

**CITY OF ALEDO, TEXAS
CITY COUNCIL MINUTES
MEETING LOCATION: ALEDO COMMUNITY CENTER
104 ROBINSON COURT
ALEDO, TEXAS 76008
THURSDAY, SEPTEMBER 23, 2021
6:00 P.M.**

The City Council Meeting was scheduled for 6:00 p.m. September 23, 2021 at the Aledo Community Center was conducted as a public meeting, and the public was invited to attend

The public was invited to participate by phone as well, and did so by following directions for a WebEx connection.

The public was permitted to offer public comments telephonically on any agenda item as permitted by the presiding officer during the meeting.

CALL TO ORDER

The Aledo City Council met in regular session on September 23, 2021, at the Aledo Community Center, 104 Robinson Court, Aledo, TX 76008. Mayor Kit Marshall called the meeting to order at 6:08 p.m. with the following members present Councilmember Matt Ribitzki, and Councilmember Shane Davis, Councilmember Kimberly Hiebert and Councilmember Nick Stanley. Mayor Pro Tem Daniel Herbert was not present having given prior notice of his absence.

Staff members who were present at the meeting were: City Administrator Sharon Hayes and City Secretary Deana McMullen, Finance Director Coy Gray, Director of Public Works Gretchen Vazquez, Community Event Planner Betty Chew, Parks Director Toni Fisher and City Attorney Alicia Kehr

INVOCATION AND PLEDGE OF ALLEGIANCE

Pastor Barrett of the Summit gave the Invocation. Mayor Kit Marshall led the Pledge of Allegiance.

PROCLAMATIONS AND PRESENTATIONS

Mayor Kit presentation of Proclamation for World Teachers' Day

CITIZEN APPEARANCES

CITY COUNCIL CANNOT DISCUSS ANY PRESENTED ISSUE NOR MAY ANY ACTION BE TAKEN ON ANY ISSUE AT THIS TIME. COMMENTS ARE LIMITED TO (3) MINUTES AND THIS TIME IS NOT TRANSFERABLE. PLEASE SIGN IN BEFORE THE START OF TONIGHT'S MEETING.

Mr. Bill McLeRoy of 127 Cedar Bluff Court was present to discuss with the City Council the activity of the Home Rule Charter Committee as it pertains to preparing for the upcoming Election on November 2, 2021.

ITEMS FOR DISCUSSION:

1. Discussion and action concerning approval of Ordinance 2021-146 adopting the Fiscal Year 2021-2022 annual budget.

CITY OF ALEDO, TEXAS

ORDINANCE NO. C-2021-146

AN ORDINANCE OF THE CITY OF ALEDO, TEXAS; APPROVING AND ADOPTING THE BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2021, AND ENDING SEPTEMBER 30, 2022, AND MAKING APPROPRIATIONS FOR EACH DEPARTMENT, PROJECT AND ACCOUNT; REPEALING CONFLICTING ORDINANCES; PROVIDING A SEVERABILITY CLAUSE; AND DECLARING AN EFFECTIVE DATE.

Motion was made by Councilmember Matt Ribitzki seconded by Councilmember Nick Stanley to approve Ordinance 2021-146 that adopts the Fiscal Year 2021-2022 annual budget as presented.

Motion carried 4-0

2. Public Hearing as required by law to discuss the adoption of the proposed Ad Valorem Property Tax rate.

Mayor Kit Marshall opened the Public Hearing at 6:10 p.m. for anyone wishing to speak for or against the proposed Ad Valorem Property Tax Rate.

There was no one to speak for or against this item. Mayor Marshall closed the Public Hearing at 6:11 p.m.

No action was taken on this item.

3. Discussion and action to ratify the property tax revenue increase reflected in the Fiscal Year 2021-2022 annual budget.

Motion was made by Councilmember Matt Ribitzki, seconded by Councilmember Shane Davis to move that the property tax rate be decreased by adoption of a tax rate of \$0.3271 per \$100 taxable value which is effectively a 6.02% decrease in the tax rate.

Motion carried 4-0

4. Discussion and action concerning approval of Ordinance 2021-147 setting the Ad Valorem Tax Rate of \$0.32714 per \$100 taxable value for Fiscal Year 2021-2022.

