

STATE OF TEXAS

COUNTY OF McCULLOCH

CITY OF BRADY

The City Council of the City of Brady, Texas met in a Regular Meeting on Tuesday, November 6, 2018 at 6:00 pm at the City of Brady Municipal Court Building located at 207 S. Elm Street, Brady, Texas with Mayor Anthony Groves presiding. Council Members present were Jane Huffman, Missi Davis, Jim Griffin, Rey Garza and Jeffrey Sutton. City staff present were City Manager Kim Lenoir, Finance Director Lisa Remini, Public Works Director Steve Miller, Community Services Director Dennis Jobe, Police Chief Steve Thomas, Interim Fire Chief Lloyd Perrin, Firefighter/EMT David Pegues, Code Enforcement Officer Walter Holbert and City Secretary Tina Keys. Also in attendance were Michele Derrick, Erin Corbell, Dub Smith, James Stewart, Don Miller, and Lynn Farris.

**1. CALL TO ORDER, ROLL CALL & CERTIFICATION OF A QUORUM**

Mayor Groves called the meeting to order at 6:00 p.m. Council quorum was certified.

**2. INVOCATION AND PLEDGE OF ALLEGIANCE**

Council Member Griffin gave the invocation and the Pledge of Allegiance was recited.

**3. PUBLIC COMMENTS**

Council Member Griffin spoke about sand plants closing and need for a more proactive and viable community.

**4. CONSENT AGENDA**

- A. Approval of Minutes for Regular and Work Session Meetings October 16, 2018 and Special Meeting October 23, 2018
- B. Approval of use of old cafeteria parking lot, 607 W. 11<sup>th</sup> Street, to store U-Haul enclosed trailer and golf cart with trailer, along with use of golf cart on City streets to deliver holiday packages in compliance with all State laws.
- C. Proclamation recognizing Small Business Saturday, November 24, 2018

Council Member Sutton moved to approve the Consent Agenda. Seconded by Council Member Davis. All Council Members voted "aye" and none "nay". Motion passed with a 5 – 0 vote.

**5. PRESENTATIONS: None Scheduled**

There were none.

**6. PUBLIC HEARINGS: None Scheduled**

There were no Public Hearings.

**7. INDIVIDUAL CONCERNS**

- A. Discussion, consideration, and possible action regarding second and final reading of Ordinance 1260 of the City of Brady, Texas, to amend FY 2019 Budget for municipal services, approving the Fiscal Year 2019 (Oct 1 2018 to Sept 30 2019) Type A and Type B Budgets, as approved by the Type A and Type B Brady Economic Development Corporation Boards (EDC). Lisa Remini presented. Council Member Davis moved to approve the second and final reading of Ordinance 1260. Seconded by Council Member Griffin. All Council Members voted "aye" and none "nay". Motion passed with a 5 – 0 vote.
- B. Discussion, consideration, and possible action regarding first reading of Ordinance 1261 of the City of Brady,

Texas, to amend FY 2019 Budget for municipal services, transferring unfinished FY2018 projects to FY 2019 Budget, and adding new requests, utilizing savings from decreased employee insurance rates and donated funds. Lisa Remini presented. Council Member Sutton asked if the electric poles with storm damage were an addition to the budget and the answer was yes. City Manager Lenoir notified council that the Lynn Gavitt gas line was completed for only \$1,000; the \$14,000 remaining will be used to survey the above ground gas line along the railroad that the Texas Railroad Commission wants to see buried. Council Member Rey Garza agreed that gas line needed correcting. Council Member Sutton moved to approve the first reading of Ordinance 1261. Seconded by Council Member Griffin. All Council Members voted "aye" and none "nay". Motion passed with a 5 – 0 vote.

