

MINUTES OF THE REGULAR CITY COUNCIL MEETING

March 26, 2018

MEMBERS PRESENT: Mayor Ray Schultz  
Mayor Pro tem Sherrie Williams  
Councilwomen Deborah Dyer and Lori Shierry  
Councilmen Tim Sheppard and Brad Wynn

MEMBERS ABSENT: None

PERSONNEL: Jerry Flemming, City Manager  
Robert Johnson, Chief of Police  
David Sherrill, Public Works Director  
Jason Griffin, Parks and Recreation Director  
David Owen, Economic Development Director  
Ross Caston, Assistant Fire Chief, EMS Operations  
Sherry Fowler, Police Sergeant  
Amie Schultz, Library Director  
Becky Ferguson, Director of Finance  
Greg Polly, Code Compliance Officer  
Jayson Owen, Police Officer  
Tracey Jennings, City Attorney

VISITORS: Dolores Hamilton  
Fred Smith  
Bruce Hoover  
Mark Griffith  
Lindsey Vann  
Michael Baker  
Bruce Smith  
Gordon Griffith  
Terry Bowen

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 Mayor gave the invocation.

AGENDA ITEM NO. 3: Recognition of Special Guest(s)/Action(s).  
A. The City Manager announced City Secretary is on leave and Becky Ferguson is filling in taking Minutes.

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 March 12, 2018.

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

AGENDA ITEM NO. 6: Public Hearing.

A. A Public Hearing to determine whether the mobile home type structure and utility building located at 607 S Park, also known as Lot 16-A Replat, Block 146, Original Townsite to the City of Iowa Park, Wichita County, Texas should be declared a "Substandard Structure" as that term is defined in Section

3.02.001 of the Code of Ordinances and whether said structure should be abated accordingly.

The public hearing opened at 7:01 p.m. Mr. Bruce Hoover, owner of the property stated he is in the process of tearing down the structures, Code Compliance Officer reminded him a demolition permit is required. The public hearing closed at 7:03 p.m.

(i) Action as a Result of Public Hearing.

Motion was made by Councilwoman Williams and seconded by Councilwoman Shierry approving and adopting Council Order #18-13 declaring the mobile home type structure and utility building located at 607 S Park, also known as Lot 16-A Replat, Block 146, Original Townsite to the City of Iowa Park, Wichita County, Texas a “*Substandard Structure*” as that term is defined in Section 3.02.001 of the Code of Ordinances and ordering the structures to be abated within forty-five (45) days of the adoption of this Council Order. Motion carried with five ayes. (Unanimous)

B. A Second Public Hearing to determine whether the mobile home type structure located at 805 E Ruby, also known as W ½ Lot 3, all Lot 4, Block 3, McCleskey Addition to the City of Iowa Park, Wichita County, Texas should be declared a “*Substandard Structure*” as that term is defined in Section 3.02.001 of the Code of Ordinances and whether said structure should be abated accordingly.

The public hearing opened at 7:03 p.m. It was noted the structure is not secured. Mr. Gordon Griffith, owner of the property, stated the mobile home is owned by his sister. Staff pointed out that Wichita Appraisal District shows both land and mobile home owned by Gordon Griffith. The public hearing closed at 7:06 p.m.

(i) Action as a Result of Public Hearing.

Motion was made by Councilman Sheppard and seconded by Councilwoman Williams approving and adopting Council Order #18-14 declaring the mobile home type structure located at 805 E Ruby, also known as W ½ Lot 3, all Lot 4, Block 3, McCleskey Addition to the City of Iowa Park, Wichita County, Texas a “*Substandard Structure*” as that term is defined in Section 3.02.001 of the Code of Ordinances ordering the structure to be abated within forty-five (45) days of the adoption of this Council Order. Motion carried with five ayes. (Unanimous)

C. A Third public hearing to determine whether the single family residential structure located at 609 N Texowa also known as N ½ of Lots 4-5-6, Block 31, Original Townsite to the City of Iowa Park, Wichita County, Texas should be declared a “*Substandard Structure*” as that term is defined in Section 3.02.001 of the Code of Ordinances and whether said structure should be abated accordingly.

The public hearing opened at 7:06 p.m. Mr. Terry Bowen, stated the owner of the property Tommy Shook is deceased. Mr. Bowen has begun taking off the siding and part of the back of the structure and asked the Council for sixty days to complete the demolition. The Code Compliance Officer informed Mr. Bowen that a demolition permit is required. The public hearing closed at 7:09 p.m.

(ii) Action as a Result of Public Hearing.