**CITY OF ALEDO, TEXAS
ORDINANCE NO. C-2021-147**

AN ORDINANCE OF THE CITY OF ALEDO, TEXAS, AFFIXING AND LEVYING MUNICIPAL AD VALOREM TAXES FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2021 AND ENDING SEPTEMBER 30, 2022, AND FOR EACH YEAR THEREAFTER UNTIL OTHERWISE PROVIDED ON ALL TAXABLE PROPERTY WITHIN THE CORPORATE LIMITS OF THE CITY OF ALEDO, AS OF JANUARY 1, 2020, TO PROVIDE REVENUES FOR THE PAYMENT OF CURRENT EXPENSES AND ALL OUTSTANDING DEBTS OF THE CITY; DIRECTING THE ASSESSMENT THEREOF; PROVIDING FOR DUE DATES AND DELINQUENT DATES FOR PAYMENT OF TAXES TOGETHER WITH PENALTIES AND INTEREST THEREON; PROVIDING FOR PLACE OF PAYMENT; PROVIDING FOR APPROVAL OF THE TAX ROLLS PRESENTED TO THE CITY COUNCIL; REPEALING CONFLICTING ORDINANCES; PROVIDING FOR A SEVERABILITY CLAUSE AND DECLARING AN EFFECTIVE DATE.

Motion was made by Councilmember Nick Stanley seconded by Councilmember Shane Davis to approve Ordinance 2021-147 setting the Ad Valorem Tax Rate of \$0.32714 per \$100 taxable value for Fiscal Year 2021-2022.

Motion carried 4-0

5. Discussion and action to approve Ordinance 2021-150 to amend the FY 2021 Budget Amendments.

**CITY OF ALEDO, TEXAS
ORDINANCE C-2021-150**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ALEDO, TEXAS TO ADOPT AN AMENDED BUDGET FOR THE FISCAL YEAR ENDING SEPTEMBER 30, 2021; APPROPRIATING VARIOUS SUMS FOR THE VARIOUS PURPOSES THEREIN; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT; AND PROVIDING AN EFFECTIVE DATE.

Motion was made by Councilmember Nick Stanley seconded by Councilmember Shane Davis to approve Ordinance 2021-150 to amend the FY 2021 Budget.

Motion carried 4-0

6. Discussion and action to consider award of a professional services agreement to Freese & Nichols Inc. for the Hidden Valley Drive Drainage Analysis.

Several residents in the Hidden Valley Estates, Section 2 subdivision reported localized flooding during heavy rainfall in the Spring. Staff is requesting Engineers Freese & Nichols, Inc. to assist in the preparation of a drainage study to analyze existing flooding near Hidden Valley Drive. The project will take approximately 16 weeks from notice to proceed. The cost of the professional services agreement is \$55,000.

Motion was made by Councilmember Nick Stanley, seconded by Councilmember Shane Davis to approve the award of a professional services agreement to Freese & Nichols Inc. for the Hidden Valley Drive Drainage Analysis for the amount of \$55,000.

Motion carried 4-0

7. Discussion and action to consider award of a professional services agreement to Freese & Nichols Inc to develop an Emergency Preparedness Plan

The 87th Legislature passed Senate Bill 3, which amended various sections of the Texas Code to include additional provisions for emergency preparedness. Affected water utilities are required to develop/update and implement an emergency preparedness plan that demonstrates the utility ability to provide emergency operations during an extended power outage at a minimum water pressure of 20 pounds per square inch. Deadline for submittal of the plan is March 2022. The professional services agreement with Freese & Nichols Inc. is \$20,000 and is in the FY 2021-2022 budget.

Motion was made by Councilmember Matt Ribitzki, seconded by Councilmember Shane Davis to approve the award of a professional services agreement to Freese & Nichols Inc to develop an Emergency Preparedness Plan as discussed.

Motion carried 4-0

8. Discussion and action to consider approval of an agreement to Develop a Unified Development Code.

The City ordinance is dated and does not provide the tools and flexibility that is needed for quality growth. Place Strategies and Kimley Horn prepared and presented the Downtown Master Plan. The focus was on creating specific districts and developing a vision as they evolved. Place Strategies is proposing to develop a new code framework and structure for the overall development process with related ordinances. The cost to develop the Unified Development Code is not to exceed \$110,000. Funds for this project are included in the FY 2021-2022 Budget.

