

FEBRUARY 24, 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, February 24, 2020, at 6:00 P.M. Those present were: Mayor Phil Jeske, Councilmembers Tommy Kimbro, Chuck Stennett, and Terri Wipperman, and Harrison Wellman; Absent: Mayor Pro-Tem Rue Rogers. Staff Present: City Administrator Neal Welch, City Secretary Tim Houston, Chief of Police Conny Clay, City Clerk Arpegea Pagsuberon, and City Attorney William Myers. All agenda items were subject to action.

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

CALL TO ORDER

Mr. Myers 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 February 10, 2020 Regular Meeting as written. Councilmember Wipperman made said motion, and Councilmember Stennett seconded. Council voted unanimously to approve the minutes.

CONSIDER APPROVAL
OF MINUTES FROM
PREVIOUS MEETING(S)

Danny Barrett with Texas Communities Group (TCG) was present to discuss code enforcement with the Council. Mr. Barrett stated TCG had been in operation for six years and sold over 1,600 properties garnering a total of \$1.3 million in other communities. TCG has code officers that specialize in dilapidated properties, who also did sweeps for junk and weeds. TCG would be willing to perform all services for \$7,500 with additional payment for mileage and billable time estimated around \$2,500. In addition, the organization carried \$1 million in liability and errors & omissions insurance. The contract would have TCG perform paperwork on 5 dilapidated structures per year. Mayor Jeske stated that Council definitely had interest in the program, and asked Mr. Myers if he had reviewed the contract. Mr. Myers replied that he had briefly perused it and it looked more like a licensing contract than a service contract.

CONSIDER PROPOSAL
BY TEXAS
COMMUNITIES GROUP
FOR CODE
ENFORCEMENT
SERVICES

Mr. Houston stated that he had learned that the property at 806 W Payne St has \$712.90 of outstanding taxes owed against it that would come out of the \$1,050 bid made by Andy Jones. He asked Council if they were ok proceeding with the bid with the more complete set of information since the City was only guaranteed to receive \$337.10 plus the City's portion of back taxes. A brief discussion about the status of the property ensued, with Mr. Houston clarifying the property was not a tax resale property since it did not follow the normal process when a property is taken back. Mayor Jeske asked how it was taken back. Mr. Houston replied that he was unsure since that information had not been shared with him, but that he would find out. Mayor Jeske asked Mr. Myers what their course of action should be. Mr. Myers replied for the moment they should withdraw the bid acceptance. Mayor Jeske entertained a motion to withdraw acceptance of the bid. Councilmember Kimbro made said motion, and Councilmember Stennett seconded. Council voted unanimously to withdraw acceptance until more information could be obtained.

CONSIDER PROPERTY
BID(S)

Mr. Houston informed Council that since the City was technically the beneficiary of the Texas Parks & Wildlife grant, that state funds were being expended, and because it was a City park it was necessary for the Council to sign off on the plans and contractor for the park to ensure all requirements were met. Mayor Jeske asked what the cost of the project was and if a proper bid process had been conducted. Mrs. Pagsuberon presented Council with the documentation of the plans and images, along with quotes. She stated that the park improvements would cost about \$191,000 and that Keep Olney Beautiful planned to use Red River Recreation. Mr. Houston replied that because Red River Recreation was registered with the Texas Interlocal Purchasing System, or TIPS, that the bid process was unnecessary. TIPS prebids their contracts, and ensures compliance in the same manner as BuyBoard or HGAC-Buy. Mayor Jeske entertained a motion to approve the park improvement plan established by Keep Olney Beautiful and to accept Red River Recreation as the contractor. Councilmember Wipperman made said motion, and Councilmember Wellman seconded. Council voted unanimously to approve the motion.

CONSIDER APPROVAL
OF KEEP OLNEY
BEAUTIFUL PARK
IMPROVEMENT PLAN
AND CONTRACTOR

Mayor Jeske entertained a motion to approve Ordinance O2-20. Councilmember Kimbro made said motion, and Councilmember Wipperman seconded. Council voted unanimously to approve Ordinance O2-20 on second reading.

CONSIDER ORDINANCE
O2-20 ON SECOND
READING TO AMEND
BULK WATER RATE

Mr. Houston stated that the City would need to add back \$22,000 to line item 02-14-5643 Engineering Services. This would create a total of \$25,000 in the line item. Council expressed concern about bills for professional services coming several years later than they should. Mayor Jeske asked if they could put a stipulation in ordinance that would require bills to be submitted within twelve months of the work being completed for payment. Mr. Myers replied that technically under state law a firm or individual could bill up to four years prior, but that such a provision could be added to a contract so that it would be enforceable. Mayor Jeske stated we need to know what we are paying for and when it is being done in the future, but agreed that the City would need to pay the bills. Council briefly discussed whether to add the money now or later. Mayor Jeske was in favor of adding it now since it would be owed.

BUDGET AMENDMENT
WORKSHOP

Mayor Jeske opened the public hearing at 6:53 P.M. There being no comments Mayor Jeske closed the public hearing at 6:54P.M.

PUBLIC HEARING: FY
2019-2020 BUDGET
AMENDMENT

Mayor Jeske entertained a motion to approve Ordinance O5-20, with an amendment to add \$22,000 to line item 02-14-5643 so that it would equal \$25,000. Councilmember Stennett made said motion, and Councilmember Kimbro seconded. Council voted unanimously to approve Ordinance O5-20.

CONSIDER ORDINANCE
O5-20 ON SECOND
READING TO AMEND FY
2019-2020 BUDGET

There being no further business to come before the Council, the Council adjourned by consent at 6:56 P.M.

ADJOURNMENT

ATTEST:

Mayor

City Secretary

Date Approved