

NOTICE

THIS NOTICE IS POSTED IN COMPLIANCE WITH THE OPEN MEETING ACT

(TEX. GOV'T. CODE CHAPTER 551, SEC. 551.041)

AGENDA

GATESVILLE CITY COUNCIL

REGULAR CITY COUNCIL MEETING

JUNE 28, 2016

5:30 P.M.

GATESVILLE COUNCIL CHAMBER

110 NORTH 8TH STREET

GATESVILLE, TEXAS 76528

An Open Meeting will be held concerning the following subjects:

1. Call Regular City Council Meeting to order at _____ p.m., this 28th day of June, 2016
2. Approval of Minutes from previous meetings
3. Hear Visitors/Citizens Forum: At this time, any person with business before the Council not scheduled on the agenda may speak to the Council for a maximum of three (3) minutes. No formal action can be taken on these items at this meeting.
4. Recess Regular Meeting and call a -----

Public Hearing

Hear comments in regard to Texas Community Development Block Grant (TxCDBG) Program applications to the Texas Department of Agriculture – Office of Rural Affairs

5. End Public Hearing and reconvene Regular Meeting
6. Consider second reading of Ordinance Number 2016-03 establishing fee requirements for permits and licenses under the Texas Alcoholic Beverage Code; Establishing processing procedures and surcharges for permits and licenses ; providing for penalty, repealing and severability clauses; providing for an effective date of this ordinance
7. Consider approval of Resolution 2016-51 authorizing approval of loan through Texas First State Bank to support end of year 2014/2015 budget and authorizing the City Manager to execute a new loan and to approve all subsequent maturities until loan is paid in full
8. Consider request for extension from property owner of 601/605 Main Street for scope of work ordered by the Building Standards Commission
9. Consider approval of the Live Oak Infrastructure Project and authorize Walker Partners to proceed with Request For Proposal process
10. City Managers Report
11. Adjourn City Council Meeting at _____ p.m. this 28th day of June, 2016

I hereby attest that the above agenda was posted on this the 24th day of June 2016, by 5:00 p.m. on the official City of Gatesville website, www.ci.gatesville.tx.us and the official bulletin boards at the Gatesville City Hall, 110 N. 8th Street, Gatesville, Texas.

Wendy Cole

City Secretary

The City of Gatesville council chambers are wheelchair accessible and accessible parking spaces are available at the back entrance of City Hall. Requests for accommodations or interpretive services must be made 24 hours prior to this meeting. Please contact the city secretary's office at 254-865-8951 or FAX 254-865-8320, or eMail wendy.cole@ci.gatesville.tx.us for further information.

REGULAR CITY COUNCIL MEETING

JUNE 28, 2016

5:30 P.M.

COUNCIL CHAMBER, 110 NORTH 8TH STREET
GATESVILLE, TEXAS 76528

AN OPEN MEETING WAS HELD CONCERNING THE FOLLOWING SUBJECTS

1) CALL TO ORDER AT 5:30 P.M., THIS 28th DAY OF JUNE, 2016

PRESENT: Mayor Gary M. Chumley, Council Members, Inmon, Rainer, Mitchell, Viss, and Shepherd-Cain

REGRETS: Council Member Jack Doyle

OTHERS PRESENT: City Manager William H. Parry III, City Secretary Wendy Cole, City Attorney Sandy Gately, Rodney Murry, Rodney Lee, Henry Lee, Robert Featherston, Billy Vaden, K. C. Johnson, Brenda Kiphen, Julie Hartley

2) APPROVAL OF MINUTES FROM PREVIOUS MEETINGS

Motion by Viss, seconded by Inmon, all voting "Aye" to approve Resolution Number 2016-49

RESOLUTION NUMBER 2016-49 - approve Minutes of June 14, 2016 Regular City Council Meeting and Special City Council Meeting Workshop.

3) HEAR VISITORS/CITIZENS FORUM: AT THIS TIME, ANY PERSON WITH BUSINESS BEFORE THE COUNCIL NOT SCHEDULED ON THE AGENDA MAY SPEAK TO THE COUNCIL FOR A MAXIMUM OF THREE (3) MINUTES. NO FORMAL ACTION CAN BE TAKEN ON THESE ITEMS AT THIS MEETING.

