

MINUTES OF THE REGULAR CITY COUNCIL MEETING

August 10, 2015

MEMBERS PRESENT: Mayor Ray Schultz
Mayor Pro tem Sherrie Williams
Councilwoman Lori Shierry and Stephanie Wooten
Councilmen Keith Dyer and Tim Sheppard

MEMBERS ABSENT: None

PERSONNEL: Jerry Flemming, City Manager
David Sherrill, Public Works Director
Robbie Matthews, Parks and Recreation Director
Andy Payne, Fire Chief
Jimmy Eaton, Police Lieutenant
Amie Schultz, Library Director
Becky Ferguson, Director of Finance
Eddie Browning, Wastewater Plant Supervisor
James Horn, Water and Sewer Maintenance Supervisor
John Scholl, Water Plant Operator
Ken Sims, Wastewater Plant Operator
Mike McCarty, Water and Sewer Maintenance Operator
Trevor Bryant, Water and Sewer Maintenance Operator
Janice Newman, City Secretary

VISITORS: Dolores Hamilton
Joe Singer
Jose Perez
Steve Smith
Julie Thar
April Scholl
Clay Parker
Audra Kennedy
Amanda Kennedy
Lou Kreidler
Stephanie Garland
John Berrego
Hugh Lillie
Glenda Stevens
Regina Perez
Don Ehlert
Gerald Frazier
Lisa Brackett
Cheryl Roberts
Jeremy Glebe
Mary Ann Perkins
Zach Kingcade
William Parker, Jr.

AGENDA ITEM NO. 1: Call to Order.

The Mayor called the meeting to order at 7:00 p.m.

AGENDA ITEM NO. 2: Invocation.

The Parks and Recreation Director gave the invocation.

AGENDA ITEM NO. 3: Recognition of Special Guest(s)/Action(s).

There were no special guest(s)/action(s).

AGENDA ITEM NO. 4: Citizens' Input.

No individuals registered to participate in the Citizens' Input.

AGENDA ITEM NO. 5: General Consent.

- A. Acceptance and Approval of the Minutes of the Regular City Council Meeting of July 27, 2015.
- B. Acceptance and Approval of the Minutes of the Special City Council Meeting of August 3, 2015.

Motion was made by Councilwoman Williams and seconded by Councilwoman Wooten accepting and approving the general consent agenda as presented. Motion carried with five ayes, (Unanimous)

AGENDA ITEM NO. 6: Public Appearance.

- A. A Public Appearance by Members of the RAC Board of Directors to Discuss Programs, Activities and Other Uses of the City Owned Building Located at 806 North 3rd Street.

It was noted there is one more one year extension to the lease agreement between the City and RAC. Ms. Lisa Brackett, Director, briefed the Council on the daily operations of the RAC. There are on average thirty to thirty-five RAC PAC kids and volunteers. There are thirteen civic and non-profit organizations that utilize the building and pay an annual membership fee of \$50.00 and a security deposit of \$100.00. There are also thirteen annual events and standing rental reservations. Ms. Brackett pointed out that their funding from the United Way has been cut from \$15,000.00 to \$10,400.00.

- (i) Action as a Result of Public Appearance.

Motion was made by Councilwoman Shierry and seconded by Councilman Dyer to renew the RAC lease agreement. Motion carried with five ayes. (Unanimous)

- B. A Public Appearance by Jose Perez to Consider a Request to Operate a Concessions Trailer at the Iowa Park Municipal Swimming Pool and Spray Park for the Remainder of the Pool Season.

Mr. Jose Perez asked the Council for permission to set up and operate a concession trailer at the swimming pool. He, his wife and daughter will have a menu for the pool patrons to choose from that will include hotdogs, hamburgers, fajitas and quesadillas. They plan to open at 1:00 and close at 5:00. It was noted there will be only ten days left before the pool closes. He will need access to electricity. The trailer is approximately 8 x 14 and has been inspected and approved by the Health Department.

