



CITY COUNCIL AGENDA
MEETING LOCATION: ALEDO COMMUNITY CENTER
104 ROBINSON COURT
ALEDO, TEXAS 76008
THURSDAY SEPTEMBER 7, 2023
6:00 P.M.

CALL REGULAR MEETING TO ORDER

1. CALL TO ORDER

2. INVOCATION AND PLEDGE OF ALLEGIANCE

3. CITIZEN APPEARANCES: This is an opportunity for citizens to address the City Council on any agenda item not listed for public hearing or any matter not posted on the agenda. This is the citizens' only opportunity to address the City Council on agenda items not listed for public hearing. Individual citizen comments are normally limited to three (3) minutes; however, time limits can be adjusted by the presiding officer. Time is not transferable. The presiding officer may ask the citizen to hold their comment on an agenda item if the item is posted as a Public Hearing. The City Council cannot by law take any action nor have any discussion or deliberations on any presentation made at this time concerning an item not listed on the agenda. The City Council will receive the information, and ask the City Manager to review the matter, or an item may be noticed on a future agenda for deliberation or action. Please sign in before the start of the meeting and provide the paper to the City Secretary.

4. PRESENTATIONS AND PROCLAMATIONS:

a. Presentation by Iván Gonzalez and Brad Lonberger, Place Strategies, on the highlights and concepts of the Unified Development Code Draft.

5. CONSENT AGENDA: All items listed below are considered routine by the City Council and will be enacted with one motion. There will be no separate discussion of items unless a Council Member requests, in which event the item will be removed from the general order of business and considered in its normal sequence. Approval of the Consent Agenda authorizes the City Manager to implement each item in accordance with the staff recommendation.

a. Consider approval of the City Council meeting minutes from the following meetings:

- i. August 24, 2023, City Council Meeting.
 - b. Discuss and consider Resolution 2023-133, a Resolution designating the officer or employee responsible for complying with Section 26.04 of the Texas Tax Code for the City and providing an effective date.
6. **REPORTS:** Reports are prepared for informational purposes and will be accepted as presented (there will be no presentations associated with the report items). There will be no separate discussion unless a City Council Member requests that the report be removed and considered separately.
7. **PUBLIC HEARINGS AND CITY COUNCIL ACTION ITEMS:**
The following items are the regular business of the City Council. If any item requires a public hearing, it will be noted in the caption of the item.
 - a. Discuss and consider action to authorize the City Manager to execute an Initial GMP (Guaranteed Maximum Price) with Steele & Freeman, Inc, of Fort Worth, Texas to procure and deliver long lead electrical and mechanical components for the new City Hall, in the amount of \$490,690.00.
 - b. Discuss and consider Resolution Number 2023-137, a Resolution approving an updated Aledo Community Center Rental Policy and fee structure.
 - c. Discuss and consider authorizing the City Manager to enter into a service agreement with Vepo Envirotrax to administer the Cross Connection Control Program (Backflow).
 - d. Discuss and consider Ordinance 2023-185, an Ordinance amending the City regulations of the 2015 International Building Code (IBC) section 423.4 Group E occupancies for storm shelter requirements.
8. **BOARDS/COMMISSIONS/COMMITTEES**
 - a. Review and discuss the report concerning Board and Commission meeting activity for the past year for the Planning and Zoning Commission.
 - b. Appointment/Reappointment to Boards/Commissions/Committees – Consider approval regarding appointments to Boards/Commissions/Committees.
9. **EXECUTIVE SESSION:** Pursuant to the Texas Open Meetings Act, Chapter 551 of the Texas Government Code, the City Council may convene in executive session to deliberate regarding the following matters:
 - a. **§ 551.071. Consultation with Attorney** – to conduct a private consultation with the City Attorney on any legally posted agenda item, when the City Council seeks the advice of its attorney about 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 the provisions of Chapter 551, including the following items:

- Potential Annexation North of Dean Ranch to I-20.
- Dean Ranch Development Conversation.
- *Aledo v. Seigmund* – settlement and easement.

b. **§ 551.087. Deliberation regarding Economic Development Negotiations.**

The City Council may convene in executive session to discuss or deliberate regarding commercial or financial information that the City has received from a business prospect that the City seeks to have locate, stay, or expand in or near the City and with which the City is conducting economic development negotiations; or to deliberate the offer of a financial or other incentive to a business prospect described above, including the following items:

- Potential Annexation North of Dean Ranch to I-20.
- Dean Ranch Development Conversation.

10. ADJOURN EXECUTIVE SESSION AND RECONVENE INTO OPEN SESSION

11. TAKE ANY ACTION, IF NEEDED, FROM EXECUTIVE SESSION


- a. Take any action, if needed, on other matters from executive session.


12. COUNCIL RECAP/STAFF COMMENTS DIRECTION: (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, 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.)

13. ADJOURN

***Note: The council may act and/or vote upon any of the items listed on this agenda.**

THIS IS TO CERTIFY THIS NOTICE OF MEETING WAS POSTED ON THE CITY HALL BULLETIN BOARD AND THE CITY WEBSITE.


Deana McMullen, City Secretary



The seal is circular with a double-line border. The outer ring contains the text "CITY OF ALEDO TEXAS" at the top and "SEAL" at the bottom, separated by two stars. The center of the seal contains the word "SEAL" in a larger font.

Date Posted 9/1/23 Time 4:25pm By [Signature]
Date Removed _____ Time _____ By _____

NOTE: THIS FACILITY IS WHEELCHAIR ACCESSIBLE AND ACCESSIBLE PARKING SPACES ARE AVAILABLE. REQUESTS FOR OTHER ACCOMMODATIONS MUST BE MADE 48 HOURS PRIOR TO THIS MEETING. PLEASE CONTACT THE CITY SECRETARY'S OFFICE AT 817- 441-7016 OR FAX 817-441-7520.