Visitors present were only concerned with an Agenda item.

4) RECESS REGULAR MEETING AND CALL A -----

PUBLIC HEARING

HEAR COMMENTS IN REGARD TO TEXAS COMMUNITY DEVELOPMENT BLOCK GRANT (TXCDBG) PROGRAM APPLICATIONS TO THE TEXAS DEPARTMENT OF AGRICULTURE – OFFICE OF RURAL AFFAIRS

City Manager William H. Parry III explained that the opportunity for the City of Gatesville to apply for Texas Community Development Block Grant (TxCDBG) programs is quickly approaching and prior to applying, a public hearing is required to allow citizen input. The public hearing was published in the Gatesville Messenger as required by Texas Department of Agriculture guidelines.

Langford Community Management Services has in the past guided the City through these challenging applications and Julie Hartley from LCMS is present to discuss options available to the City of Gatesville. No decision will be made at this meeting. This is for information only. Julie Hartley, representative from Langford Community Services of Austin, and City Manager Parry discussed the grant opportunities the City of Gatesville might be interested in applying for:

1. Water and Wastewater improvements with an application maximum of \$275,000 and a 20% local match.

2. Community Enhancement Funds that must be new facilities that address the needs of Public Health, Community Centers, Workforce Development/Education, Public Safety, and Renewable Energy (as part of a public facility). Application Maximum is \$500,000 with at least a 5% local match.
3. Downtown Revitalization Funds generally address sidewalks with some lighting and must be located on public property within the designated downtown district. Application maximum request is \$250,000 with a 30% local match.

All of the projects are funded through the Texas Department of Agriculture. The following points were discussed:

- Application deadlines
- The ability to undertake multiple projects and if that would affect the City's scoring.

City Manager Parry recommended replacing the water main, service lines, sewer line, and water meters on Park Street if the Council decided on the water/wastewater grant application. The street, curb and gutters would be rebuilt and replaced also.

Mr. Parry also briefly discussed a proposed Fiscal Year 2016 Live Oak Street infrastructure project that would be an approximate cost of \$405,000. Water lines and a sewer main would be replaced with the reconnection of 29 water services, 3 sewer services, meters and hydrants. Street replacement and curb/gutter repair would also be included.

Mr. Parry asked the Council to think about these projects as a decision will need to be determined in a future meeting.

5) END PUBLIC HEARING AND RECONVENE REGULAR MEETING

6) CONSIDER SECOND READING OF ORDINANCE NUMBER 2016-03 ESTABLISHING FEE REQUIREMENTS FOR PERMITS AND LICENSES UNDER THE TEXAS ALCOHOLIC BEVERAGE CODE; ESTABLISHING PROCESSING PROCEDURES AND SURCHARGES FOR PERMITS AND LICENSES ; PROVIDING FOR PENALTY, REPEALING AND SEVERABILITY CLAUSES; PROVIDING FOR AN EFFECTIVE DATE OF THIS ORDINANCE

City Manager Parry said that there have been no changes to Ordinance Number 2016-03 since the first reading and City staff recommends Council approval of the second reading of this ordinance.

Motion by Shepherd-Cain, seconded by Rainer, all voting "Aye" to approve Resolution Number 2016-50

RESOLUTION NUMBER 2016-50 - approve second reading of Ordinance Number 2016-03 establishing fee requirements for permits and licenses under the Texas Alcoholic Beverage Code; Establishing processing procedures and surcharges for permits and licenses; providing for penalty, repealing and severability clauses; providing for an effective date of this ordinance.

7) CONSIDER APPROVAL OF RESOLUTION 2016-51 AUTHORIZING APPROVAL OF LOAN THROUGH TEXAS FIRST STATE BANK TO SUPPORT END OF YEAR 2014/2015 BUDGET AND AUTHORIZING THE CITY MANAGER TO EXECUTE A NEW LOAN AND TO APPROVE ALL SUBSEQUENT MATURITIES UNTIL LOAN IS PAID IN FULL

City Manager Parry reminded the Council that last year the Council approved a short term loan with Texas First State Bank (TFSB) in the amount of \$300,000 in order to balance the budget. The loan was set up at a nine month rate with a balloon payment due at the end of the term. The end of the term has arrived and the City has paid \$90,000 leaving a balance of \$210,000. Texas First State Bank requires a resolution approved by the Council to authorize a replacement/new loan in the amount of \$210,000 for another nine months with a balloon payment with the request that all subsequent maturities be approved until the loan is paid in full.