- C. Discussion, consideration and possible action issuing final **Demolition Order 2018-32** in accordance with the Code of Ordinances Section 3.207 to authorize demolition of dilapidated structures at 102 West Shore Drive of the Simpson Lake Division, Block 4 Lot 13 (Public Hearing held August 21, 2018). Walter Holbert presented. Council Member Griffin moved to approve Demolition Order 2018-032. Seconded by Council Member Davis. All Council Members voted "aye" and none "nay". Motion passed with a 5 – 0 vote.
- D. Discussion, consideration, and possible action regarding **Resolution 2018-043** to approve equipment lease/purchase agreement with Caterpillar Financial Services Corp. for new landfill compactor. Lisa Remini presented. Council Member Sutton moved to approve Resolution 2018-043. Seconded by Council Member Garza. All Council Members voted "aye" and none "nay". Motion passed with a 5 – 0 vote.
- E. Discussion, consideration and possible action regarding **Resolution 2018-044** to approve *Visit Brady Tourism Agreement* allocating 95% Hotel Motel Taxes to the McCulloch County/Brady Chamber of Commerce, in accordance with the City Council approved Tourism Strategic Plan (May 15, 2018). Kim Lenoir presented. Council Member Davis asked about the term of the contract and went on to say she doesn't think staff should appoint board, she believes council should appoint board - Tourism board. Chamber President Erin Corbell said the Chamber would be more comfortable with Council appointing board. Corbell said they would like a chamber member, EDC member, council, county representative and business owner on the board. Council Member Huffman thinks they should submit an application to Council and Council appoint. Item 6 funds, request to be returned to City. Funds will be put back with HOT funds for next budget. Council Member Huffman feels the funds can stay with Chamber for the three year term and if at that time there are unexpended funds, then they can come back to City. Council Member Huffman also doesn't like the 3-1 year terms and thinks it should be a 3 year term and continuing the option to cancel at any time with proper notice. Council Member Davis agrees she would prefer a 3 year contract. Council Member Huffman asked what happened to existing funds. Chamber President Corbell thinks the City has some. Council Member Huffman asked what is going to happen to those funds. Lisa Remini said there are still funds in the Hotel Motel Fund and we have a budget to spend on specific projects and went on to say the Chamber can present a need for the funds to council and council can approve to give the Chamber that money. Council Member Huffman moved to approve Resolution 2018-044 with changes being made 1) page 52, item 3, remove 1 year making it a 3 year term, 2019 to 2021, 2), Item # 5, second paragraph, change "staff" to "City Council" and 3) page 52, number 6, being changed to read "if there are any unexpended funds at the end of the 3 year term".... Seconded by Council Member Davis. All Council Members voted "aye" and none "nay". Motion passed with a 5 – 0 vote.
- F. Discussion, consideration and possible action regarding **Resolution 2018-045** to move the January 2019 Regular Council Meeting date. Kim Lenoir presented. Council Member Huffman suggested changing meetings in January 2019 to January 8<sup>th</sup> and 22<sup>nd</sup>. Item will be brought back at next meeting to correct Resolution. No action was taken.

