



CITY OF HIGHLAND HAVEN
510 Highland Drive, Suite A
Highland Haven, Texas 78654-8278
Telephone: 830-265-4366

AGENDA – BOARD OF ALDERMEN MEETING

DATE: Tuesday, May 6, 2025

TIME: 7:00 p.m.

PLACE: Highland Haven Community Center

1. Open Meeting and Establish Quorum/Roll Call– Mayor

Mayor Pro Tem Terry Nuss	☐ Present	☐ Absent
Alderperson Don Hagans	☐ Present	☐ Absent
Alderperson Bruce Robertson	☐ Present	☐ Absent
Alderperson Lynn Smith	☐ Present	☐ Absent
Alderperson Terry Smith	☐ Present	☐ Absent

2. Pledge of Allegiance

3. Recognize Visitors

4. Announcements, Proclamations, or Presentations

A. **National Safe Boating Week**

5. Public Comment

(At this time, any person with business before the BOA not scheduled on the agenda may speak to the Board. No formal action can be taken on these items at this meeting. No discussion or deliberation can occur. Comments regarding specific agenda items should occur when the item is called.)

ACTION ITEMS

6. Consider Consent items:

The items listed are considered to be routine and non-controversial by the Board of Aldermen and will be approved by one motion; there will be no separate discussion of these items unless a Board member so requests, in which case the item will be removed from the Consent Agenda prior to a motion and vote. The item will be considered in its normal sequence on the regular agenda.

A. **Meeting Minutes for April 15, 2025.**

B. **Water Usage Report**

7. Discussion and/or Possible Action: **Commercial Zoning Ordinance**

8. Convene into Executive Session as per Texas Govt. Code §551.072 to discuss Real Property.

A. Closed Session:

i. Discuss real property matters.

B. Open Session: Reconvene into Open Session.

9. Discussion and/or Possible Action on Executive Session matters.

A. Real Property matters.

10. Election Results

A. Unopposed candidates

B. Canvass period – Ends May 14, 2025

C. Oath of Office – May 29, 2025, meeting at 10:00 AM

DISCUSSION / INFORMATION ITEMS

11. Refresh **City's logo**

12. Town Bulletin Board Update

13. Discussion – Budget FY 2026

- A. Preliminary estimated taxable values
- B. Water Budget

14. Review assignments for the Planning and Zoning Commission

- A. Review of current Planning and Zoning assignments
- B. The next P&Z meeting is scheduled for May 8, 2025, at 6:00 pm.

15. Legislative Updates

- A. City Administrator's Update
- B. Legislative Bill Update
 - i. S.B. 785 (Flores), allows HUD-code manufactured homes in residential zoning districts. Passed by the Senate and sent to the House for their vote!
 - ii. S.B. 673 (Hughes) – Accessory Dwelling Units: allows an accessory dwelling unit (ADU) in a single-family-zoned or un-zoned area by right and prohibits a city's ability to regulate an ADU in certain ways. Passed by Senate and sent to the House for their vote!
 - iii. H.B. 4812 (Oliverson), a city may not require the preparation or submission for approval of a subdivision plat in connection with the creation or alteration of a condominium. Already voted out of committee, ready for House vote.
 - iv. Consider alternate bill language to address issues in large cities, i.e. "Applies to cities with a population over 90,000 in a county with a population over 300,000."
 - v. Are there other bills that will affect HH we need to discuss in a public forum???
 - vi. 26 days to Texas Legislature Session sine die. Bills are being sent forward daily by both House and Senate for final approvals.

16. Drainage Issues

17. Review Water System

- A. Central Texas Groundwater Conservation District
 - i. Pumping Permit
 - ii. Drought Status – Stage 4
 - iii. 15% Mandatory Water Restrictions
- B. Maintenance and Operations Issues

18. Review Solid Waste Services

19. Mayor's Report

20. Aldermen Comments

Next regular meeting – Tuesday, May 20, 2025, at 7:00 p.m., Highland Haven Community Center.

Adjournment.

Posted May 1, 2025

CERTIFICATION OF POSTING

I, SARAH COLLARD, CERTIFY THAT THE FOREGOING AGENDA HAS BEEN POSTED AT HIGHLAND HAVEN CITY HALL, 510 HIGHLAND DRIVE, SUITE A; HIGHLAND HAVEN, TX ON THE INDOOR AND OUTDOOR NOTICE BOARDS OF CITY HALL WHICH ARE ACCESSIBLE TO THE PUBLIC AT ALL TIMES AND THE CITY WEBSITE AT WWW.HIGHLANDHAVENTX.COM ON May 1, 2025, BY 5:00 PM AND REMAINED SO POSTED FOR AT LEAST 72 HOURS PRECEDING THE SCHEDULED TIME OF SAID MEETING.



Sarah Collard

Sarah Collard, City Secretary

THIS MEETING SHALL BE CONDUCTED PURSUANT TO THE TEXAS GOVERNMENT CODE SECTION 551.001 ET SEQ. AT ANY TIME DURING THE MEETING THE BOARD RESERVES THE RIGHT TO ADJOURN INTO EXECUTIVE SESSION ON ANY OF THE ABOVE POSTED AGENDA ITEMS IN ACCORDANCE WITH THE SECTIONS 551.071 (Advice of Counsel), 551.072 (Real Property), 551.073 (Gifts or Donations), 551.074 (Personnel), 551.076 (Security), 551.087 (Economic Development) and/or 418.183 (Homeland Security).



HIGHLAND HAVEN NATIONAL SAFE BOATING WEEK PROCLAMATION

WHEREAS, National Safe Boating Week is observed to bring attention to important life-saving tips for recreational boaters so that they can have a safer, more fun experience out on the water throughout the year; and

WHEREAS, on average, 650 people die each year in boating-related accidents in the U.S.; 75 percent of these are fatalities caused by drowning; and

WHEREAS, the vast majority of these accidents are caused by human error or poor judgment and not by the boat, equipment, or environmental factors; and

WHEREAS, a significant number of boaters who lose their lives by drowning each year would be alive today had they worn their life jackets.

NOW, THEREFORE, BE IT RESOLVED that the City of Highland Haven Board of Aldermen do hereby support the goals of the Safe Boating Campaign and proclaim May 17-23, 2025 as National Safe Boating Week and the start of the year-round effort to promote safe boating.

BE IT FURTHER RESOLVED that the City of Highland Haven Board of Aldermen urges all those who boat to practice safe boating habits and wear a life jacket at all times while boating.

Adopted this 6th day of May, 2025.

SIGNED:

Olan Kelley
Mayor, City of Highland Haven



CITY OF HIGHLAND HAVEN
510 Highland Drive, Suite A
Highland Haven, Texas 78654-8278
Telephone: 830-265-4366

MINUTES – BOARD OF ALDERMEN MEETING

DATE: Tuesday, April 15, 2025

TIME: 7:00 p.m.