Following a brief discussion, Mayor Chumley asked for a motion.

Motion by Inmon, seconded by Shepherd-Cain, all voting "Aye" to approve Resolution Number 2016-51

RESOLUTION NUMBER 2016-51 - approve Resolution Number 2016-51 authorizing approval of loan in the amount of \$210,000 through Texas First State Bank to support end of year 2014/2015 budget and authorizing the City Manager to execute the new loan and to approve all subsequent maturities until the loan is paid in full.

RESOLUTION 2016-51

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GATESVILLE, TEXAS, AUTHORIZING APPROVAL OF A LOAN THROUGH TEXAS FIRST STATE BANK TO SUPPORT THE END OF YEAR 2014/2015 BUDGET AND AUTHORIZING CITY MANAGER WILLIAM H. PARRY III TO EXECUTE A NEW LOAN IN THE AMOUNT OF \$210,000 AND TO APPROVE ALL SUBSEQUENT MATURITIES UNTIL LOAN IS PAID IN FULL.

WHEREAS, the City of Gatesville City Council authorized the City Manager to secure a loan in the amount of \$300,000 from Texas First State Bank on September 8, 2015 to support the end of year 2014/2015 budget; and

WHEREAS, the terms of this loan determines a nine month maturity and a renewal to be at maturity; and

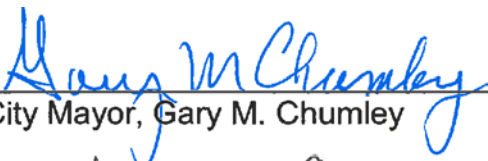
WHEREAS, Texas First State Bank requires a new loan and requests all subsequent maturities be approved until the loan is paid in full; and

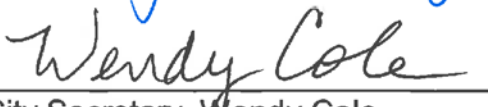
WHEREAS, The City of Gatesville requires this loan to be continued to support the end of year 2014/2015 budget.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GATESVILLE, TEXAS;

That the City of Gatesville approves City Manager William H. Parry III to execute a new loan in the amount of \$210,000 and to approve all subsequent maturities until the loan is paid in full.

Passed and approved this 28th day of June, 2016


City Mayor, Gary M. Chumley


City Secretary, Wendy Cole

8) CONSIDER REQUEST FOR EXTENSION FROM PROPERTY OWNER OF 601/605 MAIN STREET FOR SCOPE OF WORK ORDERED BY THE BUILDING STANDARDS COMMISSION

City Manager Parry stated that on April 26, 2016 the Building Standards Commission (City Council) approved Ms. Webster and Mr. Matheny's proposed scope of work to bring the substandard structure at 601/605 Main Street into compliance by the end of June 2016. Ms. Webster will not meet the deadline and is requesting an extension as noted in the letter included in the council books. Parts of her scope of work have been completed:

- The front windows have been replaced
- The electrical signs have been removed

The asbestos recently found in the awning must be abated and Ms. Webster has obtained an estimate for \$12,000. Ms. Webster indicates that she does not have the money at the current time and is requesting an extension to resolve this issue.

Mr. Parry said that Ms. Webster has paid \$2,000 towards her owed back taxes.

City Manager Parry reminded the Council that at the meeting in April the Building Standards Commission offered a continuance past June 30, 2016 if additional time is needed.

Following a brief discussion Mayor Chumley asked if there was a motion to grant or deny a continuance to Ms. Webster until the 26th of July? (28 days from now at the next council meeting).

Motion by Viss, seconded by Inmon, all voting "Aye" to approve Resolution Number 2016-52

RESOLUTION NUMBER 2016-52 - approve the request for an extension from the property owner of 601/605 Main Street for scope of work ordered by the Building Standards Commission until July 26, 2016.

