by Resolution 20-002; Danny Villarreal seconded; motion carried with a vote of 5 in favor – 0 opposed.



- (2) A permanent accessory structure with residential plumbing may be used as an office, pool house, or a guest house, provided the habitation does not exceed two (2) consecutive weeks EXCEPT for immediate family, i.e., parents, in-laws, children, grandchildren, or siblings. Variances MAY be given for health care providers.
- (3) Any use other than the ones stated above must have approval from the Board of Aldermen, and may require a variance, with a recommendation from the Zoning Commission.
- (4) Accessory structures used as barns must comply with applicable Village animal regulations (see current Animal Ordinance).

## **SECTION 12. REQUIREMENTS FOR PORTABLE ACCESSORY STRUCTURES**

- (A) **Size:** A portable accessory structure may not be more than 120 square feet in size and not more than sixteen (16) feet in height. Only two accessory buildings are allowed per Village lot.

- (B) **Location:** A portable accessory structure must be:

- (1) located on the same lot as the main residence;
- (2) located in the backyard or behind the main residence;
- (3) at least ten (10) feet or more from any side or rear lot line; and
- (4) at least thirty (30) feet or more from the side lot line in the case of corner lots.

- (C) **Construction:**

- (1) A portable accessory structure must:
  - (a) be of new construction or structurally sound construction, as determined by the inspection company;
  - (b) have a roof pitch of 1/12 or greater;
  - (c) be on skids and not have capabilities of axles;
  - (d) be painted or sealed, if wood or wood products; and
  - (e) be secured firmly to the ground.
- (2) The exterior construction of a portable accessory structure must be completed;
  - (a) within six (6) months of the issuance of the building permit (with a separate fee) if the structure is being built in conjunction with the construction of the main residence; or

# Public Hearing II

*Height Variance Request, 512 River Oaks Drive*

To: Linda Barrett, Village of San Leanna Zoning Administrator  
Delivered via email to [mlinbarrett@yahoo.com](mailto:mlinbarrett@yahoo.com)

January 10, 2021

***Re: Height Variance Request, 512 River Oaks Drive***

To Whom It May Concern:

We are requesting a height variance on our property. Included with this letter are the required supporting documents for our height variance request:

1. Reason for height variance request
2. Complete description of the project
3. Plot plan of our property, with project noted
4. Photos of area, with project noted
5. Architectural schematics of proposed structure
6. Signed notes from adjoining neighbors regarding this height variance request

If you would like us to deliver the originals of any of these supporting documents, please let us know and we'd be happy to do so. Also please don't hesitate to reach out if you need further documentation, or if you have any questions.

Thank you in advance for your consideration!

Kindly,

A handwritten signature in purple ink, appearing to read "Scott Paxton & Makenna Hatter-Paxton", written over a horizontal line.

Scott Paxton & Makenna Hatter-Paxton  
Homeowners 512 River Oaks Drive

## 1. Reason for Height Variance Request

Our first variance request, in which we requested permission to build our proposed structure in front of the home structure, was granted by the zoning committee in December 2020. We are now submitting a height variance request, (which was unintentionally left out of our variance request in December) as our proposed structure will be two stories, and will exceed the allowed maximum height of 16 feet.

## 2. Complete Description of the Project

We have employed Austin-based architect Jeff Krolicki to design our proposed structure. You can view his CV and portfolio on his website: <http://makerarchitects.com/about>

Our proposed structure is two stories. The ground level of the structure would contain three, completely enclosed garage bays for vehicles, and a storage closet for lawn care equipment and tools.

The second floor of the structure would contain our climate-controlled, shared studio workspace. This space would be accessed by an exterior staircase, located on the east side of the structure, (facing the house, away from the street.) At the top of the staircase there would be an exterior landing. This landing would lead to an interior studio space. The interior studio space would house a bathroom and a storage space for Scott's photography equipment. (Travis County is guiding us in ensuring that our current septic system is capable of supporting the bathroom.)

The roof of our proposed structure would be angled 15 to 17 degrees to the south. We plan to install Tesla solar roof tiles on this structure; these particular solar roof tiles mimic the appearance of traditional roof shingles.

The dimensions of the proposed structure are 40 feet wide, 23 feet deep, and under 30 feet tall at the highest point.



4. Photos of Area, With Project Noted

*Please let us know if you'd like the Photos of Area to be sent to you via email as jpegs*



*Above: photo of area facing southeast*



*Above: photo of area facing northeast*



*Height Variance Request, 512 River Oaks Drive*

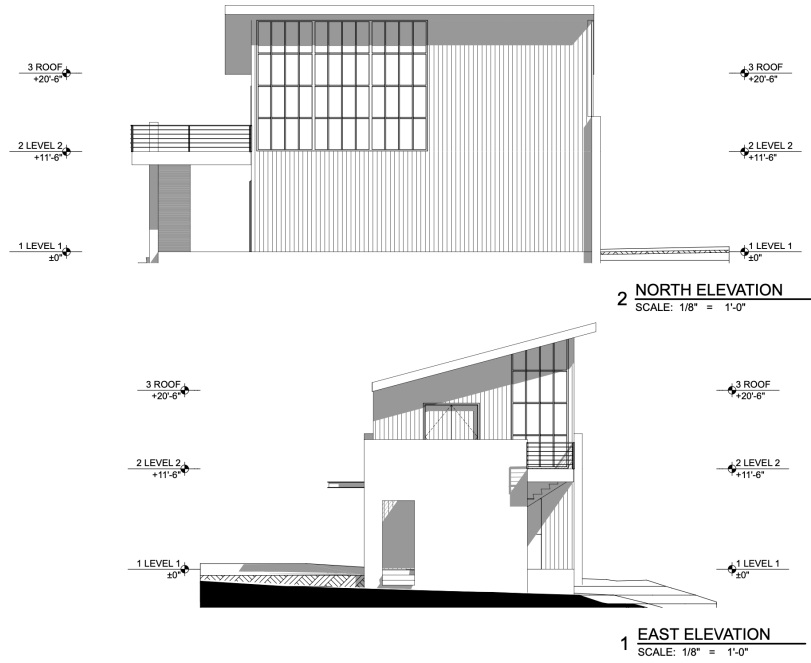


*Above: photo of area facing north*



*Above: photo of area facing east*

# 5. Architectural Schematics of Proposed Structure



**MAKER**  
ARCHITECTS

1007 NEWBUND AVENUE  
AUSTIN TEXAS 78704  
512.587.6812

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THIS DOCUMENT IS THE PROPERTY OF  
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REPRODUCED OR COPIED IN ANY MANNER

