STATE OF TEXAS
COUNTIES OF POTTER
AND RANDALL
CITY OF AMARILLO

On the 7th day of February 2017, the Amarillo City Council met at 4:00 p.m. for a work session, and the regular session was held at 5:00 p.m. in the Council Chamber located on the third floor of City Hall at 509 Southeast 7th Avenue, with the following members present:

PAUL HARPOLE	MAYOR
ELISHA DEMERSON	COUNCILMEMBER NO. 1
LISA BLAKE	COUNCILMEMBER NO. 2
RANDY BURKETT	COUNCILMEMBER NO. 3
MARK NAIR	COUNCILMEMBER NO. 4

Absent were none. Also in attendance were the following administrative officials:

BOB COWELL	INTERIM CITY MANAGER
MICK MCKAMIE	CITY ATTORNEY
BLAIR SNOW	MANAGEMENT ANALYST
FRANCES HIBBS	CITY SECRETARY

The invocation was given by Councilmember Demerson. Mayor Harpole led the audience in the Pledge of Allegiance.

A proclamation was presented for "Better Business Bureau – Recognizing Ethical Business Practices."

Bob Cowell made introductions of new city staff members: the promotion of Chip Orton, Emergency Management Coordinator; Raymond Lee, Public Works Director, and Courtney White, Assistant City Attorney. Mr. Cowell acknowledged Van Hagan, Interim Public Works Director, for his service and upcoming retirement.

Mayor Harpole established a quorum, called the meeting to order, welcomed those in attendance and the following items of business were conducted:

ITEM 1: Mayor Harpole presented the minutes for January 31, 2017. Motion was made by Councilmember Nair to approve the minutes, seconded by Councilmember Blake, and unanimously carried to approve the minutes.

ITEM 2: Mayor Harpole opened a public hearing and presented the first reading of an ordinance public hearing and first reading of an ordinance adopting the Community Investment Program (CIP) FY 2016/2017 – FY 2020/2021, which will guide capital investment decisions for the next five-years. Mr. Cowell presented the Community Investment Program FY 2016/2017 – FY 2020/2021.

James Schenck, 6216 Gainsborough Street, stated five bond propositions were denied by the voters and he was concerned over the next five years how the City is going to repay the bonds that did pass. Mr. Cowell replied that the voters approved $110 million in bonds. He further stated debt is paid through property tax authorized by City Council each year. If not approved by City Council some of the projects will not get done. Mr. Cowell stated there were multiple debt instruments available, and they would find the right instrument to borrow the right amount of funds at the right time. James Schenck, 6216 Gainsborough Street, stated City Council has issued Certificates of Obligation in the past and now is requiring another $300 million over and above the $110 million over the next five years. Mr. Cowell replied that the CIP was a total of $418 million over the next five years and any proposed rate increases will be discussed at upcoming budget meetings and considered by future Councils. Allen Finegold, 2601 North Grand Street, suggested the first 20-30 pages of the CIP plan be printed and the entire document also be made available. He further asked about expenditures versus creating new systems and to consider new water rates and frugal water savers. Mr. Cowell replied that the current budget includes a water and sewer rate study. Councilmember Nair asked that

copies be made available at the libraries. Mr. Cowell replied that the first 30-pages would be made available and the entire CIP document will be available on the City's website and at all the libraries. Melody Malouf, 7911 Fenley Drive, asked Council to consider the way utilities are charged and consider usage rates. Jesse Pfrimmer, 5723 South Milam Street, stated he has been a strong advocate of a water rate study. Mayor Harpole closed the public hearing. Motion was made by Councilmember Burkett, seconded by Councilmember Demerson, that the following captioned ordinance be passed on first reading:

ORDINANCE NO. 7653

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF AMARILLO, TEXAS, APPROVING AND ADOPTING THE FIVE-YEAR COMMUNITY INVESTMENT PROGRAM FOR FY 2017-2021; AND MAKING CERTAIN FINDINGS; PROVIDING REPEALER; AND PROVIDING AN EFFECTIVE DATE.

Voting AYE were Mayor Harpole, Councilmembers Blake, Demerson, Burkett and Nair; voting NO were none; the motion carried by a 5:0 vote of the Council.

ITEM 3: Mayor Harpole presented the first reading of an ordinance amending the City of Amarillo 2015/2016 Budget, the Colonies Public Improvement District (PID) 2015/2016 Budget, and the Point West PID 2015/2016 Budget. Ms. Bonner stated the budget audit will be presented at the February 21 Council meeting. Ms. Bonner explained each of the budget amendments. Motion was made by Councilmember Nair, seconded by Councilmember Blake, that the following captioned ordinance be passed on first reading:

ORDINANCE NO. 7654

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF AMARILLO, ADOPTING THE BUDGET AMENDMENTS PERTAINING TO THE FISCAL YEAR 2015/2016, AND PROVIDING AN EFFECTIVE DATE.

Voting AYE were Mayor Harpole, Councilmembers Blake, Demerson, Burkett and Nair; voting NO were none; the motion carried by a 5:0 vote of the Council.

