

**REGULAR MEETING
LOCKHART CITY COUNCIL**

FEBRUARY 20, 2018

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 Kara McGregor (arrived at 6:46 p.m.)
Councilmember Brad Westmoreland

Staff present:

Vance Rodgers, City Manager
Ernest Pedraza, Police Chief
Rob Tobias, Economic Development Director

Connie Constancio, City Secretary
Bobby Leos, Electric Superintendent

Citizens/Visitors Addressing the Council: Kris Krueger and Harry Loep, Citizens; and Gandolf Burrus of Grant Development Services.

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:

Mayor White announced that Councilmember McGregor notified him that she would be late due to Austin traffic.

PRESENTATION ONLY

**A. PRESENTATION OF A PROCLAMATION DECLARING FEBRUARY 22, 2018 AS
*PRESIDENT GEORGE WASHINGTON DAY.***

Mayor White presented the proclamation to Kris Krueger, member of the Sons of the American Revolution, William Hightower Chapter. Mr. Krueger thanked Mayor and the Council for acknowledging President George Washington's birthday.

DISCUSSION ONLY

**A. DISCUSS MINUTES OF THE CITY COUNCIL MEETING OF JANUARY 30, 2018 AND
FEBRUARY 6, 2018.**

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

B. DISCUSS A BUY BOARD PURCHASE OF A 2018 INSULATED ARTICULATED OVER-CENTER AERIAL MATERIALS LIFT TRUCK FOR A PRICE OF \$112,083 TO BE PAID FOR WITH EXISTING ELECTRIC UTILITY CAPITAL FUNDS TO REPLACE A UNIT THAT IS 15 YEARS OLD.

Mr. Rodgers stated that 2.25 mills or 0.00225 cents per kilowatt hour of electric utility rates goes into an Electric Utility Capital Fund which is used for equipment replacement, new electric feeder lines/poles, and large transformers. The truck to be replaced is 15 years old and handles very heavy items such as transformers to lift into place on high utility poles. The hydraulics and lifting capabilities must be in very good condition to remove and replace heavy transformers on 40 and 50-foot high poles. The safety of employees is a major factor for the replacement. Because of its' age, the current truck needs to be retired to being used for trimming trees; it can be safely and dependably used in the Street Department for such non-strenuous tasks. The best price for the value is through the Buy Board which has already gone through the public bid process. The price for the unit is \$112,083. Mr. Rodgers recommended approval.

C. DISCUSS A BUY BOARD PURCHASE OF A 2017 ALTEC 47-FOOT DIGGER DERRICK TRUCK FOR A PRICE OF \$173,860 TO BE PAID WITH EXISTING ELECTRIC UTILITY CAPITAL FUNDS TO REPLACE A UNIT THAT IS MORE THAN 20 YEARS.

Mr. Rodgers stated that as stated in the previous item, a portion of the electric utility rates goes into an Electric Utility Capital Fund which is used for equipment replacement, new electric feeder lines/poles, and large transformers. It is essential to keep our electric department employees safe and a big component of safety is to have dependable and efficient working equipment especially working around high voltage lines. The digger vehicle to be replaced is 20 years old and the wear and tear is evident. This truck drills all the holes for placement of poles of all sizes and must have telescoping features to meet the needs of the electric department. The best price for the value is through the Buy Board which has already gone through the public bid process. The price for the unit is \$173,860. Mr. Rodgers recommended approval. There was discussion.

D. DISCUSSION REGARDING AUTHORIZING STAFF TO SOLICIT AND SELECT A GRANT ADMINISTRATOR VIA A REQUEST FOR PROPOSAL PROCESS FOR TWO TEXAS CAPITAL FUND APPLICATIONS FOR THE 2017-2018 FISCAL YEAR.

Mr. Tobias stated that staff has been working with many manufacturing companies considering either relocations or expansions to our community. Capital Investments range in amounts from \$3-6 million and plans are to employ from 50-100 jobs each. The Texas Department of Agriculture administers the Texas Capital Fund, Infrastructure Development Grant to facilitate development in rural counties. As Caldwell County is a rural county, these incentive programs can contribute to the funding of public infrastructure that encourages new business development or expansion. The grant also provides for the contracting of a pre-approved grant administrator to assure that the funds are administered and implemented according to the federal CDBG guidelines. The City can only receive up to two awards per year. Mr. Tobias recommended approval. There was discussion.