DATE: 02-28-18



**RIVER OAKS**  
RIVER OAKS  
Austin, Texas 78722

DESIGNED BY:  
JL, GAN

REV. NO. 1

DATE: 02-28-18

REV. NO. 1

DATE: 02-28-18

REV. NO. 1

DATE: 02-28-18

REV. NO. 1

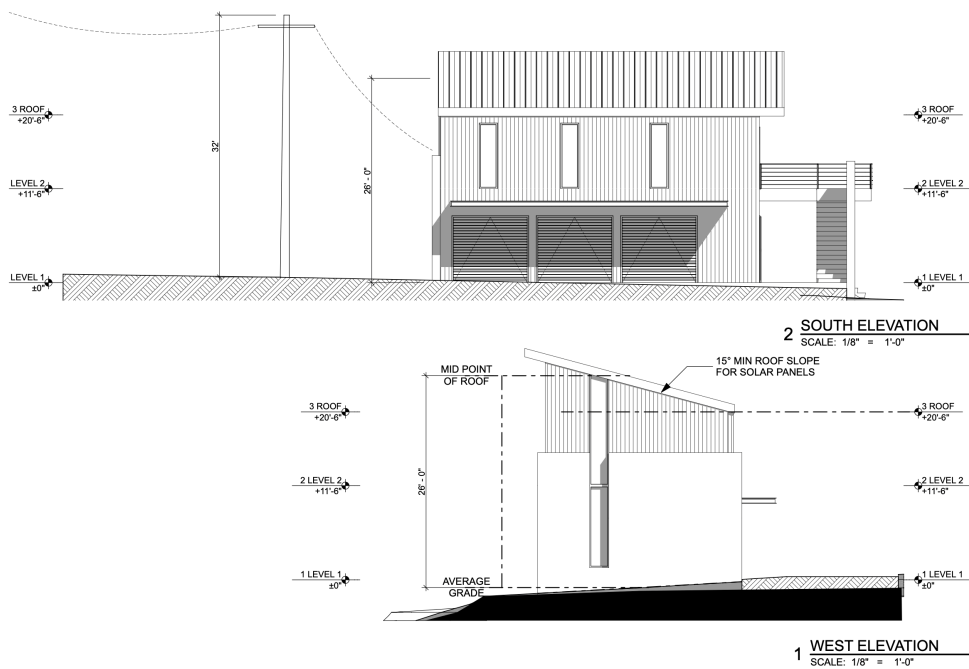
DATE: 02-28-18

REV. NO. 1

DATE: 02-28-18

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DATE: 02-28-18



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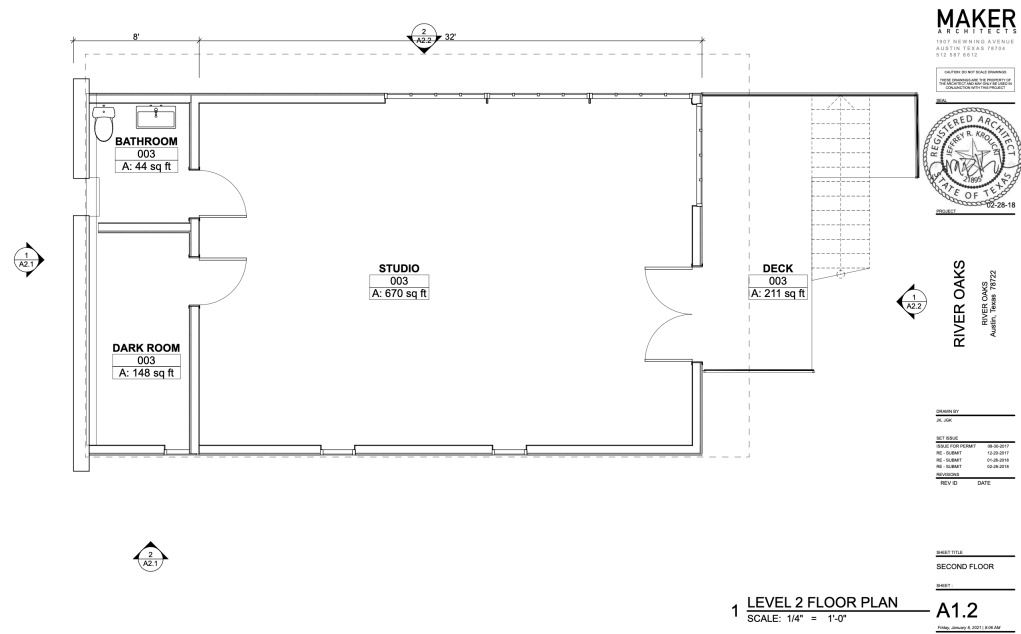
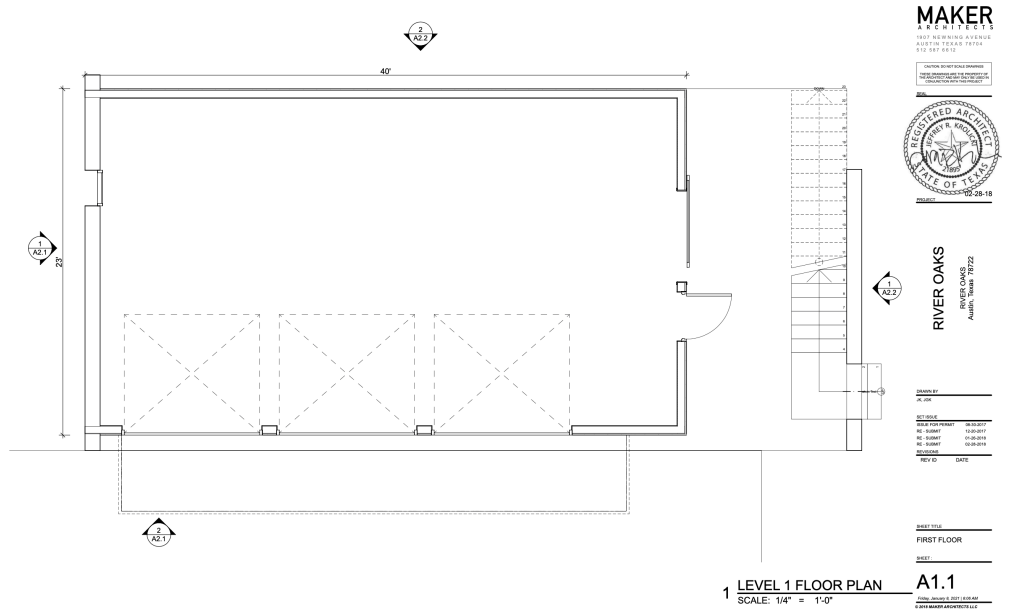
DATE: 02-28-18

REV. NO. 1

DATE: 02-28-18



# Height Variance Request, 512 River Oaks Drive



6. Signed Notes From Adjoining Neighbors Re: Height Variance Proposal

**Letter to Neighbors**

We, Scott & Makenna Paxton, have informed our neighbors regarding a request for a variance to San Leanna's Zoning Ordinances. The previous request for variance was for locating the garage studio in front of the home. This request for variance is for the height of the two level building being in excess of 16'. The building will be less than 30' at the highest point.

Name	Address	Response
Edward Vidaurri	505 River Oaks	Yes
BILL STEVANSON	610 RIVER OAKS	YES
Jay K...	508 River Oaks	Yes
Mark D...	517 R. V. Oaks Dr	Yes
Neil C...	402 San Leanna Ave	YES
Chris Dub...	501 REDBUD TRL	YES

## ORDER OF GENERAL ELECTION

A General election is hereby ordered to be held on May 1, 2021, in  
the Village of San Leanna, Travis County, Texas for the purpose of electing the  
following officers as required by Article XVI, Section 65 of the Texas Constitution:

Mayor and Two (2) Alderpersons

Early voting by personal appearance will be conducted each weekday at the Community Center –  
11906 Sleepy Hollow, Manchaca, TX between the hours of 12:00 p.m. and 3:00 p.m.  
beginning on April 19, 2021 and ending on April 23, 2021 with two days of extended  
hours from 7 a.m. to 7 p.m. on April 26, 2021 and April 27, 2021.

Applications for ballot by mail shall be mailed to:

Rebecca Howe  
Elections Administrator  
P.O. Box 1107  
Manchaca, TX 78652

Applications for ballots by mail must be received no later than the close of business on:  
April 20, 2021.

Issued this 21st day of January, 2021.

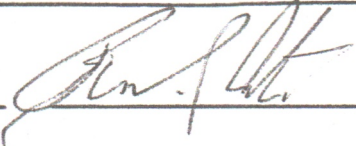
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Mayor Molly Quirk, Presiding Officer

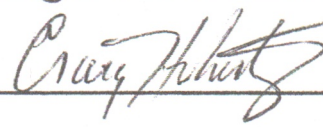
1-11-21

The Village of SAN LEANNA folks who live off  
Tunnel Trail, REQUEST that the Village of  
SAN LEANNA CONSIDER ANNEXING Tunnel Trail  
FOR the PURPOSE of MAINTAINING Tunnel Trail,  
AS A SINGLE LANE ROAD.

Rick & ROSANNA ACOSTA 611 FM 1626

PLEASE sign  Rosanne S. Acosta

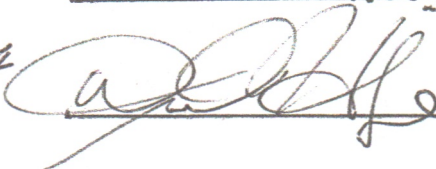
CRAIG & LAURIE HOBERTZ 11808 Tunnel Trail

PLEASE sign  Laurie Hohertz

ED McDONOUGH 11816 Tunnel Trail

Edward W. McDonough

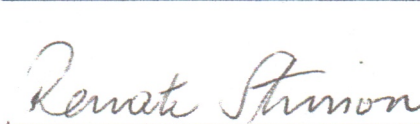
DAVE & TINA HODGIN 11900 Tunnel Trail

PLEASE sign  Tina Hodgins

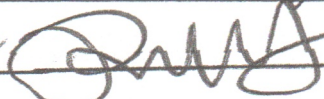
Kim Huff Michael Huff 11824 Tunnel Trail

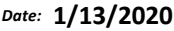
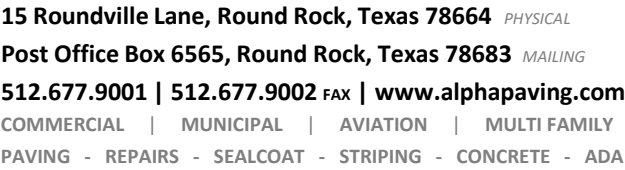
PLEASE sign  Michael Huff

RENATE STINSON 11910 Tunnel Trail

PLEASE sign 

Respectively submitted, Edward W. McDonough (512-632-8428)

Received by Rebecca Howe  DATE rec'd 1-12-21



**Project: VILLAGE OF SAN LEANNA - INDIAN TREE TRAIL**

**Address:**

**Customer: VILLAGE OF SAN LEANNA**

**Contact: DANNY VILLAREAL 512-699-9183**

**Address:**

Email: DIGIDAN@GMAIL.COM

TERMS AND CONDITIONS: Alpha Paving Industries LLC will supply all labor, equipment, and materials for the proposed work unless specified above otherwise. This quote is inclusive and based on Alpha Paving performing all items above. Any deviation from the work described above may require a revised bid. Change orders will only be executed upon written orders. We reserve the right to progress bill for work partially completed. Alpha Paving will carry General Liability and Workman's Compensation Insurance. It is the customer's responsibility to notify Alpha Paving of any utilities buried less than 12 inches deep including private utilities and irrigation. Alpha Paving will not be held liable for any damage to such utilities if not notified prior to start of work. Payment made after specified payment terms could result in late fees, accrued interest, and attorney's fees. Retainage is not to be held unless specified by separate contract. This proposal is valid for 30 days.

Subtotal	\$ 25,110.15
Sales Tax	\$ -
<b>Grand Total</b>	<b>\$ 25,110.15</b>

Thank you for the opportunity to bid  
this work for you. Please let me know  
if you have any questions!

