

**ROCKDALE CITY COUNCIL
REGULAR MEETING**

Present:

Councilmembers:

John King, Mayor
Nathan Bland, Mayor Pro-Tem
Doug Calame
Denise Wallace
Richard Coppedge
Joyce Dalley

City Staff:

Chris Whittaker, City Manager
Terry Blanchard, City Secretary
Sandra Ellis, Treasurer
Jason Hubbell, Public Works Director
Thomas Harris, Chief of Police
Lon Williams, Code Enforcement Officer

Absent:

Jason Barcak

Call to Order and announce a Quorum is Present

With a quorum of the Council members present, the Regular Meeting of the Rockdale City Council was called to order by Mayor King at 5:33 p.m., September 10, 2018, at City Hall, 505 W. Cameron Ave, Rockdale, Texas

Pledge of Allegiance

Citizen Communications

Kara Clore requested that item 12T be moved to the beginning of the agenda.

5A. Consent Agenda Approvals:

1. Minutes of regular meeting on August 13 and special meetings on August 21 and August 27, 2018
2. City bills paid
3. Investment report
4. Tax collection report
5. Library Report
6. Municipal Court Report
7. Police Department Report
8. Code Enforcement Reports
9. Public Works Department Reports
10. Hotel Tax Fund Report
11. Receive reports from Tax Assessor for 2018

MOTION: Upon a motion made by Councilmember Calame and a second by Councilmember Bland, the Council voted five (5) for and none (0) opposed to approve the consent agenda as presented. Motion carried.

6A. Department Reports – Municipal Development District

Kara Clore reviewed MDD budget handouts. Mentioned on-going projects as TASA, DRP, and close out of Industrial Park. Recently passed a resolution to collect ½ cent sales tax on telecommunications.

6B. Department Reports – Community Service

Lon Williams reviewed report from packet.

7A. At 5:40 p.m. Council convened into executive session under Section 551.071 of the Texas Government Code for consultations with attorney

Council invited Jeff Ulmann, John Weed, Kara Clore, and Scott Murrah into executive session.

7B. At 6:16 p.m. Council reconvened in open session to take action if, and as deemed appropriate in the City Council's discretion regarding consultations with attorney

MOTION: Upon a motion made by Councilmember Calame and a second by Councilmember Coppedge, the Council voted five (5) for and none (0) opposed to authorize the Knight Law Firm to represent the City of Rockdale in the CRU lawsuit. Motion carried.

12T. Consider and take any necessary action on appointments to the Rockdale Municipal Development District Board of Directors

MOTION: Upon a motion made by Councilmember Calame and a second by Councilmember Dalley, the Council voted three (3) for and two (2) opposed to reappoint John Weed. Voting for the motion were Bland, Calame, and Dalley. Voting against were Coppedge and Wallace. Motion carried.

MOTION: Upon a motion made by Councilmember Bland and a second by Councilmember Calame, the Council voted five (5) for and none (0) opposed to reappoint Lisa Benford-Roberts. Motion carried.

MOTION: Upon a motion made by Councilmember Dalley and a second by Councilmember Calame, the Council voted four (4) for and one (1) opposed to reappoint Denise Monzingo. Voting for the motion were Bland, Calame, Dalley, and Wallace. Voting against was Coppedge. Motion carried.

MOTION: Upon a motion made by Councilmember Coppedge and a second by Councilmember Wallace, the Council voted two (2) for and three (3) opposed to appoint Rebecca Vasquez. Voting for the motion were Coppedge and Wallace. Voting against was Bland, Calame, and Dalley. Motion failed.

MOTION: Upon a motion made by Councilmember Calame and a second by Councilmember Coppedge, the Council voted five (5) for and none (0) opposed to reappoint Allan Miller. Motion carried.

8A. Conduct a workshop with the Rockdale Municipal Development District Board of Directors and the MDD Executive Director to discuss MDD priorities and budget

Mayor requested that MDD give Council advance notice of projects that will have a direct impact on the City. Dr. Weed responded that the non-disclosure agreements prohibit them from sharing information with Council. Mayor stated that the Council doesn't need to be involved in the negotiations stage, but later in the process, the mayor and city manager are also capable of signing non-disclosure agreements that will allow the City to plan and be prepared for future endeavors. Councilmember Calame asked to be kept up-to-date on the Industrial Park. Possible quarterly executive sessions to receive updates on economic development. Kara Clore stated that we need to identify a good means of communication.