- (i) Action as a Result of Public Appearance.

Motion was made by Councilwoman Wooten and seconded by Councilman Sheppard granting a request from Jose Perez to operate a concessions trailer at the Iowa Park Municipal Swimming Pool and Spray Park for the remainder of the pool season. Motion carried with five ayes. (Unanimous)

AGENDA ITEM NO. 7: Public Hearing.

- A. A Public Hearing to Discuss and Consider the City of Iowa Park's Operating Budget for Fiscal Year 2015/2016.

The public hearing opened at 7:22 p.m. This is the first of two public hearings to consider the proposed operating budget. The General Fund proposed budget has \$3,617,820.00 in revenues and expenditures while the Water and Sewer Fund proposed budget has \$4,103,750.00 in revenues and expenditures. The next public hearing is set for August 24th. The public hearing closed at 7:30 p.m.

- B. A Public Hearing to Discuss and Consider a Proposal to Increase Total Tax Revenues From Properties on the Certified Tax Rolls and to Schedule a Date and Time of the Public Meeting to Adopt the Tax Rate.

The public hearing opened at 7:31 p.m. It was noted this is the first of two public hearings to set the tax rate. The proposed tax rate, \$0.76 per \$100.00 valuation, is at the same rate as the current

fiscal year. This rate will increase the City's revenue by approximately \$25,000.00. The second public hearing is set for August 24th. The public hearing closed at 7:33 p.m.

AGENDA ITEM NO. 8: Bid Action.

- A. Consider Authorizing the City Manager to Advertise a Request for Proposal (RFP) for Wastewater Aeration System Improvements.

Proposals were solicited in May but none were received. The staff is recommending to once again advertise for proposals which include blowers, controls, electrical panel, monitor/sensor system, bar screen and back-up generator. Motion was made by Councilwoman Williams and seconded by Councilwoman Wooten authorizing the City Manager to advertise a request for proposal (RFP) for Wastewater Aeration System Improvements. Motion carried with five ayes. (Unanimous)

- B. Consider Authorizing the City Manager to Advertise a Request for Proposal (RFP) for 400 East Highway Building Demolition.

It was noted that Pallet Outlet has vacated the premises and the staff is ready to proceed with the demolition of the structure. It was noted that an asbestos study has been performed and asbestos was found in four of the windows. Motion was made by Councilwoman Shierry and seconded by Councilman Sheppard authorizing the City Manager to advertise a request for proposal (RFP) for 400 East Highway Building Demolition. Motion carried with five ayes. (Unanimous)

- C. Consider Authorizing the City Manager to Advertise a Request for Proposal (RFP) for Grazing Lease at the Wigley Road Property.

At the last Council meeting, the Council authorized the City Manager to prepare a request for proposal for a grazing lease of the 135 acre City owned property located on Wigley Road. Motion was made by Councilman Sheppard and seconded by Councilwoman Williams authorizing the City Manager to advertise a request for proposal (RFP) for grazing lease at the Wigley Road property. Motion carried with five ayes. (Unanimous)

- D. Review and Consider Bids Received at the City's Surplus Property Auction of Saturday, August 8, 2015 and Authorize the City Manager to Dispose of Certain Items to the Highest Bidder.

The items and high bidders were as follows:

<u>Item</u>	<u>High Bidder</u>	<u>Bid Amount</u>
1997 Ford F-150 pickup	Wesley Fowler	\$400.00
1997 Ford F-150 pickup	Wesley Fowler	\$650.00
1998 Ford F-150 pickup	Greg Lynn	\$950.00
2002 Ford 1-150 pickup	Brandon Wright	\$700.00
2004 Chevy Silverado pickup	Clint Witherspoon	\$1,600.00
1997 John Deer tractor with mower	Mac Reeves	\$2,500.00

Motion was made by Councilman Sheppard and seconded by Councilwoman Williams authorizing the City Manager to dispose of certain item to the highest bidder. Motion carried with five ayes. (Unanimous)

It was noted the staff received permission from the Mayor to take cash on the few smaller items. They were as follows:

Endress & Hauser 10" flow meter With control cabinet (less probes)	Sam Henderson	\$10.00
Phoenix LC-800S dewatering belt press (belt installed 2005)	Sam Henderson	\$50.00
Miscellaneous office furniture supplies	Sam Henderson	\$50.00

AGENDA ITEM NO. 9: Resolution.