**Rickey Arguijo**  
**512-917-4101**  
**rickey@alphapaving.com**

Authorized Signature

Printed Name

Title

Date \_\_\_\_\_



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15 Roundville Lane, Round Rock, Texas 78664 PHYSICAL

Post Office Box 6565, Round Rock, Texas 78683 MAILING

512.677.9001 | 512.677.9002 FAX | [www.alphapaving.com](http://www.alphapaving.com)

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PAVING - REPAIRS - SEALCOAT - STRIPING - CONCRETE - ADA

### Project Information Form

\*\*\*In order for work to be scheduled, a SIGNED PROPOSAL and a completed PROJECT INFORMATION FORM are required. Thank you!\*\*\*

Project Name (as shown on plans OR on our proposal):	
Project Address (exact legal address of property):	

### What is the Tax Status of this Project?

- ☐ I'M NOT SURE    ☐ TAXABLE PROJECT    ☐ NO SALES TAX : EXEMPT    ☐ NO SALES TAX : RESALE    ☐ TAX ON MATERIALS ONLY  
SALES TAX ON TOTAL    PLEASE PROVIDE TAX EXEMPT CERT    PLEASE PROVIDE RESALE CERT    RESIDENTIAL OR NEW CONST

### Alpha Paving is Working for:

- ☐ THE OWNER / OWNER'S AGENT -----> **FILL OUT SECTION A ONLY**  
☐ THE GENERAL CONTRACTOR -----> **FILL OUT SECTION A + B**  
☐ A SUBCONTRACTOR -----> **FILL OUT SECTION A + B + C**

<b>Section A:</b> ALPHA PAVING'S CUSTOMER	Company Name:	
	Mailing Address:	
	City, State, Zip:	
	Billing Contact / Phone Number:	(    )    -
	Billing Email Address:	

<b>Section B:</b> OWNER / AGENT	Company Name:	
	Mailing Address:	
	City, State, Zip:	
	Billing Contact Person / Phone Number:	(    )    -

<b>Section C:</b> GENERAL CONTRACTOR	Company Name:	
	Mailing Address:	
	City, State, Zip:	
	Billing Contact Person / Phone Number:	(    )    -

### Additional Information if Applicable:

- ☐ YES    ☐ NO    IS THERE A SEPARATE CONTRACT WHICH SPECIFIES ANY RETAINAGE TO BE HELD? IF YES, HOW MUCH? \_\_\_\_\_ %  
☐ YES    ☐ NO    IS PROJECT GOVERNED UNDER A CONTROLLED INSURANCE PROGRAM? (ROCIP, OCIP, CCIP)  
☐ YES    ☐ NO    IS PROJECT SUBJECT TO COMPLIANCE MONITORING? (COMPLIANCE DEPOT, SERVICE ALIVE, RMIS, MY COI)  
☐ YES    ☐ NO    IS PROJECT A BONDED JOB? IF SO, PLEASE FILL OUT THE FOLLOWING INFORMATION:

<b>BONDING INFORMATION</b>	Bonding Company Name:	
	Bond Number:	
	Address, City, State, Zip:	
	Bonding Agent / Phone Number:	(    )    -







15 Roundville Lane, Round Rock, Texas 78664 PHYSICAL

Post Office Box 6565, Round Rock, Texas 78683 MAILING

512.677.9001 | 512.677.9002 FAX | [www.alphapaving.com](http://www.alphapaving.com)

COMMERCIAL | MUNICIPAL | AVIATION | MULTI FAMILY

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Project Address (exact legal address of property):	

### What is the Tax Status of this Project?

- ☐ I'M NOT SURE    ☐ TAXABLE PROJECT    ☐ NO SALES TAX : EXEMPT    ☐ NO SALES TAX : RESALE    ☐ TAX ON MATERIALS ONLY  
SALES TAX ON TOTAL    PLEASE PROVIDE TAX EXEMPT CERT    PLEASE PROVIDE RESALE CERT    RESIDENTIAL OR NEW CONST

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- ☐ THE OWNER / OWNER'S AGENT -----> **FILL OUT SECTION A ONLY**  
☐ THE GENERAL CONTRACTOR -----> **FILL OUT SECTION A + B**  
☐ A SUBCONTRACTOR -----> **FILL OUT SECTION A + B + C**

<b>Section A:</b> ALPHA PAVING'S CUSTOMER	Company Name:	
	Mailing Address:	
	City, State, Zip:	
	Billing Contact / Phone Number:	(    )    -
	Billing Email Address:	

<b>Section B:</b> OWNER / AGENT	Company Name:	
	Mailing Address:	
	City, State, Zip:	
	Billing Contact Person / Phone Number:	(    )    -

<b>Section C:</b> GENERAL CONTRACTOR	Company Name:	
	Mailing Address:	
	City, State, Zip:	
	Billing Contact Person / Phone Number:	(    )    -

### Additional Information if Applicable:

- ☐ YES    ☐ NO    IS THERE A SEPARATE CONTRACT WHICH SPECIFIES ANY RETAINAGE TO BE HELD? IF YES, HOW MUCH? \_\_\_\_\_ %  
☐ YES    ☐ NO    IS PROJECT GOVERNED UNDER A CONTROLLED INSURANCE PROGRAM? (ROCIP, OCIP, CCIP)  
☐ YES    ☐ NO    IS PROJECT SUBJECT TO COMPLIANCE MONITORING? (COMPLIANCE DEPOT, SERVICE ALIVE, RMIS, MY COI)  
☐ YES    ☐ NO    IS PROJECT A BONDED JOB? IF SO, PLEASE FILL OUT THE FOLLOWING INFORMATION:

<b>BONDING INFORMATION</b>	Bonding Company Name:	
	Bond Number:	
	Address, City, State, Zip:	
	Bonding Agent / Phone Number:	(    )    -



Photo Report by Alpha Paving Industries LLC

Jan 13, 2021 | 6 Photos



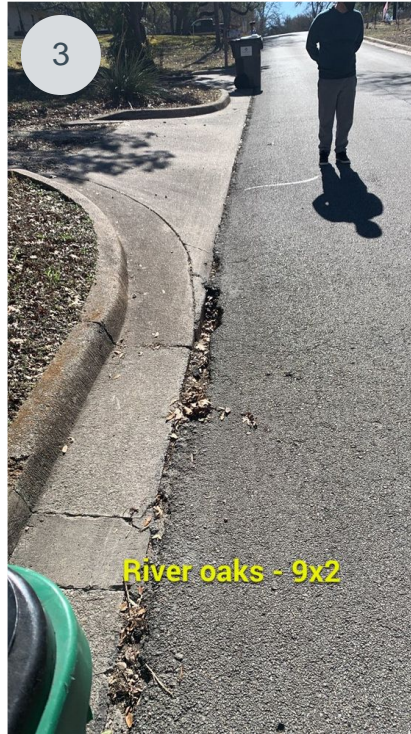
## Village of San Leanna Photo Report



Project: San Leanna Date: January 13th, 2021, 12:15 p.m. Creator: Rickey Arguijo



Project: San Leanna Date: January 13th, 2021, 12:21 p.m. Creator: Rickey Arguijo

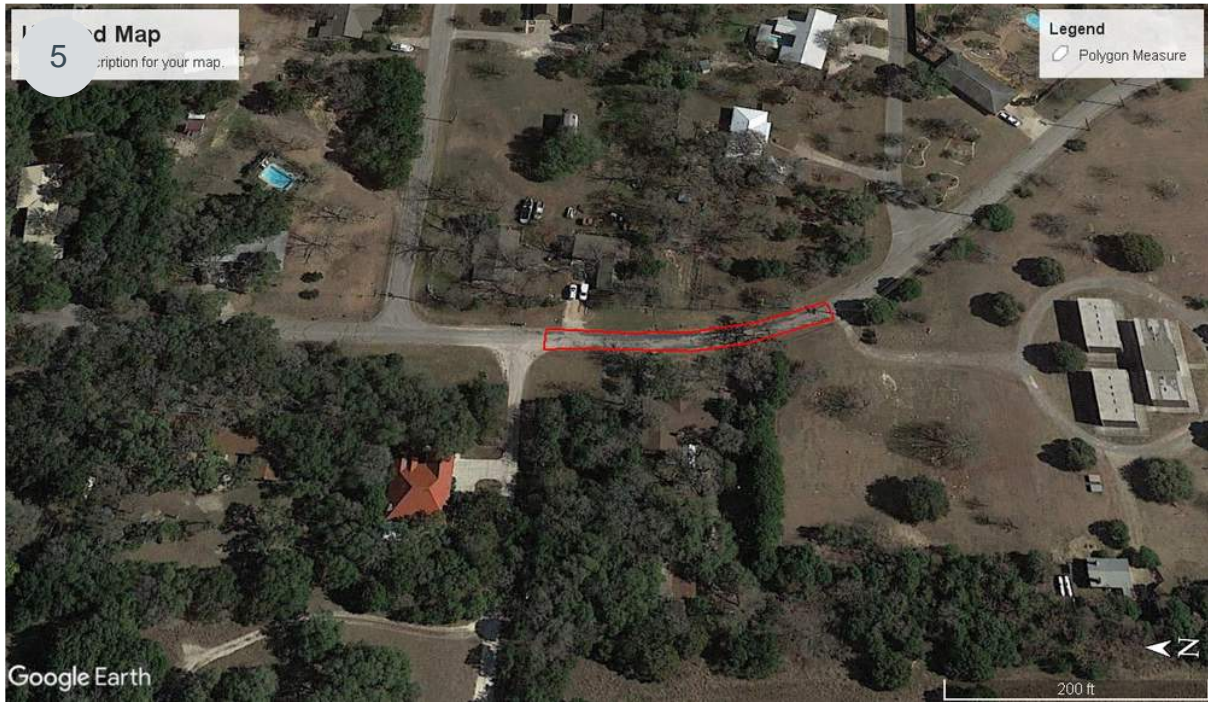


Project: San Leanna Date: January 13th, 2021, 12:44 p.m. Creator: Rickey Arguijo



Project: San Leanna Date: January 13th, 2021, 1:02 p.m. Creator: Rickey Arguijo

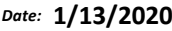
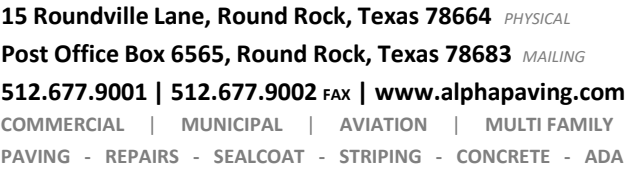




Project: San Leanna Date: January 13th, 2021, 3:30 p.m. Creator: Landon Fullerton



Project: San Leanna Date: January 13th, 2021, 3:30 p.m. Creator: Landon Fullerton



**Project: VILLAGE OF SAN LEANNA**

**Address:**

**Customer: VILLAGE OF SAN LEANNA**

**Contact: DANNY VILLAREAL 512-699-9183**

**Address:**

Email: DIGIDAN@GMAIL.COM

TERMS AND CONDITIONS: Alpha Paving Industries LLC will supply all labor, equipment, and materials for the proposed work unless specified above otherwise. This quote is inclusive and based on Alpha Paving performing all items above. Any deviation from the work described above may require a revised bid. Change orders will only be executed upon written orders. We reserve the right to progress bill for work partially completed. Alpha Paving will carry General Liability and Workman's Compensation Insurance. It is the customer's responsibility to notify Alpha Paving of any utilities buried less than 12 inches deep including private utilities and irrigation. Alpha Paving will not be held liable for any damage to such utilities if not notified prior to start of work. Payment made after specified payment terms could result in late fees, accrued interest, and attorney's fees. Retainage is not to be held unless specified by separate contract. This proposal is valid for 30 days.