PLACE: Highland Haven Community Center

1. Open Meeting and Establish Quorum/Roll Call– **Mayor Kelley called the meeting to order at 7:01 PM.**

Mayor Pro Tem Terry Nuss	✓ Present	☐ Absent
Aldersperson Don Hagans	✓ Present	☐ Absent
Aldersperson Bruce Robertson	✓ Present	☐ Absent
Aldersperson Lynn Smith	✓ Present	☐ Absent
Aldersperson Terry Smith	✓ Present	☐ Absent

2. Pledge of Allegiance - **Mayor Kelley led the Pledge of Allegiance**
3. Recognize Visitors – Visitors present were Judy Kelley, Marvin Filla and John Novak
4. Announcements, Proclamations, or Presentations
5. Public Comment

(At this time, any person with business before the BOA not scheduled on the agenda may speak to the Board. No formal action can be taken on these items at this meeting. No discussion or deliberation can occur. Comments regarding specific agenda items should occur when the item is called.)

Marvin Filla requested clarification on how public comments and questions are handled during Board meetings.

ACTION ITEMS

6. Consider Consent items:
The items listed are considered to be routine and non-controversial by the Board of Aldermen and will be approved by one motion, there will be no separate discussion of these items unless a Board member so requests, in which case the item will be removed from the Consent Agenda prior to a motion and vote. The item will be considered in its normal sequence of the regular agenda.
- A. Meeting Minutes for April 1, 2025
 - B. March 2025 Financials
 - C. March 2025 Utility Report
 - D. March 2025 Sales Tax Report

Motion to approve Consent Agenda Items made by Terry Smith, seconded by Lynn Smith.

Vote 5-0

7. Convene into Executive Session as per Texas Govt. Code §551.072 to discuss Real Property and Texas Govt. Code §551.074 to discuss personnel.
- A. Closed Session:
 - i. Discuss real property matters.
 - B. Open Session: Reconvene into Open Session.

The Board did not convene into Executive Session.

8. Discussion and/or Possible Action on Executive Session matters.
- A. Real Property matters.

DISCUSSION / INFORMATION ITEMS

9. Board Meetings/Assurance of Quorum – May, June, July
10. Refresh City's logo
11. Town Bulletin Board Update
12. Discussion – Budget FY 2026
13. Review Planning and Zoning Commission Recommendations to BOA
 - A. Commercial Zoning Ordinance
14. Review assignments for the Planning and Zoning Commission
 - A. Review of current Planning and Zoning assignments
 - B. The next P&Z meeting is scheduled for May 8, 2025, at 6:00 pm.
15. Legislative Updates
 - A. City Administrator's Update
 - B. Legislative Bill Update
16. GIS Update
17. Drainage Issues
18. Review Water System
 - A. Central Texas Groundwater Conservation District
 - i. Pumping Permit
 - ii. Drought Status – Stage 4
 - iii. 15% Mandatory Water Restrictions
 - iv. Lawn Watering restricted to once a week
 - i. Follow LCRA Domestic Water Use Watering Schedule
 - a. Saturday for odd numbered addresses
 - b. Sunday for even numbered addresses
 - c. <https://www.lcra.org/water/permits-contracts/water-supply-contracts/domestic-use/>
 - B. Maintenance and Operations Issues
19. Review Solid Waste Services
20. Mayor's Report
21. Aldermen Comments

Next regular meeting – Tuesday, May 6, 2025, at 7:00 p.m., Highland Haven Community Center.

Motion to adjourn was made by Terry Smith, seconded by Terry Nuss.

Vote 5-0

Adjournment.

The Meeting adjourned at 8:17 PM.

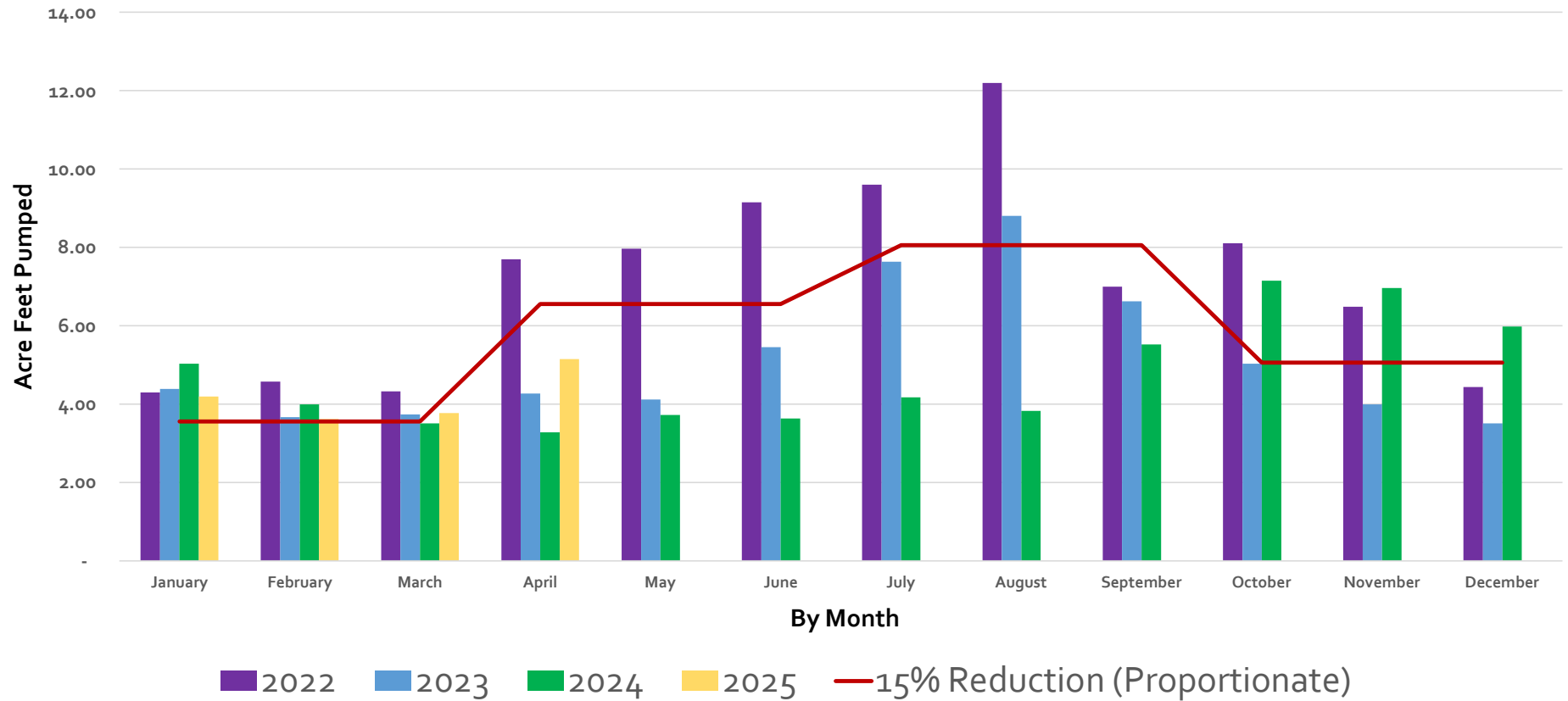
Olan Kelley, Mayor

Sarah Collard, City Secretary





PUMPING – CITY WATER USAGE



**CITY OF HIGHLAND HAVEN
ORDINANCE ____**

COMMERCIAL ZONING

**AN ORDINANCE OF THE CITY OF HIGHLAND HAVEN, TEXAS, AMENDING
CHAPTER 9 PLANNING AND DEVELOPMENT REGULATIONS SECTION
9.02.003 ZONING DISTRICTS, DISTRICT C; AND PROVIDING FOR THE
FOLLOWING; FINDING OF FACT, SAVINGS, SEVERABILITY, AND
REPEALER. EFFECTIVE DATE, AND PROPER NOTICE AND MEETING.**