9A. Conduct a public hearing to receive comments regarding the General Land Office (GLO) Community Development Block Grant Disaster Recovery (CDBG-DR) application(s) for infrastructure and housing project(s)

Public hearing opened at 6:30 p.m. Chris Whittaker gave a brief summary. Projects for flood affected areas. Not sure about housing projects, but believes it may be for land acquisition. No further comments received. Public hearing closed at 6:32 p.m.

12H. Consider and take any necessary action on the Texas Parks and Wildlife Grant for a Splash Pad at Sumuel Park

MOTION: Upon a motion made by Councilmember Dalley and a second by Councilmember Calame, the Council voted five (5) for and none (0) opposed to approve the project in the amount of the quote (\$217,943.67) and any overages must come back to Council for approval. Motion carried.

10A. Consider and take any necessary action on the first reading of an ordinance adopting the annual budget for the City of Rockdale beginning October 1, 2018 through September 30, 2019; and possible discussion and action on ratifying the property tax revenue increase reflected in the budget

MOTION: Upon a motion made by Councilmember Calame and a second by Councilmember Bland, the Council (by record vote) voted five (5) for and none (0) opposed to approve the ordinance as presented. Motion carried.

MOTION: Upon a motion made by Councilmember Calame and a second by Councilmember Coppedge, the Council (by record vote) voted five (5) for and none (0) opposed to ratify the property tax revenue increase reflected in the budget. Motion carried.

10B. Consider and take any necessary action on the first reading of an ordinance for the levying of an Ad Valorem tax upon the real, personal and mixed properties in the City of Rockdale, Texas for the year 2018, an occupation tax equal to one half the state levy, and split payment option for payment

MOTION: Upon a motion made by Councilmember Bland and a second by Councilmember Wallace, the Council (by record vote) voted five (5) for and none (0) opposed to approve the ordinance as presented, adopting the City of Rockdale 2018-19 ad valorem tax rate of \$0.9118 per \$100 assessed valuation, the debt service portion being \$0.2535 per \$100 assessed valuation and the maintenance and operations portion being \$0.65829 per \$100 assessed valuation. Motion carried.

11A. Consider and take any necessary action on a resolution approving the appraisal roll taxable value of \$220,723,233 with tax levy of \$2,012,554.44 for the year 2018

MOTION: Upon a motion made by Councilmember Bland and a second by Councilmember Coppedge, the Council voted five (5) for and none (0) opposed to approve the resolution as presented. Motion carried.

11B. Consider and take any necessary action on a resolution adopting the City of Rockdale Investment Policy

MOTION: Upon a motion made by Councilmember Dalley and a second by Councilmember Bland, the Council voted five (5) for and none (0) opposed to approve the resolution as presented. Motion carried.

11C. Consider and take any necessary action on a resolution authorizing the city manager to submit application(s) for the General Land Office (GLO) Community Development Block Grant Disaster Recovery (CDBG-DR) for infrastructure and housing project(s)

MOTION: Upon a motion made by Councilmember Coppedge and a second by Councilmember Bland, the Council voted five (5) for and none (0) opposed to approve the resolution as presented. Motion carried.

11D. Consider and take any necessary action on a resolution authorizing the city manager to submit a FEMA Hazard Mitigation Assistance (HMA) grant application for the Hazard Mitigation Grant Program (HMGP)

Chris Whittaker gave a brief summary of potential projects.

MOTION: Upon a motion made by Councilmember Bland and a second by Councilmember Calame, the Council voted five (5) for and none (0) opposed to approve the resolution as presented. Motion carried.

11E. Consider and take any necessary action on a resolution authorizing the city manager to execute an agreement with the Texas Department of Transportation in connection with the closure of certain state highways within the City of Rockdale associated with the Annual Rockdale Fall Music Festival

MOTION: Upon a motion made by Councilmember Bland and a second by Councilmember Dalley, the Council voted five (5) for and none (0) opposed to approve the resolution as presented. Motion carried.

12A. Consider and take any necessary action on authorizing the city manager to make necessary transfers between funds to provide for a balanced budget for the 2017-18 fiscal year and to provide a report to Council regarding said transfers at the regular meeting in November

Deta Donnelly addressed Council regarding the non-essential item spending freeze, parks projects, and the TCEQ fine for the WWTP violation.