Subtotal	\$ 16,185.00
Sales Tax	\$ -
<b>Grand Total</b>	<b>\$ 16,185.00</b>

Thank you for the opportunity to bid  
this work for you. Please let me know  
if you have any questions!

**Rickey Arguijo**  
**512-917-4101**  
**rickey@alphapaving.com**

Authorized Signature

Printed Name

Title

Date \_\_\_\_\_



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PAVING - REPAIRS - SEALCOAT - STRIPING - CONCRETE - ADA

### Project Information Form

\*\*\*In order for work to be scheduled, a SIGNED PROPOSAL and a completed PROJECT INFORMATION FORM are required. Thank you!\*\*\*

Project Name (as shown on plans OR on our proposal):	
Project Address (exact legal address of property):	

### What is the Tax Status of this Project?

- ☐ I'M NOT SURE    ☐ TAXABLE PROJECT    ☐ NO SALES TAX : EXEMPT    ☐ NO SALES TAX : RESALE    ☐ TAX ON MATERIALS ONLY  
SALES TAX ON TOTAL    PLEASE PROVIDE TAX EXEMPT CERT    PLEASE PROVIDE RESALE CERT    RESIDENTIAL OR NEW CONST

### Alpha Paving is Working for:

- ☐ THE OWNER / OWNER'S AGENT -----> **FILL OUT SECTION A ONLY**  
☐ THE GENERAL CONTRACTOR -----> **FILL OUT SECTION A + B**  
☐ A SUBCONTRACTOR -----> **FILL OUT SECTION A + B + C**

<b>Section A:</b> ALPHA PAVING'S CUSTOMER	Company Name:	
	Mailing Address:	
	City, State, Zip:	
	Billing Contact / Phone Number:	(    )    -
	Billing Email Address:	

<b>Section B:</b> OWNER / AGENT	Company Name:	
	Mailing Address:	
	City, State, Zip:	
	Billing Contact Person / Phone Number:	(    )    -

<b>Section C:</b> GENERAL CONTRACTOR	Company Name:	
	Mailing Address:	
	City, State, Zip:	
	Billing Contact Person / Phone Number:	(    )    -

### Additional Information if Applicable:

- ☐ YES    ☐ NO    IS THERE A SEPARATE CONTRACT WHICH SPECIFIES ANY RETAINAGE TO BE HELD? IF YES, HOW MUCH? \_\_\_\_\_ %  
☐ YES    ☐ NO    IS PROJECT GOVERNED UNDER A CONTROLLED INSURANCE PROGRAM? (ROCIP, OCIP, CCIP)  
☐ YES    ☐ NO    IS PROJECT SUBJECT TO COMPLIANCE MONITORING? (COMPLIANCE DEPOT, SERVICE ALIVE, RMIS, MY COI)  
☐ YES    ☐ NO    IS PROJECT A BONDED JOB? IF SO, PLEASE FILL OUT THE FOLLOWING INFORMATION:

<b>BONDING INFORMATION</b>	Bonding Company Name:	
	Bond Number:	
	Address, City, State, Zip:	
	Bonding Agent / Phone Number:	(    )    -

**AMENDED BUDGET - JANUARY 2021  
VILLAGE OF SAN LEANNA  
FISCAL YEAR 2020-2021**

**GENERAL FUND**

**REVENUES:**

<u>ACCOUNT</u>	<u>ACCOUNT NAME</u>	<u>ADOPTED BUDGET 2020-2021</u>	<u>AMENDED BUDGET 2020-2021</u>
101	PROPERTY TAXES	\$175,000.00	\$175,000.00
102	FRANCHISE TAXES	\$15,000.00	\$15,000.00
103	INTEREST	\$500.00	\$500.00
104	BUILDING PERMITS	\$4,000.00	\$4,000.00
105	CAPITAL METRO	\$28,000.00	REMOVE ITEM
106	MISCELLANEOUS	\$100.00	\$100.00
107	TRANSFER FROM RESERVE	\$205,691.67	\$47,691.67
<b><u>TOTALS:</u></b>		\$428,291.67	\$242,291.67

**EXPENSES:**

<u>ACCOUNT</u>	<u>ACCOUNT NAME</u>	<u>ADOPTED BUDGET 2020-2021</u>	<u>AMENDED BUDGET 2020-2021</u>
112	ROAD MAINTENANCE	\$15,000.00	\$15,000.00
113	CITY ADMINISTRATOR	\$36,666.67	\$36,666.67
114	TML INSURANCE	\$2,800.00	\$2,800.00
115	LEGAL	\$3,000.00	\$3,000.00
116	TAXES	\$4,900.00	\$4,900.00
117	ENVIRONMENTAL MAINTENANCE	\$37,000.00	\$37,000.00
118	PUBLIC INFORMATION	\$800.00	\$800.00
119	AUDIT	\$5,000.00	\$5,000.00
120	SECURITY LIGHTS	\$3,200.00	\$3,200.00
121	OFFICE EXPENSES	\$3,500.00	\$3,500.00
122	ORG.MEMBERSHIP DUES	\$1,000.00	\$1,000.00
123	APPRAISALS	\$825.00	\$825.00
124	BUILDING INSPECTIONS	\$4,000.00	\$4,000.00
125	MISCELLANEOUS	\$1,000.00	\$1,000.00
126	ARBORIST	\$13,000.00	\$13,000.00
127	ROAD IMPROVEMENTS	\$186,000.00	REMOVE ITEM
128	COUNCIL EXPENSES	\$100.00	\$100.00
129	PUBLIC AFFAIRS	\$5,000.00	\$5,000.00
130	COMMUNITY CENTER	\$2,000.00	\$2,000.00
131	ENGINEER	\$1,500.00	\$1,500.00
132	FLOOD PREVENTION	\$90,000.00	\$90,000.00
133	EMPLOYEE REIMBURSEMENT	\$500.00	\$500.00
134	HEALTH DEPT.CONTRACT	\$1,500.00	\$1,500.00
135	PUBLIC SAFETY	\$1,000.00	\$1,000.00
136	ADVISOR	\$6,000.00	\$6,000.00
137	EMPLOYEE BENEFIT STIPEND	\$3,000.00	\$3,000.00
<b><u>TOTALS:</u></b>		\$428,291.67	\$242,291.67

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## WATER FUND

### **REVENUES:**

<u>ACCOUNT</u>	<u>ACCOUNT NAME</u>	<u>ADOPTED BUDGET</u> <u>2020-2021</u>	<u>PROPOSED BUDGET</u> <u>2020-2021</u>
201	WATER BILLING	\$125,000.00	\$125,000.00
202	WATER TAP FEES	\$4,800.00	\$4,800.00
203	METER DEP/CONNECT FEES	\$1,000.00	\$1,000.00
204	MISCELLANEOUS	\$100.00	\$100.00
205	TRANSFER FROM RESERVE	\$46,931.50	\$0.00
<b><u>TOTALS:</u></b>		\$177,831.50	\$130,900.00

### **EXPENSES:**

<u>ACCOUNT</u>	<u>ACCOUNT NAME</u>	<u>ADOPTED BUDGET</u> <u>2020-2021</u>	<u>AMENDED BUDGET</u> <u>2020-2021</u>
210	WATER OPERATOR	\$26,688.00	\$26,688.00
211	DISTRICT FEES	\$6,000.00	\$6,000.00
212	MAINTENANCE/REPAIR	\$30,000.00	\$30,000.00
213	ELECTRICITY	\$7,500.00	\$7,500.00
214	BOOKKEEPER	\$18,333.33	\$18,333.33
215	BILLING SUPPLIES	\$1,600.00	\$1,600.00
216	METER READER	\$1,854.00	\$1,854.00
217	METER REFUNDS	\$500.00	\$500.00
218	MISCELLANEOUS	\$100.00	\$100.00
220	CITY OF AUSTIN CONTRACT	\$2,600.00	\$2,600.00
221	CITY OF AUSTIN WATER	\$25,000.00	\$25,000.00
222	LOAN PREPAYMENT	\$281,371.14	REMOVE ITEM
<b><u>TOTALS:</u></b>		\$401,546.47	\$120,175.33

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**ROAD IMPROVEMENT FUND 2017-2021****REVENUES****AMENDED BUDGET  
2020-2021**

300	CAPITAL METRO - BTC FUNDING 2021	\$14,000.00
301	TRANSFER - CAPITAL METRO - RESERVED FUNDS	\$28,040.00
302	CAPMETRO - BTC - PROJECT REIMBURSEMENT 2018-2021	\$32,000.00
303	TRANSFER - ROAD PROJECT RESERVED FUNDS	\$140,000
	<b><u>TOTALS:</u></b>	<b>\$214,040.00</b>

**EXPENSES**

310	ROAD IMPROVEMENT - OLD MANCHACA RD	\$184,000.00
311	MISC - 50TH ANNIVERSARY VSL SIGNS	\$2,000.00
	<b><u>TOTALS:</u></b>	<b>\$186,000.00</b>

**WATER SYSTEM - DEBT SERVICE FUND - REGIONS****BOND DEBT BALANCE**

\$280,000.00

**REVENUES:****AMENDED BUDGET  
2020-2021**

401	TRANSFER - LOAN PREPAYMENT RESERVE	\$30,841.00
402	TRANSFER - WATER CONTINGENCY - OPERATION/EMERGENC	\$94,671.49
403	TRANSFER - UNALLOCATED FUNDS	\$155,836.17
	<b><u>TOTALS:</u></b>	<b>\$281,348.66</b>