ITEM 4: Mayor Harpole presented the second and final reading of an ordinance rezoning Lot 7, Block 141, Glidden and Sanborn Addition, Section 169, Block 2, AB&M Survey, Potter County, Texas, plus one-half of all bounding streets, alleys, and public ways to change from Light Industrial (I-1) to Multi Family 1 (MF-1). (Vicinity: Madison Street and Northwest 3rd Avenue.) Motion was made by Councilmember Demerson, seconded by Councilmember Burkett, that the following captioned ordinance be passed on second and final reading:

ORDINANCE NO. 7650

AN ORDINANCE OF THE CITY OF AMARILLO, TEXAS: PROVIDING FOR SPECIFIED CHANGES IN THE OFFICIAL ZONING MAP OF THE CITY OF AMARILLO, TEXAS; PROVIDING FOR CHANGE OF USE DISTRICT CLASSIFICATION OF SPECIFIED PROPERTY IN THE VICINITY OF MADISON STREET AND NORTHWEST 3RD AVENUE, POTTER COUNTY, TEXAS; PROVIDING A SAVINGS CLAUSE; PROVIDING A REPEALER CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

Voting AYE were Mayor Harpole, Councilmembers Blake, Demerson, Burkett and Nair; voting NO were none; the motion carried by a 5:0 vote of the Council.

ITEM 5: Mayor Harpole presented the second and final reading of an ordinance rezoning Lot 5, Block 8, Fairview Townsite Unit No. 1, Section 123, Block 2, AB&M Survey, Potter County, Texas, plus one-half of all bounding streets, alleys, and public ways to change from Residential District 3 to Residential District 3 with a Specific Use Permit for the placement of a Type B Manufactured Home. (Vicinity: Southeast 6th Avenue and South Dallas Street.) Motion was made by Councilmember Blake, seconded by Councilmember Demerson, that the following captioned ordinance be passed on second and final reading:

ORDINANCE NO. 7651

AN ORDINANCE OF THE CITY OF AMARILLO, TEXAS: PROVIDING FOR SPECIFIED CHANGES IN THE OFFICIAL ZONING MAP OF THE CITY OF AMARILLO, TEXAS; PROVIDING FOR CHANGE OF USE DISTRICT CLASSIFICATION OF SPECIFIED PROPERTY IN THE VICINITY OF SOUTHEAST SIXTH AVENUE AND SOUTH DALLAS STREET, POTTER COUNTY, TEXAS; PROVIDING A SAVINGS CLAUSE; PROVIDING A REPEALER CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

Voting AYE were Mayor Harpole, Councilmembers Blake, Demerson, Burkett and Nair; voting NO were none; the motion carried by a 5:0 vote of the Council.

ITEM 6: Mayor Harpole presented the second and final reading of an ordinance rezoning Lots 5-8, Block 494, Mirror Addition Unit No. 1, Section 155, Block 2, AB&M Survey, Potter County, Texas plus one-half of all bounding streets, alleys, and public ways to change from Residential District 3 (R-3) to Heavy Commercial District (HC). (Vicinity: Interstate 40 and South Houston Street.) Motion was made by Councilmember Burkett, seconded by Councilmember Nair, that the following captioned ordinance be passed on second and final reading:

ORDINANCE NO. 7652

AN ORDINANCE OF THE CITY OF AMARILLO, TEXAS: PROVIDING FOR SPECIFIED CHANGES IN THE OFFICIAL ZONING MAP OF THE CITY OF AMARILLO, TEXAS; PROVIDING FOR CHANGE OF USE DISTRICT CLASSIFICATION OF SPECIFIED PROPERTY IN THE VICINITY OF INTERSTATE 40 AND SOUTH HOUSTON STREET, POTTER COUNTY, TEXAS; PROVIDING A SAVINGS CLAUSE; PROVIDING A REPEALER CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

Voting AYE were Mayor Harpole, Councilmembers Blake, Demerson, Burkett and Nair; voting NO were none; the motion carried by a 5:0 vote of the Council.

ITEM 7: Mayor Harpole advised that appointments are needed for certain boards and commissions. Motion was made by Councilmember Demerson to appoint Melanie Davidson to the Animal Management & Welfare Board to replace Andrea Slater Gulley, seconded by Councilmember Nair, such term to expire January 6, 2019. Councilmember Burkett stated he would also like to interview Perry Williams for the Amarillo Economic Development Corporation board positon. Mayor Harpole asked for the board appointment to be made before February 28 since he will be at Panhandle Days on the 21st.

Voting AYE were Mayor Harpole, Councilmembers Demerson, Blake, Burkett and Nair; voting NO were none; the motion carried by a 5:0 vote of the Council.

ITEM 8: Mayor Harpole presented the consent agenda and asked if any item should be removed for discussion or separate consideration. There were none. Mr. Cowell stated the Airport has been negotiating the lease agreements with their tenants. The agreements have not been updated for some time. Motion was made by Councilmember Blake to approval of the consent agenda, seconded by Councilmember Burkett.

