

**LOCKHART CITY COUNCIL
REGULAR MEETING**

MAY 16, 2017

6:30 P.M.

**CLARK LIBRARY ANNEX-COUNCIL CHAMBERS, 217 SOUTH MAIN STREET, 3rd FLOOR,
LOCKHART, TEXAS**

Council present:

Mayor Pro-Tem Angie Gonzales-Sanchez
Councilmember Juan Mendoza
Councilmember Jeffry Michelson

Mayor Lew White
Councilmember John Castillo
Councilmember Benny Hilburn
Councilmember Brad Westmoreland

Staff present:

Vance Rodgers, City Manager
Peter Gruning, City Attorney

Connie Constancio, City Secretary
Dan Gibson, City Planner

Citizens/Visitors Addressing the Council: Citizens: Melissa Patton, Chester Patton, and Paul Rodriguez.

Work Session 6:30 p.m.

Mayor White opened the work session and advised the Council, staff and the audience that staff would provide information and explanations about the following items:

DISCUSSION ONLY

A. DISCUSS MINUTES OF THE CITY COUNCIL MEETING OF MAY 2, 2017.

Mayor White requested corrections to the minutes. There were none.

B. DISCUSS SEMI-ANNUAL REPORT FROM THE IMPACT FEE ADVISORY COMMITTEE CONCERNING THE STATUS OF IMPLEMENTATION OF CHAPTER 31 "IMPACT FEES" OF THE LOCKHART CODE OF ORDINANCES WITH REGARD TO WATER, WASTEWATER, AND ROAD IMPACT FEES.

Mr. Gibson stated that in accordance with State law, the Impact Fee Advisory Committee has an ongoing role in monitoring and evaluating implementation of the impact fee capital improvement plans, and submitting semi-annual reports to City Council. The committee met on May 10 to consider their 30th semi-annual report since impact fees were originally adopted on January 15, 2002. The current total balance of all impact fee accounts is \$1,339,931. Total impact fee revenue during this six-month period was \$72,965 with the only expenses being \$66,404 paid to the impact fee update consultants. No funds were spent on impact fee CIP projects during that time. There was discussion regarding the impact fee account balances from September 15, 2016 to March 31, 2017.

C. DISCUSS RECOMMENDATION BY CITY MANAGER TO AWARD BID TO JIMMY EVANS COMPANY OF AUSTIN, TEXAS, IN THE AMOUNT OF \$616,476.10 FOR INSTALLATION ON THE NORTH SIDE OF THE RAILROAD TRACKS OF 5900 LINEAR FEET OF 12" SANITARY SEWER AND 600 FEET OF 18" MAINS IN 24" BORE CASINGS UNDER THE RAILROAD TRACKS OF WHICH TWO BORE CASINGS ARE WATER RELATED BETWEEN THE WINDRIDGE SUBDIVISION AND THE WEST SIDE OF SH 130, AND APPOINTING THE MAYOR TO SIGN THE CONTRACT IF APPROVED. [FORM 1295: 2017-05-16-23]

Mr. Rodgers stated that bids were advertised in compliance with State law for the installation and bore casing for a 12" wastewater main along the north side of the railroad between the Windridge Subdivision and the west side of SH 130. Ten bids were received ranging from \$616,476.10 to \$988,683. The lowest bid was submitted by Jimmy Evans Company of Austin, Texas. The company has a commendable reputation in the construction business and has sufficient experienced personnel and equipment to complete the job within the required time frame. The project will be paid out of certificates of obligation funds, impact fees and a portion out of the general fund. Mr. Rodgers recommended approval. There was discussion.

D. DISCUSS RECOMMENDATION BY CITY MANAGER TO AWARD BID TO MA SMITH CONTRACTING CO., INC. OF AUSTIN, TEXAS, IN THE AMOUNT OF \$767,255 FOR DRAINAGE AND STREET IMPROVEMENTS ON ASH (PECOS TO N. BLANCO), COMAL (ASH TO PINE), AND PINE ST. (COMAL TO N. BLANCO) AND AUTHORIZING THE MAYOR TO SIGN THE CONTRACT IF APPROVED. [FORM 1295: 2017-05-16-24]

Mr. Rodgers stated that bids were advertised in compliance with State law for drainage and street improvements on Ash, Comal, and Pine Streets. Nine bids were received ranging from \$767,255 to \$1,716,101. The lowest bid was submitted by MA Smith Contracting Co., Inc. of Austin, Texas. The company has completed projects for the City of Lockhart in the past and met all requirements and expectations within the required time frames. Mr. Rodgers recommended approval. There was discussion.