**EXPENSES:**

410	REGIONS - PLEDGE OF REVENUES - PRINCIPAL	\$280,000.00
411	INTEREST	\$1,348.66
	<b><u>TOTALS:</u></b>	<b>\$281,348.66</b>

**VILLAGE OF SAN LEANNA**

**RESOLUTION NO. R21-001**

**AMENDMENT TO MUNICIPAL BUDGET FOR FY 2020-2021**

**WHEREAS**, the municipal budget for the Village of San Leanna for fiscal year 2020-2021 was approved on the 17<sup>th</sup> day of September, 2020; and

**WHEREAS**, the public hearing on said budget has been held as advertised; and

**WHEREAS**, the Board of Aldermen desire to amend said budget;

**NOW, THEREFORE, BE IT RESOLVED**, by the Board of Aldermen of the Village of San Leanna, that the following amendments to the approved budget for FY 2020-2021 be made:

<b><u>GENERAL FUND REVENUES:</u></b>	<b><u>From</u></b>	<b><u>To</u></b>
a) Item # 105 – Capital Metro	\$ 28,000.00	REMOVE ITEM
b) Item # 107 – Transfer from Reserve	\$205,691.67	\$ 47,691.67

**EXPLANATION OF AMENDMENT:**

- a) Move Road Project to dedicated fund.
- b) Lower transfer from reserve may be needed to fund and balance budget

<b><u>GENERAL FUND EXPENSES:</u></b>	<b><u>From</u></b>	<b><u>To</u></b>
a) Item # 127 – Road Improvements	\$186,000.00	REMOVE ITEM

**EXPLANATION OF AMENDMENT:**

- a) Move Road Project to dedicated fund.

---

<b><u>WATER FUND REVENUES:</u></b>	<b><u>From</u></b>	<b><u>To</u></b>
a) Item # 205 – Transfer from Reserve	\$ 46,931.50	\$ 0.00

**EXPLANATION OF AMENDMENT:**



a) No transfer from reserve should be needed to fund and balance budget as revenues are predicted to be higher than expenses.

<b><u>WATER FUND EXPENSES:</u></b>	<b><u>From</u></b>	<b><u>To</u></b>
a) Item # 222 –Loan Prepayment	\$281,371.14	REMOVE ITEM

**EXPLANATION OF AMENDMENT:**

a) Move Water System Debt Service to dedicated fund.

---

<b><u>ROAD IMPROVEMENT FUND REVENUES:</u></b>	<b><u>From</u></b>	<b><u>To</u></b>
a) Item # 301 – CapMetro BTC Funding 2021	--	\$ 14,000.00
b) Item # 302 – Transfer from Cap Metro Reserved Funds	--	\$ 28,040.00
c) Item # 303 – CapMetro Reimbursement 2018-2021	--	\$ 32,000.00
d) Item # 304 – Transfer from Road Project Reserve	--	\$140,000.00

**EXPLANATION OF AMENDMENT:**

- a) CapMetro BTC Funding for 2021 (1/2 of allocation)
- b) Transfer from CapMetro Reserved Funds (1/2 for 2018, 1/2 for 2019).
- c) CapMetro Reimbursement (1/2 of allocation for years 2018, 2019, and 2021) when project is complete
- d) Transfer from Road Project Reserve

<b><u>ROAD IMPROVEMENT FUND EXPENSES:</u></b>	<b><u>From</u></b>	<b><u>To</u></b>
a) Item #310 – Old Manchaca Rd	--	\$184,000.00
b) Item #311 – 50 <sup>TH</sup> Anniversary VSL Signs	--	\$ 2,000.00

**EXPLANATION OF AMENDMENT:**

- a) Road Improvements moved to dedicated fund.
  - b) Road Improvements moved to dedicated fund.
-

**WATER SYSTEM LOAN FUND REVENUES:**

	<b><u>From</u></b>	<b><u>To</u></b>
a) Item # 401 – Transfer from Loan Prepay Reserve	--	\$ 30,841.00
b) Item # 402 – Transfer from Water Contingency Fund	--	\$ 94,671.49
c) Item # 403 – Transfer from Unallocated Funds	--	\$155,836.17

**EXPLANATION OF AMENDMENT:**

- a) Transfer from Loan Prepayment reserves to prepay Regions Bank loan.
- b) Transfer from Water Contingency to prepay Regions Bank loan. \$50,000 will remain reserved as a Water Contingency.
- c) Transfer from Unallocated Funds to prepay Regions Bank loan.

**WATER SYSTEM LOAN FUND EXPENSES:**

	<b><u>From</u></b>	<b><u>To</u></b>
a) Item # 410 –Loan Principal	--	\$280,000.00
b) Item #411 – Loan Interest Payable	--	\$ 1,348.66

**EXPLANATION OF AMENDMENT:**

- a) Loan payment moved to dedicated fund.
- b) Loan interest payment moved to dedicated fund.

**PASSED AND APPROVED** on this 21<sup>st</sup> day of January, 2021, with a vote of \_\_\_\_ ayes, \_\_\_\_ nays, and \_\_\_\_ abstentions of the Board of Aldermen of the Village of San Leanna, Texas.

---

Molly Quirk, Mayor

Attest:

---

Rebecca Howe, City Secretary/Administrator

**VILLAGE OF SAN LEANNA  
GENERAL FUND REPORT  
10-1-2020 -- 10-31-2020**

**REVENUES:**

<u>ACCOUNT</u>	<u>ACCOUNT NAME</u>	<u>CURRENT MONTH</u>	<u>YTD. BEG. CURRENT MO</u>	<u>YTD. END OF CURRENT MO</u>	<u>DIFFERENCE</u>	<u>BUDGET</u>
101	PROPERTY TAXES	\$302.26	\$0.00	\$302.26	\$174,697.74	\$175,000.00
102	FRANCHISE TAXES	\$53.49	\$0.00	\$53.49	\$14,946.51	\$15,000.00
103	INTEREST	\$59.01	\$0.00	\$59.01	\$440.99	\$500.00
104	BUILDING PERMITS	\$640.00	\$0.00	\$640.00	\$3,360.00	\$4,000.00
106	MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$100.00	\$100.00
109	TRANSFER FROM SAVINGS	\$0.00	\$0.00	\$0.00	\$47,691.67	\$47,691.67
<b><u>TOTALS:</u></b>		\$1,054.76	\$0.00	\$1,054.76	\$241,236.91	\$242,291.67

**EXPENSES:**

<u>ACCOUNT</u>	<u>ACCOUNT NAME</u>	<u>CURRENT MONTH</u>	<u>YTD. BEG. CURRENT MO</u>	<u>YTD. END OF CURRENT MO</u>	<u>DIFFERENCE</u>	<u>BUDGET</u>
112	ROAD MAINTENANCE	\$0.00	\$0.00	\$0.00	\$15,000.00	\$15,000.00
113	CITY ADMINISTRATOR	\$2,988.96	\$0.00	\$2,988.96	\$33,677.71	\$36,666.67
114	TML INSURANCE	\$648.00	\$0.00	\$648.00	\$2,152.00	\$2,800.00
115	LEGAL	\$0.00	\$0.00	\$0.00	\$3,000.00	\$3,000.00
116	TAXES	\$347.85	\$0.00	\$347.85	\$4,552.15	\$4,900.00
117	ENVIRONMENTAL MAINTENANCE	\$20,010.00	\$0.00	\$20,010.00	\$16,990.00	\$37,000.00
118	PUBLIC INFORMATION	\$0.00	\$0.00	\$0.00	\$800.00	\$800.00
119	AUDIT	\$0.00	\$0.00	\$0.00	\$5,000.00	\$5,000.00
120	SECURITY LIGHTS	\$255.20	\$0.00	\$255.20	\$2,944.80	\$3,200.00
121	OFFICE EXPENSES	\$274.32	\$0.00	\$274.32	\$3,225.68	\$3,500.00
122	ORG. MEMBERSHIP DUES	\$705.60	\$0.00	\$705.60	\$294.40	\$1,000.00
123	APPRAISALS	\$0.00	\$0.00	\$0.00	\$825.00	\$825.00
124	BUILDING INSPECTIONS	\$440.00	\$0.00	\$440.00	\$3,560.00	\$4,000.00
125	MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$1,000.00	\$1,000.00
126	ARBORIST	\$1,000.00	\$0.00	\$1,000.00	\$12,000.00	\$13,000.00
128	COUNCIL EXPENSES	\$0.00	\$0.00	\$0.00	\$100.00	\$100.00
129	PUBLIC AFFAIRS	\$135.18	\$0.00	\$135.18	\$4,864.82	\$5,000.00
130	COMMUNITY CENTER	\$54.46	\$0.00	\$54.46	\$1,945.54	\$2,000.00
131	ENGINEER	\$0.00	\$0.00	\$0.00	\$1,500.00	\$1,500.00
132	FLOOD PREVENTION	\$0.00	\$0.00	\$0.00	\$90,000.00	\$90,000.00
133	EMPLOYEE REIMBURSEMENT	\$0.00	\$0.00	\$0.00	\$500.00	\$500.00
134	HEALTH DEPT. CONTRACT	\$0.00	\$0.00	\$0.00	\$1,500.00	\$1,500.00
135	PUBLIC SAFETY	\$0.00	\$0.00	\$0.00	\$1,000.00	\$1,000.00
136	ADVISOR	\$433.18	\$0.00	\$433.18	\$5,566.82	\$6,000.00
137	EMPLOYEE BENEFIT STIPEND	\$250.00	\$0.00	\$250.00	\$2,750.00	\$3,000.00
<b><u>TOTALS:</u></b>		\$27,542.75	\$0.00	\$27,542.75	\$214,748.92	\$242,291.67