- G. Discussion, consideration and possible action regarding recommendations for the two new Elevated Water Storage (Towers) Logos. Kim Lenoir presented. Council preferred regular City logo. Drawings will be presented at a later time. No action was taken.
- H. Discussion, consideration and possible action approving the purchase of 1,500 tons Limestone Rock Asphalt, Type 1, Grade D (cold mix) material at \$44.55 per ton for \$66,825.00. Delivery charge is \$0.15 per ton/mile at 180 miles for \$40,500.00. Total purchase with delivery equals \$107,325.00. Kim Lenoir presented. Council Member Griffin isn't happy with the delivery charge. Steve Miller explained that the material isn't something you can get just anywhere. They've looked and tried to be competitive and it's always higher somewhere else because a competitor goes and gets it from this same supplier and marks it up. Council Member Garza asked about a base material out of Richland Springs. Council Member Sutton moved to authorize the purchase. Seconded by Council Member Huffman. Four Council Members voted "aye" and one, Council Member Griffin, voting "nay". Motion passed with a 4-1 vote.
- I. Discussion regarding city facilities that are rented to the public as requested by Council Member Missi Davis. Council Member Davis wanted to discuss maintenance and upkeep of City properties and asked if we have a maintenance schedule, do we have somebody who inspects them, is there even a process. Lenoir explained that Stephen Morgan is over most of these properties and he has his schedule. Council Member Davis said the lake is looking really really good. Lenoir said anything specific, we can put work orders in. Davis asked if there could be like a quarterly inspection. Huffman asked if Morgan oversees the janitorial people. Lenoir said Dorsey is the point of contract for janitorial. Huffman said there is cleanliness issue with the Civic Center. James Stewart said somebody at the bonfire was complaining about the lake restrooms. Lenoir said the people who work at the park and lake are responsible for the restrooms. Crews rotate on the weekends cleaning all park/lake restrooms and picking up trash. Lenoir said the civic center gets checked before and after an event.
- J. Discussion regarding economic development corporation funds as requested by Council Member Jane Huffman. Council Member Huffman has some ideas on what to do with the funds and the debt that the EDC owes the City. Huffman feels like there are a lot of people to blame for everything that went wrong with the EDC funds specifically the \$500,000 that is in the Type A EDC held at the City. Huffman thinks the Council should consider the option of keeping the \$500,000 for the EDC in exchange for forgiving the full debt on the Civic Center. She went on to say the City loses money long term but it creates cash for the City right now. The funds could be used for capital expenditures. Council Member Sutton asked Lisa Remini if any of the money is budgeted. Remini said no, it's not our money. We loaned the EDC money, interest free to renovate the Civic Center. Council Member Davis thinks it would be worth exploring with EDC board. Mayor Groves doesn't think you can do it ethically. "You can't give away \$500,000". Mayor Groves doesn't think we can give them the money back without a 380 agreement. EDC Director Michele Derrick said our lawyer said the City can give the money back. She thinks proposal is wonderful but we would need to check with attorneys. Derrick also brought up the Cement Plant. The EDC needs to find out what we are waiting for with cement plant so we can pull funds from Type A. Derrick said the EDC is waiting to be able to speak with their lawyer for some direction. Council Member Huffman realizes there is a lot of legality and a lot of conversations that need to be made but would like to explore options to be considered. Don Miller thinks the EDC attorney needs to direct what can and cannot be done. Mayor Groves suggested holding a workshop with both City and EDC lawyers present. EDC will get back with Council on a date.
- K. Discussion regarding streets/potholes as requested by Mayor Pro Tem Jim Griffin. Griffin said he has received a lot of comments from citizens regarding pot holes. Griffin would like to see a list of problem areas. Public Works Director Steve Miller explained they are working on pot holes and it has to dry out.

- L. Discussion and summary of City Council action and if procedures and processes worked. There was no discussion.

## 8. STAFF REPORTS

### A. Upcoming Special Events/Meetings:

- Nov 7 – 11:30am Workforce, EDC, and Chamber hosting Luncheon for Businesses to learn about WorkForce Ready Communities – Civic Center
- Nov 9 – 3-5pm, Open House of the McCulloch County Law Enforcement Center
- Nov 10 – 9am Bulldog Fall Swept by Keep Brady Beautiful – meet at Brady Lake Store
- Nov 17 – 10am to 6pm Candy Cane Arts & Craft Show – Curtis Field Airport
- Nov 17 – Dec 31 - Christmas Lights on the Square
- Dec 15 – 6pm Christmas in the Heart Night Parade

### B. Upcoming City Calendar:

- Nov 12 – Veterans Day Holiday – City Offices Closed (Trash Schedule changes)
- Nov 13 – 5:30pm Planning and Zoning Regular Meeting
- Nov 16 – 11:30am City Employee Thanksgiving Luncheon – Service Center
- Nov 20 – 4pm Work Session – Phase One of Dodge Heights Replat
- Nov 21 – 8:30am Monthly Municipal Court
- Nov 22 & 23 – Thanksgiving Holidays – City Offices Closed (Th/Fri trash picked up on Wednesday)
- Nov 26 – Annual AgriLife Leadership Luncheon – Ag Office
- Nov 26 – 1pm GRW Steering Committee Meeting – Ag Office
- Dec 3 – 1:30pm Monthly Development Review Committee (DRC) Meeting – City Hall
- Dec 4 – Council Meeting
- Dec 5 – 6pm Annual Employee Christmas Party - Civic Center
- Dec 18 – Council Meeting
- Dec 24 & 25 – Christmas Holidays – City Offices Closed (Mon/Tues trash picked up on Wednesday)
- Jan 1 – New Year's Day – City Offices Closed (Tues trash picked up on Wednesday)

### C. Possible Visit by K-9 Officer Sator – Chief Thomas

## 9. ANNOUNCEMENTS

There were no announcements

## 10. ADJOURNMENT

There being no further business, the Mayor adjourned the meeting at 7:47 p.m.

  
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Mayor Anthony Groves

Attest:   
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Tina Keys, City Secretary