Whereas, the Board of Aldermen of the City of Highland Haven, Texas, (City) has determined that quality of life and aesthetics are important issues and concerns affecting the City and seeks to provide for the safe and orderly development of land within the City; and

Whereas, in the course of adopting the regulations established by this Ordinance, the Board of Aldermen has given careful consideration to the unique qualities of the City, including the community's history, geography, natural resources, existing structures, property values, surrounding communities, public facilities and infrastructure; and with a view of conserving property values and encouraging the most appropriate use of land in the City; and

Whereas, the regulations established by this Ordinance are a furtherance of the public interest, for the good government, peace, order, trade, and commerce of the City; and

Whereas, the Board of Aldermen considers the present ordinance necessary to reconcile and bring consistency to certain aspects of the Commercial Zoning ordinance for the proper governance, health, and safety of the City; and

Whereas, the Planning and Zoning Commission has considered the contents of this ordinance and held a public hearing on _____, at which time all persons interested in the proposed amendments to the City's zoning ordinance had an opportunity to be heard; and

Whereas, the Board of Aldermen held a public hearing on _____, at which time all persons interested in the proposed amendments to the City's zoning ordinance had an opportunity to be heard.

**NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF
THE CITY OF HIGHLAND HAVEN, TEXAS:**

SECTION I. FINDINGS OF FACT

All of the above premises are hereby found to be true and correct legislative and factual findings of the Board of Aldermen and are hereby approved and incorporated into the body of this Ordinance as if copied in their entirety.

SECTION II. AMENDMENT

Chapter 9 Planning and Development Regulations, Section 9.02.003(a) Zoning Districts is hereby amended as follows:

District A	Agricultural
District B	Planned Unit Development (PUD)
Sub-Category	Institutional properties
Sub-Category	Mixed Use properties
District C	Commercial
Sub-Category	Office (O)
Sub-Category	General Business (GB)
Sub-Category	Light Industrial (LI)
Sub-Category	Governmental, Utility, and Institutional District (GUI)
District R1	Single Family Residential 1 (SFR1)
District R2	Single Family Residential 2 (SFR2)

Chapter 9 Planning and Development Regulations, Section 9.02.003(f) Zoning District C is hereby amended as follows:

DISTRICT: COMMERCIAL

1. AREA (legal description of area requested for rezoning as provided by Requestor)
2. PURPOSE: The purpose of the general commercial district is to set aside defined land areas within the city, commensurate with anticipated demand, for commercial uses that serve the surrounding community with retail goods and services, in locations where transportation access can be maximized, while creating an environment to enhance the public image of the city, encourage economic investment, and provide attractive gateways into the city.

No area, building, or structure may be used, constructed, or altered except for those permitted by the City.

Regulation of commercial district development is intended to support the rural and recreational quality of life enjoyed by residents and property owners of the City by promoting business uses typical of a small Texas Hill Country Community.

Property Owners may, by variance request to the City, request business use of a property zoned other than commercial. Requests will be considered on a case-by-case basis.

3. USE REGULATIONS:

(See Chart 5)

A. GENERAL CONDITIONS AND LIMITATIONS

1. That the use is not objectionable, as defined by a positive vote of the Board of Aldermen, due to traffic, odor, excessive light pollution, smoke, dust, noise, vibration or similar nuisance and that such odors, smoke, dust noise or vibration be generally contained within the property, except that which is caused by customer and employee vehicles.
2. No building shall be erected, and no existing building shall be moved, structurally altered, added to or enlarged, nor shall any land, building or premises be used or designated for use for any purpose or in any manner other than provided for hereinafter in the zoning district in which the land or premises is located; provided, however, that necessary structural repairs may be made where health and safety are endangered.

B. CONDITIONAL USES:

Non-conforming or conditional uses are permitted in only two distinct instances.

1. Property owners may receive approval of conditional use by a positive vote of the Board of Aldermen.
2. Property owners who are actively using property for unapproved conditional purposes on May 6, 2025, may continue to use that property for that purpose, under the following conditions:
 - a. There will be no future expansion of such facilities or uses;
 - b. If existing facilities are expanded or remodeled, such conditional use becomes subject to the full force of this ordinance, including but not limited to the requirement that conditional use is granted only by positive vote of the Board of Aldermen;
 - c. Sale of said property will not convey conditional use approval to subsequent property owners. Conditional use of said property by a new owner will be subject to the full force of this ordinance, including but not limited to, requirement that conditional use is granted by a positive vote of the Board of Aldermen.

4. SITE DEVELOPMENT REQUIREMENTS

- A. PURPOSE: The purpose of this section is to provide control over the commercial areas of the City so that they will complement existing activities, structures, and neighborhoods, and conform to future plans of the City's growth.
- B. REVIEW: An applicant for a building permit for new construction or remodeling on any property zoned Commercial must submit to the City for review a description of the activity to be conducted, the location, building plans, site plans with drawings, dimensions, and specifications.

- C. SITE PLAN SUBMISSION: A site plan shall be accurately and legibly drawn to scale with dimensions, and shall show the following items, as may be applicable for review of the proposed improvements:
1. Points of reference to accurately locate the site;
 2. The boundary of the existing property;
 3. Existing and/or proposed buildings;
 4. Proposed occupancy;
 5. Parking layout and drives;
 6. Means of ingress and egress;
 7. Loading areas;
 8. Fire lanes;
 9. Areas to be landscaped;
 10. Screening/Fencing;
 11. Public and private sidewalks;
 12. Refuse facilities with screening;
 13. Adjoining streets and alleys, including curbs, medians, and storm drains;
 14. Drainage, electric, telephone, gas, cable television, and other utility easements;
 15. Zoning;
 16. Size of buildings;
 17. Computations of building areas for each occupancy, site area, and parking ratio;
 18. Existing or proposed water and sanitary sewer lines and estimated water requirements;
 19. Sign locations;
 20. Other such information as considered essential by the Planning & Zoning Commission or the City.
- D. SITE DEVELOPMENT REGULATIONS:
1. Paved Sidewalks, driveways, and parking areas are required.
 2. Screening of loading and storage facilities is required.
 3. A portable or temporary building of less than 500 square feet shall be allowed only when incidental to the construction of a permanent structure and shall be removed when the permanent structure is completed.
 4. See Charts 1 – 4.
- E. APPROVAL: Approval will be given based on appropriately conforming to the specific activity at the specific location with regard to existing activities, structures, neighborhoods, and to the plans of the City.
- F. ELEMENTS OF SITE PLAN APPROVAL:
- The following will be used as guidelines in determining the acceptability of submitted designs:
1. Drainage, driveways, sewage and water utilities, and traffic flow plans must be approved by all governing County and State entities before final approval of the site plan will be granted by the Board of Aldermen.