**VILLAGE OF SAN LEANNA  
WATER FUND REPORT  
10-1-2020 -- 10-31-2020**

**REVENUES:**

<u>ACCOUNT</u>	<u>ACCOUNT NAME</u>	<u>CURRENT MONTH</u>	<u>YTD. BEG. CURRENT MO</u>	<u>YTD. END OF CURRENT MO</u>	<u>DIFFERENCE</u>	<u>BUDGET</u>
201	WATER BILLING	\$13,058.63	\$0.00	\$13,058.63	\$111,941.37	\$125,000.00
202	WATER TAP FEES	\$0.00	\$0.00	\$0.00	\$4,800.00	\$4,800.00
203	METER DEP/CONNECT FEES	\$150.00	\$0.00	\$150.00	\$850.00	\$1,000.00
204	MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$100.00	\$100.00
205	TRANSFER FROM RESERVE	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
<b><u>TOTALS:</u></b>		\$13,208.63	\$0.00	\$13,208.63	\$117,691.37	\$130,900.00

**EXPENSES:**

<u>ACCOUNT</u>	<u>ACCOUNT NAME</u>	<u>CURRENT MONTH</u>	<u>YTD. BEG. CURRENT MO</u>	<u>YTD. END OF CURRENT MO</u>	<u>DIFFERENCE</u>	<u>BUDGET</u>
210	WATER OPERATOR	\$2,224.00	\$0.00	\$2,224.00	\$24,464.00	\$26,688.00
211	DISTRICT FEES	\$0.00	\$0.00	\$0.00	\$6,000.00	\$6,000.00
212	MAINTENANCE/REPAIR	\$1,880.26	\$0.00	\$1,880.26	\$28,119.74	\$30,000.00
213	ELECTRICITY	\$739.24	\$0.00	\$739.24	\$6,760.76	\$7,500.00
214	BOOKKEEPER	\$1,494.49	\$0.00	\$1,494.49	\$16,838.84	\$18,333.33
215	BILLING SUPPLIES	\$70.00	\$0.00	\$70.00	\$1,530.00	\$1,600.00
216	METER READER	\$154.16	\$0.00	\$154.16	\$1,699.84	\$1,854.00
217	METER REFUNDS	\$0.00	\$0.00	\$0.00	\$500.00	\$500.00
218	MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$100.00	\$100.00
220	CITY OF AUSTIN CONTRACT	\$0.00	\$0.00	\$0.00	\$2,600.00	\$2,600.00
221	CITY OF AUSTIN WATER	\$1,641.29	\$0.00	\$1,641.29	\$23,358.71	\$25,000.00
<b><u>TOTALS:</u></b>		\$8,203.44	\$0.00	\$8,203.44	\$111,971.89	\$120,175.33

**CHECKING ACCOUNT BALANCE:**

BEGINNING BALANCE	\$9,089.40	\$323,352.79
TOTAL REVENUES	\$14,263.39	
TRANSFER-TEXPOOL	\$300,000.00	
TOTAL EXPENSES	\$35,746.19	
TRANSFER-DEBT SERVICE	\$281,348.66	
TRANSFER-TEXPOOL	\$0.00	
INTEREST RET-TEXPOOL	\$59.01	\$317,153.86

**ENDING BALANCE**

4imprints charge for FY19-20 - posted Oct 13,2020

**\$6,198.93**

**(\$438.67)**

**\$5,760.26**

**CHECKBOOK BALANCE**

**\$5,760.26**

**TEXPOOL BALANCE:**

BEGINNING BALANCE	<b>\$690,877.27</b>
DEPOSITS	\$0.00
INTEREST	\$59.01
TOTAL	\$690,936.28
WITHDRAWALS	\$300,000.00

**ENDING BALANCE**

**\$390,936.28**

**VILLAGE OF SAN LEANNA  
FINANCIAL REPORT  
10-1-2020 -- 10-31-2020**

**WATER SYSTEM - DEBT SERVICE FUND - REGIONS**

<b><u>BOND DEBT BALANCE</u></b>				<b>\$280,000.00</b>
<b><u>REVENUES:</u></b>	<b><u>CURRENT</u></b>	<b><u>YTD TOTAL</u></b>	<b><u>DIFFERENCE</u></b>	<b><u>BUDGET 20-21</u></b>
	<b><u>MONTH</u></b>			
401 TRANSFER - LOAN PREPAYMENT RESER	\$30,841.00	\$30,841.00	\$0.00	\$30,841.00
402 TRANSFER - OPERATION/EMERGENCY R	\$94,671.49	\$94,671.49	\$0.00	\$94,671.49
403 TRANSFER - UNALLOCATED FUNDS	\$155,836.17	\$155,836.17	\$0.00	\$155,836.17
<b><u>TOTALS:</u></b>	<b>\$281,348.66</b>	<b>\$281,348.66</b>	<b>\$0.00</b>	<b>\$281,348.66</b>
<b><u>EXPENSES:</u></b>				
410 REGIONS - PRINCIPAL	\$280,000.00	\$280,000.00	\$0.00	\$280,000.00
411 INTEREST	\$1,348.66	\$1,348.66	\$0.00	\$1,348.66
<b><u>TOTALS:</u></b>	<b>\$281,348.66</b>	<b>\$281,348.66</b>	<b>\$0.00</b>	<b>\$281,348.66</b>
<b><u>BOND DEBT BALANCE</u></b>				<b>\$0.00</b>

**ROAD IMPROVEMENT FUND - 2017-2021**

<b><u>REVENUES</u></b>	<b><u>CURRENT</u></b>	<b><u>YTD TOTAL</u></b>	<b><u>DIFFERENCE</u></b>	<b><u>BUDGET 20-21</u></b>
	<b><u>MONTH</u></b>			
301 CAPITAL METRO - BTC FUNDING 2021	\$0.00	\$0.00	\$14,000.00	\$14,000.00
302 TRANSFER - CAPITAL METRO - RESERVE	\$28,040.00	\$28,040.00	\$0.00	\$28,040.00
303 CAPMETRO - BTC - PROJECT REIMBURSI	\$0.00	\$0.00	\$32,000.00	\$32,000.00
304 TRANSFER - ROAD PROJECT RESERVED	\$140,000.00	\$140,000.00	\$0.00	\$140,000.00
<b><u>TOTALS:</u></b>	<b>\$168,040.00</b>	<b>\$168,040.00</b>	<b>\$46,000.00</b>	<b>\$214,040.00</b>
<b><u>EXPENSES</u></b>				
310 ROAD IMPROVEMENT - OLD MANCHACA	\$0.00	\$0.00	\$184,000.00	\$184,000.00
311 MISC - 50TH ANNIVERSARY VSLSIGNS	\$0.00	\$0.00	\$2,000.00	\$2,000.00
<b><u>TOTALS:</u></b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$186,000.00</b>	<b>\$186,000.00</b>



**RESERVED FUND BALANCES**

<b><u>WATER FUND CONTINGENCY</u></b>		<b>\$50,000.00</b>
<b><u>ROAD FUND:</u></b>		
RESTRICTED CAPITAL METRO	\$28,040	\$28,040
RESERVE FOR PROJECTS	<u>\$140,000</u>	<u>\$140,000</u>
<b>TOTAL ROAD RESERVE</b>	<b>\$168,040</b>	<b>\$168,040</b>
<b><u>GENERAL FUND CONTINGENCY</u></b>	<b>\$50,000</b>	<b>\$50,000</b>
<b>CURRENT BUDGET RESERVE</b>	<b><u>\$0</u></b>	<b><u>\$32,207</u></b>
<b><u>TOTAL ALL RESERVED FUNDS</u></b>	<b>\$438,552</b>	<b>\$300,247</b>
<b>TOTAL TEXPOOL AND CHECKBOOK</b>	\$699,967	\$396,697
<b>LESS TOTAL RESERVED</b>	<u>\$438,552</u>	<u>\$300,247</u>
<b><u>UNALLOCATED AVAILABLE FUNDS</u></b>	<b>\$261,414</b>	<b>\$96,449</b>

**VILLAGE OF SAN LEANNA  
GENERAL FUND REPORT  
11-1-2020 -- 11-30-2020**

**REVENUES:**

<u>ACCOUNT</u>	<u>ACCOUNT NAME</u>	<u>CURRENT MONTH</u>	<u>YTD. BEG. CURRENT MO</u>	<u>YTD. END OF CURRENT MO</u>	<u>DIFFERENCE</u>	<u>BUDGET</u>
101	PROPERTY TAXES	\$4,473.38	\$302.26	\$4,775.64	\$170,224.36	\$175,000.00
102	FRANCHISE TAXES	\$1,232.09	\$53.49	\$1,285.58	\$13,714.42	\$15,000.00
103	INTEREST	\$36.86	\$59.01	\$95.87	\$404.13	\$500.00
104	BUILDING PERMITS	\$580.00	\$640.00	\$1,220.00	\$2,780.00	\$4,000.00
106	MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$100.00	\$100.00
109	TRANSFER FROM RESERVE	\$0.00	\$0.00	\$0.00	\$47,691.67	\$47,691.67
<b><u>TOTALS:</u></b>		\$6,322.33	\$1,054.76	\$7,377.09	\$234,914.58	\$242,291.67