Motion was made by Councilmember Nick Stanley, seconded by Councilmember Shan Davis to approve an agreement with Place Strategies to develop a Unified Development Code for a cost of \$110,000

Motion carried 4-0

9. Discussion and action to consider approval of an agreement to perform a Parks, Recreation and Open Space Master Plan.

The City's Park and Recreation master plan was done in 2013. Place Strategies is proposing to perform a PROS Existing Condition Assessment and Benchmarking research to determine conditions and the status of the City of Aledo as it compares to other Cities of its size. They are also proposing to work concurrently to develop the Unified Development Code with the Parks, Recreation and Open Space Master Plan. The cost of the project would be \$100,000 funded in the FY 2021-2022 Budget and would take approximately 14 months to prepare.

Motion was made by Councilmember Kimberly Hiebert, seconded by Councilmember Shane Davis to approve the agreement with Place Strategies to perform a Parks Recreation and Open Space Master Plan for a cost of \$100,000.

Motion carried 4-0

CONSENT AGENDA:

All of the following items on the consent agenda are considered to be self-explanatory by the Council and will be enacted with one motion. There will be no separate discussion of these items unless a Council Member so requests. Approval of the consent agenda authorizes the City Administrator to implement each item in accordance with the staff recommendation.

The Consent Agenda was presented as follows:

10. August 26, 2021 Regular City Council Minutes

11. July 2021 Monthly financial report.

12. Approval of Ordinance 2021-148 to designate an official newspaper for Fiscal Year 2021-2022

**CITY OF ALEDO, TEXAS
ORDINANCE NO 2021-148**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ALEDO, TEXAS, DESIGNATING AN OFFICIAL MUNICIPAL NEWSPAPER, AND AN ALTERNATE NEWSPAPER, FOR THE 2021 FISCAL YEAR, AND REPEALING ALL ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT.

- 13. Approval of appointments to the City of Fort Worth Wholesale Customer Advisory Committee**
- 14. Approval of agreement with Duane Barritt for health inspection services for Fiscal Year 2021-2022.**
- 15. Approval of agreement with George Kevin Turner for building and inspection services for Fiscal Year 2021-2022**
- 16. Approval of agreement with Open Gov computer services to renew for FY 2021-2022**
- 17. Approval of appointment of Craig Magnuson as Municipal Court Judge for a 2-year term.**
- 18. Approval of General Engineering Services Agreement with Freese and Nichols, Inc. (FNI)**
- 19. Approval of Ordinance 2021-149 that amends and updates the fee ordinance.**

**CITY OF ALEDO, TEXAS
ORDINANCE NO. C-2021-149**

AN ORDINANCE OF THE CITY OF ALEDO, TEXAS, AMENDING ORDINANCE C-2012-010, SCHEDULE OF THE RATES, FEES AND CHARGES OF THE CITY OF ALEDO, TEXAS; REPEALING CONFLICTING ORDINANCES; PROVIDING THAT THIS ORDINANCE BE CUMULATIVE OF ALL OTHER ORDINANCES; PROVIDING FOR A SEVERABILITY CLAUSE AND PROVIDING AN EFFECTIVE DATE.

- 20. Approval of Uniform Contract for Public Works Department with Armark Company**
- 21. Approval of award of contract for Mowing and Lawn Maintenance for 2021-2022 fund year.**
- 22. Pursuant to Ordinance number C-2007-08, the City Secretary will provide a report to the City Council concerning board and commission activity for the past year.**
- 23. Approval of reappointment of members in even-numbered places to the various boards.**

City Secretary Deana McMullen stated that item number 23 needed to be corrected to reflect that Director Nick Stanley be reappointed to the Aledo Economic Development Corporation rather than Director Spencer Perry who will remain on the board with his term ending in September of 2022. Mr. Stanley's term expires September 30, 2021 so he would be re-appointed.

Motion was made by Councilmember Kimberly Hiebert seconded by Councilmember Matt Ribitzki that the Consent Agenda be approved with the corrections as noted.