A. Purchase – B4 Aggregate (Pre-coated):
Award to low bidder meeting specifications: J. Lee Milligan Inc., -- $688,187.50
This item awards a contract for purchase of Pre-coated B4 Aggregate, used during the summer for sealcoating of paved streets.

B. Award – Plumbing and Mechanical Annual Contract:
Awarded on Buyboard to Morrison Supply Company in an amount not to exceed $746,290.00
This award is to approve a contract for the purchase of the plumbing and mechanical annual contract.

C. Award – HVAC Filters Annual Contract:
Awarded on Buyboard to Grainger Industrial Supply in an amount not to exceed $88,000.00
This award is to approve a contract for the purchase of the HVAC filters annual contract.

D. Award – Unitrends Backup Appliance:
Cima Solutions Group -- $96,287.25
This purchase will replace an appliance that has been in operation since 2012 while adding additional capacity for City servers.

E. Approval – Amendment No. 1 to the Airline Use and Lease Agreement:
Parties: Southwest Airlines Co. and Rick Husband Amarillo International Airport:
This item is Amendment No. 1 to the Airline Use and Lease Agreement between Southwest Airlines Co. and Rick Husband Amarillo International Airport. The original agreement was approved for signature at the Amarillo City Council meeting held on September 27, 2016. Amendment No. 1 provides further clarification concerning a minimum space requirement subsequent to the original Airline Use and Lease Agreement.

F. Approval – Airline Use and Lease Agreement and Amendment No. 1:
Parties: American Airlines, Inc. and Rick Husband Amarillo International Airport
This item is a three-year lease agreement for the use and lease of terminal areas and landing facilities at the Rick Husband Amarillo International Airport. Amendment No. 1 provides further clarification concerning a minimum space requirement to the original Airline Use and Lease Agreement.

G. Approval – Task Order 23 between RS&H, Inc. and the Rick Husband Amarillo International Airport for Design and Bid Services for Terminal Mechanical System Upgrades in the amount of $68,915.00:
This Task Order specifically focuses on the Design and Bid services for upgrades that include the replacement of the existing steam boiler system with a new hot water boiler heating system, replacement of the water treatment system for the hot water system, replacement of the domestic hot water heater, and repair of leaking heating hot water piping. These recommendations came out of a Mechanical Assessment dated December 9, 2016.

H. Approval - Amendment Number Three to Existing Lease for the Amarillo Botanical Gardens:
Amendment Number 3 between the City of Amarillo and the Amarillo Botanical Gardens provides a three-year lease option of additional property located directly to the south of the existing facility to fully fund and construct a Children's Cottage and Garden. This amendment increases the size of the leasehold by 1.162 acres if all terms and conditions are met.

I. Approval - WIC Nutrition Program Contract for FY2017:
FY2017 Award Not to Exceed: $1,543,420.00
The FY2017 Women, Infant, and Children's (WIC) Nutrition Program is a pass-through contract from the Department of State Health Services to the City of Amarillo for the period of October 1, 2016 through September 30, 2017.

Voting AYE were Mayor Harpole, Councilmembers Blake, Demerson, Burkett and Nair; voting NO were none; the motion carried by a 5:0 vote of the Council.

Mayor Harpole announced that this is the end of the regular agenda, but this time is reserved to hear from any citizen concerning matters pertaining to City policies, programs or services not on today's agenda. The public forum is set under the Open Meetings Act and that during the public forum the City Council can respond with a statement of fact, a statement of City policy or decide whether to place an item on a future agenda.

Mayor Harpole recognized two Boy Scouts in the audience. Mayor Harpole stated during work session today City Council discussed public forum. The have decided to revamp the public forum beginning next week. They will continue to limit the comments to three minutes but this item will be moved to the beginning of the meeting. Public forum will not go over 30-mintues before the regularly scheduled meeting. He further stated one or two Councilmembers and staff will stay at the conclusion of the regular meeting to meet with other citizens' concerns.

Irma Heras, 1604 South Harrison Street, thanked the generosity of the people of Amarillo. She stated her husband's navy uniform was burned recently and funds were raised to replace his uniform. Ms. Heras also stated they offered their support of Mr. Burkett. Eloy Heras, 1604 South Harrison Street, stated he attends many veteran funerals and knows what the flag means to them. Kit Rudd, 6850 Grande Drive, stated he knew the City was not responsible for a low-barrier shelter, but he would appreciate any support. He stated volunteers are coming together and wanting to make a difference. He further stated his new project was a disabled veteran who cannot get on HUD because he owns property. Jimmy Presley Hammonds, 1514 South Pierce Street, commented on a previous statement made by Mr. Burkett. Mayor Harpole cautioned Mr. Hammonds to be specific to speak on City policies, programs or services and warned him against any personal attacks. Deb Buntzen, 3409 South Rusk Street, stated she was not going to speak until listening to the previous gentleman. The City welcomes immigrants and refugees of all religions and they need the support of all of the people. There were no further comments.

Mayor Harpole advised that the meeting was adjourned.

ATTEST:

Frances Hibbs, City Secretary

Paul Harpole, Mayor