MOTION: Upon a motion made by Councilmember Bland and a second by Councilmember Coppedge, the Council voted five (5) for and none (0) opposed to authorize the city manager to make necessary transfers between funds to provide for a balanced budget for FY 2017-18 and to provide a report to Council regarding said transfers at the regular meeting in November. Motion carried.

12B. Consider and take any necessary action resulting from the workshop on MDD priorities and budget

MOTION: Upon a motion made by Councilmember Calame and a second by Councilmember Bland, the Council voted five (5) for and none (0) opposed to approve the MDD budget as presented. Motion carried.

12C. Receive an update and take any necessary action on the Texas Water Development Board (TWDB) State Fiscal Year 2019 Drinking Water State Revolving Fund (DWSRF) application invitation for funding of water distribution improvements

Chris Whittaker reported on several main breaks and fire hydrant issues over the past two weeks. He has been researching issues from 2015 to present. The City has received an invitation for apply for funds for drinking water. We were given a 70% disadvantaged community rating. Applications are due by October 5th.

MOTION: Upon a motion made by Councilmember Bland and a second by Councilmember Dalley, the Council voted five (5) for and none (0) opposed to schedule a special meeting on September 24, 2018 at 5:30 p.m.. Motion carried.

12D. Consider and take any necessary action on an Interlocal Agreement between the City of Rockdale and the Rockdale Municipal Development District for the Texas Department of Agriculture (TDA) Texas Capital Fund Downtown Revitalization Program (DRP) Sidewalk Grant Project No. 7215272

Kara Clore provided clarification on Section 3.02 total cost/do not exceed amount. Chris Whittaker recommends approval pending final legal review.

MOTION: Upon a motion made by Councilmember Calame and a second by Councilmember Bland, the Council voted five (5) for and none (0) opposed to approve revised agreement pending final legal review. Motion carried.

12I. Consider and take any necessary action on a Memorandum of Understanding (MOU) between the City of Rockdale and the Rockdale Fair Association

James Birkhead stated that the Fair Association was not in agreement with paragraph 3 of the agreement regarding general maintenance. Chris Whittaker stated that there is no budget to maintain new buildings or existing structures. Need to have funds to maintain. A line item needs to be added to the budget for Fair Park building maintenance. Need to address water usage/sewer rates. Council and RFA will hold a workshop after the first of the year.

12E. Receive an update on an Interlocal Agreement between the City of Rockdale and the Rockdale Municipal Development District for the Texas Department of Transportation Set Aside (TASA) Sidewalk Grant Project CSJ #0204-06-060

Kara Clore stated that the engineering contract for the project needs to be approved in order for the MDD to have a reference for their paperwork. The ILA will be added to the September 24, 2018 Council agenda for approval.

12F. Consider and take any necessary action on approval of engineering contract for Texas Department of Transportation (TxDOT) Transportation Alternatives Set-Aside (TASA) Projects Grant

MOTION: Upon a motion made by Councilmember Coppedge and a second by Councilmember Dalley, the Council voted five (5) for and none (0) opposed to approve the contract with BSP. Motion carried.

12G. Consider and take any necessary action on establishing a design committee led by the MDD to facilitate community input, provide oversight, and monitor construction for the TxDOT TASA and DRP designs

Kara Clore asked Council what they are wanting from a committee. MDD would like to receive monthly updates from BSP.

12J. Receive an update and take any necessary action on the new Police Station (Project RD.036)

James Knight gave a presentation to Council. Chris Whittaker reported that \$36,000 was saved on utilities, so that will allow for the addition of covered parking.

12K. Receive an update on the construction of the Rockdale Water Treatment Plant Filtration Unit Project #7217411 and take any necessary action on award of bid for said project

Bob Lane with KSA gave a brief summary to Council. Recommends rejecting all bids and breaking the project into multiple phases and rebidding.

Lisa Cooper asked how many years it is going to take to get these issues corrected. Also wanted to know why citizens aren't being notified with boil water notices.

MOTION: Upon a motion made by Councilmember Calame and a second by Councilmember Coppedge, the Council voted five (5) for and none (0) opposed to reject all bids and break project into segments for re-bid. Motion carried.