**EXPENSES:**

<u>ACCOUNT</u>	<u>ACCOUNT NAME</u>	<u>CURRENT MONTH</u>	<u>YTD. BEG. CURRENT MO</u>	<u>YTD. END OF CURRENT MO</u>	<u>DIFFERENCE</u>	<u>BUDGET</u>
112	ROAD MAINTENANCE	\$0.00	\$0.00	\$0.00	\$15,000.00	\$15,000.00
113	CITY ADMINISTRATOR	\$2,757.37	\$2,988.96	\$5,746.33	\$30,920.34	\$36,666.67
114	TML INSURANCE	\$0.00	\$648.00	\$648.00	\$2,152.00	\$2,800.00
115	LEGAL	\$0.00	\$0.00	\$0.00	\$3,000.00	\$3,000.00
116	TAXES	\$31.99	\$347.85	\$379.84	\$4,520.16	\$4,900.00
117	ENVIRONMENTAL MAINTENANCE	\$3,994.79	\$20,010.00	\$24,004.79	\$12,995.21	\$37,000.00
118	PUBLIC INFORMATION	\$0.00	\$0.00	\$0.00	\$800.00	\$800.00
119	AUDIT	\$0.00	\$0.00	\$0.00	\$5,000.00	\$5,000.00
120	SECURITY LIGHTS	\$255.20	\$255.20	\$510.40	\$2,689.60	\$3,200.00
121	OFFICE EXPENSES	\$234.91	\$274.32	\$509.23	\$2,990.77	\$3,500.00
122	ORG. MEMBERSHIP DUES	\$0.00	\$705.60	\$705.60	\$294.40	\$1,000.00
123	APPRAISALS	\$0.00	\$0.00	\$0.00	\$825.00	\$825.00
124	BUILDING INSPECTIONS	\$990.00	\$440.00	\$1,430.00	\$2,570.00	\$4,000.00
125	MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$1,000.00	\$1,000.00
126	ARBORIST	\$1,280.00	\$1,000.00	\$2,280.00	\$10,720.00	\$13,000.00
128	COUNCIL EXPENSES	\$0.00	\$0.00	\$0.00	\$100.00	\$100.00
129	PUBLIC AFFAIRS	\$0.00	\$135.18	\$135.18	\$4,864.82	\$5,000.00
130	COMMUNITY CENTER	\$58.24	\$54.46	\$112.70	\$1,887.30	\$2,000.00
131	ENGINEER	\$0.00	\$0.00	\$0.00	\$1,500.00	\$1,500.00
132	FLOOD PREVENTION	\$35,986.50	\$0.00	\$35,986.50	\$54,013.50	\$90,000.00
133	EMPLOYEE REIMBURSEMENT	\$0.00	\$0.00	\$0.00	\$500.00	\$500.00
134	HEALTH DEPT. CONTRACT	\$1,500.00	\$0.00	\$1,500.00	\$0.00	\$1,500.00
135	PUBLIC SAFETY	\$0.00	\$0.00	\$0.00	\$1,000.00	\$1,000.00
136	ADVISOR	\$415.58	\$433.18	\$848.76	\$5,151.24	\$6,000.00
137	EMPLOYEE BENEFIT STIPEND	\$250.00	\$250.00	\$500.00	\$2,500.00	\$3,000.00

**VILLAGE OF SAN LEANNA  
WATER FUND REPORT  
11-1-2020 -- 11-30-2020**

**REVENUES:**

<u>ACCOUNT</u>	<u>ACCOUNT NAME</u>	<u>CURRENT MONTH</u>	<u>YTD. BEG. CURRENT MO</u>	<u>YTD. END OF CURRENT MO</u>	<u>DIFFERENCE</u>	<u>BUDGET</u>
201	WATER BILLING	\$10,112.20	\$13,058.63	\$23,170.83	\$101,829.17	\$125,000.00
202	WATER TAP FEES	\$0.00	\$0.00	\$0.00	\$4,800.00	\$4,800.00
203	METER DEP/CONNECT FEES	\$450.00	\$150.00	\$600.00	\$400.00	\$1,000.00
204	MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$100.00	\$100.00
205	TRANSFER FROM RESERVE	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
<b><u>TOTALS:</u></b>		\$10,562.20	\$13,208.63	\$23,770.83	\$107,129.17	\$130,900.00

**EXPENSES:**

<u>ACCOUNT</u>	<u>ACCOUNT NAME</u>	<u>CURRENT MONTH</u>	<u>YTD. BEG. CURRENT MO</u>	<u>YTD. END OF CURRENT MO</u>	<u>DIFFERENCE</u>	<u>BUDGET</u>
210	WATER OPERATOR	\$2,224.00	\$2,224.00	\$4,448.00	\$22,240.00	\$26,688.00
211	DISTRICT FEES	\$1,175.59	\$0.00	\$1,175.59	\$4,824.41	\$6,000.00
212	MAINTENANCE/REPAIR	\$231.51	\$1,880.26	\$2,111.77	\$27,888.23	\$30,000.00
213	ELECTRICITY	\$690.77	\$739.24	\$1,430.01	\$6,069.99	\$7,500.00
214	BOOKKEEPER	\$1,378.68	\$1,494.49	\$2,873.17	\$15,460.16	\$18,333.33
215	BILLING SUPPLIES	\$183.50	\$70.00	\$253.50	\$1,346.50	\$1,600.00
216	METER READER	\$142.68	\$154.16	\$296.84	\$1,557.16	\$1,854.00
217	METER REFUNDS	\$200.00	\$0.00	\$200.00	\$300.00	\$500.00
218	MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$100.00	\$100.00
220	CITY OF AUSTIN CONTRACT	\$0.00	\$0.00	\$0.00	\$2,600.00	\$2,600.00
221	CITY OF AUSTIN WATER	\$1,865.93	\$1,641.29	\$3,507.22	\$21,492.78	\$25,000.00
<b>TOTALS:</b>		\$8,092.66	\$8,203.44	\$16,296.10	\$103,879.23	\$120,175.33

**CHECKING ACCOUNT BALANCE:**

BEGINNING BALANCE	\$5,760.26	\$62,644.79
TOTAL REVENUES	\$16,884.53	
TRANSFER-TEXPOOL	\$40,000.00	
TOTAL EXPENSES	\$55,847.24	
TRANSFER-TEXPOOL	\$0.00	
INTEREST RET-TEXPOOL	\$36.86	\$55,884.10

**ENDING BALANCE**

**\$6,760.69**

**CHECKBOOK BALANCE**

**\$6,760.69**

**TEXPOOL BALANCE:**

BEGINNING BALANCE	\$390,936.28
DEPOSITS	\$0.00
INTEREST	\$36.86
	<u>\$390,973.14</u>
TOTAL	
WITHDRAWALS	<u>\$40,000.00</u>
<b>ENDING BALANCE</b>	<b>\$350,973.14</b>

**VILLAGE OF SAN LEANNA  
FINANCIAL REPORT  
11-1-2020 -- 11-30-2020**

**WATER SYSTEM - DEBT SERVICE FUND - REGIONS**

**BOND DEBT BALANCE** **\$0.00**

**ROAD IMPROVEMENT FUND - 2017-2021**

<b><u>REVENUES</u></b>	<b><u>CURRENT MONTH</u></b>	<b><u>YTD TOTAL</u></b>	<b><u>DIFFERENCE</u></b>	<b><u>BUDGET 20-21</u></b>
301 CAPITAL METRO - BTC FUNDING 2021	\$0.00	\$0.00	\$14,000.00	\$14,000.00
302 TRANSFER - CAPITAL METRO - RESERVE	\$28,040.00	\$28,040.00	\$0.00	\$28,040.00
303 CAPMETRO - BTC - PROJECT REIMBURSE	\$0.00	\$0.00	\$32,000.00	\$32,000.00
304 TRANSFER - ROAD PROJECT RESERVED	\$140,000.00	\$140,000.00	\$0.00	\$140,000.00
<b><u>TOTALS:</u></b>	<b>\$168,040.00</b>	<b>\$168,040.00</b>	<b>\$46,000.00</b>	<b>\$214,040.00</b>

<b><u>EXPENSES</u></b>	<b><u>CURRENT MONTH</u></b>	<b><u>YTD TOTAL</u></b>	<b><u>DIFFERENCE</u></b>	<b><u>BUDGET 20-21</u></b>
310 ROAD IMPROVEMENT - OLD MANCHACA	\$0.00	\$0.00	\$184,000.00	\$184,000.00
311 MISC - 50TH ANNIVERSARY VLSIGNS	\$0.00	\$0.00	\$2,000.00	\$2,000.00
<b><u>TOTALS:</u></b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$186,000.00</b>	<b>\$186,000.00</b>

**RESERVED FUND BALANCES**

<b><u>WATER FUND CONTINGENCY</u></b>	<b>\$50,000</b>	<b>\$50,000</b>
<b><u>ROAD FUND:</u></b>		
RESTRICTED CAPITAL METRO	\$28,040	\$28,040
RESERVE FOR PROJECTS	<u>\$140,000</u>	<u>\$140,000</u>
<b>TOTAL ROAD RESERVE</b>	<b>\$168,040</b>	<b>\$168,040</b>
<b><u>GENERAL FUND CONTINGENCY</u></b>	<b>\$50,000</b>	<b>\$50,000</b>
<b>CURRENT BUDGET RESERVE</b>	<b><u>\$32,207</u></b>	<b><u>\$71,170</u></b>
<b><u>TOTAL ALL RESERVED FUNDS</u></b>	<b>\$300,247</b>	<b>\$339,210</b>
<b>TOTAL TEXPOOL AND CHECKBOOK</b>	\$396,697	\$357,734
<b>LESS TOTAL RESERVED</b>	<u>\$300,247</u>	<u>\$339,210</u>
<b><u>UNALLOCATED AVAILABLE FUNDS</u></b>	<b>\$96,449</b>	<b>\$18,524</b>

**VILLAGE OF SAN LEANNA**  
**GENERAL FUND REPORT**  
**12-1-2020 -- 12-31-2020**

**REVENUES:**

<u>ACCOUNT</u>	<u>ACCOUNT NAME</u>	<u>CURRENT MONTH</u>	<u>YTD. BEG. CURRENT MO</u>	<u>YTD. END OF CURRENT MO</u>	<u>DIFFERENCE</u>	<u>BUDGET</u>
101	PROPERTY TAXES	\$39,578.36	\$4,775.64	\$44,354.00	\$130,646.00	\$175,000.00
102	FRANCHISE TAXES	\$45.30	\$1,285.58	\$1,330.88	\$13,669.12	\$15,000.00
103	INTEREST	\$27.06	\$95.87	\$122.93	\$377.07	\$500.00
104	BUILDING PERMITS	\$60.00	\$1,220.00	\$1,280.00	\$2,720.00	\$4,000.00
106	MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$100.00	\$100.00
109	TRANSFER FROM RESERVE	\$0.00	\$0.00	\$0.00	\$47,691.67	\$47,691.67
<b><u>TOTALS:</u></b>		\$39,710.72	\$7,377.09	\$47,087.81	\$195,203.86	\$242,291.67