- A. A Resolution of the City Council of the City of Iowa Park, Texas, Finding That the Conditions and Circumstances for the Conveyance of the Property Described in This Resolution Have Occurred and Authorizing the City Manager to Execute a Special Warranty Deed on Behalf of the City Conveying the Property Described Herein to Kathy's Bakery and Deli, Inc.

It was noted the City had entered into two Texas Capital Fund Contracts with the Texas Department of Economic Development and Economic Development Agreements with both Kathy's Bakery and Deli and Gene James Air Conditioning in 1999. These were an interest free loans with both businesses making monthly payments. Kathy's Bakery and Deli recently paid off the loan and this resolution authorizes the City Manager to execute a special warranty deed to Kathy's Bakery and Deli, Inc. Motion was made by Councilwoman Williams and seconded by Councilwoman Wooten approving and adopting Resolution Number 15-19 finding that the conditions and circumstances for the conveyance of the property described in this resolution have occurred and authorizing the City Manager to execute a special warranty deed on behalf of the City conveying the property described herein to Kathy's Bakery and Deli, Inc. Motion carried with five ayes. (Unanimous)

- B. A Resolution of the City Council of the City of Iowa Park, Texas Authorizing the Mayor to Execute the Fourth Amendment to the Wholesale Water Purchase Contract Between the City of Iowa Park, Texas and the City of Electra, Texas.
- C. A Resolution of the City Council of the City of Iowa Park, Texas Authorizing the Mayor to Execute the Twelfth Amendment to the Wholesale Water Supply Contract Between the City of Iowa Park, Texas and the Horseshoe Bend Estates Homeowners' Association.
- D. A Resolution of the City Council of the City of Iowa Park, Texas Authorizing the Mayor to execute the Tenth Amendment to the Wholesale Water Supply Contract Between the City of Iowa Park, Texas and the Wichita Valley Water Supply Corporation.
- E. A Resolution of the City Council of the City of Iowa Park, Texas Authorizing the Mayor to Execute the Seventh Amendment to the Wholesale Water Supply Contract Between the City of Iowa Park, Texas and the Iowa Park Consolidated Independent School District.

The City Manager explained the City must pass on the recent water rate increase from the City of Wichita Falls. These new rates will take effect on October 1, 2015. Motion was made by Councilwoman Shierry and seconded by Councilman Dyer approving and adopting Resolution Number 15-20 authorizing the Mayor to execute the fourth amendment to the wholesale water purchase contract between the City of Iowa Park, Texas and the City of Electra, Texas; Resolution Number 15-21 authorizing the Mayor to execute the twelfth amendment to the wholesale water purchase contract between the City of Iowa Park, Texas and the Horseshoe Bend Estates Homeowners' Association; Resolution Number 15-22 authorizing the Mayor to execute the tenth amendment to the wholesale water purchase contract between the City of Iowa Park, Texas and the Wichita Valley Water Supply Corporation; and Resolution Number 15-23 authorizing the Mayor to execute the seventh amendment to the wholesale water purchase contract between the City of Iowa Park, Texas and the Iowa Park Consolidated Independent School District. Motion carried with five ayes. (Unanimous)

- F. A Resolution of the City Council of the City of Iowa Park, Texas Authorizing the Mayor to Execute the First Amendment to the Contractual Agreement on Behalf of the City of Iowa Park With Michael Price for Third Party Building Construction Inspection Services.

