MINUTES
ELGIN CITY COUNCIL
REGULAR MEETING
CITY ANNEX COUNCL CHAMBERS, 310 NORTH MAIN STREET
TUESDAY, AUGUST 6, 2019

CALL TO ORDER

Mayor Pro Tem Bega called the meeting to order at 7:02 p.m.

ROLL CALL

Present: Jessica Bega, Mayor Pro Tem
Juan Gonzalez, Council Member
Susie Arreaga, Council Member
Mary Penson, Council Member
Daniel Lopez, Council Member
Phillip Thomas, Council Member
Neil Beyer, Council Member
Sue Brashar, Council Member

Mayor Pro Tem Bega certified there was a quorum.

Staff: Thomas L. Mattis, City Manager
Charles Cunningham, Finance Director
Patrick South, Chief of Police
Owen Rock, EDC Director
Amy Miller, Community Development Director
Michael Gonzalez, Parks Director
David Harrell, Director of Planning
Doug Prinz, Utilities Director
Beau Perry, City Engineer

INVOCATION

Council Member Penson gave the invocation.

PLEDGE OF ALLEGIANCE

Mayor Pro Tem Bega led the Pledge of Allegiance to the United States and Texas Flag.

PUBLIC COMMENT

None.

PRESENTATION

1. Quarterly Financial Report - Third Fiscal Year 2018-19

Charles Cunningham Finance Director provided the Third Quarterly Financial Report.

2. Presentation Bastrop County Recognized as Film Hospitality Capital of Texas.

Adena Lewis, Tourism & Economic Development Director of Bastrop County, provided a presentation recognizing Bastrop County as Film Hospitality Capital of Texas.

CITY MANAGER'S REPORT

1. General Activity Report and/or Project Update.

City Manager Thomas Mattis stated that he, Mayor Cannon and staff had met last week with some Travis County Representatives including Judge Travillion, Precinct 1 County Commissioner and trying to start the process for more engagement with Travis County. He stated that while there has been a significant portion of Travis County that is in the City of Elgin, there had not be a lot of development and improvements in that area in the past but would be seeing different things coming up soon.

2. Monthly Departmental Activity Reports - June.

There were no questions or discussion on the monthly reports.

CONSENT AGENDA

1. DISCUSSION AND POSSIBLE ACTION REGARDING A REQUEST FROM SACRED HEART CATHOLIC CHURCH TO WAIVE THE OPEN CONTAINER ORDINANCE AT THE ELGIN MEMORIAL PARK, 1127 N MAIN STREET FOR THE ANNUAL FIESTA TO BE HELD ON SATURDAY, AUGUST 31, 2019 AND SUNDAY SEPTEMBER 1, 2019, AND ALLOW THE MUSIC TO EXTEND UNTIL 10:00 PM ON SUNDAY, SEPTEMBER 1ST.

2. City Council Meeting Minutes – July 2, 2019.

Council Member Penson moved to approve the Consent Agenda. Council Member Gonzalez seconds the motion. Motion carried 8-0.

NEW BUSINESS

1. A RESOLUTION OF THE CITY OF ELGIN, TEXAS, APPROVING A DEVELOPMENT AND CONSENT AGREEMENT WITH CLAYTON PROPERTIES GROUP, INC. DBA BROHN HOMES AND ALTESSA MUNICIPAL UTILITY DISTRICT AND MAKING CERTAIN FINDINGS RELATED THERETO

Council Member Brashar moved to approve the Development and Consent Agreement with Clayton Homes. Council Member Penson seconds the motion. Motion carried 8-0.

2. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ELGIN, TEXAS, CONSENTING TO THE CREATION OF A MUNICIPAL UTILITY DISTRICT TO BE KNOWN AS ALTESSA MUNICIPAL UTILITY DISTRICT AND MAKING CERTAIN FINDINGS RELATED THERETO.