Councilmember Castillo thanked staff for coordinating the neighborhood meeting about the drainage project that was held on May 9 and he stated that citizens in District 2 are pleased with the drainage improvements.

E. DISCUSS REQUEST BY CITY MANAGER TO USE UP TO \$128,459 FROM UNRESTRICTED WASTEWATER FUND BALANCE TO HELP FUND THE WASTEWATER MAIN PROJECT ALONG THE NORTH SIDE OF THE RAILROAD TRACKS FROM NEAR THE WINDRIDGE SUBDIVISION TO NEAR FM 2720.

Mr. Rodgers stated that this wastewater main will service many of the areas along north side of SH 142 east and west of SH 130. The request is to allocate up to \$128,459 in Unrestricted Wastewater Fund balance towards the project. Part of the funds for the project will be from impact fees, 2015 Certificates of Obligation funds, and from developers in the SH 142 and SH 130 corridors. Mr. Rodgers recommended approval. There was discussion.

F. DISCUSSION AFTER REPORT BY CITY MANAGER REGARDING INSTALLATION OF HAZARDOUS WEATHER EARLY WARNING SIREN SYSTEM.

Mr. Rodgers stated that the emergency warning siren system project has taken approximately 19 months to complete and is currently in the testing phase. Five locations were identified during the installation research process and it was concluded that the locations where the sirens were installed would provide the best emergency warning to the citizens within the city limits. A sixth siren may be considered in the future along SH 130. Two consultants provided a very similar result of their recommendations about where to install the sirens.

There was discussion regarding the possibility of screening or moving the siren located at Mockingbird Lane near Clearfork Street as requested by Chester and Melissa Patton.

Mayor White recommended that the Council consider directing staff to research options to include the costs involved to move the emergency siren that is currently located on Mockingbird Lane and Clearfork Street to another location.

G. DISCUSSION AFTER REPORT BY CITY MANAGER REGARDING BROAD OVERVIEW OF CODE ENFORCEMENT AND DEMOLITION OF DILAPIDATED STRUCTURES IN MAINLY RESIDENTIAL AREAS THIS FAR IN THIS FISCAL YEAR.

Mr. Rodgers stated that since the end of the free Residential Spring Cleanup event, more than 20 residential locations have been targeted to clean up because of unsightly nuisance conditions and 30 plus what appears to be inoperable vehicles have been identified. In addition, this fiscal year, 14 dilapidated structures have been demolished or demolition permits have been issued. Usually four dilapidated structures or more are taken to the Construction Board for consideration every three months. More than 100 letters will also be sent out regarding tall grass and weeds before summer arrives. There was discussion.

H. DISCUSSION AFTER PRESENTATION OF THE CITY COUNCIL FISCAL YEAR 2017-2018 GOALS IN CATEGORY AND PRIORITY ORDER.

Mr. Rodgers stated that the Council goals were categorized by subject of which each will be discussed in detail during the budget process and individually with Mayor and each Councilmember.

Mayor Pro-Tem Sanchez suggested that a special meeting be considered to hold a goals workshop prior to beginning the Fiscal Year 2017-2018 budget workshops.

RECESS: Mayor White announced that the Council would recess for a break at 7:17 p.m.

REGULAR MEETING

ITEM 1. CALL TO ORDER.

Mayor Lew White called the regular meeting of the Lockhart City Council to order on this date at 7:35 p.m.

ITEM 2. INVOCATION, PLEDGE OF ALLEGIANCE.

Invocation – Councilmember Benny Hilburn
Pledge of Allegiance to the United States and Texas flags.

ITEM 3. CITIZENS/VISITORS COMMENTS.

Mayor White requested the following citizens to address the Council:

Melissa Patton, 607 Mockingbird Lane, spoke in favor of public safety and emergency preparedness. She stated that she appreciated the emergency warning siren system yet she spoke against the lack of communication with citizens about the locations of where the sirens were installed.

Chester Patton, 607 Mockingbird Lane, spoke in favor of public safety and emergency preparedness. He expressed disappointment about the lack of communication with the public regarding the location of where the emergency sirens were installed. He requested that the emergency siren at Mockingbird Lane and Clearfork is relocated away from view in their backyard.

