

The Town Council of the Town of Pecos City met in Regular City Council Meeting in the City Council Chambers on August 09, 2018 at 5:33 P.M. with the following present:

Venetta Seals	Mayor
Oscar Ornelas	Councilman
Veronica Baca	Councilwoman
Wally Moon	Councilman
Seth Sorensen	City Manager
Rod Ponton	City Attorney
Syra Nichols	City Secretary
Heather Ramirez	Finance Director
Lisa Tarango	Interim Chief of Police
Gary Rumbaugh	Public Works Director
Jesus Gomez	MIS

Item A. Venetta Seals, Mayor, called the August 09, 2018 meeting to order at 5:33 PM.
Councilman Orona and Mayor Pro Tem Tellez were not present.

Item B. Invocation by Councilwoman Baca
Item C. Pledge of Allegiance by Councilman Ornelas

Item D. Public Comments

Sebastian Martinez, Resident, feels that fences are causing an eye sore by collecting trash along fence lines.

Emily Fernandez, Resident, asked “Are you serious about making Eddy St. a truck route?”

LaDonna Olivier, Resident, residents want to know when the town hall for the Cemetery will be and when will the baseball fields project begin? Mrs. Olivier asked that there be a sale time set at public events of alcohol when there are less children present.

Item E. Consent Agenda

On motion by Councilman Ornelas and seconded by Councilman Moon, the Council voted unanimously to approve the consent agenda; Minutes of July 12, 2018 City Council meeting, Expenditure Report and Call Report.

Item F. Non-Consent

1. **DISCUSS/CONSIDER** – Seth Sorensen, City Manager, presented the Council with a request by Mario Villarreal for Extension of Temporary Non-Conforming Use Permit (TNCUP) issued to Mario Villarreal to convert Boulder Motel into an RV Park. On motion by Councilman Moon and seconded by Councilman Ornelas with Councilwoman Baca voting against, the Council voted 2:1

to deny the extension for the Temporary Non-Conforming Use Permit.

2. **DISCUSS/CONSIDER** – Holly Jarocki, Code Enforcement Supervisor, asked that the Council consider the disposition of Dilapidated or Substandard Buildings

a. PUBLIC HEARINGS for:

- i. 923 S Cedar Acres 0.264, LTS 5-6 BLK 20 COLPECOS Lot 5 Blk 20 COLPECOS ESTRADA MIGUEL ETUX CECILIA
- ii. 1510 S Eddy Acres 0.169, LT 6 BLK 1 EALHPECOS JURADO ADELAIDA
- iii. 602 N Cedar Acres 0.198, BLK 87 NP ALL EXC 1&2PECOS LU STEPHANIE & PHOLA MO
- iv. 418 Vernon and 420 Acres 0.320, S/91 OF LTS 6, 7, 8 & E/5 OFLT 8 BLK 2 BEL SERRANO TEODORO & CARMEN SERRANO
- v. 901 S Locust Acres 0.132, LT 1 BLK 24 COLPECOS FITZGERALD GLORIA
- vi. 911 S Locust Acres 0.132, LT 3 BLK 24 COLPECOS FITZGERALD GLORIA
- vii. 1005 S Ash Acres 0.132, LT 2 BLK 28 COLPECOS "TAX DEFERRAL"
CALANCHI, MARIA S

During public comments representatives of the 901 and 911 S. Locust properties presented the council with the progress of the buildings. It was asked if work was completed on the home if the home would still be considered a substandard property. Holly Jarocki, Project Manager, responded and stated that yes it would be and a process can be done to get that status taken off. On motion by Councilman Moon and seconded by Councilman Ornelas, the Council voted unanimously to grant an extension to 602 N Cedar and 911 S. Locust for a deadline of December 31, 2018 and to postpone the demolition on 910 S. Locust for the next meeting for further information along with properties listed as items numbers 1, 2, 4, 7 to be demolished as presented.

3. **DISCUSS/CONSIDER** – Syra Nichols, City Secretary, presented the Council with a Plat Approval request made by Westfield Yards LLC, for a survey on the property legally described as LOTS 1-8, BLK 1, OF THE WESTFIELD YARDS SUBDIVISION. On motion by Councilman Ornelas and seconded by Councilman Moon, the Council voted unanimously to approve the plat request as presented.