Council Member Penson moved to approve a Resolution Consenting to the Creation of Altessa Municipal Utility District. Council Member Lopez seconds the motion. Motion carried 8-0.

3. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ELGIN, TEXAS, AUTHORIZING THE MAYOR TO EXECUTE A TERMINATION OF ANNEXATION DEVELOPMENT AGREEMENTS WITH THE CLAYTON PROPERTIES GROUP, INC. DBA BROHN HOMES AND MAKING CERTAIN FINDINGS RELATED THERETO.

Council Member Brashar moved to approve a Resolution Executing a Termination Agreement with Clayton Properties. Council Member Penson seconds the motion. Motion carried 8-0.

4. A RESOLUTION OF THE CITY OF ELGIN, TEXAS ADOPTING A PUBLIC ART PLAN FOR DOWNTOWN ELGIN AND MAKING CERTAIN FINDINGS RELATED THERETO.

Council Member Dennis moved to approve the Resolution Adopting a Public Art Plan in Downtown Elgin. Council Member Lopez seconds the motion. Motion carried 8-0.

5. RESOLUTION SUPPORTING CITY OF ELGIN APPLICATION TO THE TEXAS DEPARTMENT OF TRANSPORTATION'S 2019 TRANSPORTATION ALTERNATIVES SET-ASIDE (TASA) / SAFE ROUTES TO SCHOOL-INFRASTRUCTURE (SRTS) CALL FOR PROJECTS.

Council Member Penson moved to approve the Resolution for Elgin Application to TXDOT 2019 TASA Project. Council Member Lopez seconds the motion. Motion carried 8-0.

6. RESOLUTION BY THE CITY COUNCIL OF THE CITY OF ELGIN, TEXAS APPROVING THE EXPENDITURE OF $490,000 MORE OR LESS BY THE ELGIN ECONOMIC DEVELOPMENT CORPORATION FOR THE PARTIAL PAYMENT TO PURCHASE PROPERTY LOCATED AT 228 LITTIG ROAD, ELGIN, TEXAS, BASTROP CENTRAL APPRAISAL DISTRICT PARCEL ID R47326.

Council Member Brashar moved to approve a Resolution Approving the Expenditure by the EDC for $490,000 for the partial payment to purchase property located at 228 Littig Road. Council Member Penson seconds the motion. Motion carried 8-0.

7. A RESOLUTION OF THE CITY OF ELGIN, TEXAS, AUTHORIZING THE CITY MANAGER TO AWARD THE 18-INCH RAW WATER TRANSMISSION LINE-PHASE II PROJECT TO THE ATLAS CONSTRUCTION CORPORATION OF GRANITE SHOALS, TEXAS; AND MAKING CERTAIN FINDINGS RELATED THERETO.

Council Member Penson moved to approve a Resolution Authorizing the City Manager to award the 18-inch Raw Water Transmission Line Project to Atlas Construction. Council Member Brashar seconds the motion. Motion carried 8-0.

8. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ELGIN, TEXAS TO APPROVE AN AGREEMENT WITH SHERIDAN ENVIRONMENTAL, LLC TO PROVIDE SLUDGE HAULING SERVICES FOR A TERM OF THREE YEARS AND; TO AUTHORIZE THE MAYOR TO EXECUTE SAID AGREEMENT.

Council Member Penson moved to approve a Resolution to Approve an Agreement with Sheridan Environmental to provide Sludge Hauling Services for a term of three years. Council Member Lopez seconds the motion. Motion carried 8-0.

9. A RESOLUTION OF THE CITY OF ELGIN, TEXAS APPROVING AND ADOPTING THE 2019 FIVE-YEAR CAPITAL IMPROVEMENT PLAN, A REPORT ON ANTICIPATED CAPITAL EXPENDITURES AND PROJECTS FOR ALL MUNICIPAL OPERATIONS FROM OCTOBER 2019 THROUGH SEPTEMBER 2024; AND PROVIDING FOR RELATED MATTERS.