2. All plans submitted must comply with the building codes in effect for the City at the time said plans are submitted (refer to Chapter 4.02.002).
 3. Surface area of any building façade must be a material approved for use by a national model code published within the last three code cycles that applies to the construction, renovation, maintenance, or other alteration of the building. Wood must be properly painted, stained, protected, sealed, or otherwise treated appropriately for the type of wood material used.
 4. Masonry buildings must use brick, stone, stucco, and similar materials. If concrete or cinderblock is used, it must be either textured and painted or coated with stucco or a similar material.
 5. Minimum landscaped open space must be provided as follows:
 - a. Office uses: fifteen percent of lot area;
 - b. Commercial uses: ten percent of lot area;
 - c. Industrial uses: five percent of lot area.Said area must be landscaped with grass, trees, shrubs, flowers, native vegetation, or drought-resistant plants.
 6. Material used on the framing or exterior of any structure must be material approved for use by a national model code published within the last three code cycles that applies to the construction, renovation, maintenance, or other alteration of the building. Antique, reclaimed, or recycled material may be used on interior surfaces at the property owner's discretion.
 7. All heating and air conditioning equipment shall be screened from the view of any public street.
 8. Rear yards shall be required, only in the instance where the property abuts, along its rear lot line, property zoned and used for residential purposes, in which case a ten-foot rear yard shall be provided between Office/General Business and Residential uses, and not less than a twenty-foot rear yard between Light Industrial and Residential uses. No yard or other open space provided to comply with the provisions of this Subchapter shall be considered providing a yard or open space for a building on any other lot.
 9. Outside storage and trash receptacles shall be enclosed from view by the general public by a solid fence constructed of masonry or wood; the fence shall be a minimum of six feet tall. Where an industrial use property abuts a Residential use, a solid fence must be a minimum of eight feet in height (over eight feet in height must be approved by the City through the Development Process) and shall be provided along the entire common boundary. No outside storage or trash receptacle shall be higher than the height of screening. All screening shall be maintained in a safe and sightly condition at all times. All General Commercial or Industrial District trash dumpsters shall be serviced from the owner's property.
- G. REJECTION: If the review results in a rejection of the plans, the City will send a letter of rejection to the applicant within five business days after rejection is given stating the specific reasons for the rejection. The applicant

may modify the plans accordingly and resubmit the new plans to the City at any time after this notice is received.

- H. APPEALS: Any person may appeal the City's decision (rejection) to the Board of Aldermen.
- I. SIGN REGULATIONS: Permitted commercial signs must be on the same lot as the business establishment to which they refer and comply with all setbacks for the relevant Zoning District.
 - 1. Temporary signs, movable marquees, and banners are prohibited, except for construction signs during development.
 - 2. Signs (advertising) must be on the same lot as the business establishments to which they refer and shall not be placed within any required yard nor within twenty-five (25) feet of any Residential District. Signs may be illuminated but must be stationary and non-flashing. All signs shall comply with all applicable provisions of this ordinance and any other applicable ordinance of the City.
- J. OFF-STREET LOADING REQUIREMENT:
Any business use that receives or distributes materials or merchandise by vehicle shall provide, when required by use district regulations, off-street loading spaces in accordance with the following requirements:
 - 1. Floor area shall mean the gross floor area of use.
 - 2. Fractional spaces shall be rounded to the next higher whole space.
 - 3. Whenever a building or use, existing on the date of the ordinance from which this chapter is derived, is enlarged, it shall then and thereafter comply with the off-street loading requirements.
 - 4. Off-street loading spaces shall be located on the same lot as the building or use served.
 - 5. A loading space shall contain a minimum of 420 square feet and shall be approximately 12 feet in width and 35 feet in length. All loading spaces, maneuvering aisles and driveways shall be paved.
 - 6. One loading space for each 5,000 square feet of floor area.
- K. BINDING SITE PLAN: Compliance by the applicant to the site plan submitted and approved will be determined by the City's designee. Should said designee determine that actual construction varies from the approved plans, the City's designee may issue a violation, the applicant may be subject to a fine, and a stop-work order may be issued until such variance is resolved.

5. COMMERCIAL DISTRICTS

A. Office District – District "O"

- 1. PURPOSE: Allows office development to a maximum of two stories for use in providing professional and other services. (See Chart 5)
- 2. CONDITIONS AND LIMITATIONS:
 - a. Does not allow hospitals or call centers.
 - b. Business hours 7am – 7pm.

B. General Business – District “GB”

1. **PURPOSE:** This district allows general retail and commercial uses in the following listed use areas:
 - a. Listing of types of businesses (See Chart 5)
 - b. Uses as determined by the Planning and Zoning Commission and the Board of Aldermen which are closely related and similar in nature and environmental impact to uses listed in Chart 5.
 - c. Any business not listed in Chart 5 shall apply for approval by the City.
2. **CONDITIONS AND LIMITATIONS:**
 - a. Accessory buildings shall be permitted only in the rear yard except when the lot on which the main building is located backs up to residential zones, but in no case may any accessory building occupy a public utility easement.
 - b. That the business be conducted wholly within an enclosed building, except for delivery, catering, gasoline sales, nurseries, and garden centers.
 - c. That required yards and outdoor areas not be used for display, sale, vehicles, equipment, containers, or waste material, save and except for screened dumpster collection areas.
 - d. That all merchandise be sold on the premises, except for delivery and catering.
 - e. Establishments located on property that is within 300' of any property zoned for residential use when commercial use is first established may not be open to the general public before 5:00 a.m. and must be closed to the general public by 10:00 p.m.
 - f. A variance request may be submitted to the City for deviations from conditions and limitations.

C. Light Industrial – District “LI”

1. **PURPOSE:** This district is designed to provide locations for outlets offering goods and services to a targeted segment of the general public as well as industrial users. The uses included primarily serve other commercial and industrial enterprises. No building or land shall be used, and no building hereafter shall be erected, maintained, or structurally altered, except for one (1) or more of the uses hereinafter enumerated. Allows assembly, packaging, and manufacture of nonhazardous, non-volatile goods, materials, products, or equipment and the following listed uses: (See Chart 5)
 - a. **Light Manufacturing**
 - i. Light manufacturing, fabrication, assembly, or processing of goods or materials, products, or equipment.
 - ii. Repair, servicing, painting, packaging, or cleaning of goods, materials, products, or equipment.
 - iii. Research, development, and testing activities.

2. CONDITIONS AND LIMITATIONS.

a. See Charts 1-4.

3. PERFORMANCE STANDARDS: Light Industrial Districts. All uses in the LI (Light Industrial) District shall conform in operation, location, and construction to the minimum performance standards herein specified for noise, odorous matter, toxic and noxious matter, glare, smoke, particulate matter, and other air contaminants, fire, explosive and hazardous matter, and vibration.

4. NOISE NUISANCES:

By authority of:

Texas Local Government Code, Title 7. Regulations of Land Use, Structures, Businesses, and Related Activities,

Subtitle A. Municipal Regulatory Authority

The City may define, declare, and abate noise nuisances.

The City defines a noise nuisance for purposes of Commercial Zone LI as:

Unreasonably loud, disturbing, or unnecessary noise that causes material distress, discomfort, or injury to a reasonable person of ordinary sensitivity in the immediate vicinity thereof; and/or any noise of such character, intensity and continued duration that it substantially interferes with the comfort and enjoyment of private homes or with the normal operations of neighboring businesses, by reasonable persons of ordinary sensitivity.

