

## MINUTES OF REGULAR MEETING

March 27, 2019

### SHENANDOAH CITY COUNCIL

The meeting was called to order by Mayor M. Ritchey Wheeler at 7:00 p.m. City Council members present, Councilmember McLeod, Councilmember Bradt, Councilmember Bevers, Councilmember Fletcher, and Councilmember Raymaker. City Administrator Kathie Reyer, City Secretary Courtney Clary, City Attorney William Ferebee, Communications Manager Debbie Pilcher, Finance Director Lisa Wasner, Public Works Director Joseph Peart, Police Chief Raymond Shaw, CVB Director John Mayner, and Director of Capital Projects and Infrastructure Kenny Eickelberg were also present.

#### 1. CALL TO ORDER

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

#### 2. CALL OF ROLL

Mayor Wheeler stated for the record that all members were present.

#### 3. PLEDGE OF ALLEGIANCE

#### 4. INVOCATION

Mayor Wheeler gave the invocation.

#### 5. CITIZENS FORUM

*Responses to inquiries are limited by state law to a recitation of existing policy or a statement of specific factual information given in response to the inquiry. Any deliberation or decision by Council shall be limited to a proposal to place the subject on the agenda of a future meeting.*

Mayor Wheeler stated for the record that there were no citizens wishing to speak.

#### 6. COUNCIL'S INQUIRY

*Pursuant to Texas Government Code Sect. 551.042, the Mayor and Council Members may inquire about a subject not specifically listed on this Agenda. Responses are limited to a recitation of existing policy or a statement of specific factual information given in response to the inquiry. Any deliberation or decision shall be limited to a proposal to place the subject on the agenda of a future meeting.*

## MINUTES OF REGULAR MEETING

March 27, 2019

### SHENANDOAH CITY COUNCIL

Mayor Wheeler stated for the record that there were no members who wished to speak.

#### **INDIVIDUAL CONSIDERATION**

7. Presentation of awards to Police Officers.

To view presentation, please click [HERE](#)

8. Presentation from C.I.S.D. Superintendent Curtis Null regarding the 2019 C.I.S.D. Bond Election.

To view presentation, please click [HERE](#)

9. Presentation on the progress of the new City web site.

To view presentation, please click [HERE](#)

10. Proclamation announcing Kelsey Seybold Clinic Day.

Mayor Wheeler presented a proclamation to Kelsey-Seybold Clinic staff marking March 15, 2019 as Kelsey-Seybold Clinic Day for the clinic's 70th Anniversary.

11. Discussion regarding the Ed English sanitary line expansion.

Mr. Eickelberg stated that the design of the sewer line upsizing was complete, as was the design to connect the waterline in Ed English to the David Memorial waterline. Mr. Eickelberg explained that a length of sewer pipe was found to be at or over capacity once new developments are completed and stated that the sewer pipeline would need additional capacity. He stated that Council had approved the planning and design phase budget, but the construction phase of the project would need funding to move forward.

Councilmember Bradt asked if the waterline would create a loop now that Water Well #4 was on. Mr. Eickelberg replied that it would create a loop.

MINUTES OF REGULAR MEETING

March 27, 2019

SHENANDOAH CITY COUNCIL

12. Discussion and possible action to approve the purchase and installation of a bar screen.

COUNCILMEMBER BEVERS MADE A MOTION TO APPROVE THE PURCHASE AND INSTALLATION OF A NEW BAR SCREEN, COUNCILMEMBER RAYMAKER SECONDED. THE MOTION CARRIED 5/0.

13. Discussion and possible action to approve an agreement with Western Surety and A&H Electric.

COUNCILMEMBER BRADT MADE A MOTION TO APPROVE AN AGREEMENT WITH WESTERN SURETY AND A&H ELECTRIC, COUNCILMEMBER RAYMAKER SECONDED. THE MOTION CARRIED 5/0.

14. Discussion and possible action regarding an interlocal purchasing agreement with C.I.S.D.

COUNCILMEMBER MCLEOD RECUSED HIMSELF FROM THIS AGENDA ITEM.

COUNCILMEMBER FLETCHER MADE A MOTION TO APPROVE AN INTERLOCAL PURCHASING AGREEMENT WITH C.I.S.D., COUNCILMEMBER BRADT SECONDED. THE MOTION CARRIED 4/0.

15. Discussion and possible action regarding MetroPark Square PID budget adoptions, as recommended by the City's auditors.

COUNCILMEMBER RAYMAKER MADE A MOTION TO APPROVE THE METROPARK SQUARE FUND BUDGET AMENDMENT, COUNCILMEMBER FLETCHER SECONDED. THE MOTION CARRIED 5/0.

