



The Town of Pecos City
Regular City Council Meeting City
Council Chambers
115 W. 3rd St.
Pecos, Texas 79772
September 12, 2019 5:30 PM

Invocation by Councilwoman Baca

Pledge of Allegiance by Councilman Tellez

A. Call to Order

B. Invocation

C. Pledge of Allegiance

D. Public Comments

E. Consent Agenda

1. Approve the Minutes of the August 22, 2019 Regular City Council Meeting
2. Approve the Minutes of the August 29, 2019 Special City Council Meeting
3. Updated Development Agreement between the P4BEDC, Town of Pecos City, and Reeves County
4. August 2019 Emergency Call Report
5. Expenditure Report

F. Non-Consent

1. **DISCUSS/CONSIDER** Review of Letter of Interest and Appointment or Reappointment to fill three (3) expiring PEDC Board Member Positions as of September 30th, 2019 – Kenneth Winkles, PEDC Director
2. **DISCUSS/CONSIDER** 30-Day Update on Dilapidated Structure 602 N. Cedar – Donnie McKinney, Chief Building Inspector
3. **DISCUSS/CONSIDER** 90-Day update on Dilapidated Structures located at 901 and 911 Locust St. – Donnie McKinney, Chief Building Inspector
4. **DISCUSS/CONSIDER** A request of filing for a Survey Plat submitted by Isaac Uvalle for a survey plat of property legally described as Jordan Lee Acres, being a subdivision of a 35.09 surface acres (35.08 Grid) tract of land, out of the NW/4 of the SE/4 Section 14, Abstract No. 3717, Block 5, H. & G.N. Railroad Company Survey in the Town of Pecos City, Reeves County – Donnie McKinney, Chief Building Inspector
5. **UPDATE** on Coordination with TxDOT on 3rd Street repairs - Howdy Lisenbee, Assistant City Manager
6. **UPDATE** on The Board of Adjustments decision regarding trucks on certain properties on Lincoln Street – Howdy Lisenbee, Assistant City Manager
7. **UPDATE/PRESENTATION** on an Ordinance to Define and Regulate Boarding Houses - Howdy Lisenbee, Assistant City Manager

8. **DISCUSS/CONSIDER** Pipeline easement request from Waterbridge for water pipeline route – Rod Ponton, City Attorney
9. **DISCUSS/CONSIDER** Entering into an Interlocal Agreement with Reeves County for funding of economic development incentives – Seth Sorensen, City Manager
10. **DISCUSS/CONSIDER** Entering into an Interlocal Agreement with Pecos Economic Development Corporation for funding of economic development incentives – Seth Sorensen, City Manager
11. **DISCUSS/CONSIDER RESOLUTION 19-09-01R** Entering into a 380 Agreement for Economic Development Incentives and authorizing payment of an economic development grant in the amount of \$1,000,000.00 to Albertson’s LLC for the development, construction and operation of a new grocery store in Pecos – Seth Sorensen, City Manager
12. **DISCUSS/CONSIDER RESOLUTION 19-09-02R** Entering into a Master Advance Funding Agreement (MAFA) with the Texas Department of Transportation (TxDOT) – Seth Sorensen, City Manager
13. **DISCUSS/CONSIDER RESOLUTION 19-09-03R** Requesting removal of FM 761, commonly known as Stafford Boulevard and Eddy Street, from the State Transportation (TxDOT) Network and authorizing staff to act in all matters related thereto – Seth Sorensen, City Manager
14. **DISCUSS/CONSIDER RESOLUTION 19-09-04R** Approval of Call of Election Workers and Polling Place for the November 05, 2019 Special Tax Election – Syra Nichols, City Secretary
15. **DISCUSS/CONSIDER RESOLUTION 19-09-05R** Authorizing Staff to begin 2019 Annexation Proceedings – Syra Nichols, City Secretary
16. **DISCUSS/CONSIDER ORDINANCE 19-08-02** FY 2019-2020 Budget, 2nd Reading – Melanie Purcell, Finance Director
 - a) Public Hearing
 - b) Discuss/Consider
17. **DISCUSS/CONSIDER ORDINANCE 19-08-03** Adoption of Tax Rate for FY 2019-2020, 2nd Reading – Melanie Purcell, Finance Director
 - a) Public Hearing
 - b) Discuss/Consider
18. **DISCUSS/CONSIDER ORDINANCE 19-08-04** Amending the Transportation Chapter of the 2015 Comprehensive Plan, 2nd Reading - Seth Sorensen, City Manager
19. **DISCUSS/CONSIDER ORDINANCE 19-08-05** Adopting the Long Range Transportation Plan, 2nd Reading - Seth Sorensen, City Manager
20. **DISCUSS/CONSIDER ORDINANCE 19-08-06** repealing all masonry ordinances to be effective September 1 2019, 2nd Reading- Donnie McKinney, Chief Building Official.

21. **DISCUSS/CONSIDER ORDINANCE 19-08-07** Amend City Code of Ordinances, Section 46-25 “Dogs, Cats” to allow dogs in Dog Park; removal of items related to city zoo, 2nd Reading- Holly Jarocki, Parks and Recreation Director
22. **DISCUSS/CONSIDER ORDINANCE 19-09-01** Defining the allowance of Beer and Alcohol Sales in the Local Retail Commercial District (C1), 1st Reading – Howdy Lisenbee, Assistant City Manager
23. **DISCUSS/CONSIDER ORDINANCE 19-09-02** Amending Ordinance 12-12-03, referencing Hearings and Designated Receivers of dilapidated buildings, 1st Reading- Rod Ponton, City Attorney
24. **DISCUSS/CONSIDER** a resolution to an outstanding water bill for the Pecos Housing Authority – Seth Sorensen, City Manager

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

1. Consultation with Attorney
2. Personnel Matters
3. Real Estate Negotiations
 - a. Finder’s Fee for Easement Negotiation

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

1. **DISCUSS/CONSIDER** payment of a “finder’s fee” for a negotiated easement – Seth Sorensen, City manager

G. Discuss Items for Next City Council Agenda – City Council

H. Adjournment

The council may vote and/or act upon each of the items listed on this agenda. The city council reserves the right to retire into executive session concerning any of the items listed on this agenda. Whenever it is necessary and legally justified under the Open Meeting Act, the city council may act in open session on any items listed for the executive session.

City Council meetings are available to all persons regardless of disability, individuals with disabilities who require special assistance should contact the City Secretary’s office at (432) 445-2421 or at 110 East 6th Street, Pecos, Texas during normal business hours at least twenty-four hours in advance of the meeting.

Syra Nichols, City Secretary

This notice is posted pursuant to the Texas Open Meeting Act. (GOVERNMENT CODE SECTION 551.001.E.T.SEQ).

POSTED ON OR BEFORE September 9, 2019 at 5:30 PM