Paul Rodriguez, 518 Caribbean, spoke in favor of the emergency warning sirens yet spoke against the lack of communication with the public regarding where the sirens were installed. He requested that staff revisit the locations and possibly move them from residential areas.

Mayor White requested additional citizens to address the Council. There were none.

ITEM 4. CONSENT AGENDA.

Mayor Pro-Tem Sanchez requested that consent agenda item 4A be pulled for further discussion.

Mayor Pro-Tem Sanchez made a motion to approve consent agenda items 4B, 4C, 4D, and 4E. Councilmember Hilburn seconded. The motion passed by a vote of 7-0.

The following are the consent agenda items that were approved:

- 4B: Accept semi-annual report from the Impact Fee Advisory Committee concerning the status of implementation of Chapter 31 "Impact Fees" of the Lockhart Code of Ordinances with regard to water, wastewater, and road impact fees.
- 4C: Approve recommendation by City Manager to award bid to Jimmy Evans Company of Austin, Texas, in the amount of \$616,476.10 for installation on the north side of the railroad tracks of 5900 linear feet of 12" sanitary sewer and 600 feet of 18" mains in 24" bore casings under the railroad tracks of which two bore casings are water related between the Windridge Subdivision and the west side of SH 130, and appointing the Mayor to sign the contract if approved. [Form 1295: 2017-05-16-23]
- 4D: Approve recommendation by City Manager to award bid to MA Smith Contracting Co., Inc. of Austin, Texas, in the amount of \$767,255 for drainage and street improvements on Ash (Pecos to N. Blanco), Comal (Ash to Pine), and Pine St. (Comal to N. Blanco) and authorizing the Mayor to sign the contract if approved. [Form 1295: 2017-05-16-24]
- 4E: Approve request by City Manager to use up to \$128,459 from Unrestricted Wastewater Fund Balance to help fund the wastewater main project along the north side of the railroad tracks from near the Windridge Subdivision to near FM 2720.

CONSENT AGENDA ITEM 4-A. APPROVE MINUTES OF THE CITY COUNCIL MEETING OF MAY 2, 2017.

Mayor Pro-Tem Sanchez stated that she would abstain from voting on the minutes because she was not present at the May 2, 2017 meeting.

Councilmember Michelson made a motion to approve the minutes of the City Council meeting of May 2, 2017. Councilmember Mendoza seconded. The motion passed by a vote of 6-0-1, with Mayor Pro-Tem Sanchez abstaining.

ITEM 5-A. DISCUSSION AND/OR ACTION AFTER REPORT BY CITY MANAGER REGARDING INSTALLATION OF HAZARDOUS WEATHER EARLY WARNING SIREN SYSTEM.

Mayor White announced that the report was made during the work session.

Mayor White made a motion to direct staff to report a different location to consider moving the emergency warning siren at Mockingbird Lane and Clearfork Street and to include the costs involved. Mayor Pro-Tem Sanchez seconded. The motion passed by a vote of 7-0.

ITEM 5-B. DISCUSSION AND/OR ACTION AFTER REPORT BY CITY MANAGER REGARDING BROAD OVERVIEW OF CODE ENFORCEMENT AND DEMOLITION OF DILAPIDATED STRUCTURES IN MAINLY RESIDENTIAL AREAS THIS FAR IN THIS FISCAL YEAR.

Councilmember Hilburn made a motion to approve the report, as presented. Mayor Pro-Tem Sanchez seconded. The motion passed by a vote of 7-0.

ITEM 5-C. DISCUSSION AND/OR ACTION AFTER PRESENTATION OF THE CITY COUNCIL FISCAL YEAR 2017-2018 GOALS IN CATEGORY AND PRIORITY ORDER.

Mayor White announced that a goals retreat would be scheduled in June.

ITEM 5-D. DISCUSSION AND/OR ACTION REGARDING APPOINTMENTS TO VARIOUS BOARDS, COMMISSIONS OR COMMITTEES.

Mayor White requested appointments to various boards, commissions or committees. There were none.

ITEM 6. CITY MANAGER'S REPORT, PRESENTATION AND POSSIBLE DISCUSSION.