Councilmember McGregor arrived at 6:46 p.m.

E. DISCUSSION REGARDING AUTHORIZING STAFF TO SOLICIT AND SELECT AN ENGINEER CONSULTANT VIA A REQUEST FOR PROPOSAL PROCESS FOR TWO TEXAS CAPITAL FUND APPLICATIONS FOR THE 2017-2018 FISCAL YEAR.

Mr. Tobias stated that the request to authorize staff to solicit Request for Proposals for Engineer Consultants would be the second step to the grant submission process as discussed regarding the Request for Proposals for a Grant Administrator. Mr. Tobias recommended approval. There was brief discussion.

F. DISCUSS GRANT DEVELOPMENT SERVICES OF AUSTIN AND HAYS COUNTY TO SERVE AS THE GRANT MANAGEMENT SERVICES TO PROVIDE ALL PROFESSIONAL SERVICES REQUIRED TO IMPLEMENT THE TEXAS COMMISSION ON ENVIRONMENTAL QUALITY (TCEQ) GRANT AWARDED TO THE CITY OF LOCKHART TO RESTORE AND PRESERVE RIPARIAN AREAS AND WATER QUALITY CONDITIONS BORDERING NORTH TOWN BRANCH FOR A FEE NOT TO EXCEED \$32,000 AS NEGOTIATED AND APPOINTING THE MAYOR TO SIGN ALL NECESSARY DOCUMENTS.

Mr. Rodgers stated that TCEQ awarded a grant to the City of Lockhart that targets water quality improvements in the North Town Branch area by removing harmful vegetation near the water banks and replaces it with ecological friendly plants that help filter harmful contaminants before they reach the water; this is often referenced as a riparian process. The grant requires Professional Grant Management Services to file all reports required by the TCEQ. Public notices were advertised in compliance with State law for grant management services. The only proposal received was from Grant Management Services. This company has an impressive 34-year history in providing the services required. Also, the company is currently providing the same professional services for the City of Kyle. Grant Development Services (GDS) agreed not to exceed an amount fee in the amount of \$32,000. References were very positive. The company rated high on selection ratings. Mr. Gandolf Burrus, GDS owner, introduced himself and a staff member in attendance; he spoke briefly about his experience and about his services provided to the City of Kyle for the same TECQ Grant. Mr. Rodgers recommended approval.

G. DISCUSS AGREEMENT WITH GIFFORD ELECTRIC, INC. TO PROVIDE ANNUAL PREVENTIVE MAINTENANCE OF OUTDOOR WARNING SYSTEM WITH BATTERIES (SIRENS) IN AN AMOUNT NOT TO EXCEED \$4,825 FOR SERVICES STATED IN THE AGREEMENT AND APPOINTING THE MAYOR TO SIGN THE AGREEMENT, IF APPROVED.

Mr. Rodgers stated that the warranties for the early warning sirens will expire on September 30, 2018. The proposal for preventive maintenance of the early warning system is necessary to protect in the City's investment. Gifford Electric is the company that installed the system and has maintained it. The agreement clearly states that all the preventive maintenance tasks are to be performed under it for a fee not to exceed \$4,825. Mr. Rodgers recommended approval.

H. DISCUSS THE 2017 RACIAL PROFILING REPORT.

Mayor White stated that there were errors in the report and that the item will return to the first meeting in March.

I. DISCUSS THE 2017 RECAP OF ANNOUNCEMENTS AND RELATED ECONOMIC DEVELOPMENT ACTIVITIES.

Mr. Tobias stated that over the past year, staff, the Lockhart Economic Development Corporation and Economic development partners, announced 13 projects that encompassed a capital investment of over \$19 million and will create 248 jobs. There was also increased media focused on Lockhart and its developments, as well as media related to an article in Expedia and a Super Bowl Budweiser commercial filmed at the Balsler Farms. Hot Rods and Hatters also got more media coverage and we expect other regional and local events will also garner more media based upon our works. According to the Greater San Marcos Partnership, there has been an increase in economic activity in Caldwell County led by our work in Lockhart. 2018 has started off to be another year in which staff will realize increased investment and jobs, as well as increased media attention across many development fronts, events, and other activities. There was discussion.