This is the first amendment to the contractual agreement for Michael Price to perform the City's electrical inspections and all other building inspections when the Code Enforcement Officer is unavailable. Motion was made by Councilman Sheppard and seconded by Councilwoman Williams, approving and adopting Resolution Number 15-24 authorizing the Mayor to execute the first amendment to the contractual agreement on behalf of the City of Iowa Park with Michael Price for third party building construction inspection services. Motion carried with five ayes. (Unanimous)

- G. A Resolution of the City Council of the City of Iowa Park, Texas Accepting and Approving the City of Iowa Park Smoking and Tobacco Use Policy.

Ms. Lou Kreidler, Director of the Wichita Falls Wichita County Health Department, spoke briefly to the Council in support of the proposed policy. She explained how the Department helped with Wichita Falls and Burkburnett to pass their smoke free ordinances and offered to help Iowa Park with their policy. Ms. Kreidler's co-worker Amanda Kennedy of Iowa Park and two Iowa Park High School students, Jeremy Glebe and Audra Kennedy voiced their support of a smoking and tobacco use policy. The Council agreed the library and playgrounds should be tobacco free but felt this policy covered too broad of an area. Motion was made by Councilman Sheppard and seconded by Councilwoman Shierry to table this item. Motion carried with five ayes. (Unanimous)

AGENDA ITEM NO. 10: Ordinance.

- A. An Ordinance of the City of Iowa Park, Texas Amending the Code of Ordinances at Section A9.004 and Section A9.005 of Article A9.000 of Appendix A to Implement Rate Changes for Water Services for All Municipal Utility Customers.
- B. An Ordinance of the City of Iowa Park, Texas Amending the Code of Ordinances at Section A9.006 (1) and (2) and Section A9.007 of Article A9.000 of Appendix A to Implement Rate Changes for Sewer Services for All Municipal Utility Customers.
- C. An Ordinance of the City of Iowa Park, Texas Amending the Code of Ordinances at Section 13.02.013 to Implement Rate Changes for Bulk Water Sales.
- D. An Ordinance of the City of Iowa Park, Texas Amending the Code of Ordinances at Sections A9.003 (b) and A9.008 of Article A9.000 of Appendix A to Increase the Fees Charged for Contact and Connection Fees.

These ordinances reflect an increase in water rates from the City of Wichita Falls and increases to fees to offset the increased costs for services. Motion was made by Councilwoman Williams and seconded by Councilwoman Wooten approving and adopting Ordinance Number 1195 amending the Code of Ordinances at Section A9.004 and Section A9.005 of Article A9.000 of Appendix A to implement rate changes for water services for all municipal utility customers; Ordinance Number 1196 amending the Code of Ordinances at Section A9.006 (1) and (2) and Section A9.007 of Article A9.000 of Appendix A to implement rate changes for sewer services for all municipal utility customers; Ordinance Number 1197 amending the Code of Ordinances at Section 13.023.013 to implement rate changes for bulk water sales; and Ordinance Number 1198 amending the Code of Ordinances at Sections A9.003 (b) and A9.008 of Article A9.000 of Appendix A to increase the fees charged for contact and connection fees. Motion carried with five ayes. (Unanimous)

AGENDA ITEM NO. 11: City Manager's Report.

- A. Consider Authorizing the Public Works Director to Conduct an Open House at the Wastewater Treatment Facility at 706 West Chestnut on Saturday, September 12, 2015.

The City Manager explained that since the wastewater effluent reuse conveyance facility is completed, the staff is requesting to hold an open house at the wastewater treatment plant. Motion was made by Councilwoman Wooten and seconded by Councilwoman Williams authorizing the Public Works Director to conduct an open house at the Wastewater Treatment Facility at 706 West Chestnut on Saturday, September 12, 2015. Motion carried with five ayes. (Unanimous)

The meeting adjourned at 8:42 p.m.

PASSED, APPROVED AND ADOPTED this 24th day of August, 2015.

Mayor Ray Schultz

ATTEST:

City Secretary Janice Newman