**EXPENSES:**

<u>ACCOUNT</u>	<u>ACCOUNT NAME</u>	<u>CURRENT MONTH</u>	<u>YTD. BEG. CURRENT MO</u>	<u>YTD. END OF CURRENT MO</u>	<u>DIFFERENCE</u>	<u>BUDGET</u>
112	ROAD MAINTENANCE	\$0.00	\$0.00	\$0.00	\$15,000.00	\$15,000.00
113	CITY ADMINISTRATOR	\$3,353.73	\$5,746.33	\$9,100.06	\$27,566.61	\$36,666.67
114	TML INSURANCE	\$0.00	\$648.00	\$648.00	\$2,152.00	\$2,800.00
115	LEGAL	\$46.50	\$0.00	\$46.50	\$2,953.50	\$3,000.00
116	TAXES	\$761.74	\$379.84	\$1,141.58	\$3,758.42	\$4,900.00
117	ENVIRONMENTAL MAINTENANCE	\$930.00	\$24,004.79	\$24,934.79	\$12,065.21	\$37,000.00
118	PUBLIC INFORMATION	\$0.00	\$0.00	\$0.00	\$800.00	\$800.00
119	AUDIT	\$0.00	\$0.00	\$0.00	\$5,000.00	\$5,000.00
120	SECURITY LIGHTS	\$255.20	\$510.40	\$765.60	\$2,434.40	\$3,200.00
121	OFFICE EXPENSES	\$307.60	\$509.23	\$816.83	\$2,683.17	\$3,500.00
122	ORG. MEMBERSHIP DUES	\$0.00	\$705.60	\$705.60	\$294.40	\$1,000.00
123	APPRAISALS	\$0.00	\$0.00	\$0.00	\$825.00	\$825.00
124	BUILDING INSPECTIONS	\$895.00	\$1,430.00	\$2,325.00	\$1,675.00	\$4,000.00
125	MISCELLANEOUS	\$7.50	\$0.00	\$7.50	\$992.50	\$1,000.00
126	ARBORIST	\$1,000.00	\$2,280.00	\$3,280.00	\$9,720.00	\$13,000.00
128	COUNCIL EXPENSES	\$0.00	\$0.00	\$0.00	\$100.00	\$100.00
129	PUBLIC AFFAIRS	\$0.00	\$135.18	\$135.18	\$4,864.82	\$5,000.00
130	COMMUNITY CENTER	\$76.40	\$112.70	\$189.10	\$1,810.90	\$2,000.00
131	ENGINEER	\$0.00	\$0.00	\$0.00	\$1,500.00	\$1,500.00
132	FLOOD PREVENTION	\$0.00	\$35,986.50	\$35,986.50	\$54,013.50	\$90,000.00
133	EMPLOYEE REIMBURSEMENT	\$0.00	\$0.00	\$0.00	\$500.00	\$500.00
134	HEALTH DEPT. CONTRACT	\$0.00	\$1,500.00	\$1,500.00	\$0.00	\$1,500.00
135	PUBLIC SAFETY	\$0.00	\$0.00	\$0.00	\$1,000.00	\$1,000.00
136	ADVISOR	\$484.44	\$848.76	\$1,333.20	\$4,666.80	\$6,000.00
137	EMPLOYEE BENEFIT STIPEND	\$250.00	\$500.00	\$750.00	\$2,250.00	\$3,000.00



**VILLAGE OF SAN LEANNA  
WATER FUND REPORT  
12-1-2020 -- 12-31-2020**

**REVENUES:**

<u>ACCOUNT</u>	<u>ACCOUNT NAME</u>	<u>CURRENT MONTH</u>	<u>YTD. BEG. CURRENT MO</u>	<u>YTD. END OF CURRENT MO</u>	<u>DIFFERENCE</u>	<u>BUDGET</u>
201	WATER BILLING	\$10,412.94	\$23,170.83	\$33,583.77	\$91,416.23	\$125,000.00
202	WATER TAP FEES	\$0.00	\$0.00	\$0.00	\$4,800.00	\$4,800.00
203	METER DEP/CONNECT FEES	\$0.00	\$600.00	\$600.00	\$400.00	\$1,000.00
204	MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$100.00	\$100.00
205	TRANSFER FROM RESERVE	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
<b><u>TOTALS:</u></b>		\$10,412.94	\$23,770.83	\$34,183.77	\$96,716.23	\$130,900.00

**EXPENSES:**

<u>ACCOUNT</u>	<u>ACCOUNT NAME</u>	<u>CURRENT MONTH</u>	<u>YTD. BEG. CURRENT MO</u>	<u>YTD. END OF CURRENT MO</u>	<u>DIFFERENCE</u>	<u>BUDGET</u>
210	WATER OPERATOR	\$2,224.00	\$4,448.00	\$6,672.00	\$20,016.00	\$26,688.00
211	DISTRICT FEES	\$546.35	\$1,175.59	\$1,721.94	\$4,278.06	\$6,000.00
212	MAINTENANCE/REPAIR	\$782.00	\$2,111.77	\$2,893.77	\$27,106.23	\$30,000.00
213	ELECTRICITY	\$576.00	\$1,430.01	\$2,006.01	\$5,493.99	\$7,500.00
214	BOOKKEEPER	\$1,676.87	\$2,873.17	\$4,550.04	\$13,783.29	\$18,333.33
215	BILLING SUPPLIES	\$70.00	\$253.50	\$323.50	\$1,276.50	\$1,600.00
216	METER READER	\$166.32	\$296.84	\$463.16	\$1,390.84	\$1,854.00
217	METER REFUNDS	\$0.00	\$200.00	\$200.00	\$300.00	\$500.00
218	MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$100.00	\$100.00
220	CITY OF AUSTIN CONTRACT	\$0.00	\$0.00	\$0.00	\$2,600.00	\$2,600.00
221	CITY OF AUSTIN WATER	\$1,553.93	\$3,507.22	\$5,061.15	\$19,938.85	\$25,000.00
<b>TOTALS:</b>		\$7,595.47	\$16,296.10	\$23,891.57	\$96,283.76	\$120,175.33

**CHECKING ACCOUNT BALANCE:**

BEGINNING BALANCE	\$6,760.69	\$56,884.35
TOTAL REVENUES	\$50,123.66	
TRANSFER-TEXPOOL	\$0.00	
TOTAL EXPENSES	\$15,963.58	
TRANSFER-TEXPOOL	\$0.00	
INTEREST RET-TEXPOOL	\$27.06	\$15,990.64
<b>ENDING BALANCE</b>		<b>\$40,893.71</b>
<b>CHECKBOOK BALANCE</b>		<b>\$40,893.71</b>

**TEXPOOL BALANCE:**

BEGINNING BALANCE	\$350,973.14
DEPOSITS	\$0.00
INTEREST	\$27.06
<b>TOTAL</b>	<b>\$351,000.20</b>
WITHDRAWALS	\$0.00
<b>ENDING BALANCE</b>	<b>\$351,000.20</b>

**VILLAGE OF SAN LEANNA  
FINANCIAL REPORT  
12-1-2020 -- 12-31-2020**

**WATER SYSTEM - DEBT SERVICE FUND - REGIONS**

**BOND DEBT BALANCE** **\$0.00**

**ROAD IMPROVEMENT FUND - 2017-2021**

<b><u>REVENUES</u></b>	<b><u>CURRENT MONTH</u></b>	<b><u>YTD TOTAL</u></b>	<b><u>DIFFERENCE</u></b>	<b><u>BUDGET 20-21</u></b>
301 CAPITAL METRO - BTC FUNDING 2021	\$0.00	\$0.00	\$14,000.00	\$14,000.00
302 TRANSFER - CAPITAL METRO - RESERVE	\$28,040.00	\$28,040.00	\$0.00	\$28,040.00
303 CAPMETRO - BTC - PROJECT REIMBURSE	\$0.00	\$0.00	\$32,000.00	\$32,000.00
304 TRANSFER - ROAD PROJECT RESERVED	\$140,000.00	\$140,000.00	\$0.00	\$140,000.00
<b><u>TOTALS:</u></b>	<b>\$168,040.00</b>	<b>\$168,040.00</b>	<b>\$46,000.00</b>	<b>\$214,040.00</b>

<b><u>EXPENSES</u></b>	<b><u>CURRENT MONTH</u></b>	<b><u>YTD TOTAL</u></b>	<b><u>DIFFERENCE</u></b>	<b><u>BUDGET 20-21</u></b>
310 ROAD IMPROVEMENT - OLD MANCHACA I	\$0.00	\$0.00	\$184,000.00	\$184,000.00
311 MISC - 50TH ANNIVERSARY VSLSIGNS	\$0.00	\$0.00	\$2,000.00	\$2,000.00
<b><u>TOTALS:</u></b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$186,000.00</b>	<b>\$186,000.00</b>

**RESERVED FUND BALANCES**

<b><u>WATER FUND CONTINGENCY</u></b>	<b>\$50,000</b>	<b>\$50,000</b>
<b><u>ROAD FUND:</u></b>		
RESTRICTED CAPITAL METRO	\$28,040	\$28,040
RESERVE FOR PROJECTS	<u>\$140,000</u>	<u>\$140,000</u>
<b>TOTAL ROAD RESERVE</b>	<b>\$168,040</b>	<b>\$168,040</b>
<b><u>GENERAL FUND CONTINGENCY</u></b>	<b>\$50,000</b>	<b>\$50,000</b>
<b>CURRENT BUDGET RESERVE</b>	<b><u>\$71,170</u></b>	<b><u>\$37,010</u></b>
<b><u>TOTAL ALL RESERVED FUNDS</u></b>	<b>\$339,210</b>	<b>\$305,050</b>
<b>TOTAL TEXPOOL AND CHECKBOOK</b>	\$357,734	\$391,894
<b>LESS TOTAL RESERVED</b>	<u>\$339,210</u>	<u>\$305,050</u>
<b><u>UNALLOCATED AVAILABLE FUNDS</u></b>	<b>\$18,524</b>	<b>\$86,844</b>