12L. Receive an update on the San Gabriel and Rice Street projects and take any necessary action on award of bids for said projects

Bob Lane reported that the low bid was received from Elliott Construction in the amount of \$963,500. KSA has checked references on Elliott Construction and recommend awarding to the low bidder.

Chris Whittaker stated that the following amounts had already been set aside for the project: \$400,000 from 2015 Water/Wastewater Certificates of Obligation and \$400,000 from Reserves. The additional \$163,500 could also be taken from the 2015 CO's.

MOTION: Upon a motion made by Councilmember Dalley and a second by Councilmember Wallace, the Council voted five (5) for and none (0) opposed to award bid to Elliott Construction with funding option as presented. Motion carried.

12M. Consider and take any necessary action on award of bids for rate consultant

MOTION: Upon a motion made by Councilmember Bland and a second by Councilmember Calame, the Council voted five (5) for and none (0) opposed to award bid to NewGen Strategies & Solutions in the amount of \$28,000 and to fund out of 2015 CO's. Motion carried.

12N. Consider and take any necessary action on award of proposals for CDBG 2019-20 Administrative Services

MOTION: Upon a motion made by Councilmember Dalley and a second by Councilmember Coppedge, the Council voted five (5) for and none (0) opposed to award to Langford Community Management Services in the amount of \$32,000. Motion carried.

12O. Receive an update and take any necessary action on the Old City Hall Request for Proposals (RFP)

Chris Whittaker reported that he is working with Langford Community Management to draft an RFP. Need more information on the outside investor's intent to be able to successfully complete the process.

12P. Consider and take any necessary action on award of qualifications for engineering services for the General Land Office (GLO) Community Development Block Grant Disaster Recovery (CDBG-DR) application(s) for infrastructure and housing project(s)

MOTION: Upon a motion made by Councilmember Bland and a second by Councilmember Coppedge, the Council voted five (5) for and none (0) opposed to award to BSP. Motion carried.

12Q. Consider and take any necessary action on award of proposals for grant writing and administration services for the General Land Office (GLO) Community Development Block Grant Disaster Recovery (CDBG-DR) application(s) for infrastructure and housing project(s)

MOTION: Upon a motion made by Councilmember Calame and a second by Councilmember Coppedge, the Council voted four (4) for and one (1) opposed to award to Langford Community Management Services. Voting for the motion were Calame, Dalley, Coppedge, and Wallace. Voting against was Bland. Motion carried.

12R. Consider and take any necessary action on award of qualifications for engineering services for the development of a FEMA Hazard Mitigation Assistance (HMA) grant application for the Hazard Mitigation Grant Program (HMGP)

MOTION: Upon a motion made by Councilmember Dalley and a second by Councilmember Coppedge, the Council voted five (5) for and none (0) opposed to award to KSA. Motion carried.

12S. Consider and take any necessary action on award of proposals for grant administration services for the preparation of a FEMA Hazard Mitigation Assistance (HMA) grant application for the Hazard Mitigation Grant Program (HMGP)

MOTION: Upon a motion made by Councilmember Coppedge and a second by Councilmember Calame, the Council voted five (5) for and none (0) opposed to award to Langford Community Management Services. Motion carried.

12U. Consider and take any necessary action on a recommendation from the city manager regarding a request submitted by the Rockdale Chamber of Commerce and Visitor Center for funding from the hotel occupancy tax fund for a replacement air conditioner unit and ½ of the cost to install an irrigation meter

MOTION: Upon a motion made by Councilmember Bland and a second by Councilmember Coppedge, the Council voted five (5) for and none (0) opposed to approve the request as presented. Motion carried.

12V. Receive an update from the city manager regarding the Rockdale Projects List


Chris Whittaker reported on the following:

- TCEQ supplemental projects have been sent to TCEQ for approval
- Sewer line for new nursing home has issue that needs to be resolved
- Town Hall Meeting on October 16th
- Public hearings for annexation of city property will be held in October
- Marketing Director Caz Muske will start work on October 1st. Salary will be paid as follows: \$40,000 from HOT funds and \$5,000 from city budget. This will allow Ms. Muske to work on City projects that fall outside of the allowable areas through HOT funds.

Adjourned at 9:07 p.m.

These minutes approved on the 8th day of October, 2018.

ATTEST:



Terry Blanchard, TRMC
City Secretary

APPROVED:



John E. King, Mayor