D. Governmental, Utility, and Institutional District (“GUI”)

1. PURPOSE This district is intended to provide appropriate areas for uses that provide important community services often requiring large amounts of land. Uses permitted in the GUI district and other substantially similar uses generate a large amount of traffic. Land abutting a major street that can be used for access will be considered appropriate for GUI classification. (See Chart 5)

Chart 1							
<u>Zoning District</u>	<u>Front Setback</u>	<u>Side Setback</u>	<u>Street Side Yard Setback</u>	<u>Rear Setback</u>	<u>Min. Lot SF Area</u>	<u>Min. Lot Width</u>	<u>Height Limit</u>
<u>O</u>	25 ft.	10 ft.	15 ft.	25 ft.	6,000	50 ft.	35 ft.
<u>GB</u>	25 ft.	10 ft.	15 ft.	15 ft.	6,000	50 ft.	45 ft.
<u>LI</u>	25 ft.	25 ft.	25 ft.	25 ft.	9,000	80 ft.	45 ft.
<u>GUI</u>	25 ft.	15 ft.	15 ft.	15 ft.	7,500	60 ft.	35 ft.

Chart 2		
<u>Zoning District</u>	<u>Maximum Lot Coverage Main Building(s)</u>	<u>Coverage Main Buildings and All Accessory Buildings</u>
<u>Q</u>	50%	60%
<u>GB</u>	60%	70%
<u>LI</u>	50%	60%
<u>GUI</u>	60%	70%

Chart 3			
<u>Zoning District</u>	<u>Building Area - Maximum Floor Area Ratio</u>		<u>Land Area</u>
<u>Q</u>	.8	To	1
<u>GB</u>	1.8	To	1
<u>LI</u>	1.5	To	1
<u>GUI</u>	1.5	To	1

Chart 4	
<u>Use</u>	<u>Minimum Number of Parking Spaces (1)</u>
Cafes, Restaurants, and Similar Use	1 space per 4 customer seats
Banks, Offices, Retail Establishments, Shopping Centers, and Similar Uses Catering to General Public	One space 250 square ft of gross floor area
Warehouse and Distribution Operations	One space per 1,000 square ft of gross floor area
Outdoor Storage	One space per 2,000 square ft

Chart 5				
<u>Business Type</u>	<u>O</u>	<u>GB</u>	<u>LI</u>	<u>GUI</u>
Antique shops		X		
Apparel shop		X		
Arts, craft, hobby shop (inside sales)		X		
Bakery, confectionary – retail and/or commercial sales		X		
Bank, credit union	X	X		
Barber shop, beauty shop		X		
Building materials, hardware (inside sales)		X		
Business services	X	X		
Cabinet, upholstery shop			X	
Cafes, cafeterias, restaurants		X		
Camera, photography	X	X		
Churches				X
Clinics without overnight services		X		
Community buildings				X
Convenience store		X		
Department, sporting goods, novelty, variety, toy stores		X		
Drapery, needlework, weaving shops		X		
Drugstore		X		
Electrical substations				X
Facilities for assembly of computer software products			X	
Florists, jewelry, optical goods stores		X		
Gas station		X		
Gym, fitness center		X		
Household/office furniture/furnishings stores		X		
Laundry/dry cleaning substation		X		
Municipal recreation facilities				X
Package liquor stores		X		
Parks, playgrounds				X
Public buildings				X
Public utility substations & distribution centers				X
Retail supplying common shopping needs of residents		X		
Schools-public and private				X
Shoe and leather repair		X		
Warehousing and distributing operations			X	
Wastewater treatment plants				X
Water supply - reservoirs, plants, water towers				X
Wholesale distributor			X	

SECTION III: SAVINGS/REPEALING CLAUSE. All provisions of any ordinance in conflict with this Ordinance are hereby repealed to the extent they are in conflict; but such repeal shall not abate any pending prosecution for violation of the repealed ordinance, nor shall the repeal prevent a prosecution from being commenced for any violation if occurring prior to the repeal of the ordinance. Any remaining portions of said ordinances shall remain in full force and effect.

SECTION IV: SEVERABILITY. Should any section, subsection, sentence, clause, or phrase of this Ordinance be declared unconstitutional or invalid by a court of competent jurisdiction, it is expressly provided that any and all remaining portions of this Ordinance shall remain in full force and effect. The City of Highland Haven hereby declares that it would have passed this Ordinance, and each section, subsection, clause or phrase thereof irrespective of the fact that any one or more sections, subsections, sentences, clauses, and phrases be declared unconstitutional or invalid.

SECTION V: PENALTY. Any person, firm, entity, or corporation who violates any provision of this Ordinance or the City's Zoning Ordinance, as they exist or may be amended, shall be deemed guilty of a misdemeanor, and upon conviction, therefore, shall be punishable as provided in article 1.03. Each continuing day's violation shall constitute a separate offense. The penal provisions imposed under this Ordinance shall not preclude the City from filing suit to enjoin the violation. The City of Highland Haven retains all legal rights and remedies available to it pursuant to local, state, and federal law.

SECTION VI: PUBLICATION AND EFFECTIVE DATE. This Ordinance shall become effective immediately upon its adoption and its publication as required by law.

SECTION 9. OPEN MEETING. That it is hereby officially found and determined that the meeting at which this Ordinance was passed was open to the public as required by law, and that public notice of the time, place, and purpose of said meeting was given, all as required by Article 551. 041, Texas Government Code.

PASSED, APPROVED AND ADOPTED by the Board of Aldermen of the City of Highland Haven, Texas, on this the _____ day of _____, 2025.

Olan Kelley, Mayor

ATTEST:

Sarah Collard, City Secretary

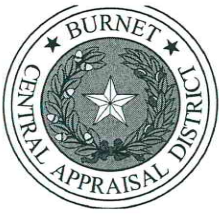
Highland Haven City Logo

Option 1



Option 2





Burnet Central Appraisal District
P: (512) 756-8291
223 Pierce St
PO Box 908
Burnet, TX 78611

2025 Preliminary Estimated Taxable Value
CITY OF HIGHLAND HAVEN

April 25, 2025

City of Highland Haven

Budget Officer
CITY OF HIGHLAND HAVEN
510-A HIGHLAND DR
HIGHLAND HAVEN TX 78654

APR 29 2025

Received

Dear Budget Officer,

I am providing you the preliminary estimated taxable values at this time to help assist you in your early budget process. These values are estimates only and are subject to change due to the protest period and late exemptions and agricultural applications. The actual certified values, or if the Appraisal Review Board has not yet approved the appraisal records, an estimated value, will be provided by July 25th.

FREEZE ADJUSTED TAXABLE VALUE	\$257,681,600
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If you have any questions, please let me know.