- Update: US Hwy 183 expansion project, Blackjack to Wal-Mart; the last design puts all drainage waters on the west side until it gets down to the ditch between Smith Supply and Walmart; West side almost complete. Transition to east side construction completed.
- Update: Water/Wastewater Dept. crews will finish water and wastewater main work on Blanco and Pine Streets.
- Update: Parks and Street crews starting preparation for the Chisholm Trail Roundup event.
- Update: City Electric crew continues to work on repairs and improvements at the City Water Treatment; working with contractors, all the 1952 main transformers and feeder lines were replaced in about 10 hours using large generators to keep the Water Plant going and the Animal Shelter going.
- Update: The compactor unit to accept single stream recyclables at the Recycling Center is about complete.
- Update: Pure Castings, which purchased 112 E. MLK, Jr. Industrial Blvd. and has a lease purchase for 119 E. MLK, Jr. Industrial Blvd has almost completed all construction plans for improvements to the properties.
- Update: Development review meeting for Benny Boyd Lockhart Car Dealership has been held and construction should start within the next 90 days.
- Update: Bids will be advertised within the next 45-60 days for expansion and improvements at Fire Station # 3 on Borchert Lane; the idea is to finish it, move crews there, and then start major renovations of Fire Station # 1.
- Update: Budgets delivered to Department Heads and Finance Director Hinson meeting with them individually at their offices.
- Report: A neighborhood meeting for the Ash, Comal, and Pine Street project was held Tuesday, May 9, at 6:00 pm at City Hall. All people living on these streets had been mailed an invitation letter the week before.
- Report: Diez Y Seis event held downtown. Commendations to the Parks, Streets and Electric Department for help with this event.
- Reminder: Library Happenings Report emailed and will be posted.
- Announcement: Still taking City Pool Lifeguard Applications.

ITEM 7. COUNCIL AND STAFF COMMENTS – ITEMS OF COMMUNITY INTEREST.

Councilmember Westmoreland congratulated the Greater Caldwell County Hispanic Chamber of Commerce (GCCHCC) for a successful Cinco de Mayo event. He commended staff and volunteers for keeping the City cemetery well maintained.

Councilmember Mendoza congratulated the GCCHCC for a successful Cinco de Mayo event. He stated that he would announce information about an upcoming block party in District 1. He thanked the Parks department for posting a sign to educate citizens about what to feed the ducks at the pond.

Mayor Pro-Tem Sanchez thanked the Library staff for a successful Mariachi Festival event and the Gaslight-Baker Theatre for a successful gala. She congratulated the GCCHCC for a successful Cinco de Mayo event. She expressed condolences to the families of Frank O'balle, Jr., Ernestina Arredondo, Pete Islas and David Peralez for their loss. The Hays-Caldwell Women's Center is holding their annual gala this weekend. She thanked Councilman Hilburn for reading the proclamation at the National Day of Prayer ceremony since she and Mayor White were unable to attend. She thanked everyone for words of sympathy for the loss of a member of her family.

Councilmember Hilburn announced that the Gig 'em/Hook 'em golf tournament went well.

Councilmember Castillo thanked the GCCHCC for a successful Cinco de Mayo event. He stated that singer *Lucky Joe* was surprised and appreciative of the proclamation. He thanked the public safety staff for agreeing to participate in the District 2 pre-summer neighborhood meeting that will be held on May 23 at 6:00 pm in the Glosserman Room at City Hall. He congratulated the upcoming college graduates and the High School Class of 2017 graduates and wished them all well in their future endeavors.

Councilmember Michelson thanked GCCHCC for the successful Cinco de Mayo event. He congratulated the High School Class of 2017 graduates and wished everyone a safe and happy Memorial Day holiday.

Mayor White congratulated the GCCHCC for a successful Cinco de Mayo event that was well attended. He thanked Caldwell County for hosting the Gig 'em/Hook 'em golf tournament. He also congratulated the High School Class of 2017 graduates. He announced that Jason Williams of Lockhart will be performing to raise funds for the Emmanuel Church at the Gaslight-Baker Theatre on June 2-3. He encouraged certified lifeguards to apply with the City of Lockhart.

ITEM 8. ADJOURNMENT.

Mayor Pro-Tem Sanchez made a motion to adjourn the meeting. Councilmember Mendoza seconded. The motion passed by a vote of 7-0. The meeting was adjourned at 8:05 p.m.

PASSED and APPROVED this the 6th day of June 2017.

ATTEST:


 Connie Constancio, TRMC, City Secretary



CITY OF LOCKHART


 Lew White, Mayor