

September 28, 2020

MINUTES OF THE REGULAR MEETING
OF THE CITY COUNCIL OF THE
CITY OF OLNEY, TEXAS

6:00 P.M.

The City Council of the City of Olney, Texas, met Monday, September 28, 2020, at 6:00 P.M. Those present were: Mayor Phil Jeske, Mayor Pro-Tem Rue Rogers, Councilmembers Tommy Kimbro, Chuck Stennett, Harrison Wellman, and Terri Wiperman. Absent: None. Staff Present: City Administrator Neal Welch, City Secretary Tim Houston, Chief of Police Dan Birbeck, Public Works Director KC Blassingame, City Clerk Arpegea Pagsuberon, Officer Dustin Hudson, Fire Chief Clint Pulliam, and Assistant Fire Chief Matthew Ickert. All agenda items were subject to action. Meeting was broadcast and recorded online using GoToMeeting.com in accordance with Open Meetings Laws guidance during COVID-19 Pandemic Disaster.

Mayor Jeske called the meeting to order at 6:00 P.M.

CALL TO ORDER

Mr. Welch gave the invocation.

INVOCATION

No citizens appeared before the Council to comment.

CITIZEN COMMENT
PERIOD

Mayor Jeske entertained a motion to adopt the minutes from September 14, 2020 Regular Meeting and the September 21, 2020 Special-Called Meeting as written. Mayor Pro-Tem Rogers made said motion, and Councilmember Stennett seconded. Council voted unanimously to approve the minutes.

CONSIDER APPROVAL
OF MINUTES FROM
PREVIOUS MEETING(S)

Mr. Welch stated that Ms. Greenway was unable to attend this evening. Item struck from the agenda.

PRESENT 15 YEAR
LONGEVITY AWARD TO
LYDIA GREENWAY

Mr. Welch explained that the City had received three proposals from Air Tractor, Inc., Jerry Keeter, and Jessica Flores. Jim Hirsch, President of Air Tractor, Inc. gave a presentation on several of the specifics of what his company was willing to do to perform the duties of managing the airport. He stated that Air Tractor would like a 5-year contract, and would leave the farm lease and grass management to the City. Mr. Welch explained that he considered Air Tractor's proposal to be superior. Mayor Jeske abstained from the discussion due to his conflict of interest as an employee of Air Tractor. Council briefly discussed each of the proposals with Mayor Pro-Tem Rogers stating that allowing Air Tractor to fulfill the duties made the most sense. Mayor Pro-Tem Rogers made a motion to instruct the City Attorney to write a contract and for the City to negotiate details of a contract with Air Tractor. Councilmember Stennett seconded the motion. Council voted unanimously to pass the motion.

CONSIDER AIRPORT
MANAGER PROPOSAL

Mr. Houston stated that he had been approached by the Conder's, who own and operate the BBQ Smoke Wagon. These individuals were asking Council to amend ordinances governing food trucks. Currently, the City only had the Itinerant Merchant's Permit which allowed 7 days of use at a \$50 fee, and only one 7-day extension for a further \$50 fee. The Conder's spoke to Council about either working something out or allowing them to pay out the \$50 over time, or pro-rate it for only the days they used. Mr. Houston explained that the ordinance in front of Council would require that itinerant food vendors submit to the City their health inspection/food handler's certificate, sales tax permit, an application form, and require them to pay \$100 for a 1-year permit or \$50 for a six-month permit. Once submitted, it would be reviewed and a permit issued if conditions were satisfied. Mayor Jeske entertained a motion to approve Ordinance O13-20 and read the caption aloud. Councilmember Kimbro made said motion and Councilmember Wiperman seconded. Council voted unanimously to approve Ordinance O13-20 on first reading.

CONSIDER ON FIRST
READING ORDINANCE
O13-20 TO ADOPT
ITINERANT FOOD
MERCHANT ORDINANCE

Josh Bennett with SecureVision was on hand to make a presentation to the Council regarding the replacement of manual read meters with digital meters which communicate via radio. Mr. Bennett gave an estimate of approximately \$134,000 that would be saved or earned by the City per year by updating its meters.

HEAR PRESENTATION
FROM SECUREVISION
CONCERNING WATER
METER PROJECT

Jordan Hibbs and Josh Berry from the Abilene office of EFT Engineering visited Council to make a presentation on their prior work and qualifications for reviewing the status of the current water treatment plant and any necessary upgrades or rebuilding of the plant.

INTERVIEW
ENGINEERING FIRM FOR
WATER TREATMENT
PLANT PROJECT

Mr. Houston stated that Benny and Mary Thompson of Graham had bid \$1,500 for 615 N Grand and \$1,000 for 613 N Grand for a total of \$2,500 for the two lots. The Thompson's intended to place a mobile home on the property since it was in the proper zone. Mayor Jeske entertained a motion to approve the sale of 613 and 615 N Grand for a combined \$2,500. Councilmember Kimbro made said motion, and Mayor Pro-Tem Rogers seconded. Council voted unanimously to accept the bids.