J. DISCUSS APPOINTMENT TO THE CAPITAL AREA PLANNING COUNCIL OF GOVERNMENTS (CAPCOG) CLEAN AIR COALITION COMMITTEE.

Mayor White stated that he has served on the committee for the past six years. There was discussion regarding a nomination.

K. DISCUSSION AFTER UPDATE REGARDING WAYFINDING AND BRANDING COMMITTEE.

Councilmember McGregor gave an update and announced that the committee would hold their first meeting on March 8, 2018 at 5:00 p.m. in the Glosserman Room.

Mayor White stated that Chief Pedraza would introduce newly hired Police Officers.

Chief Pedraza introduced the following new Police Officers:

Janie Santos
Zachary Castilleja
Byron Powe

Mayor White and the Councilmembers welcomed the officers to the Lockhart Police Department.

RECESS: Mayor White announced that the Council would recess for a break at 6:40 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 7:30 p.m.

ITEM 2. INVOCATION, PLEDGE OF ALLEGIANCE.

Mayor White gave the Invocation and led the Pledge of Allegiance to the United States and Texas flags.

ITEM 3. CITIZENS/VISITORS COMMENTS.

Mayor White requested citizens to address the Council.

Harry Loep, 322 Rocky Road, Lockhart, expressed concerns about the safety and lack of courtesy by patrons that visit the Library. He stated that he believes that the rules and regulations posted in the Library should also be in Spanish and stated that he does not believe the rules are being followed by most patrons.

Mayor White requested additional citizens to address the Council. There were one.

ITEM 4. CONSENT AGENDA.

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

The following are the consent agenda items that were approved:

- 4A: Approve minutes of the City Council meeting of January 30, 2018 and February 6, 2018.
- 4B: Approve a Buy Board purchase of a 2018 Insulated Articulated Over-Center Aerial Materials Lift Truck for a price of \$112,083 to be paid for with existing Electric Utility Capital Funds to replace a unit that is 15 years old.
- 4C: Approve a Buy Board purchase of a 2017 Altec 47-foot Digger Derrick Truck for a price of \$173,860 to be paid with existing Electric Utility Capital Funds to replace a unit that is more than 20 years.
- 4D: Approve and authorize staff to solicit and select a Grant Administrator via a request for proposal process for two Texas Capital Fund applications for the 2017-2018 Fiscal Year.
- 4E: Approve and authorize staff to solicit and select an Engineer Consultant via a request for proposal process for two Texas Capital Fund applications for the 2017-2018 Fiscal Year.
- 4F: Approve Grant Development Services of Austin and Hays County to serve as the Grant Management Services to provide all Professional Services required to implement the Texas Commission on Environmental Quality (TCEQ) Grant awarded to the City of Lockhart to restore and preserve riparian areas and water quality conditions bordering North Town Branch for a fee not to exceed \$32,000 as negotiated and appointing the Mayor to sign all necessary documents.
- 4G: Approve agreement with Gifford Electric, Inc. to provide annual preventive maintenance of outdoor warning system with batteries (sirens) in an amount not to exceed \$4,825 for services stated in the agreement and appointing the Mayor to sign the agreement, if approved.

ITEM 5-A. DISCUSSION AND/OR ACTION REGARDING THE 2017 RACIAL PROFILING REPORT.

Mayor White stated that the item has been pulled and is scheduled to return to the first Council meeting in March.

ITEM 5-B. DISCUSSION AND/OR ACTION REGARDING THE 2017 RECAP OF ANNOUNCEMENTS AND RELATED ECONOMIC DEVELOPMENT ACTIVITIES.

Mayor White announced that the report was made during the work session. No action taken.

ITEM 5-C. DISCUSSION AND/OR ACTION REGARDING APPOINTMENT TO THE CAPITAL AREA PLANNING COUNCIL OF GOVERNMENTS (CAPCOG) CLEAN AIR COALITION COMMITTEE.

Mayor Pro-Tem Sanchez made a motion to appoint Mayor Lew White. Councilmember Westmoreland seconded. The motion passed by a vote of 7-0.

