

The Town Council of the Town of Pecos City met in a Regular City Council Meeting in the City Council Chambers on July 9, 2020 at 5:30 P.M. with the following present:

David Flores	Mayor
Gerald Tellez	Mayor Pro-Tem
Conrado Saldana	Councilmember
Veronica Baca	Councilmember
Arthur Orona	Councilmember
Valerie Trujillo	Councilmember
Howdy Lisenbee	Assistant CM
Rod Ponton	City Attorney
Oscar Ornelas	CES
Syra Nichols	City Secretary
Lisa Tarango	Chief of Police
Heather Ramirez	Executive Assistant to the City Manager's Office
Melanie Purcell	Finance Director
Holly Jarocki	Parks and Recreation Director
Donnie McKinney	Chief Building Official
Jesus Gomez	IT Director

Item A. Mayor Pro-Tem Tellez called the July 9, 2020 meeting to order at 5:33 pm. ***David Flores, Mayor, Veronica Baca, Councilmember, Arthur Orona, Councilmember, and Seth Sorensen, City Manager, were present via phone conference.***

Invocation by Councilman Orona

Pledge of Allegiance by Councilwoman Trujillo

- A. Call to Order
- B. Invocation
- C. Pledge of Allegiance
- D. Public Comments

Gerald Tellez, Mayor Pro-Tem, gave a final farewell and gave honors to a lifetime Pecos Resident and Veteran Mr. Albert Alvarez and expressed his greatest sympathy.

Conrad Saldana, Councilman, asked that residents be advised that a tax rate has not been set yet and asked that the residents be patient as they tread through the budget season.

Anitra Bradfield, Pecos Resident, asked that the Council be more considerate when considering a tax rate during the current pandemic. Mrs. Bradfield also asked that city employees have a designated smoking area out of residents' view to appear more professional.

Syra Nichols, City Secretary, invited anyone interested in becoming more involved to apply to be considered to be appointed to the Planning and Zoning/Board of Adjustments, deadline is set for July 23, 2020 at 5:00 pm to apply.

Arthur Orona, Councilman, and Gerald Tellez, Mayor Pro Tem, both thanked everyone involved in building up and the ribbon cutting. They both appreciated the hard work.

#### E. Consent Agenda

On motion by Councilmember Orona and seconded by Councilmember Baca, the Council voted unanimously to approve the consent agenda, as presented.

1. Approve the Minutes of the June 25, 2020 Regular City Council Meeting
2. Approve the Minutes of the June 25, 2020 Budget Workshop
3. Approve the Minutes of the June 15, 2020 PEDC Board Meeting
4. Approve the Expenditure Report
5. Approve the June PD Call Report

#### F. Non-Consent

1. **PUBLIC HEARING** – Gerald Tellez, Mayo Pro Tem, opened up the platform for the 2020-2021 1st Budget Hearing at 5:40 PM. Howdy Lisenbee, Assistant City Manager, went through a presentation regarding how the funds were being handled for the FY20-21. Seth Sorensen, City Manager, advised the Council that the 30% reduction in staff would be the loss of some positions, but assured the Council that those staff members will be moved to accommodate and fill currently vacant positions that will not be dissolved. Councilman Orona advised the community that these are trying time and asked for the community's patience as the Council and staff shuffle to budget accordingly. Mr. Lisenbee went on to touch base on the utility fund revenue expenditure. Mr. Lisenbee also touched base on the sanitation funds, street funds, airport funds, street maintenance tax, hotel occupancy tax. Mr. Lisenbee summarized that all expenditures required to be in the black have been proposed as being in the black and assured the council that administrative staff is being as conservative as possible due to the fact that there is very little room for error at this time. Mr. Lisenbee when to state that he feels in regards to the pandemic that we may have already hit the bottom and are hopefully coming back into motion, but also noted that it is not for certain so chances will not be taken at the current time and an extended month of increased expenditure before amendments will be added to the budget. Seth Sorensen, City Manager, stated that he completely agrees with what Mr. Lisenbee has presented and assured the council that the presented budget is as realistic as can be. Mr. Tellez, Mayor Pro Tem, asked if staff felt that a capital improvement that will need to be addressed within the next year and if we could handle that. Mr. Lisenbee stated as of right now there are projects that are needed and have been put on hold for the time being and stated it just depends on where the funds will be coming from. Mr. Sorensen added that no capital projects are being looked at to come out of the capital funds. Councilmember Baca asked if staff that are being transferred to a different department will be allowed back to their old position if the funds for it become available. Mr. Lisenbee stated that they would be given the first option to take back the position if and when the funds are available. Anitra Bradfield, Pecos Resident, asked the Council how they felt when recommending to propose to set are they in raising taxes multiple councilmembers stated that at this point they are exploring all of their options. Mrs. Bradfield that it would be best not to plunge in at this uncertain time and

leave the residents in the know of what to expect in paying taxes opposed to adding into the current uncertainty the residents are in. Mayor Pro Tem Tellez closed the budget hearing as presented at 6:40 pm. No action taken.