CONSIDER TAX RESALE
PROPERTY BID(S)

Mr. Houston stated that he had received quotes back for the sliding doors to reduce contact at the front of City Hall. The Cost would be approximated \$50,000 for the two doors. Council briefly discussed the doors.

CONSIDER USE OF
CORONAVIRUS RELIEF
FUNDS

Councilmember Kimbro inquired why the City needed to support the construction of a lake for Wichita Falls. Mayor Jeske stated it would benefit Olney as it would increase the amount of water in the region available for Wichita Falls and surrounding entities and since Olney received water from Lake Kickapoo it was to our benefit. Council briefly discussed Resolution R12-20. Mayor Jeske entertained a motion to approve Resolution R12-20 and read the caption aloud. Mayor Pro-Tem Rogers made said motion and Councilmember Wipperman seconded. Council voted unanimously to approve Resolution R12-20.

CONSIDER RESOLUTION
R12-20 SUPPORTING
CONSTRUCTION OF
LAKE RINGGOLD

No discussion.

BUDGET WORKSHOP: FY
2019-2020 BUDGET
AMENDMENT

Mr. Houston announced that he had included all of the previous items approved by Council in the budget. A discussion of Texas Communities Group's (TCG) services ensued since it was not approved or included in the budget. Mr. Welch and Officer Hudson explained some of the program and the need for it since Officer Hudson's time was split more heavily toward police work than code enforcement. Mayor Jeske and Council asked for more information regarding the work TCG would perform and how much they would bill for their services including mailing of letters and postage.

BUDGET WORKSHOP: FY
2020-2021 BUDGET

Mayor Jeske opened the public hearing on the Amendment to the FY 2019-2020 Municipal Appropriations Budget at 7:37 P.M. With no comments being forthcoming, Mayor Jeske closed the Public Hearing at 7:38 P.M.

PUBLIC HEARING(S):
a. AMENDMENT TO FY
2019-2020
MUNICIPAL
APPROPRIATIONS
BUDGET
b. SECOND READING
OF FY 2020-2021
MUNICIPAL
APPROPRIATIONS
BUDGET
c. 2020 TAX RATE
INCREASE

Mayor Jeske opened the public hearing on the First Reading of the FY 2020-2021 Municipal Appropriations Budget at 7:38 P.M. With no comments being forthcoming, Mayor Jeske closed the Public Hearing at 7:39 P.M.

Mayor Jeske opened the public hearing on the 2020 Tax Rate Increase at 7:39 P.M. Mr. Houston stated "The final voted on the tax rate will be taken following the hearing and passage of the budget. The proposed tax rate is 0.754285 per \$100 valuation, which is effectively an increase of 3.50%. With no comments being forthcoming, Mayor Jeske closed the Public Hearing at 7:40 P.M.

Mayor Jeske entertained a motion to approve on second reading Ordinance #O10-20 Amending the FY 2019-2020 Municipal Appropriations Budget and then read the caption aloud. Mayor Pro-Tem Rogers made said motion, and Councilmember Kimbro seconded. Council voted unanimously to pass the ordinance on second reading.

CONSIDER ON SECOND
READING ORDINANCE
#O10-20 AMENDING FY
2019-2020 MUNICIPAL
APPROPRIATIONS
BUDGET

Mayor Jeske entertained a motion to approve on second reading Ordinance #O11-20 providing for the FY 2020-2021 Municipal Appropriations Budget and then read the caption aloud. Mayor Pro-Tem Rogers made said motion, and Councilmember Wipperman seconded. Council voted unanimously to pass the ordinance on second reading.

CONSIDER ON SECOND
READING ORDINANCE
#O11-20 FOR FY 2020-
2021 MUNICIPAL
APPROPRIATIONS
BUDGET

Mayor Jeske entertained a motion to approve Ordinance #O12-20 setting the 2020 Tax Rate Increase and then read the caption aloud. Councilmember Stennett made said motion, and Mayor Pro-Tem Rogers seconded. Council voted unanimously to pass the ordinance.

CONSIDER ORDINANCE
#O12-20 ADOPTING 2020
TAX RATE INCREASE

Mr. Welch stated that TxDOT Aviation had an Airport Project Agreement for the City that was due on September 25, 2020. After consulting with the Mayor, he signed the agreement since it meant the City would have access to a grant for \$549,000 to pave the aprons and taxiways for Runway 17/35. Mr. Houston stated Council would just need to accept the agreement and retroactively grant Mr. Welch the ability to execute the agreement.

DISCUSS OTHER
COUNCIL MATTERS –
ITEMS OF CONCERN TO
MEMBERS OF THE CITY
COUNCIL

Mr. Welch also said that due to a broken valve upstairs the City had a flood in the rear areas of City Hall resulting in mold, which would need remediation, and that there was very likely asbestos that would need abatement.

Chief Birbeck informed Council that he had met with the Olney ISD School Board regarding the SRO position.

Councilmember Stennett inquired who was doing inspections for the City. Mr. Welch replied that Bob Carroll from Burkburnett was doing plumbing and electrical inspections on an as needed basis.

There being no further business to come before the Council, the Council adjourned by consent at 7:46 P.M.

ADJOURNMENT

ATTEST:

Mayor

City Secretary

Date Approved