ITEM 5-D. DISCUSSION AND/OR ACTION AFTER UPDATE REGARDING WAYFINDING AND BRANDING COMMITTEE.

Councilmember McGregor stated that the committee will hold their first meeting on March 8, 2018 at 5:00 p.m. in the Glosserman Room. She will provide an update after that meeting.

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

Mayor White requested appointments to boards and commissions. There were none.

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

- Update: St. Paul United Church of Christ property.
- Reminder: Burditt Consultants have provided a preliminary report which staff has reviewed. The document has been presented to the Parks Master Committee in preparation of its next meeting on Thursday, February 22; the report will be brought to Council for consideration in March.
- Reminder: Semi-annual cleanup in the Lockhart Cemetery beginning March 26.
- Reminder: Welcome Spring Day on Saturday, March 17th including Kid Fish and Texas Tolbert Chili Championship & BBQ Cook-off.
- Reminder: Residential City Wide Cleanup Event starting first Wednesday in April and each Wednesday following in April.
- Reminder: Residential Household Hazardous Waste Collection Event to be held Saturday, April 28, 2018. Electronics are taken during normal business hours at the Recycling Center.
- Report: Progressive Club banquet was successful.
- Report: Chief Pedraza will soon report through interoffice mail about his discussions with the Lockhart Independent School District regarding an active shooter policy.

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

Councilmember Westmoreland thanked the Freshman Aggie Spreading Traditions group, sponsored by the Caldwell County A&M Club, for coming to Lockhart to provide various worthy community service tasks.

Councilmember Mendoza thanked the Progressive Club for a successful banquet. He stated that the Soccer Youth Association will hold a kickoff event on Saturday, February 24, 2018.

Mayor Pro-Tem Sanchez congratulated the Progressive Club for a successful banquet.

Councilmember McGregor welcomed the newly hired Police Officers for joining the Lockhart Police Department. She thanked the downtown business committee for their efforts and she invited everyone to join in the First Friday events this week.

Councilmember Castillo thanked the Progressive Club for a successful banquet. He encouraged the citizens to let Councilmembers or staff know how they may assist. He also thanked staff for their work.

Councilmember Michelson congratulated the Progressive Club for a successful banquet. He thanked city employees for their hard work.

Mayor White congratulated the Progressive Club for a successful banquet. He thanked Mayor Pro-Tem Sanchez for presenting the proclamation in his place since he was unable to attend due to an illness. He thanked the Aggie Club for recruiting individuals to perform community tasks in Lockhart. He stated that he will meet with Judge Schawe regarding possible free wi-fi service downtown. He invited everyone to attend First Friday events this week.

Mr. Rodgers commended Chris Sager, Cemetery Manager, for his heroic efforts in assisting to rescue a family during a recent incident.

ITEM 8. EXECUTIVE SESSION IN ACCORDANCE WITH THE PROVISIONS OF THE GOVERNMENT CODE, TITLE 5, SUBCHAPTER D, SECTION 551.072 TO DELIBERATE THE PURCHASE, EXCHANGE, LEASE OR VALUE OF REAL PROPERTY IF DELIBERATION IN AN OPEN MEETING WOULD HAVE A DETRIMENTAL EFFECT ON THE POSITION OF THE GOVERNMENTAL BODY IN NEGOTIATIONS WITH A THIRD PERSON. Discussion regarding authorizing the City Manager to purchase property and/or to obtain easements.

Mayor White announced that the Council would enter Executive Session at 7:55 p.m.

ITEM 9. OPEN SESSION - Discussion and/or action regarding authorizing the City Manager to purchase property and/or to obtain easements.

Mayor White announced that the Council would enter Open Session at 8:15 p.m.

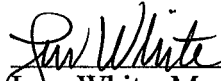
Mayor Pro-Tem Sanchez made a motion to authorize the City Manager to proceed with negotiations as discussed in Executive Session. Councilmember Castillo seconded. The motion passed by a vote of 7-0.

ITEM 10. 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 8:15 p.m.


PASSED and APPROVED this the 6th day of March 2018.

CITY OF LOCKHART



Jon White, Mayor

ATTEST:



Connie Constancio, TRMC
City Secretary