Sincerely,

Stan Hemphill

Stan Hemphill
Chief Appraiser

Highland Haven Water Fund Operating		Estimated Ending Budget FY 24-25	Base Water Budget FY 25-26	Proposed Water Budget FY 25-26
Beginning Balance		\$ 223,132	\$ 137,654	\$ 137,654
9000 - Water Fund Revenues				
Charges for Services				
9200	9210 Water Sales Base Charges	\$ 355,000	\$ 332,352	\$ 346,518
	9215 Water Sales Volumetric Charges	\$ -	\$ 47,869	\$ 46,761
	9220 Tap Fees	\$ 9,000	\$ 9,000	\$ 9,000
	9225 Contractor Repair Charges	\$ -	\$ -	\$ -
Total	Charges for Services	\$ 364,000	\$ 389,221	\$ 402,279
	Percentage of Total	99.45%	99.57%	99.58%
Miscellaneous Income				
9230	9231 Miscellaneous Income	\$ 200	\$ 200	\$ 200
Total	Miscellaneous Income	\$ 200	\$ 200	\$ 200
	Percentage of Total	0.05%	0.05%	0.05%
Interest & Income from Investments				
9250	9251 Interest Income	\$ 1,800	\$ 1,500	\$ 1,500
Total	Interest & Income from Investments	\$ 1,800	\$ 1,500	\$ 1,500
	Percentage of Total	0.49%	0.38%	0.37%
Grant Funding				
9900	9910 Grand Funding	\$ -	\$ -	\$ -
Total	Grant Funding	\$ -	\$ -	\$ -
	Percentage of Total	0.00%	0.00%	0.00%
9000	Water Fund Revenue	\$ 366,000	\$ 390,921	\$ 403,979
62000 - Water Fund Expenses				
Bond Expenses				
62150	62151 Interest Expense	\$ 6,270	\$ 4,180	\$ 4,180
	62152 Bond Principal	\$ 105,000	\$ 105,000	\$ 105,000
Total	Bond Expenses	\$ 111,270	\$ 109,180	\$ 109,180
	Percentage of Total	24.65%	28.43%	27.02%
Administrative & Office				
62200	62201 Office Supplies	\$ 2,600	\$ 2,600	\$ 2,600
	62206 Software	\$ 2,500	\$ 2,550	\$ 2,550
	62207 Postage	\$ 4,200	\$ 4,200	\$ 4,200
	62208 Public Notice Publication	\$ 200	\$ 200	\$ 200
	62210 Travel Reimbursement	\$ 200	\$ 200	\$ 200
	62211 Schools & Training	\$ 500	\$ 500	\$ 500
	62212 Bank Fees	\$ 75	\$ 75	\$ 75
	62213 Food & Beverage	\$ 500	\$ 500	\$ 500
Total	Administrative & Office	\$ 10,775	\$ 10,825	\$ 10,825
	Percentage of Total	2.39%	2.82%	2.68%
Chemicals				
62350	62351 Chemicals	\$ 3,800	\$ 3,900	\$ 3,900
Total	Chemicals	\$ 3,800	\$ 3,900	\$ 3,900
	Percentage of Total	0.84%	1.02%	0.97%
Maintenance & Repair				
62400	62402 Repairs & Service Work	\$ 36,000	\$ 30,000	\$ 30,000
	62403 Buildings/Infrastructure	\$ 5,000	\$ 5,000	\$ 5,000
	62405 Material-pipe,pumps,meters	\$ 20,500	\$ 20,000	\$ 20,000
	62407 Generator Maint. & Repairs	\$ 8,300	\$ 8,500	\$ 8,500
Total	Maintenance & Repair	\$ 69,800	\$ 63,500	\$ 63,500
	Percentage of Total	15.46%	16.53%	15.72%
Professional Services				
62500	62502 Accounting/Audit Fees	\$ 8,000	\$ 8,250	\$ 8,250
	62503 Attorney Fees	\$ 1,100	\$ 1,100	\$ 1,100
	62511 Engineering Fees	\$ 1,100	\$ 1,100	\$ 1,100
	62512 Lab Fees	\$ 4,300	\$ 4,400	\$ 4,400
	62513 Contract Operator	\$ 75,000	\$ 90,000	\$ 90,000
Total	Professional Services	\$ 89,500	\$ 104,850	\$ 104,850
	Percentage of Total	19.82%	27.30%	25.95%
Utilities				
62600	62601 Electric	\$ 7,800	\$ 8,000	\$ 8,000
	62604 Telephone	\$ 1,000	\$ 1,000	\$ 1,000

	62605 Answering Service	\$	-	\$	-	\$	-
Total	Utilities	\$	8,800	\$	9,000	\$	9,000
	Percentage of Total		1.95%		2.34%		2.23%
	Services & Charges						
	62705 Contract Mowing Expense	\$	1,600	\$	1,650	\$	1,650
62700	62712 Tap Installation	\$	3,000	\$	3,100	\$	3,100
	62713 Storage Facilities	\$	5,300	\$	5,450	\$	5,450
	62714 Johnson East Well Water Usage	\$	500	\$	500	\$	500
	62715 TCEQ	\$	1,050	\$	1,100	\$	1,100
Total	Services & Charges	\$	11,450	\$	11,800	\$	11,800
	Percentage of Total		2.54%		3.07%		2.92%
	Membership Fees/Dues						
62800	62806 TRWA Membership	\$	550	\$	575	\$	575
	62807 AWWA	\$	400	\$	425	\$	425
Total	Membership Fees/Dues	\$	950	\$	1,000	\$	1,000
	Percentage of Total		0.21%		0.26%		0.25%
	Capital Projects						
62900	62901 Water Tank Project	\$	78,154	\$	-	\$	-
	62902 Capital Reserves	\$	-	\$	-	\$	20,000
Total	Capital Projects	\$	78,154	\$	-	\$	20,000
	Percentage of Total		17.31%		0.00%		4.95%
62000	Water Fund Expenses	\$	384,499	\$	314,055	\$	334,055

76000 - Interfund Transfers

	Transfers In						
76010	76010 Transfers in from General Fund	\$	-	\$	-	\$	-
	76010 Transfers in From Solid Waste	\$	-	\$	-	\$	-
	76010 Other Transfers in	\$	-	\$	-	\$	-
Total	Transfers In	\$	-	\$	-	\$	-
	Transfers Out						
	76020-1 Transfers To General Fund	\$	66,979	\$	70,000	\$	70,000
76020	76020-2 Transfers to Water Fund	\$	-	\$	-	\$	-
	76020-3 Transfers to Solid Waste Fund	\$	-	\$	-	\$	-
	76020-4 Transfers to GF CIP	\$	-	\$	-	\$	-
	76020-5 Transfers to HHWS CIP	\$	-	\$	-	\$	-
Total	Transfers Out	\$	66,979	\$	70,000	\$	70,000
	Percentage of Total		14.84%		18.23%		17.32%

Total Revenues and Transfers In	\$	366,000	\$	390,921	\$	403,979
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Total Expenses and Transfers Out	\$	451,478	\$	384,055	\$	404,055
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Balance: Total Revenues and Transfers in Minus Total Expenses and Transfers out	\$	(85,478)	\$	6,866	\$	(76)
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Total Revenues, Transfers In Plus Beginning Balance	\$	589,132	\$	528,575	\$	541,633
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Ending Balance	\$	137,654	\$	144,520	\$	157,502
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30% Ending Balance	\$	135,443	\$	115,217	\$	115,217
50% Ending Balance	\$	225,739	\$	192,028	\$	192,028