16. Discussion and possible action to ratify purchases from the Police Department equipment replacement fund.

COUNCILMEMBER RAYMAKER MADE A MOTION TO RATIFY PURCHASES FROM THE POLICE DEPARTMENT EQUIPMENT REPLACEMENT FUND, COUNCILMEMBER FLETCHER SECONDED. THE MOTION CARRIED 5/0.

MINUTES OF REGULAR MEETING

March 27, 2019

SHENANDOAH CITY COUNCIL

17. Discussion and possible action to approve the minutes of the January 23, 2019 regular meeting.

COUNCILMEMBER BRADT MADE A MOTION TO APPROVE THE MINUTES OF THE JANUARY 23, 2019 MEETING, COUNCILMEMBER RAYMAKER SECONDED. THE MOTION CARRIED 5/0.

18. Ratify the accounts payable for February, 2019.

COUNCILMEMBER FLETCHER MADE A MOTION TO RATIFY THE ACCOUNTS PAYABLE FOR FEBRUARY, 2019, COUNCILMEMBER BEVERS SECONDED. THE MOTION CARRIED 5/0.

19. CITIZENS FORUM

Responses to inquiries are limited by state law to a recitation of existing policy or a statement of specific factual information given in response to the inquiry. Any deliberation or decision by Council shall be limited to a proposal to place the subject on the agenda of a future meeting.

Mayor Wheeler stated for the record that there were no citizens wishing to speak.

20. City Administrator Updates – Monthly Reports.

- Administration
- Finance
- Police/Fire
- Public Works/Capital Projects
- Community Development/Municipal Court
- Convention and Visitors Bureau

Ms. Reyer had the following updates:

- 179 residents participated in Trash Bash. Only two non-residents attempted to participate, and they were turned away after checking identification.
- The Land trust property mowing would begin March 28, 2019. Rosewood and Holly Hill were listed to be completed first.
- The park survey was sent out and staff had already received some great feedback from the residents.
- The Police Department increased traffic efforts and bike patrol officers.
- The AMC grand opening was scheduled for Friday, March 29, 2019.

MINUTES OF REGULAR MEETING

March 27, 2019

SHENANDOAH CITY COUNCIL

21. COUNCIL'S INQUIRY

Pursuant to Texas Government Code Sect. 551.042, the Mayor and Council Members may inquire about a subject not specifically listed on this Agenda. Responses are limited to a recitation of existing policy or a statement of specific factual information given in response to the inquiry. Any deliberation or decision shall be limited to a proposal to place the subject on the agenda of a future meeting.

Councilmember McLeod shared his enthusiasm for the grand opening of the AMC Theater and stated that he was proud to have them in Shenandoah.

Councilmember McLeod asked staff to research other options for banking. Mayor Wheeler stated that he and Ms. Wasner had discussed this, and that staff was looking into different banking options.

Councilmember Fletcher asked whether the City had a policy or resolution regarding National Day of Prayer to give staff the option to gather with residents in prayer on this day each year.

Councilmember Fletcher stated that after considering discussions regarding short term rentals, he felt that a discussion should be had regarding set limitations for renters rather than limiting property owners. He asked that staff do the research and bring their findings back to Council at a future meeting.

Councilmember Fletcher also proposed a future discussion regarding developers being required to purchase crime prevention devices for their properties. He suggested the License Plate Readers (LPR's) similar to what the Police Department uses. He suggested this option

## MINUTES OF REGULAR MEETING

March 27, 2019

### SHENANDOAH CITY COUNCIL

become part of the permitting process for future developments. Chief Shaw agreed and stated that he thought it was a great idea.

Councilmember Fletcher thanked the staff, especially the Public Works Department, for a successful Trash Bash event and for all their hard work. He ended by asking residents to vote in the May 4, 2019 election and recommended that residents register to vote if they had not done so already.

Councilmember Raymaker asked that the Planning and Zoning Committee meetings be moved to the Council chambers. Mayor Wheeler stated that he felt it was a great idea, but that he would like Ms. Thompson's feedback before moving forward.

Councilmember Raymaker stated that after previous discussions regarding surety bonds on other projects he was curious about the solar light project in Shenandoah Valley and asked Mr. Peart who had overseen the project. Mr. Peart replied that he and former Director Byron Bevers worked together on the request for proposals (RFP) and after the review process it came down to one bidder. Mr. Peart stated that after examining previous work completed by the bidder, he was removed from the project. Councilmember Raymaker asked if the former Director, Byron Bevers, had also been removed from the project. Councilmember Bevers replied that he had also been removed from the project while working for the City as the Public Works Director. Councilmember Raymaker asked who was running the project if both the former Director and Mr. Peart had been removed. Mr. Peart stated that the former City Administrator, Mr. Smith, took over the project.