City Secretary Cole affirmed the order from the Building Standards Commission. The structure located at 601/605 Main Street shall be granted a continuance until July 26, 2016 at which time the owner will inform the Building Standards Commission on their intentions regarding the abatement of asbestos and plan to repair and/or remove the awning on the front of the building. Effective date of this order is today, June 28, 2016.

Following this agenda item, City Manager Parry updated the Council on the two other substandard structures that had come before the Council in April:

- 2004 Waco Street property has been sold and the house has been demolished with the intent to build a new house there.
- 1121 Baldrige property is past the thirty day time frame to appeal the Building Standard Commission's decision to demolish house by October 2016. More to follow.

9) CONSIDER APPROVAL OF THE LIVE OAK INFRASTRUCTURE PROJECT AND AUTHORIZE WALKER PARTNERS TO PROCEED WITH REQUEST FOR PROPOSAL PROCESS

City Manager Parry provided the Council a map showing the proposed Live Oak Street Infrastructure Project. Mr. Parry explained that the City staff has diligently set aside funds for the 2016 budget to continue the water and sewer line and street rehabilitation on Live Oak Street which would complete the work accomplished by the 2013-2014 Community Development Block Grant at that site.

Scope of work proposed would be:

- Replacement of 50-70 year old water line on Live Oak Street.
- Replacement of sewer lines on Pidcocke and South Street.
- Replacement of sewer line by directional boring under the street between the manhole at the corner of Live Oak Street and South Street and the manhole where Oak Park Circle begins.
- Reconnection of 29 water and 3 wastewater service lines.

Upon completion of the work, it will cost an estimated \$104,000 to repave those streets.

The City currently has sufficient resources to execute this project and is recommended for Council approval.

Capital projects exceeding \$50,000 must be designed by a professional engineer. City staff recommends Walker Partners to proceed with the design.

Motion by Viss, seconded by Mitchell, all voting "Aye" to approve Resolution Number 2016-53

RESOLUTION NUMBER 2016-53 - approve the Live Oak Street Infrastructure Project and authorize the City Manager to issue Walker Partners Engineers notice to proceed with design and initiation of the Request for Proposals.

10) CITY MANAGERS REPORT

- Fort Hood Joint Land Use Study: Interesting data collected concerning areas of Gatesville's Extraterritorial Jurisdiction (ETJ) – some of these areas are located in the 115 dB noise contour of Fort Hood. 115 dB is equivalent to an emergency vehicle siren or jackhammer. If those areas are eventually annexed into the City, voluntary real estate notifications might be a future requirement. We will continue to watch this issue.
- Council Member Rainer, along with Planning and Zoning members Tom Creek, Kim Gore, Kathy Harte and Zoning Official Liz Reinhardt attended the CTCOG Central Texas Elected and Appointed Officials Planning Workshop on June 24th. Council Member Rainer said that all the sessions are online if anyone wishes to view these. She said it was a productive workshop and thinks it gave the Planning and Zoning members valuable information as they go forward revising the City's Zoning Ordinance.
- Finance Director Brenda Kiphen and City Manager Parry balanced the FY 2016-2017 Budget this afternoon. The draft will be presented to the Council at the meeting on July 12th.
- Fireworks donations are down this year. Some previous donors have yet to contribute.
- Energy Savings Performance Contract. In accordance with Council direction, a Request for Qualifications (RFQ) to identify qualified Energy Services Company Providers has been prepared and will be posted publicly tomorrow. Mr. Parry said that he had a copy of the RFQ at the meeting if anyone wished to review. City staff will come back to Council after a qualified company has been identified.
- Gatesville has been ranked in the top 50 Texas Safest Cities by Safewise – an independent review and comparison website. The ranking is based on Uniform Crime Reporting (UCR) data. The City is waiting on a certificate and then will be presented to the Police Department by the Mayor. The only other city from Central Texas ranked in the top 50 was Hewitt.
- Belton Lake flooding is being caused by the release of water out of Proctor Lake dam. Hopefully lake levels will return to normal in a few weeks.
- Financial Report. Through the end of May – the City is currently operating in the black in both the General Fund and Enterprise Fund.

11) ADJOURN CITY COUNCIL MEETING AT 6:30 P.M., THIS 28th DAY OF JUNE, 2016

ATTEST:

APPROVED:

Wendy Cole
City Secretary

Gary M. Chumley
Mayor