4. **UPDATE** – Gary Rumbaugh, Public Works Director, updated the Council on the progress of obtaining the recently approved landfill equipment. No action taken.

5. **UPDATE** – Lisa Tarango, Interim Police Chief, updated the Council on the progress in hiring new Police Officers. No action taken.

6. **REPORT**– Lisa Tarango, Interim Police Chief, updated the Council with a Police Department Statistics. No action taken.

7. **DISCUSS/CONSIDER** – Seth Sorensen, City Manager, asked that the Council consider entering into an agreement with Muniservices to perform a Sales Tax Audit. On motion by Councilman Moon and seconded by Councilman Ornelas, the Council voted unanimously to approve entering into an agreement with MuniService to perform a Sales Tax Audit, with changes

as discussed.

8. DISCUSS/CONSIDER – Seth Sorensen, City Manager, asked that the Council consider entering into an agreement with the Texas Hotel Lodging Association for Advertising and additional services. On motion by Councilman Moon and seconded by Councilman Ornelas, the Council voted unanimously to deny entering into an agreement with the Texas Hotel Lodging Association as presented.

9. DISCUSS/CONSIDER– Seth Sorensen, City Manager, asked that the Council consider entering into a contract with Blackridge for Lobbying Services for the 2019 Legislative Session. The cost of. The lobbyist will cost a total of \$200,000 with each entity paying \$50,000 upfront. On motion by Councilman Moon and seconded by Councilman Ornelas, the Council voted unanimously to approve entering into a contract with Blackridge as presented.

10. DISCUSS/CONSIDER- Seth Sorensen, City Manager, asked the Council to consider authorizing the City Manager to execute Memorandum(s) of Understanding and Interlocal Agreement(s) with various taxing entities regarding lobbying efforts. On motion by Councilman Moon and seconded by Councilwoman Baca, the Council voted unanimously to approve authorizing the City Manager to execute Memorandum(s) of Understanding and Interlocal Agreement(s) with various taxing entities, as presented.

11. DISCUSS/CONSIDER – Seth Sorensen, City Manager, presented the Council with Velocity Water Solutions Proposed SWD Lease. On motion by Councilman Moon and seconded by Councilman Ornelas, the Council voted unanimously to postpone for further information.

12. DISCUSS– Holly Jarocki, Code Enforcement/ Project Manager Code Enforcement Plan for area north of railroad tracks. No action taken.

13. DISCUSS – Art Orona, Councilman, asked the Council to consider modifying the use of Eddy Street as a truck route. No action taken

14. DISCUSS/CONSIDER – Seth Sorensen, City Manager, asked that the Council consider the sale of the North 75 ft. of Lot 2, Block 25, Original Pecos Addition (C1 Zone) for \$929.27 and satisfy the lien dated October 4, 1966, to the Pecos Economic Development Corporation. On motion by Councilman Moon and seconded by Councilman Baca, the Council voted unanimously to sale as presented.

15. DISCUSS/CONSIDER – Seth Sorensen, City Manager, asked that the Council consider Forgiveness of 50% of the \$11,935.50 lien placed on 1212 S. Hickory, Lots 7 & 8, Block 56, College Addition to the Pecos Economic Development Corporation. On motion by Councilman Moon and seconded by Councilwoman Baca, the Council voted unanimously to approve forgiving the half the cost of. Lien placed on property with the Transfer of ownership the the Pecos Economic Development Corporation.

16. DISCUSS/CONSIDER RESOLUTION ~~18-08-01R~~ 18-08-02R– Seth Sorensen, City Manager, asked that the Council consider Resolution 18-08-02R, (being presented as Resolution 18-08-01R is a typo) a resolution entering into an Agreement with the Texas Department of

Transportation (TxDOT) for improvements at the Pecos Municipal Airport. On motion by Councilman Ornelas and seconded by Councilwoman Baca, the Council voted unanimously to approve Resolution 18-08-02R.