Councilmember Raymaker then asked whether staff recommendations on the lights, the contract, and the vendor had been ignored during that time. Mr. Peart replied that after sending his findings to Mr. Smith he was never given any feedback. Councilmember Raymaker asked

## MINUTES OF REGULAR MEETING

March 27, 2019

### SHENANDOAH CITY COUNCIL

whether Mr. Peart had identified that the lights would be ineffective in his report. Mr. Peart stated that after visiting sites with the owner of the bidding company, he noted in his report that the lights were lower wattage and that a quarter of the lights were out at each of the sites he visited. Councilmember Raymaker stated that even though there were performance issues with the proposed equipment Mr. Smith moved forward with the project without a surety bond. Mr. Peart stated that he did not recall a maintenance bond on the project.

Councilmember Raymaker thanked Mr. Peart for acquiring the necessary surety bonds and saving the City so much money by doing so.

Councilmember Fletcher asked for clarification as to whether the issues with the street lights in Shenandoah Valley were due to problems with lightbulbs not being replaced or if the issue was elsewhere. Mr. Peart explained that the batteries drain after running all night and if there are one or more cloudy days following, the low autonomy causes the lights to be out more frequently. He added that thousands of dollars' worth of batteries have been replaced since instillation. Councilmember Raymaker thanked Mr. Peart for clarifying the situation.

Mayor Wheeler asked if there was a City policy regarding social media. Ms. Reyer stated that there was a policy being worked on.

Mayor Wheeler suggested a future discussion regarding potential sales tax affects on the City between brick-and-mortar and e-commerce retail. Mayor Wheeler also asked residents to attend the David's Dream Run event and the Easter events.

Mayor Wheeler ended by stating that after separate meetings with Senator Creighton and state representative Steve Toth regarding the east side detention pond and the grant application process he was happy to announce that both were on board with the project. He encouraged

## MINUTES OF REGULAR MEETING

March 27, 2019

### SHENANDOAH CITY COUNCIL

residents to reach out and thank Senator Creighton and Representative Steve Toth for their support with working to have the grant approved.

#### EXECUTIVE SESSION

*Public notice is given that the City Council may elect to go into Executive Session at any time during the meeting in order to discuss any matters listed on the Agenda when authorized by the provisions of the Open Meeting Act, Chapter 551 of the Texas Government Code, to receive advice from legal counsel, to discuss matters of land acquisition, personnel matters or other lawful matters that are specifically related to items listed on this Agenda. Prior to any such closed session, the Mayor, in open session, will identify the agenda item to be discussed and the Section or Sections of Chapter 551 under which the closed discussion is authorized.*

Mayor Wheeler stated for the record that Council would adjourn to executive session at 8:54 p.m.

Executive Session – According to the Texas Open Meetings Act, Chapter 551 of the Texas

Government Code as follows:

- i) Government Code § 551.072. Deliberation Regarding Real Property
  - Christ Community School easement agreement
- a) Consideration and if determined appropriate, take action resulting from the item(s) listed under Executive Session.

Mayor Wheeler reconvened the regular meeting at 9:17 p.m. and stated for the record that no action was taken in executive session.

There being no further business, Mayor Wheeler adjourned the meeting at 9:18 p.m.

#### **ADJOURN**

***The Council may vote and/or act upon each of the items listed on this Agenda. One agenda item will be discussed at a time unless logic and practical consideration allow similar topics to be considered together for purposes of convenience and efficiency. The Council may retire into executive session concerning any of the items listed on this Agenda, whenever it is considered necessary and legally justified under the Open Meetings Act.***

MINUTES OF REGULAR MEETING

March 27, 2019

SHENANDOAH CITY COUNCIL

Any discussion item on the City Council agenda permits City Council to question the involved parties or receive a presentation by the involved parties.

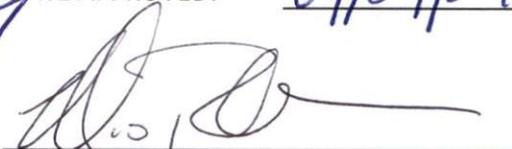
SUBMITTED BY:



Courtney Clary, City Secretary

DATE APPROVED:

04/24/2019



M. Ritchey Wheeler, Mayor