Water Fees for Fiscal Year 2026 (Oct 2025-Sept 2026)	Oct-Dec 2025	Jan-Sep 2026	Jan-Sep 2026
Resident Base Monthly Rate (Includes 0-2,000 Gallons)	\$ 59.00	\$ 61.50	\$ 65.00
Non-Resident Base Monthly Rate (Includes 0-2,000 Gallons)	\$ 64.00	\$ 67.00	\$ 72.00
Residential Volume Charge 2,001-5,000 Gallons	\$ 5.50	\$ 5.69	\$ 5.00
Residential Volume Charge 5,001-10,000 Gallons	\$ 5.75	\$ 5.95	\$ 5.50
Residential Volume Charge 10,001-15,000 Gallons	\$ 6.00	\$ 6.21	\$ 7.00
Residential Volume Charge 15,001-20,000 Gallons	\$ 6.25	\$ 6.47	\$ 7.50
Residential Volume Charge 20,001-25,000 Gallons	\$ 8.25	\$ 8.54	\$ 9.50
Residential Volume Charge over 25,001 Gallons	\$ 9.25	\$ 9.57	\$ 10.50
Camp Champion Volume Charge over 250,001 Gallons	\$ 2,250.00	\$ 2,300.00	\$ 2,300.00
Camp Champion Base Monthly Rate (Includes 0-250,000 Gallons)	\$ 10.00	\$ 10.35	\$ 10.00



WATER BUDGET

FY 2025-2026



Date: May 06, 2025

Presenter: Andy Adams, City Administrator



INTRODUCTION

This presentation is a transparent and sustainable plan for funding our water system for the 2025-2026 fiscal year. This presentation outlines our \$404,055 budget, proposed rates effective January 2026, and how we'll ensure reliable water services for our community.



Overview of Water System Budget



Fixed Costs and Base Rates



Variable Costs and Volumetric Rates



Proposed Rates for 2026



Cost Comparison



Base Rate Breakdown



Revenue Projections



Key Takeaways



OVERVIEW OF WATER SYSTEM BUDGET

TOTAL BUDGET: \$404,055

Mission: Ensure a reliable, affordable, sustainable water system for Highland Haven, Nobles, Shady Acres and Camp Champions

BUDGET BREAKDOWN

Bond Expenses:	\$109,180
Contract Operator:	\$90,000
Salaries:	\$70,000
Maintenance & Repair:	\$63,500
Professional Services:	\$14,850
Administrative & Office:	\$10,825
Utilities:	\$9,000
Services & Charges:	\$11,800
Chemicals:	\$3,900
Membership Fees/Dues:	\$1,000
Capital Reserves:	\$20,000



FIXED COSTS AND BASE RATES

WHAT ARE FIXED COSTS?

- Expenses we must pay regardless of water usage (e.g., salaries, bond payments)
- Total Fixed Costs: **\$346,340**

FIXED COST CATEGORIES:

- | | |
|--|-----------|
| • Bond Expenses: | \$109,000 |
| • Contract Operator: | \$90,000 |
| • Salaries: | \$70,000 |
| • Chemicals, Maintenance & Repair: | \$39,510 |
| • Professional Services, Administrative/Office, Utilities: | \$30,025 |
| • Services & Charges: | \$7,625 |

HOW DO WE FUND FIXED COSTS?

- Fixed costs should be funded through a monthly **Base Rate**
- Base Rates apply to all customers, ensuring fairness and stability
- Base Rates are different for Camp Champions, Residents of Highland Haven, and Residents of Nobles and Shady Acres

VARIABLE COSTS AND VOLUMETRIC RATES

WHAT ARE VARIABLE COSTS?

- Expenses or costs that fluctuate based on water usage, repairs, or new tap installations
- Total Variable Costs: **\$57,715**

VARIABLE COST CATEGORIES:

- Chemicals, Maintenance & Repair: \$27,890
- Capital Reserves: \$20,000
- Services & Charges, Membership Fees: \$5,175
- Professional Services, Administrative/Office, Utilities: \$4,650

FUNDING VARIABLE COSTS?

- Variable costs are covered through:
 - **Volumetric Charges** (based on water usage)
 - Volumetric Charges are fees that are based on the amount of water used per month
 - In our water system these fees are set up in tiers, with lower water users paying less per 1,000 gallons used, and higher water users paying more per 1,000 gallons used
 - **Tap Fees:** ~\$9,000
 - **Interest Income/Miscellaneous Fees:** ~\$1,700
- Projected Volumetric Revenue: **\$46,761**
- Total Variable Revenue: **\$57,461**

PROPOSED RATES FOR 2026

BASE RATES

- **Camp Champions:**
 - Current: \$2,250/month (Oct-Dec 2025)
 - Proposed: \$2,300/month (Jan-Sep 2025)
 - Annual Contribution: **\$27,450**
- **Residential Customers**
 - Fixed Costs (minus Camp Champions):
 $\$346,340 - \$27,450 = \mathbf{\$318,890}$
 - **\$318,890 is the amount that must be covered by base rate fees by our residential connections** (everyone but Camp Champions)
 - Allocation:
 - Highland Haven Residents (314 connections): 75% = **\$239,268**
 - Non-Residents (95 connections): 25% = **\$79,800**
 - Proposed Base Rates (Begins Jan. 2026):
 - Highland Haven Residents: **\$65/month** (up from \$59 Oct-Dec 2025)
 - Non-Residents: **\$72/month** (up from \$64 for Oct-Dec 2025)

VOLUMETRIC RATES

- **Residential Volumetric Charges:**
 - 0-2,000 Gallons: Included in Base Rate
 - 2,001-5,000 Gallons: \$5.00 per 1,000 Gallons
 - 5,001-10,000 Gallons: \$5.50 per 1,000 Gallons
 - 10,001-15,000 Gallons: \$7.00 per 1,000 Gallons
 - 15,001-20,000 Gallons: \$7.50 per 1,000 Gallons
 - 20,001-25,000 Gallons: \$9.50 per 1,000 Gallons
 - 25,001 Gallons and up: \$10.50 per 1,000 Gallons
- **Camp Champions Volumetric Charges:**
 - 0-250,000 Gallons: Included in Base Rate
 - 250,001 Gallons and up: \$10.00 per 1,000 Gallons
- **Average Residential Usage**
 - The average residential connection in our water system uses between 2,000 and 5,500 gallons per month depending on the time of year.
 - In 2024, the average residence used 3,250 gallons per month; and in 2022, the average residence used 4,250 gallons per month.



COST COMPARISON

HOW DOES MY BILL COMPARE TO OTHER COMMUNITIES AROUND US?

Gallons Used	Highland Haven	Area Average Resident	Nobles & Shady Acres	Area Average Non-Res.
2,000 Gallons	\$65.00	\$64.86	\$72.00	\$69.38
6,000 Gallons	\$85.50	\$84.97	\$92.50	\$90.30
12,500 Gallons	\$125.00	\$128.21	\$132.00	\$135.53
27,000 Gallons	\$248.50	\$258.90	\$255.50	\$271.05

- 44 Communities used for this rate comparison, including all of Burnet County
- The average difference between resident and non-resident base rates in communities surveyed is **46.43%**
- The difference between our resident base rate and non-resident base rate is **10.77%**

BASE RATE BREAKDOWN

WHAT AM I PAYING FOR IN MY BASE RATE EACH MONTH?