Council Member Dennis moved to approve a Resolution Approving and Adopting the 2019 Five-Year Capital Improvement Plan, for all Municipal Operations from October 2019 to September 2024. Council Member Arreaga seconds the motion. Motion carried 8-0.

10. PRESENTATION OF THE PROPOSED FY2019-20 CITY OF ELGIN ANNUAL OPERATING BUDGET.

City Manager Thomas Mattis stated that the City Charter specifically stipulates that the City Manager is required to present an annual operating budget each year which is what he would be doing at this meeting. He stated that there had already been one work session where some issues were reviewed and thought that it helped the process. He stated some of the major issues in the budget were issues they were able to talk about at that work session. He stated they all had a copy of the document at their places and that most of the work had been done by the Financial Officer Charles Cunningham. Mr. Mattis stated that the presented budget is a zero-based balanced budget where all expenditures are supported by general revenues during the fiscal year. He stated the budget was based on no increase in the property tax rate and no increase proposed in the base utility rates, no deficit spending or utilization of fund balance for operating expenditures. He stated that the sum total of all appropriations included in the budget is just under 15 million dollars, a slightly lower amount than we had last year. Mr. Mattis stated that all of the following items being discussed were included in his City Manager's Message. He stated there were a couple of things being proposed that money was being set aside now for and later would come back to Council later for direction on exactly how that money would be spent. He stated one of the things they were dealing with were the actions of the state legislature and how the city won't feel those impacts this year, but like all cities we are trying to anticipate what that will be in the coming years and preparing for that. Mr. Mattis stated some of the major issues were property taxes and the impact on that revenue and how that will change over time, employee compensation analysis, employee health insurance, and development fees. Mr. Mattis spoke about employee compensation and stated that this was a tough issue to address every year and that the City Council had made this a priority to make sure the city recognizes and pays what is reasonable. He stated that in the last couple of years they have usually done an across the board cost of living increase for all employees and was seen as the fairest and affordable thing to do. He stated that what was proposed in this budget is something that is underway right now, a salary survey and job classification plan that will get the city on the right path in addressing some of the issues related to employee pay, with the plan to be completed the first quarter of calendar year 2020, and at that time come back to Council for a recommendation about how pay could be adjusted at that point. He stated that for this budge they had set aside a little less than $140,000 dollars and it be a tentative fund but would come back to Council for specific approval to line up with the job classification, job descriptions and personnel policy. He stated that this would not include the majority of the Police Department since last year the focus was to address compensation issues there with a 3-year commitment for a 2% cost of living raise each year. He stated this did not include administrative staff or the Chief so they would be included in the study. Mr. Mattis spoke about staff re-organization included in the budget that will be more productive and responsive operationally moving forward, ant that the operation is positioned to grow within this reorganization. Mr. Mattis stated that another item proposed in the budget includes the creation of new Development Fees and a significant increase in a number of existing related fees.

Mr. Mattis stated he and the Mayor discussed the budget calendar and asked if the Council wanted to have all of the work sessions, that they could think about it and let him know but they would need to vote on the Public Hearing date tonight.

Council Member Brashar moved to conduct the first Public Hearing on the budget and tax rate at the Tuesday, September 3rd Regular Meeting. Council Member Dennis seconds the motion. Council Member Brashar amended her motion to include September 17th for the second reading. Council Member Dennis seconds the amended motion. Motion carried 8-0.

ANNOUNCEMENTS

Council Member Brashar mentions Sip, Shop and Stroll on Thursday, and fill the bus. Amy Miller mentioned Mr. McGee's 90th birthday and the Realty ribbon cutting. Mr. Mattis mentioned the employee pool party on August 24th.

ADJOURNMENT

Mayor Pro Tem Bega adjourned the City Council Meeting at 8:41 p.m.

Chris Cannon, Mayor

ATTEST:

Amelia Sanchez, City Secretary