Motion was made by Councilwoman Shierry and seconded by Councilwoman Dyer approving and adopting Council Order #18-15 declaring the single family residential structure located at 609 N Texowa also known as N ½ of Lots 4-5-6, Block 31, Original Townsite to the City of Iowa Park, Wichita County, Texas a “*Substandard Structure*” as that term is defined in Section 3.02.001 of the Code of Ordinances and ordering the structure to be abated within sixty days (60) days of the adoption of this Council Order. Motion carried with five ayes. (Unanimous)

- A. Discuss and consider authorizing the City Manager to sign a contract for Joint Election Services with Wichita County.

City Manager briefed the Council on the proposed joint election contract with the County. This contract is for joint elections between the City and the County. Motion was made by Councilwoman Williams and seconded by Councilman Sheppard authorizing the City Manager to sign a contract for Joint Election Services with Wichita County. Motion carried with five ayes. (Unanimous)

- B. Discuss and consider rates for group medical insurance.

City Manager briefed the Council on the increase to the employees' health insurance beginning July 1, 2018. The City is in a group insurance that currently has seven plans for the employee to choose from. The new plan has only five to choose from. The premiums are increasing on average twenty percent. He noted this is the third consecutive year that the rates have increase by twenty percent. The City Manager believed the City could safely contribute an additional seven percent due to attrition. Motion was made by Councilman Sheppard to table this item to allow the City Manager to meet with employees, look at cost figures and have a special Council meeting on Monday, April 2, 2018 to further discuss this issue. Councilwoman Shierry disagreed stating a week is not going to change anything and that true figures won't be available until staff starts on the budget. Councilman Sheppard agreed and withdrew his motion. It was the consensus of the Council to have this item brought back with a more definite amount for the City's contribution rate. Motion was made by Councilman Sheppard and seconded by Councilwoman Williams accepting TML plan as presented. Motion carried with five ayes. (Unanimous)

- C. Discuss and consider authorizing the Iowa Park Volunteer Fire Department to perform a controlled burn at Lake Iowa Park (Middle Lake) to prevent wildfires and for training purposes.

Assistant Fire Chief, EMS Operations briefed the Council on importance of having a controlled burn to prevent wildfires and to also serve as a training exercise. They plan on having a controlled burn on the west side of Lake Iowa Park sometime in the near future. Motion was made by Councilwoman Williams and seconded by Councilwoman Dyer authorizing the Iowa Park Volunteer Fire Department to perform a controlled burn at Lake Iowa Park (Middle Lake) to prevent wildfires and for training purposes. Motion carried with five ayes. (Unanimous)

- D. Discuss and consider scheduling a City Council workshop to discuss economic development, annexation, expansion and development.

Economic Development Director stated that the staff has been looking at economic development and annexation and believe the most logical place is along U.S. Highway 287. Staff firmly believes that annexation and economic development are tied very closely together. The City Manager explained that the State requires municipalities to have a three year annexation plan. Iowa Park's annexation plan, which is approximately ten years old, states Iowa Park does not have an annexation plan. After a brief discussion on dates, motion was made by Councilman Sheppard and seconded by Councilwoman Williams to schedule a special workshop to discuss economic development, annexation, expansion and development, public works, sanitation services, streets and drainage on Monday, April 30, 2018 at 6:00 p.m. at the Economic Development office. Motion carried with five ayes. (Unanimous)

- E. Discuss and consider purchasing two additional \$75,000 certificates of deposit (\$150,000) for the General Fund Reserve.
- F. Discuss and consider purchasing two additional \$50,000 certificates of deposit (\$100,000) for the Utility Fund Reserve.

City Manager explained the General Fund and Utility Fund are healthy enough to allow the purchase of additional certificates of deposits. Motion was made by Councilman Sheppard and seconded by Councilwoman Dyer authorizing purchasing two additional \$75,000 certificates of

deposit (\$150,000) for the General Fund Reserve and two additional \$50,000 certificates of deposit (\$100,000) for the Utility Fund Reserve. Motion carried with five ayes. (Unanimous)

AGENDA ITEM NO. 8: Executive Session.

A. Pursuant to the Texas Government Code, Section 551.071 of the Texas Open Meetings Act for the purpose of consulting with the City Attorney to seek advice on legal matters, and more specifically defined as follows:

1. To seek legal advice from City Attorney on potential civil action in regards to real property.

The Council entered into executive session at 8:11 p.m.

The Council reconvened in open session at 9:08 p.m.

AGENDA ITEM NO. 9: Action as a Result of Executive Session.

A. Consider civil action in regards to real property.

Motion was made by Councilwoman Williams and seconded by Councilman Sheppard to have staff continue to move forward in checking into this civil action. Motion carried with five ayes. (Unanimous)

The meeting adjourned at 9:08 p.m.

PASSED, APPROVED AND ADOPTED this 9<sup>th</sup> day of April, 2018.

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Mayor Ray Schultz

ATTEST:

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City Secretary Janice Newman