Name of Expense	Highland Haven	Nobles & Shady Acres	Camp Champions
Bond Expenses	\$20.49	\$22.70	\$725.05
Contract Operator	\$16.89	\$18.71	\$597.68
Salaries	\$13.14	\$14.55	\$464.86
Chemicals, Maintenance & Repair	\$7.42	\$8.21	\$262.38
Professional Services, Administrative and Utilities	\$5.63	\$6.24	\$199.39
Services & Charges	\$1.43	\$1.59	\$50.64

REVENUE PROJECTIONS

FIXED COSTS COVERAGE

- *Camp Champions Base Rate Revenue: **\$27,450***
- *Residential Base Rate Revenue: **\$319,068***
- *Total Base Rate Revenue: **\$346,518** (covers Fixed Costs of \$346,340)*

VARIABLE COSTS COVERAGE

- *Volumetric Revenue: **\$46,761** (Range of low usage year \$46,761 to high usage year \$105,049, average year is \$57,445)*
- *Tap Fees: **\$9,000***
- *Interest Income & Miscellaneous Fees: **\$1,700***
- *Total Variable Revenue: **\$57,461***

TOTAL BUDGET

- *Beginning Balance: **\$137,654***
- *Total Operating Budget: **\$384,055***
- *Total Revenue: **\$403,979***
- *Ending Balance: **\$157,502***
- *It is important to have a healthy ending balance that can cover operational costs for 3-6 months, as well as fund future capital projects*
 - *30% of Operating Budget: **\$115,217***
 - *50% of Operating Budget: **\$192,028***



KEY TAKEAWAYS

- **Transparency:** Budget is divided into Fixed and Variable costs for clarity
- **Fairness:** Base Rates cover Fixed Costs, ensuring all customers contribute
- **Sustainability:** Variable Revenue cover Variable Costs, with conservative estimates to avoid shortfalls
 - This budget also has \$20,000 added as Capital Reserve. This money will be added to our ending balance.
- **Rate Adjustments:**
 - Modest increases for residential base rates (\$6 and \$8 per month)
 - Camp Champions base rate increase of \$50 per month
 - Volumetric rates designed to meet revenue goals based on historical usage
- **Next Steps:**
 - Board approval of proposed rates and development of Water System Budget for FY 2025-2026
 - Public communication of new rates effective January 2026
 - Ongoing monitoring to ensure budget aligns with actual costs and usage

Questions?

City Administrator's Update

HIGHLAND HAVEN

April 25, 2025



Manufactured Housing Bill Moves Forward In Texas Legislature

Proposed law could limit cities' ability to regulate or prohibit HUD-code manufactured homes

Dear Highland Haven Residents,

In this issue I want to give you an update on Senate Bill 785, a piece of legislation that could significantly limit cities' authority to regulate HUD-code manufactured housing within their boundaries.

What's S.B. 785 About?

S.B. 785 would limit how cities regulate **HUD-code manufactured homes**, particularly in residential neighborhoods. If passed, it could override many of the local zoning decisions cities make to preserve neighborhood character, ensure consistent development, and plan infrastructure responsibly. The bill applies statewide and would affect all Texas cities, regardless of size or population.

Why It Matters for Highland Haven

If passed, S.B. 785 could preempt our ability to establish reasonable standards and site-specific requirements for manufactured housing. This would also prohibit the city from restricting manufactured housing in our community.

Where It Stands Now

The bill has already passed the Senate and is now in the House Land & Resource Management Committee, where it will likely be heard in the next two weeks.

How to Take Action

Below is the contact information for the House Land and Resource Management Committee. If you have concerns about S.B. 785, I encourage you to reach out to these members to share how this bill would impact our community.

House Land & Resource Management Committee – Contact Info

- Chair: Rep. Gary Gates – District 28 – (512) 463-0657 – Gary.Gates@house.texas.gov
- Vice Chair: Rep. Suleman Lalani – District 76 – (512) 463-0708 – Suleman.Lalani@house.texas.gov
- Rep. Daniel Alders – District 57 – (512) 463-0732 – Daniel.Alders@house.texas.gov
- Rep. Yvonne Davis – District 111 – (512) 463-0598 – Yvonne.Davis@house.texas.gov
- Rep. Gina Hinojosa – District 49 – (512) 463-0668 – Gina.Hinojosa@house.texas.gov
- Rep. Todd Hunter – District 32 – (512) 463-0672 – Todd.Hunter@house.texas.gov
- Rep. Ray Lopez – District 125 – (512) 463-0269 – Ray.Lopez@house.texas.gov
- Rep. Matt Morgan – District 26 – (512) 463-0710 – Matt.Morgan@house.texas.gov
- Rep. Wes Virdell – District 53 – (512) 463-0498 – Wes.Virdell@house.texas.gov

As always, I'll continue monitoring this legislation and will keep you informed of any updates or opportunities to participate in the process.

Stay informed, stay involved, and thank you for being an engaged part of our community!

Andy Adams

City Administrator
Highland Haven, TX
cityadministrator@highlandhaventx.com

Legislative Issues

www.highlandhaventx.com/legislative-issues/

The City of Highland Haven's Legislative Issues page provides residents with up-to-date information on state legislation that may affect the community. It includes a list of relevant bills from the 89th Legislative Session, Resolution 366 opposing Senate Bill 19, and Resolution 364 outlining the city's legislative priorities during the 89th Legislative Session.

The page also offers resources for contacting representatives, tips for effective advocacy, and links to the Texas Municipal League's legislative information. Residents are encouraged to stay informed and participate in local and state governance by utilizing these resources.

Next BOA Meeting

The next Board of Alderman meeting will take place at 7 p.m. on Tuesday May 6 at the Community Center.

A copy of the agenda will be available online, as well as the packet.

Next P&Z Meeting

The next Planning and Zoning Commission meeting will take place at 6 p.m. on Thursday May 8 at the Community Center.

A copy of the agenda will be available online, as well as the packet.



County Burn Ban Lifted

City Burn Rules Still In Effect

While Burnet County has lifted its burn ban, residents within Highland Haven city limits must still follow the city's controlled burn ordinance:

- Fires must be attended at all times.
- Only burn between sunrise and sundown.
- Have water on-site for safety.
- No burning of rubber or plastic.
- No burning on Sundays.
- Fires must be at least 50 feet from any structures, combustibles, or front property lines.

Please use caution and follow the rules to help keep Highland Haven safe. Questions? Call City Hall—we're happy to help!



Current Watering Restrictions

Do Your Part to Conserve Water

Under the City's 2024 Drought Contingency Plan, watering with hose-end sprinklers is prohibited at all times during our current drought stage.

Even-numbered addresses (0, 2, 4, 6, 8) may irrigate on Sundays, and odd-numbered addresses (1, 3, 5, 7, 9) on Saturdays, using hand-held hoses, buckets (5 gallons or less), drip irrigation, or automatic systems—but only between midnight–10 a.m. and 8 p.m.–midnight.

These rules apply to all water sources, including lake water, wells, and city water. We appreciate your cooperation in protecting our water resources.

Stay in the Loop & Reach Out!

We appreciate you taking the time to stay informed about what's happening in Highland Haven. If you have any questions, concerns, or just want to chat about city matters, we're always happy to hear from you! Feel free to reach out, and we'll do our best to provide answers and keep you in the know.

📞 Phone: (830) 265-4366

✉ Email: cityadministrator@highlandhaventx.com

🏢 City Hall Address: 510-A Highland Dr., Highland Haven, TX 78654

Stay engaged, stay involved, and thank you for being a part of what makes Highland Haven a great place to live!