2. **PUBLIC HEARING** – Gerald Tellez, Mayor Pro Tem, opened up the platform for the 2020-2021 1st Tax Rate Hearing at 6:40 pm. Melanie Purcell, Finance Director, explained why the high tax rate was published was due to legally having to publish the amounts. Mrs. Purcell went on to explain that the 3.5% is in line with what is expected when setting a tax rate. Anitra Bradfield, Pecos Resident, asked if there was any way to increase bulk dumping at the landfill to help with revenue. Mrs. Purcell stated that increases were made through the city services in the past year and will not be done again, especially not at this time. Mr. Tellez closed the public hearing at 6:50 pm. No action taken.
3. **DISCUSS/CONSIDER RESOLUTION 20-07-01R** - Melanie Purcell, Finance Director, presented the Council with Resolution 20-07-01R, a resolution approving the submission of an application for the CARES Act Grant to receive money allocated for the Town of Pecos City under the Coronavirus Relief Fund related to qualified expenses incurred by the Town of Pecos City due to the Coronavirus (COVID-19) pandemic. On motion by Councilmember Saldana and seconded by Councilmember Trujillo, with Councilmember Baca, Councilmember Tellez, Councilmember Orona also voting for, the Council voted unanimously to approve Resolution 20-07-01R, as presented.
4. **UPDATE** - Donnie McKinney, Chief Building Official, updated the Council on the outcome of the Board of Adjustments meeting that took place on Tuesday, July 7, 2020. The meeting was in reference to a special exception request made by Ram Kunwar to allow the building of a handicap ramp and balcony, to access the second floor, which will be located over the city right of way on property located at South 20 feet of Lot 10 and all of Lots 11 and 12, Block 42, Original Town to the Town of Pecos City Reeves County, Texas more commonly known as the State Theater, 421 S. Oak Street. Mr. McKinney advised the Council that the Board of Adjustments motioned to deny the request as presented due to it hanging over a public right of way. No action taken.
5. **DISCUSS/CONSIDER** - Syra Nichols City Secretary, advised the Council that Noble Energy has asked to be allowed to have their Jersey Lilly 17-7 5H and Wyatt Earp 3H drilling permits extended to be permitted through April 30, 2022. Mrs. Nichols explained that due to the current pandemic Noble Energy wanted to play it safe and ensure they have ample time to complete their project during this unsure time. On motion by Councilmember Orona and seconded by Councilmember Saldana, with Councilmember Baca, Councilmember Trujillo and Councilmember Tellez all voting for, the Council voted unanimously to approve the extension of the Noble Energy permits through April 30, 2022, as requested.
6. **DISCUSS/CONSIDER ORDINANCE 20-06-01** - Syra Nichols, City Secretary, presented the Council with the second reading of Ordinance 20-06-01, an ordinance approving Texas Gas Service use of financial instruments for the 2020-2021 heating season to provide the lowest gas usage rate for residents of the Town of Pecos City. On motion by Councilmember Saldana and seconded by Councilmember Orona, with Councilmember Baca, Councilmember Trujillo, and Councilmember Tellez all voting for, the Council voted unanimously to approve the 2nd reading of Ordinance 20-06-01, as presented.
7. **DISCUSS/CONSIDER** – Howdy Lisenbee, Assistant City Manager, asked that the

Council approve the conveyance or sale of Lot 4, Block 13, North Pecos Addition to the Pecos 4B Economic Development Corporation. On motion by Councilmember Orona and seconded by Councilmember Baca, with Councilmember Saldana, Councilmember Trujillo and Councilmember Tellez all voting for, the Council voted unanimously to approve the conveyance of Lot 4, Block 13, North Pecos Addition, as presented.

8. **DISCUSSION** - Arthur Orona, Councilman, asked what the purpose of the strict deadline for agenda items deadline. Mr. Lisenbee stated that the deadlines were made to help staff produce the most effective information to be presented to Council in a timely manner. Seth Sorensen, City Manager, stated that in order to provide sufficient information to Council and residents and stated that it is understood that Council will be allowed to come to staff up to 72 hours to get items onto the agenda. Syra Nichols, City Secretary agreed with Mr. Sorensen and assured the Council that they will be accommodated and the hard deadline is geared more towards the staff. No action taken

Entered Executive Session: 7:22 PM

**Executive Session under Tex. Gov't Code § 551.071, 551.072 551.074, 551.087**

1. Consultation with Attorney
2. Personnel Matters
3. Real Estate Negotiations
4. Economic Development

Exited Open Session: 7:57 PM

Open Session: 8:09 PM

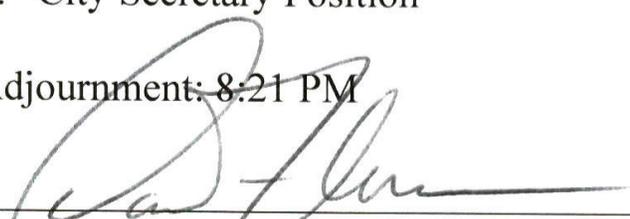
**Open Executive Session under Tex. Gov't Code § 551.071, 551.072 551.074, 551.087**

1. Consultation with Attorney – *No action taken*
2. Personnel Matters
3. Real Estate Negotiations
4. Economic Development

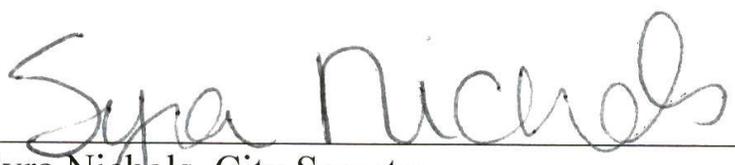
G. Discuss Items for Next City Council Agenda – City Council

1. On motion by Councilmember Orona and seconded by Councilmember Saldana, with Councilmember Trujillo voting for and Councilmember Baca and Councilmember Tellez voting against, the Council voted 3:2 to call a Special meeting to be held on Monday July 13, 2020 at 5:30 PM - Invoke section 6.3 of the City Manager Contract
2. TIRZ Update
3. Baseball Field Update
4. Meadow brook Project Update
5. City Secretary Position

H. Adjournment: 8:21 PM

  
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David Flores, Mayor

Attest:

  
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Syra Nichols, City Secretary