Motion carried 4-0

REPORTS:

24. Monthly reports:

- a. City Administrator Monthly Report**
- b. City Secretary Monthly Report**
- c. Director of Public Works Monthly Report**
- d. Director of Parks and Events Monthly Report**
- e. Animal Control monthly report**
- f. Parker County Sheriff's Office monthly report**

City Administrator Sharon Hayes thanked all of the staff for coming together and all of their hard work in putting the budget together and all of the other jobs that they perform on a daily basis. She stated we have a small crew that handles many jobs. Tonight is Toni Fisher's last meeting with us as she is leaving the City of Aledo for a new opportunity. We wish her all the best.

Director of Public Works Gretchen Vazquez reported that a post was made on Social media regarding the upcoming repairs to be made on Bailey Ranch Road.

Director of Parks Toni Fisher gave her last report to staff and council of all the projects that are upcoming and thanked all of them for the years she has been employed here.

COUNCIL AND STAFF COMMENTS

(In compliance with the Texas Open Meetings Act, Council members may comment on routine city matters, may ask questions of staff that require only responses of factual information or statements of existing city policy, or may request that non-routine matters of public concern be placed on a future agenda. Council members may not discuss non-agenda items among themselves. In compliance with the Texas Open Meetings Act, city staff members may comment on routine city operations and projects.

Staff members may respond to questions from others only with statements of factual information or existing city policy.)

EXECUTIVE SESSION

The City Council for the City of Aledo, Texas, will convene into Executive Session pursuant to the Texas Government Code, Chapter 551 to discuss the following:

The city council may convene in executive session to receive advice from its attorney on any posted item and to seek advice regarding

25.) 551.071 CONSULTATION WITH ATTORNEY – SEEK ADVICE REGARDING PENDING OR CONTEMPLATED LITIGATION, A SETTLEMENT OFFER, OR ON A MATTER IN WHICH THE DUTY OF THE ATTORNEY TO THE GOVERNMENTAL BODY UNDER THE TEXAS DISCIPLINARY RULES OF PROFESSIONAL CONDUCT OF THE STATE BAR OF TEXAS CLEARLY CONFLICTS WITH THIS CHAPTER, NAMELY:

- a) Receive legal advise regarding the legal implications of the creation of a Municipal Utility District, a Public Improvement District or other development tools within the city limits or ETJ**

26.) 551.087 DISCUSSION REGARDING COMMERCIAL OR FINANCIAL INFORMATION THAT THE CITY HAS RECEIVED FROM A BUSINESS PROSPECT THE CITY SEEKS TO HAVE LOCATE IN OR NEAR THE CITY WITH WHICH THE CITY IS CONDUCTING ECONOMIC DEVELOPMENT NEGOTIATIONS OR TO DELIBERATE THE OFFIER OF A FINANCIAL OR OTHER INCENTIVE TO SUCH A BUSINESS PROSPECT, INCLUDING ALLOWING THE CREATION OF A MUD.

Mayor Kit Marshall adjourned the regular session of the Aledo City Council at 6:30 p.m. for a five-minute break and then reconvened the Council into Executive Session at 6:40 p.m. Those in attendance of the Executive Session were Mayor Kit Marshall, Councilmember Kimberly Hiebert, Councilmember Nick Stanley, Councilmember Matt Ribitzki, Councilmember Shane Davis, City Administrator Sharon Hayes, City Secretary Deana McMullen, City Attorney Alicia Kehr and Consultant Trent Petty.

Mayor Marshall adjourned the Executive Session at 8:00 p.m. and reconvened the regular session at 8:01 pm

Additionally, the Council may convene in executive session to receive advice from the City Attorney on any posted item.

ADJOURN EXECUTIVE SESSION AND RECONVENE INTO OPEN SESSION

27. Any action necessary from Executive Session

There was no action from Executive Session.

ADJOURN

With there being nothing further to discuss or consider Mayor Kit Marshall adjourned this regular meeting of the Aledo City Council at 8:48 p.m.

PASSED AND APPROVED THIS THE 28th OF October 2021



Kit Marshall

Kit Marshall, Mayor

Deana McMullen

Deana McMullen, City Secretary