17. DISCUSS/CONSIDER RESOLUTION ~~18-08-02R~~. 18-08-01R – Seth Sorensen, City Manager, asked that the Council consider Resolution 18-08-02R, (being presented as Resolution 18-08-02R is a typo) a resolution entering into an Agreement with the Texas Department of Transportation (TxDOT) for the construction of a new Pecos Municipal Airport Terminal Building. On motion by Councilman Moon and seconded by Councilwoman Baca, the Council voted unanimously to approve Resolution 18-08-01R

18. DISCUSS/CONSIDER RESOLUTION 18-08-03R – Rod Ponton, City Attorney, presented the Council with Resolution 18-08-03R, a resolution appointing Board of Directors of Reinvestment Zone #1. No action taken.

19. DISCUSS/CONSIDER Ordinance 18-08-01– Seth Sorensen, City Manager, presented the Council with the 1st reading of Ordinance 18-08-01, an ordinance creating a Corridor Overlay and implementing corridor overlay regulations. On motion by Councilman Moon and seconded by Councilman Ornelas , the Council voted unanimously to approve the 1st reading of Ordinance 18-08-01, an ordinance creating a Corridor Overlay.

20. DISCUSS/CONSIDER Ordinance 18-08-02 – Seth Sorensen, City Manager, presented the Council with the 1st reading of Ordinance 18-08-02, an ordinance eliminating Game Rooms. On motion by Councilman Moon and seconded by Councilman Ornelas, the Council voted unanimously approve to the 1st reading of Ordinance 18-08-02, an ordinance eliminating Game Rooms.

21. DISCUSS/CONSIDER Ordinance 18-08-03 – Seth Sorensen, City Manager, presented the Council with the 1st reading of Ordinance 18-08-03, an ordinance approving Texas Gas Service, use of Financial Instruments for the 18/19 Heating Season. On motion by Councilman Ornelas and seconded by Councilwoman Baca , the Council voted unanimously to approve the 1st reading of Ordinance 18-08-03, an ordinance approving Texas Gas Service.

Break: 7:56PM

Back from Break: 8:02PM

Entered Executive Session: 8:02PM

Exited Executive Session: 9:15PM

22. DISCUSS/CONSIDER – Seth Sorensen, City Manager, asked the Council to consider the selection of an Architect for the Pecos Baseball Complex. Cathy Garcia, Resident, read aloud a letter urging the Council to speed along the process of completing the baseball fields. On motion by Councilman Moon and seconded by Councilwoman Baca , the Council voted unanimously to approve the selection of New Republic as the designated as the architect for the baseball complex in the amount of \$110,000.

23. DISCUSS/CONSIDER – Seth Sorensen, City Manager, asked the Council to consider the selection of a Project Manager for the Pecos Baseball Complex. No action taken.

24. **DISCUSS/CONSIDER** – Heather Ramirez, Finance Director, presented the Council with the FY 2018 Third Quarter (Q3) Expenditure Report. Postponed.

25. **DISCUSS/CONSIDER**– Heather Ramirez, Finance Director, presented the Council with the FY 2018 Second Quarter (Q2) Investment Report. Postponed.

26. **DISCUSS**– Seth Sorensen, City Manager, asked the Council to discuss their thoughts on the Local Government Corporation entering into Agreements for a Financial Advisor and for a Public-Private Partnership Consultant. Postponed.

27. **DISCUSS** – Seth Sorensen, City Manager, presented the council with a possible Budget Calendar. No action taken.

Entered Executive Session: 8:02PM

Executive Session under Tex. Gov't Code § 551.071, 551.072, 551.074

1. Consultation with Attorney
2. Regarding Real Property
3. Personnel Matters

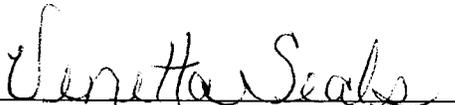
Exited Executive Session: 9:15PM

Open Executive Session § 551.071, 551.072, 551.074

1. Consultation with Attorney - No action taken
2. Regarding Real Property - On motion by Councilman Moon and seconded by Councilman Ornelas, the Council voted unanimously to approve authorizing the City Attorney and City Manager to ensue legal proceeds with economic development.
3. Personnel Matters - No action taken

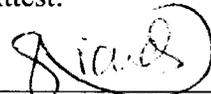
Item G. Discuss Items for next agenda:

Item H. Adjourned at 9:39pm



Venetta Seals, Mayor

Attest:



Syra Nichols, City Secretary